

## DISCLOSURE OF TRANSACTIONS BETWEEN THE COMPANY AND RELATED PARTIES FROM APRIL 2024 TO SEPTEMBER 2024

## Related party transactions

Disclosure of related parties	Principal Activities	Place of incorporation and operation	Proportion of ownership interest / voting rights held by the parent entity	
			As at	As at
			30.09.2024	31.03.2024
<b>(a) Subsidiaries</b>				
Ansal Real Estate Developers Private Limited	Real estate	India	100%	100%
Lancers Resorts & Tours Private Limited	Real estate	India	100%	100%
Potent Housing & Construction Private Limited	Real estate	India	100%	100%
Sabina Park Resorts & Marketing Private Limited	Real estate	India	100%	100%
Triveni Apartments Private Limited	Real estate	India	100%	100%
Ansal Crown Infrabuild Private Limited	Real estate	India	100%	100%
<b>(b) Associate</b>				
Aadharshila Towers Private Limited	Real estate	India	37.21%	37.21%
<b>(c) Joint ventures</b>				
Ansal JKD Pearl Developers Private Limited ( Formerly Incredible City Home Private Limited)	Real estate	India	50%	50%
Incredible Real Estate Private Limited	Real estate	India	50%	50%
Southern Buildmart Private Limited	Real estate	India	50%	50%
Sunmoon Buildmart Private Limited	Real estate	India	50%	50%
<b>(d) Key management personnel</b>				
Sh. Shobhit Charla (Wholetime Director)				
Smt. Ritu Ansal (Director)				
Sh. Vijay Talwar (Director)				
Smt. Suman Dahiya (Director)				
Sh. Ashok Babu (Company Secretary)				
Sh. Ravinder Kumar Jain (Chief Financial Officer)				
<b>(e) Relatives of Key management personnel</b>				
Shri. Gopal Ansal (Husband of Director)				
Gopal Ansal (HUF) (Director is member of HUF)				
Mrs. Suruchi Bhardwaj (Daughter of Director)				
Mrs. Shweta Charla (Daughter of Director)				
Shri Ashok Mehra (Brother of Director)				
Shri. Pranav Bhardwaj (Daughter's Husband of Director)				
<b>(f) Enterprises over which key management personnel and their relatives are able to exercise significant influence:</b>				
Ansal Buildwell Infrastructure Private Limited				
Ansal Engineering Projects Limited				
Ansal Hospitality & Leisure Co. Private Limited				
Ansal KGK Developer Private Limited				
APM Buildcon Private Limited				
Bedi Exports Private Limited				
Bhandari Machinery Co. Private Limited				
Chandraprabha Estate Private Limited				
Glorious Hotels Private Limited				
Ansal Buildwell Infrabuild Private Limited (Formerly GSG Developers Private Limited)				
K.C. Towers Private Limited				
K.J. Towers Private Limited				
M.K. Towers Private Limited				
Madakinee Estate Private Limited				
Mid Air Properties Private Limited				
Rigoss Estate Networks Private Limited				
S.J. Towers & Developers Private Limited				
S.S. Towers Private Limited				
Sankalp Hotels Private Limited				
Saya Plantation & Resorts Private Limited				
Ansal Theatres and Clubotels Private Limited				
Stic Pens Private Limited				
Stic Moulds private Limited				
Rigoss Exports Private.Limited				
Ansal Buildwell Developers Private.Limited				
Ansal Buildwell real Estate promoters Private.Limited				
Gyan Bharti Trust / school				
Savera Association				
Terra firma Developments Private limited				
Platinum Tiles and Pavers Private Limited				

## Related party transactions (continued)

(Amt in Rs.)

Nature of transactions	Name of Related Party	Subsidiary companies		Associate	Joint ventures		Key management personnel (KMP)	Relatives of KMP		Enterprises where KMP and their relatives has significant influence
		As at 30.09.2024	As at 30.09.2024		As at 30.09.2024	As at 30.09.2024		As at 30.09.2024	As at 30.09.2024	
i) Trading transactions										
Rent Expenses	Mrs. Ritu Ansal Mr. Gopal Ansal Mrs. Suruch Bhardwaj Mrs. Shweta Charla Gopal Ansal (HUF) Ansal Hospitality & Leisure Co. Private Limited	-	-	-	-	-	38,83,380	76,44,708 42,480 1,16,820 2,42,416	-	-
Rent Income	Ansal Buildwell Infra Build Private Limited	-	-	-	-	-	-	-	-	9,44,000
Development / Collaboration Agreement	Ansal Buildwell Infra Build Private Limited (Formerly GSG Developers Private Limited)	-	-	-	-	-	-	-	-	58,519
ii) Other related party transactions										
	Ansal Real Estate Developers Private Limited	300								
	Lancers Resorts & Tours Private Limited	300								
	Potent Housing & Construction Private Limited	300								
	Sabina Park Resorts & Marketing Private Limited	300								
	Triveni Apartments Private Limited	300								
	Ansal Buildwell Infrastructure Private Limited									300
	Ansal Engineering Projects Limited									600
	APM Buildcon Private Limited									300
	Chandrapratha Estate Private Limited									300
	Madakine Estate Private Limited									300
	Glorious Hotels Private Limited									1,420
	Sankalp Hotels Private Limited									1,420
	Saya Plantation & Resorts Private Limited									1,420
	Rigoss Exports International Private Limited									600
	Ansal Buildwell Developers Private Limited									1,520
	Ansal Buildwell Real Estate Promoters Private Limited									(8,36,889)
	Ansal JKD Pearl Developers Private Limited ( Formerly Incredible City Home Private Limited)									-
	Incredible Real Estate Private Limited									-
	Southern Buildmart Private Limited									-
	Sunmoon Buildmart Private Limited									-
	Aadharshila Towers Private Limited		1,86,000							-
	Ansal JKD Pearl Developers Private Limited ( Formerly Incredible City Home Private Limited)									-
	Rigoss Estate Networks Private Limited									67,00,000
Repayment of Short term Loan	Rigoss Estate Networks Private Limited									90,00,236
Sale of Flat	Ansal Buildwell Real Estate Promoters Private Limited									1,30,00,000
Security paid / (Recd) Against Rent	Mr. Gopal Ansal Gopal Ansal (HUF)								75,240	1,54,080

Nature of transactions	Name of Related Party	Subsidiary companies		Associate		Joint ventures		Key management personnel (KMP)		Relatives of KMP		Enterprises where KMP and their relatives has significant influence	
		As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	
Profit on Sale /Shared Under Land Collaboration	Rigoss Exports International Private Limited	-	-	-	-	-	-	-	-	-	-	-	61,75,799
Advance Received against booking During the Year	Gyan Bharti Trust / school	-	-	-	-	-	-	-	-	-	-	-	12,85,000
Advance Refunded against booking During the Year	Ansal Buildwell Real Estate Promoters Private Limited	-	-	-	-	-	-	-	-	-	-	-	1,30,000
	Gyan Bharti Trust / school	-	-	-	-	-	-	11,544	-	-	-	-	9,09,090
	Smt. Ritu Ansal	-	-	-	-	-	-	-	-	1,99,667	-	-	-
	Mrs. Suruchi Bhardwal	-	-	-	-	-	-	-	-	3,46,284	-	-	-
	Mrs. Shweta Charla	-	-	-	-	-	-	-	-	41,481	-	-	-
	Gopal Ansal (HUF)	-	-	-	-	-	-	-	-	-	-	-	-
	Ansal JKD Pearl Developers Private Limited ( Formerly Incredible City Home Private Limited)	-	-	-	-	2,40,00,000	-	-	-	-	-	-	-
Project Management Consultancy Income	Incredible Real Estate Private Limited	-	-	-	-	60,00,000	-	-	-	-	-	-	-
	Southern Buildmart Private Limited	-	-	-	-	-	-	-	-	-	-	-	-
	Sunmoon Buildmart Private Limited	-	-	-	-	-	-	-	-	-	-	-	-
Project Maintenance Service Income	Ansal JKD Pearl Developers Private Limited ( Formerly Incredible City Home Private Limited)	-	-	-	-	20,00,000	-	-	-	-	-	-	-
iii) Short Term Benefits to Key Management Personnel													
Remuneration to Key Managerial Personnel	Mr. Gopal Ansal	-	-	-	-	-	-	-	-	41,00,000	-	-	-
	Mr. Shobhit Charla	-	-	-	-	-	-	37,48,800	-	-	-	-	-
	Mr. Ashok Babu	-	-	-	-	-	-	13,89,226	-	-	-	-	-
	Mr. Ravinder Kumar Jain	-	-	-	-	-	-	18,34,482	-	-	-	-	-
Director's Sitting Fee	Smt. Ritu Ansal	-	-	-	-	-	-	1,45,000	-	-	-	-	-
	Sh. Vijay Talwar	-	-	-	-	-	-	1,70,000	-	-	-	-	-
	Smt.Suman Dahiya	-	-	-	-	-	-	1,70,000	-	-	-	-	-

	Subsidiary companies	Associate	Joint ventures	Key management personnel (KMP)	Relatives of KMP	Enterprises where KMP and their relatives has significant influence
	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024	As at 30.09.2024
Outstanding balance Debit / (Credit )						
Aadharshila Towers Private Limited	-	6,81,330	-	-	-	-
Ansal Crown Infrabuild Private Limited	24,89,85,141	-	-	-	-	-
Incredible Real Estate Private Limited	-	-	-	-	-	-
Southern Buildmart Private Limited	-	-	50,200	-	-	-
Ansal Real Estate Developers Private Limited	4,26,18,008	-	-	-	-	-
Lancers Resorts & Tours Private Limited	70,03,595	-	-	-	-	-
Potent Housing & Construction Private Limited	1,500	-	-	-	-	-
Sabina Park Resorts & Marketing Private Limited	4,06,24,744	-	-	-	-	-
Triveni Apartments Private Limited	8,99,806	-	-	-	-	(1,28,51,030)
Ansal Engineering Projects Limited	-	-	-	-	-	(6,20,85,000)
Gyan Bharti Trust / school	-	-	-	-	-	43,58,567
Sankalp Hotels Private Limited	-	-	-	-	-	47,26,607
Sava Plantation & Resorts Private Limited	-	-	-	-	-	45,25,174
Glorious Hotels Private Limited	-	-	-	-	-	1,48,220
Ansal Buildwell Infrastructure Private Limited	-	-	-	-	-	9,49,79,028
APM Buildcon Private Limited	-	-	-	-	-	-
Ansal Buildwell Infrabuild Private Limited (Formerly GSG Developers Private Limited)	-	-	-	-	-	9,25,28,844
Chandrababha Estate Private Limited	-	-	-	-	-	(58,43,410)
Madakinee Estate Private Limited	-	-	-	-	-	(75,39,189)
Mid Air Properties Private Limited	-	-	-	-	-	(45,54,196)
Rigoss Estate Networks Private Limited	-	-	-	-	-	(2,30,61,495)
Ansal Hospitality & Leisure Co. Private Limited	-	-	-	-	-	8,64,000
Rigoss Exports International Private Limited	-	-	-	-	-	(18,11,180)
Ansal Buildwell Developers Private Limited	-	-	-	-	-	1,77,416
Ansal Buildwell Real Estate Promoters Private Limited	-	-	-	-	-	377
Mr. Shobhit Charla	-	-	-	(7,09,400)	-	-
Mrs. Ritu Ansal	-	-	-	5,18,928	-	-
Mr. Ravinder Kumar Jain	-	-	-	(1,95,503)	-	-
Mr. Ashok Babu	-	-	-	(2,81,498)	-	-
Mr. Gopal Ansal	-	-	-	-	51,86,560	-
Gopal Ansal (HUF)	-	-	-	-	(67,792)	-
Mrs. Suruchi Bhardwaj	-	-	-	-	(21,49,955)	-
Mrs. Shweta Charla	-	-	-	-	(20,59,327)	-
Shri. Pranav Bhardwaj	-	-	-	-	(2,75,00,000)	-

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**Terms and conditions of transactions with related parties**

The transactions with related parties are entered on terms equivalent to those that prevail in arm's length transactions. Outstanding balances for the year (April 2024 to September 2024) are unsecured and interest free (except Mrs.Ritu Ansal,Rigoss Estate Networks Pvt.Limited,Chandrababha Estate Networks Pvt.Limited and Mid Air Properties Pvt.Limited) and settlement occurs in cash. There have been no guarantees provided or received for any related party receivables or payables. This assessment is undertaken each financial year through examining the financial position of the related party and the market in which the related party operates.