

Date: February 17, 2025

To,
Department of Corporate Services,
BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street
Mumbai – 400001

Scrip Code: 544296
ISIN: INE0DQN01013

Respected Sir/Madam,

Subject: Press Release - Nisus Finance's Dubai Arm to Expand its Footprint Deeper into the UAE Market

Pursuant to Regulation 30 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, we are enclosing herewith a Press Release issued by Nisus Finance Services Co Limited on the captioned subject, the content of which is self-explanatory.

Please find attached herewith a copy of the press release in this regard.

Please take the above intimation on record.

Thanking You.

Yours faithfully
For Nisus Finance Services Co Limited

Amit Anil Goenka
Chairman & Managing Director
(DIN: 02778565)

Encl. : As Above

Nisus Finance Services Co Limited
(Formerly known as Nisus Finance Services Co Private Limited)

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Nisus Finance's Dubai Arm to Expand its Footprint Deeper into the UAE Market

Mumbai, February 17th, 2025: Nisus Finance Services Co Limited (BSE- NISUS | 544296 | INE0DQN01013) a renowned investment management firm specializing in urban infrastructure and structured finance, is pleased to announce that Houlihan Lokey (NYSE: HLI), a leading global investment bank, has been retained by the Dubai-based fund advisor Nisus Finance Investment Consultancy FZCO to assist in raising financing for the Nisus High Yield Growth Fund Closed-Ended IC (the Fund) and its associated projects.

Houlihan Lokey, a premier financial institution with a strong presence across the Americas, Europe, the Middle East, and the Asia-Pacific, specializes in mergers and acquisitions, capital markets, financial restructuring, and financial and valuation advisory. The firm has consistently been ranked as the No. 1 M&A advisor in the U.S. for the past ten consecutive years and the No. 1 global restructuring advisor for eleven consecutive years, based on the number of transactions according to data provided by LSEG (formerly Refinitiv).

The Nisus High Yield Growth Fund is a DIFC-registered Category 3C fund, regulated by the Dubai Financial Services Authority (DFSA) as a Qualified Investor Property Fund. It focuses on acquiring high-yield, stabilized, rent-earning assets in the Gulf region, targeting a US dollar IRR of over 20%. The Fund has already deployed capital in two prime Dubai properties, Jumeirah Village Circle (JVC) and Al Furjan, with a total investment value of USD 55 million. Nisus Finance Investment Consultancy FZCO, a wholly owned subsidiary of Nisus Finance, serves as the exclusive investment advisor to the Fund.

Nisus Finance, a leading alternative fund manager specializing in urban infrastructure investments, currently manages three funds, including the Nisus High Yield Growth Fund Closed-Ended IC, which is registered under DFSA reference number C000226. With a strategic vision for expansion, Nisus Finance recently inaugurated a new office on Sheikh Zayed Road, DIFC, Dubai, staffed by a senior team of nine investment professionals.

Following its recent initial public offering, the firm has been focused on expanding fund licenses, raising new capital, and strengthening its investment management infrastructure. As it accelerates the growth of its Dubai-based fund with a target corpus of up to USD 1 billion, Nisus Finance is well-positioned to achieve its ambitious objectives. The firm's UAE operations have already established a strong financial ecosystem across the GCC region, making it one of the leading funds to secure leverage for acquiring stable, rent-yielding assets in the UAE.

Recognizing the strength of its investment strategy, Banque Paribas, a prominent European bank with a significant presence in the UAE, has sanctioned over AED 100 million to the Nisus Finance Fund to support its acquisitions.

Commenting on the update Mr. Amit Anil Goenka, Chairman & Managing Director, of Nisus Finance Services Co Limited, said: “This is a transformative moment for us in the GCC region as we drive a powerful strategy to unlock substantial alpha through high-yield, mitigated asset buyouts. With a highly skilled team in Dubai, we are fully equipped to seize this opportunity at scale. Our existing assets stand as proof of the immense potential in this space. The participation of a top-tier global investment bank in our fund’s distribution is a game-changer. Their deep-rooted expertise in the GCC market allowed them to quickly recognize our unique value proposition, and their partnership will be a catalyst in propelling this fund to unprecedented heights.”

Commenting on the update Dr. Vivek Anand Oberoi, Partner, Nisus Finance Investment Consultancy, Dubai, added: “In a short time, we have established a strong and dynamic ecosystem in Dubai, enabling us to optimize returns across diverse asset classes, including residential, commercial, serviced apartments, and warehousing across the UAE. Our partnership with Houlihan Lokey will play a pivotal role in scaling our fund portfolio into a

high-quality institutional offering with the potential to reach multi-billion-dollar scale while delivering strong alpha returns. We are focused on building a sustainable, high-performance platform, and I am fully committed to driving its long-term success.”

About Nisus Finance Services Co Limited:

Nisus Finance Services Co Limited, promoted by Mr. Amit Goenka and Mrs. Mridula Goenka, specializes in urban infrastructure financing and capital markets, with over 10 years of experience. Operating under the "Nisus Finance Group" or "NiFCO" brand, the company focuses on Transaction Advisory Services and Fund & Asset Management.

Nisus Finance's network includes subsidiaries and associates like Nisus BCD Advisors LLP and Dalmia Nisus Finance Investment Managers LLP, managing Real Estate and Urban Infrastructure Fund and Asset Management operations. Additionally, Nisus Fincorp Private Limited functions as a Non-Banking Finance Company (NBFC) focused on financing.

With a decade-long presence in India and managing assets worth approximately INR 1000 Cr as of FY 2024, Nisus Finance leverages local market knowledge and proprietary data to deliver superior solutions. The company's strategic execution and industry insights underpin its reputation as a trusted partner in the financial sector.


Disclaimer:

Certain statements in this document that are not historical facts are forward looking statements. Such forward-looking statements are subject to certain risks and uncertainties like government actions, local, political or economic developments, technological risks, and many other factors that could cause actual results to differ materially from those contemplated by the relevant forward-looking statements. The Company will not be in any way responsible for any action taken based on such statements and undertakes no obligation to publicly update these forward-looking statements to reflect subsequent events or circumstances.

Houlihan Lokey Inc. Disclaimer:

The contents of this announcement do not constitute any form of offer, invitation to make an offer, commitment or recommendation of any kind on the part of Nisus Finance or any other person.

For Further Information Please Contact:

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