



# Manraj Housing Finance Ltd.

CIN - L65922MH1990PLC055000

Date:- 4<sup>th</sup> February 2025.

To,  
Corporate Relationship Department,  
BSE Limited,  
1<sup>st</sup> Floor, New Trading Ring, Rotunda Building,  
P. J. Towers, Fort, Dalal Street,  
Mumbai – 400 001.

Scrip Code : BSE 530537.

Dear Sir,

Subject:- Outcome of the Board Meeting held on 4<sup>th</sup> February 2025 – Unaudited Financial Results for the quarter ended 31<sup>st</sup> December 2024.

This is to inform you that the Board of Directors of the Company at its meeting held on 4<sup>th</sup> February 2025, inter-alia, has approved and taken on its record the "UNAUDITED FINANCIAL RESULTS" of the Company for the quarter ended 31<sup>st</sup> December 2024 along with "AUDITORS' REVIEW REPORT" of the Statutory Auditors of the Company on the Financial Results / Financial Statements of the company for the quarter ended 31<sup>st</sup> December 2024. ( enclosed herewith ).

The Company will be publishing Unaudited Financial Results for the quarter ended 31<sup>st</sup> December 2024 as per the Prescribed Format.

The Meeting of the Board of Directors of the company commenced at 4.30 p.m. ( IST ) and concluded at 6.30 P.M. (IST).

Kindly take it on your records.

Thanking you,  
Yours Faithfully,  
For Manraj Housing Finance Limited

Managing Director  
( Ishwarlal S. Jain )

- Encl : 1) Statement of Unaudited Financial Results for the quarter ended 31/12/2024.  
2) Cash Flow Statement for the quarter ended 31/12/2024.  
3) Auditor's Limited Review Report on the above Unaudited Financial Results.





# Manraj Housing Finance Ltd.

CIN - L65922MH1990PLC055000

MANRAJ HOUSING FINANCE LIMITED							
Regd. Office : 3, Pushpa Apartment, General Vaidya Chowk, JALGAON - 425002, Tel - 0257-2226681-2-3. CIN : L65922MH1990PLC055000							
Statement of Unaudited Financial Results for the quarter ended 31/12/2024.							
Sr. No.	Particulars	Quarter ended			Nine months ended		Year ended
		31/12/2024	30/09/2024	31/12/2023	31/12/2024	31/12/2023	31/03/2024
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Income from Operations						
	a) Revenue From Operations	0.00	0.00	0.00	0.00	0.00	0.00
	b) Other Income	0.52	0.86	1.86	51.49	5.60	7.50
	Total Income (a+b))	0.52	0.86	1.86	51.49	5.60	7.50
2	Expenses						
	a) Cost of Material Consumed	0.00	0.00	0.00	0.00	0.00	0.00
	b) Purchase of Stock in Trade	0.00	0.00	0.00	0.00	0.00	0.00
	c) Changes in Inventories of finished goods, Stock-in-trade and work-in Progress	0.00	0.00	0.00	0.00	0.00	0.00
	d) Excise duty	0.00	0.00	0.00	0.00	0.00	0.00
	e) Employee benefits expenses	1.23	1.07	1.08	3.40	4.24	5.31
	f) Finance Cost	0.00	0.00	0.00	0.00	0.00	0.00
	g) Depreciation and amortisation expense	0.00	0.00	0.00	0.00	0.00	0.00
	h) Other expenses ( Any item excess 10 % of the total expenses relating to continuing operation to be shown separately )	3.30	3.88	2.71	10.58	8.57	13.26
	Total Expenses	4.53	4.95	3.79	13.98	12.81	18.57
3	Profit/(Loss) before tax (1-2)	-4.01	-4.09	-1.93	37.51	-7.21	-11.07
4	Tax expense						
	(a) Current Tax	0.00	0.00	0.00	0.00	0.00	0.00
	(b) Deferred Tax	0.00	0.00	0.00	0.00	0.00	0.00
	Total Tax expense	0.00	0.00	0.00	0.00	0.00	0.00
5	Profit/(Loss) for the period from continuing operations ( 3-4 )	-4.01	-4.09	-1.93	37.51	-7.21	-11.07
6	Other Comprehensive Income						
	a) Items that will not be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	0.00
	b) Income tax relating to items that will not be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	0.00
	Total Other Comprehensive Income , net of Income tax	0.00	0.00	0.00	0.00	0.00	0.00
7	Total Comprehensive Income for the period (5+6)	-4.01	-4.09	-1.93	37.51	-7.21	-11.07
8	Paid-up equity share capital: ( Face Value INR 10/- each	500.00	500.00	500.00	500.00	500.00	500.00
9	Reserves excluding revaluation reserves as per Balance Sheet of Previous year	-560.62	-560.62	-549.55	-560.62	-549.55	-560.62
10	Earning Per Share (EPS)(Face Value INR 10/- each)(not annualised)						
	Basic : INR	-0.08	-0.08	-0.04	0.75	-0.14	-0.22
	Diluted : INR	-0.08	-0.08	-0.04	0.75	-0.14	-0.22



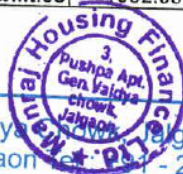
Regd. Office. 3, Pushpa Apartments, General Vaidya Chowk, Jalgaon - 425 002. Tel.: +91 - 257 - 2226681, 82, 83.  
Administrative Office : 169, Johari Bazar, Jalgaon Tel.: +91 - 257 - 2226681 -83, Fax : +91 - 257 - 2226482  
E-mail : [mhfljal@rediffmail.com](mailto:mhfljal@rediffmail.com) [www.manrajhousing.com](http://www.manrajhousing.com)



# Manraj Housing Finance Ltd.

CIN - L65922MH1990PLC055000

Statement of Assets and Liabilities			
( INR in Lakhs )			
Sr No.	Particulars	As at	As at
		31/12/2024	31/03/2024
		Unaudited	Audited
I	<b>Assets</b>		
	<b>1. Non-Current Assets</b>		
	(a) Property, Plant and Equipment	0.00	0.00
	(b) Capital work In Progress	0.00	0.00
	(c) Other Intangible Assets	0.00	0.00
	(d) Financial Assets	0.00	0.00
	(i) Non-current investments	5.00	7.64
	(ii) Long-term Loans and Advances	1030.36	1028.59
	(e) Non Current Tax assets	0.00	0.33
	(f) Other non-current assets	824.31	826.08
	<b>Total Non Current Assets</b>	<b>1859.67</b>	<b>1862.64</b>
	<b>2. Current Assets</b>		
	(a) Inventories	88.71	88.71
	(b) Financial Assets		
	(i) Trade and other receivables	1.14	1.14
	(ii) Cash & Cash Equivalents	0.99	3.80
	(iii) Short-term Loans and advances	0.84	0.83
	(c) Other current Assets	1.03	0.00
	<b>Total Current Assets</b>	<b>92.71</b>	<b>94.48</b>
	<b>Total Assets</b>	<b>1952.38</b>	<b>1957.12</b>
II	<b>Equity And Liabilities</b>		
	<b>Equity</b>		
	(a) Equity Share Capital	500.00	500.00
	(b) Other Equity		
	(i) Reserves and Surplus		
	1.1 Other Reserves		
	a) General Reserve	81.58	81.58
	b) Profit & Loss Apropration A/c	-805.45	-842.97
	c) Special Reserve u/s (36) 1 ( Viii) I.T.1969	200.77	200.77
	<b>Total of Reserve &amp; Surplus</b>	<b>-523.10</b>	<b>-560.62</b>
	<b>Total Equity</b>	<b>-23.10</b>	<b>-60.62</b>
	<b>Liabilities</b>		
	<b>1. Non-Current Liabilities</b>		
	(a) Financial Liabilities		
	(i) Borrowings-from Bank	687.03	687.03
	(ii) Loans from related Parties	1262.14	1301.46
	(b) Provisions	0.00	0.00
	(c) Deferred Tax Liabilities	0.00	0.00
	(d) Other Non-Current Liabilities	19.36	19.35
	<b>Total Non-Current Liabilities</b>	<b>1968.53</b>	<b>2007.84</b>
	<b>2. Current Liabilities</b>		
	(a) Financial Liabilities	0.00	0.00
	(b) Provisions	0.00	0.00
	(c) Current tax Liability ( Net )	0.00	0.00
	(d) Other current liabilities	6.95	9.90
	<b>Total Current Liabilities</b>	<b>6.95</b>	<b>9.90</b>
	<b>Total Liability</b>	<b>1975.48</b>	<b>2017.74</b>
	<b>Total Equity and Liabilities</b>	<b>1952.38</b>	<b>1957.12</b>



Regd. Office: 3, Pushpa Apts, General Vaidya Chowk, Jalgaon - 425 002. Tel.: +91 - 257 - 2226681, 82, 83.  
 Administrative Office : 169, Johari Bazar, Jalgaon - 425 002. Tel.: +91 - 257 - 2226681 -83, Fax : +91 - 257 - 2226482  
 E-mail : [mhfljal@rediffmail.com](mailto:mhfljal@rediffmail.com) www.manrajhousing.com



# Manraj Housing Finance Ltd.

CIN - L65922MH1990PLC055000

**Notes:-**

- 1 The above Unaudited Financial Results have been reviewed and recommended by the Audit Committee and approved and taken on record by the Board of Directors at their meeting held on 4/2/2025.
- 2 The figures for the last quarter results ( 31/12/2024) are the balancing figures between the Unaudited Financial Results of 31/12/2024 ( Nine Months Ended) and Unaudited Financial Results of 30/09/2024 ( Six Months Ended )
- 3 This Statement has been prepared in accordance with the Companies (Indian Accounting Standards) Rules, 2015 ( Ind AS ) Prescribed under Section 133 of the Companies Act, 2013 and other recognised accounting practices and policies to the extent applicable.
- 4 The Figures for the previous period have been regrouped wherever necessary.

By Order of the Board  
For Manraj Housing Finance Limited



Managing Director  
( Ishwarlal S. Jain )

Place : Jalgaon.  
Date : 4/2/2025.



MANRAJ HOUSING FINANCE LIMITED,  
Pranod Kumar S. Mehta

**DIRECTOR**



# Manraj Housing Finance Ltd.

CIN - L65922MH1990PLC055000

Cash Flow Statement			
( ₹ In Lakh)			
Particulars	Year / Period ended		Year / Period ended
	31/12/2024		31/03/2024
A	Date of start of reporting period	01/04/2024	01/04/2023
B	Date of end of reporting period	31/12/2024	31/03/2024
C	Whether results are audited or unaudited	Unaudited	Audited
D	Nature of report standalone or consolidated	Standalone	Standalone
<b>A. CASH FLOW FROM OPERATING ACTIVITIES</b>			
	Net Profit as per P & L A/c. before Income Tax	37.51	(11.07)
	Add : Adjustment For		
	(a) Depreciation	-	-
	(b) Finance Cost	-	-
	(c) Preliminary Expenses W/off	-	-
	(d) Deferred Tax	-	-
	(e) Gratuity Exp	-	-
	Deduct:		
	(a) Dividend Income	-	(0.14)
	(b) Transferred for Bonus Issue	-	-
	(c) Profit on Sale of Investments	(49.37)	-
	(d) Interest Income	(0.01)	(49.38)
	Operating Profit before working Capital Changes	(11.87)	(11.20)
	Movements in Working Capital :		
	Add : Adjustment For		
	(a) Increase / (Decrease) in Sundry Creditors	-	(1.69)
	(b) Increase / (Decrease) in current Liabilities & Provisions	(2.95)	3.49
	(c) Increase / (Decrease) in short term Loan & Advances	(0.01)	-
	(d) Increase / (Decrease) in Trade Receivables	-	(0.83)
	(e) Increase / (Decrease) in Other Current Assets	(1.03)	(3.99)
	CASH GENERATED FROM OPERATIONS	(15.86)	(10.23)
	Deduct:		
	Direct Taxes paid	-	-
	Net Cash Flow From Operating Activities	(15.86)	(10.23)
<b>B. CASH FLOW FROM INVESTMENT ACTIVITIES</b>			
	Dividend received	-	0.14
	Proceeds from Sale of Fixed Assets	-	-
	Proceeds from Sales of Investments	52.02	-
	Interest Received	0.01	-
	Purchase of Fixed Assets	-	-
	Increase in other Non Current Assets	-	-
	Increase in Tax Assets	0.33	(0.01)
	Net Cash Flow From Investment Activities	52.36	0.13
<b>C. CASH FLOW FROM FINANCING ACTIVITIES</b>			
	Increase / (Decrease) in Unsecured Loan	(39.31)	-
	Increase / (Decrease) in Share Capital & Security Premium	-	-
	Borrowings from Banks/Directors	-	12.39
	Proceeds from Long Term Borrowings	-	-
	Interest and Financial Charges	-	-
	Net Cash Flow From Financing Activities	(39.31)	12.39
	NET CHANGE IN CASH AND CASH EQUIVALENTS [A+B+C]	(2.81)	2.29
	Opening Cash & Cash Equivalents	3.80	1.51
	Closing Cash and Cash Equivalents	0.99	3.80

Note:

The cash flow statement has been prepared under the indirect method as set out in Accounting Standard.

For M/s. Ratan Chandak & Co LLP

Chartered Accountants



CA Kaushal K Mundada

Partner


Membership No. 122492

FRN: 108696W/W101028

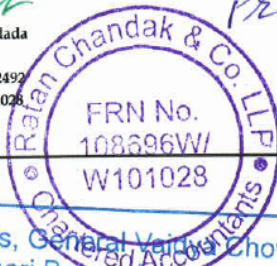
Place : Jalgaon.

Date : 04/02/2025.

By Order of the Board  
For Manraj Housing Finance Limited

  
Pramod N. Mehta  
( Director )  
(DIN: 00386505)

  
Ishwarlal S. Jain  
(Managing Director)  
(DIN: 00386348)



Regd. Office: 3, Pushpa Apts, General Vaidya Chowk, Jalgaon - 425 002. Tel.: +91 - 257 - 2226681, 82, 83.  
Administrative Office : 169, Johari Bazar, Jalgaon Tel.: +91 - 257 - 2226681 - 83, Fax : +91 - 257 - 2226482  
E-mail : [mhfljal@rediffmail.com](mailto:mhfljal@rediffmail.com) [www.manrajhousing.com](http://www.manrajhousing.com)

**INDEPENDENT AUDITOR'S REVIEW REPORT ON REVIEW OF  
INTERIM STANDALONE FINANCIAL RESULTS**

**TO THE BOARD OF DIRECTORS OF  
MANRAJ HOUSING FINANCE LIMITED**

We have reviewed the accompanying statement of unaudited standalone financial results of Manraj Housing Finance Limited ('the Company') for the quarter and nine months ended December 31, 2024 ('the Statement') attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ('the Regulations').

This Statement, which is the responsibility of the Company's Management and approved by the Company's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 'Interim Financial Reporting' ('Ind AS 34'), prescribed under Section 133 of the Companies Act, 2013 ('the Act') read with relevant rules issued thereunder and other recognized accounting principles generally accepted in India and in compliance with the Regulations. Our responsibility is to express a conclusion on the Statement based on our review.

We conducted our review of the Statement in accordance with the Standard on Review Engagement (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standard on Auditing specified under section 143(10) of the Act and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

**BASIS FOR ADVERSE OPINION**

We refer to following matters:

a) **Advances to Related Parties**

Around 95% of the company's assets are advances, deposits, etc. to related parties for the purchase of properties and rights. These related parties are currently under investigation by the Enforcement Directorate (ED) under the Prevention of Money Laundering Act (PMLA), and the related assets have been provisionally attached by the ED. This raises significant concerns about the recoverability and valuation of these advances.

b) **Related Party Liabilities**

Around 64% of the Company's liabilities are in the form of unsecured loans from related parties, who has beneficial interest in the properties for which the aforementioned advances were given. The entanglement of these transactions and the related party's financial interest creates significant uncertainty about the completeness and accuracy of the Company's liabilities.



**c) Default on Bank Borrowings**

The Company has defaulted on the repayment of a loan from Jalgaon Peoples Co-Op. Bank Ltd., with an outstanding balance of Rs. 687.03 Lakhs as of February 2020. Since then, interest on the outstanding balance has not been provided. According to the statement from ASREC (India) Ltd., to whom the bank has assigned this debt, there is uncharged interest amounting to Rs. 390.34 Lakhs and penal interest of Rs. 52.41 Lakhs for the period from 01/03/2020 to 31/03/2024, totaling Rs. 442.75 Lakhs. Further, uncharged interest for the period 01/04/2024 to 31/12/2024 works out to Rs. 94.13 lakhs. Consequently, the loss for the year is understated by Rs. 94.13 lakhs and the liability for the loan payable are understated by Rs. 536.88 Lakhs.

**d) Uncertainty on the Company's ability to continue as a going concern**

The Company is not in operation for more than 3 years. The Company's net worth is negative, further non provisioning of interest as above and the Company has defaulted on the repayment of its bank borrowings, indicating severe financial distress and questioning the Company's ability to continue as a going concern.

**Adverse Conclusion**

Based on our review, due to the significance of the matters described in the 'Basis for Adverse Conclusion' paragraph, the accompanying Statement, which is prepared in accordance with the recognition and measurement principles laid down in Ind AS 34, prescribed under Section 133 of the Companies Act, 2013, read with relevant rules issued thereunder and other recognized accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Regulations, including the manner in which it is to be disclosed, and does not give a true and fair view of the net loss and other financial information of the Company for the quarter and nine months ended December 31, 2024.

**For Ratan Chandak & Co LLP**

Chartered Accountants

Firm Reg. No. 108696W/W101028

Kaushal Mundada

Partner

Membership No.

Place : Jalgaon

Date: 04<sup>th</sup> Feb 2025

UDIN : 25122492BMLNTC3957

