

Date: July 23, 2024

IBULHSGFIN/EQ, IBULPP
National Stock Exchange of India Limited
 “Exchange Plaza”,
 Bandra-Kurla Complex, Bandra (E).
MUMBAI – 400 051

Scrip Code – 535789, 890192
BSE Limited
 Phiroze Jeejeebhoy Towers,
 Dalal Street,
MUMBAI – 400 001

Sub: Allotment of Secured, Redeemable, Non-Convertible Debentures on a Private Placement basis – Intimation under SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (the “Listing Regulations”).

Dear Sirs,

Pursuant to the applicable provisions of the Listing Regulations, we wish to inform that in terms of the Board authorization dated March 15, 2024, the Company has today i.e. on July 23, 2024, allotted 6,000 Secured, Redeemable, Non-Convertible Debentures of face value Rs. 1 lakh each aggregating to Rs. 60 Crores, on a private placement basis, as per below mentioned details:

| Sl. No | Particulars | NCDs |
|--------|--|---|
| 1 | Issue size (Rs. in crore) | Rs. 60 Crores |
| 2 | Type of Securities | Secured Redeemable Non-Convertible Debentures |
| 3 | Type of Issue | Private Placement of Non-Convertible Debentures |
| 4 | Proposed to be listed | On National Stock Exchange of India Limited and BSE Limited |
| 5 | Date of Allotment | July 23, 2024 |
| 6 | Tenor | 5 years |
| 7 | Date of Maturity | Monday, 23 July, 2029 |
| 8 | Coupon Rate | 9.75% p.a. (Payable Annually) |
| 9 | Details of coupon/interest offered, Schedule of payment of coupon/interest and principal | Refer to the Cash Flows table below |
| 10 | Security, if any, created over the assets | Yes |
| 11 | Special right / interest / privileges attached to the instrument, and changes thereof | No |
| 12 | Delay in payment of interest / principal amount for a period of more than three months from the due date or default in payment of interest / principal | Nil |
| 13 | Details of any letter or comments regarding payment/ non-payment of interest, principal on due dates, or any other matter concerning the security and /or the assets along with its comments thereon, if any | Nil |
| 14 | Interest Payment Frequency | Annually from the date of allotment & at Maturity |
| 15 | Details of redemption of debentures | Redemption Date: Monday, 23 July, 2029 |



Cash Flows in respect of Debenture of face value Rs. 1 lakhs

| Sr. No. | Particular | Proposed Dates | No. of Days in Coupon Period | Coupon Rate | Interest Payment | Principal Payment | Total Payment |
|--------------|------------------------------|--------------------------|------------------------------|-------------|------------------|--------------------|--------------------|
| 1. | Interest Payment | Wednesday, 23 July, 2025 | 365 | 9.75% | 9,750.00 | - | 9,750.00 |
| 2. | Interest Payment | Thursday, 23 July, 2026 | 365 | 9.75% | 9,750.00 | - | 9,750.00 |
| 3. | Interest Payment | Friday, 23 July, 2027 | 365 | 9.75% | 9,750.00 | - | 9,750.00 |
| 4. | Interest Payment | Sunday, 23 July, 2028 | 366 | 9.75% | 9,750.00 | - | 9,750.00 |
| 5. | Interest Payment + Principal | Monday, 23 July, 2029 | 365 | 9.75% | 9,750.00 | 1,00,000.00 | 1,09,750.00 |
| TOTAL | | | | | 48,750.00 | 1,00,000.00 | 1,48,750.00 |

The same is for your information and record.

Yours truly,

For **Sammaan Capital Limited**
(Formerly known as Indiabulls Housing Finance Limited)

Amit Jain
Company Secretary

CC:
Singapore Exchange Securities Trading Limited (SGX)
India International Exchange (IFSC) Ltd (INX)