

30th October, 2018

Department of Corporate Services

BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai- 400 001.

Dear Sir,

Ref : Security Code – 503229

Sub. : Outcome of the Board Meeting

Pursuant to Regulation 30 read with Schedule III of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we are pleased to inform you that the Board of Directors of the Company at its meeting held on today i.e. 30th October, 2018, *inter-alia*, considered and approved the Un-audited Financial Results for the quarter ended 30th September, 2018 and the said results have been reviewed by the Audit Committee.

The Board meeting commenced at 12.00 noon and concluded at 12.40 a.m.

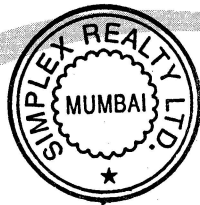
You are requested to kindly take the same on record.

Thanking you,

Yours faithfully,
For **Simplex Realty Limited**

Shekhar
Shekhar R Singh
Company Secretary

Encl.: as above



30th October, 2018

Department of Corporate Services

BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai- 400 001.

Dear Sir,

Ref : Security Code – 503229

Sub. : Un-audited Financial Results for the quarter ended 30th September, 2018

Pursuant to Regulation 33 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we are submitting herewith, in the prescribed format, the Un-audited Financial Results along with Limited Review Report for the quarter ended 30th September, 2018. The said results have been reviewed by the Audit Committee and taken on record and approved by the Board of Directors of the Company at its meeting held on 30th October, 2018.

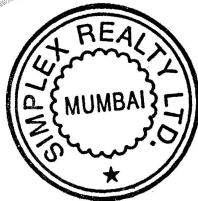
The copies of the same are enclosed herewith for your record.

Thanking you,

Yours faithfully,
For **Simplex Realty Limited**

Shekhar
Shekhar R Singh
Company Secretary

Encl.: as above





SIMPLEX REALTY LIMITED

30, KESHAVRAO KHADYE MARG, SANT GADGE MAHARAJ CHOWK, MUMBAI- 400 011

UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30TH SEPTEMBER, 2018

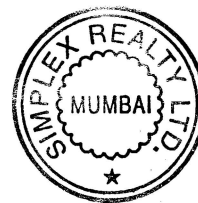
Sr. No.	Particulars	Quarter ended			Half - Year ended		(₹ In Lakhs)
		30.09.2018	30.06.2018	30.09.2017	30.09.2018	30.09.2017	31.03.2018
		(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
1	Revenue from operations	127.70	235.38	387.53	363.08	705.00	1,648.05
2	Other income	155.33	146.48	126.83	301.81	287.72	588.87
3	Total revenue (1+2)	283.03	381.86	514.36	664.89	992.72	2,236.92
4	Expenses:						
a)	Cost of development/sales	103.30	258.38	404.90	361.68	770.97	1,796.22
b)	Employee benefits expense	70.44	72.37	60.24	142.81	120.53	253.45
c)	Finance costs	8.38	8.55	0.43	16.93	0.54	10.84
d)	Depreciation	4.43	4.16	3.08	8.59	5.95	13.87
e)	Other expenses	84.18	62.90	68.36	147.08	129.32	397.98
	Total expenses	270.73	406.36	537.01	677.09	1,027.31	2,472.36
5	Profit/(Loss) before exceptional items and tax (3-4)	12.30	(24.50)	(22.65)	(12.20)	(34.59)	(235.44)
6	Exceptional items	-	-	-	-	-	655.58
7	Profit/(Loss) before tax (5-6)	12.30	(24.50)	(22.65)	(12.20)	(34.59)	(891.02)
8	Tax expenses :						
	Current tax	-	-	-	-	-	-
	Deferred tax liability/(asset)	6.96	(10.18)	(5.37)	(3.22)	32.35	(164.10)
	Earlier year taxes	-	-	-	-	-	(2.91)
9	Profit/(Loss) for the period (7-8)	5.34	(14.32)	(17.28)	(8.98)	(66.94)	(724.01)
10	Other Comprehensive Income - (OCI) (net of tax)						
a)	Items that will not be reclassified to profit or loss	(10.27)	5.31	(2.66)	(4.96)	25.02	24.32
b)	Items that may be reclassified to profit or loss	-	-	-	-	-	-
11	Total Comprehensive Income (9+10)	(4.93)	(9.01)	(19.94)	(13.94)	(41.92)	(699.69)
12	Paid-up Equity Share Capital (face value of ₹ 10/- each)	299.14	299.14	299.14	299.14	299.14	299.14
13	Other Equity excluding Revaluation Reserves	-	-	-	-	-	10,444.15
14	Basic & Diluted earning per share (face value of ₹ 10/- each)*	0.18	(0.48)	(0.58)	(0.30)	(2.24)	(24.20)

* Not annualised, except year end Basic and Diluted EPS

Notes :-

- The unaudited financial results for the quarter and half year ended 30th September, 2018 have been reviewed by the Audit Committee and approved by the Board of Directors at their meeting held on 30th October, 2018 in terms of Regulation 33 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. These results have been prepared in accordance with the Ind AS notified under the Companies (Indian Accounting Standards) Rules, 2015.
- The Statutory Auditors have carried out "Limited Review" of the financial results for the quarter and half year ended 30th September, 2018.
- The Company has adopted Ind AS 115 using cumulative effect method effective from 01st April, 2018. The adoption of the standard is not having any material impact on the financial statements of the Company.
- The Company has only one reportable segment viz. "Property Development", disclosure under Ind AS 108 on "Operating Segments" is not applicable.
- Figures of the previous period have been regrouped, wherever necessary, to conform to the current period's presentation.

Place: Mumbai,
Dated: 30th October, 2018



For Simplex Realty Limited

Nandan Damani
Chairman & Managing Director

CIN-L17110MH1912PLC000351

Simplex Mills Compound, 30, Keshavrao Khadye Marg,
Sant Gadge Maharaj Chowk, Mahalaxmi [E], Mumbai - 400011.
T : +91 22 2308 2951 | F : +91 22 2307 2773
E : realty@simplex-group.com | W : www.simplex-group.com



STATEMENT OF ASSETS AND LIABILITIES

(₹ In Lakhs)

Particulars	As at	As at
	30.09.2018	31.03.2018
	Unaudited	Audited
A ASSETS		
I Non-Current Assets		
Property, Plant and Equipment	153.12	161.57
Financial Assets:		
Investments	239.50	189.50
Loans	4.52	4.40
Deferred Tax Assets (Net)	440.71	438.11
Other Non-Current Assets	211.77	193.10
Total Non-current Assets	1,049.62	986.68
II Current Assets		
Inventories	3,154.65	3,474.62
Financial Assets:		
Investments	126.22	108.36
Trade Receivables	4.72	185.78
Cash and Cash Equivalents	64.76	24.47
Bank Balances other than above	14.63	14.36
Loans	5,045.40	4,622.66
Other Financial Assets	267.31	322.23
Other Current Assets	1,804.24	1,792.12
Total Current Assets	10,481.93	10,544.60
TOTAL ASSETS	11,531.55	11,531.28
B EQUITY AND LIABILITIES		
I Equity		
Equity Share Capital	299.37	299.37
Other Equity	10,430.21	10,444.15
Total Equity	10,729.58	10,743.52
Liabilities		
II Non-Current Liabilities:		
Financial Liabilities :		
Borrowings	290.11	304.49
Other Non-Current Financial Liabilities	18.29	17.35
Provisions	15.50	15.49
Other Non-Current Liabilities	5.54	6.59
Total Non-Current Liabilities	329.44	343.92
III Current Liabilities		
Financial Liabilities :		
Trade Payables	54.03	16.61
Other Financial Liabilities	262.03	247.78
Other Current Liabilities	110.68	133.14
Provisions	45.79	46.31
Total Current Liabilities	472.53	443.84
Total Liabilities	801.97	787.76
TOTAL EQUITY AND LIABILITIES	11,531.55	11,531.28

ND

CIN-L17110MH1912PLC000351

Simplex Mills Compound, 30, Keshavrao Khadye Marg,
Sant Gadge Maharaj Chowk, Mahalaxmi [E], Mumbai - 400011.
T : +91 22 2308 2951 | F : +91 22 2307 2773
E : realty@simplex-group.com | W : www.simplex-group.com



Khandelwal & Mehta LLP
Chartered Accountants

INDEPENDENT AUDITOR'S REVIEW REPORT

To
The Board of Directors
Simplex Realty Ltd.
Mumbai.

Dear Sirs,

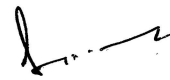
Re: Report on limited review of the Unaudited Financial Results of your Company for the quarter and six months ended 30.09.2018

We have reviewed the accompanying statement of unaudited financial results of **Simplex Realty Limited (the "Company")** for the quarter and six months ended **30.09.2018**. This statement is the responsibility of the Company's management and has been approved by the Board of Directors. Our responsibility is to issue a report on these financial statements 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 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 financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provide less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.

Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of unaudited financial results prepared in accordance with the applicable Indian Accounting Standards (Ind AS) and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015 including the manner in which it is to be disclosed, or that it contains any material misstatement.

For **Khandelwal and Mehta LLP**
Chartered Accountants
(Firm Regn. No. W100084)



(S. L. Khandelwal)
Partner
M. No.101388



Place: Mumbai
Date : 30th October 2018