

No. NBCC/NSEBSE/2022-23

March 2, 2023

<p>नेशनल स्टॉक एक्सचेंज ऑफ इंडिया लिमिटेड एक्सचेंज प्लाजा, प्लॉट नंबर सी/1, जी ब्लॉक, बान्द्रा-कुर्ला कॉम्प्लेक्स बान्द्रा (ई) मुंबई 400051 एनएसई प्रतीक: एनबीसीसी/EQ</p> <p>National Stock Exchange of India Ltd. Exchange Plaza, Plot No C/1, G Block, Bandra -Kurla Complex Bandra (E) Mumbai-400051</p> <p>NSE Symbol: NBCC/EQ</p>	<p>बीएसई लिमिटेड फिरोज जीजीभोय टॉवर, दलाल स्ट्रीट, मुंबई -400001</p> <p>स्क्रिप कोड: 534309</p> <p>BSE Ltd. Phiroze Jeejeebhoy Tower, Dalal Street , Mumbai-400001</p> <p>Scrip code:534309</p>
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Subject (विषय): Reg: Analyst/investor Meet dated February 28, 2023 in Mumbai.

Sir (महोदय),

With reference to our prior intimation dated February 21, 2023 regarding Analyst/investor Meet to be held on February 28, 2023 at Mumbai, please find enclosed herewith the presentation given at the Analyst/investor Meet as per details at **Annexure-I.**

The aforesaid information is also disclosed on the website of the company at <https://www.nbccindia.in/webEnglish/announcementNotices>

This is submitted for your information and record.

Thanking you

**Yours Sincerely,
For NBCC (India) Limited**

**Deepti Gambhir
Company Secretary
F-4984**

Encl. - As above

REGISTERED AND CORPORATE OFFICE

NBCC Bhawan, Lodhi Road, New Delhi-110003

Tel.: 91-11-24367314-17, Fax : 91-11-24366995

E-mail : bdd@nbccindia.com

co.sectt@nbccindia.com

CIN - L74899DL1960GOI003335

NBCC's Investors Meetings held on Feb 28, 2023 at Mumbai

Date of the Conference/ Meetings	Feb 28, 2023
Type of Meetings	NBCC's has conducted Investors and Analyst meeting and presented attached PPT.
Company Management Representatives	<ul style="list-style-type: none"> • Mr. P K Gupta, CMD, NBCC • Mrs. B K Sokhey, Director (Finance) • Mr. Rajendra Chaudhari, Sr. Executive Director (Engg.) • Mrs. Reshma Dudani, Executive Director (Investor Relations) • Mr. Balkishan Singla, Investor Relations Officer
Did the discussions involve revealing any UPSI	No
Whether any presentation was made during discussion	Yes (attached)
Any Comments	No

28th

Feb 2023



A Navratna CPSE

NBCC (INDIA) LIMITED

**INVESTORS & ANALYST
PRESENTATION
2022-23**



COMPANY SNAPSHOT

ONE OF THE LARGEST CONSTRUCTION CPSE IN INDIA

DEBT FREE, CASH SURPLUS & NEGATIVE WORKING CAPITAL

PAN INDIA & GLOBAL PRESENCE

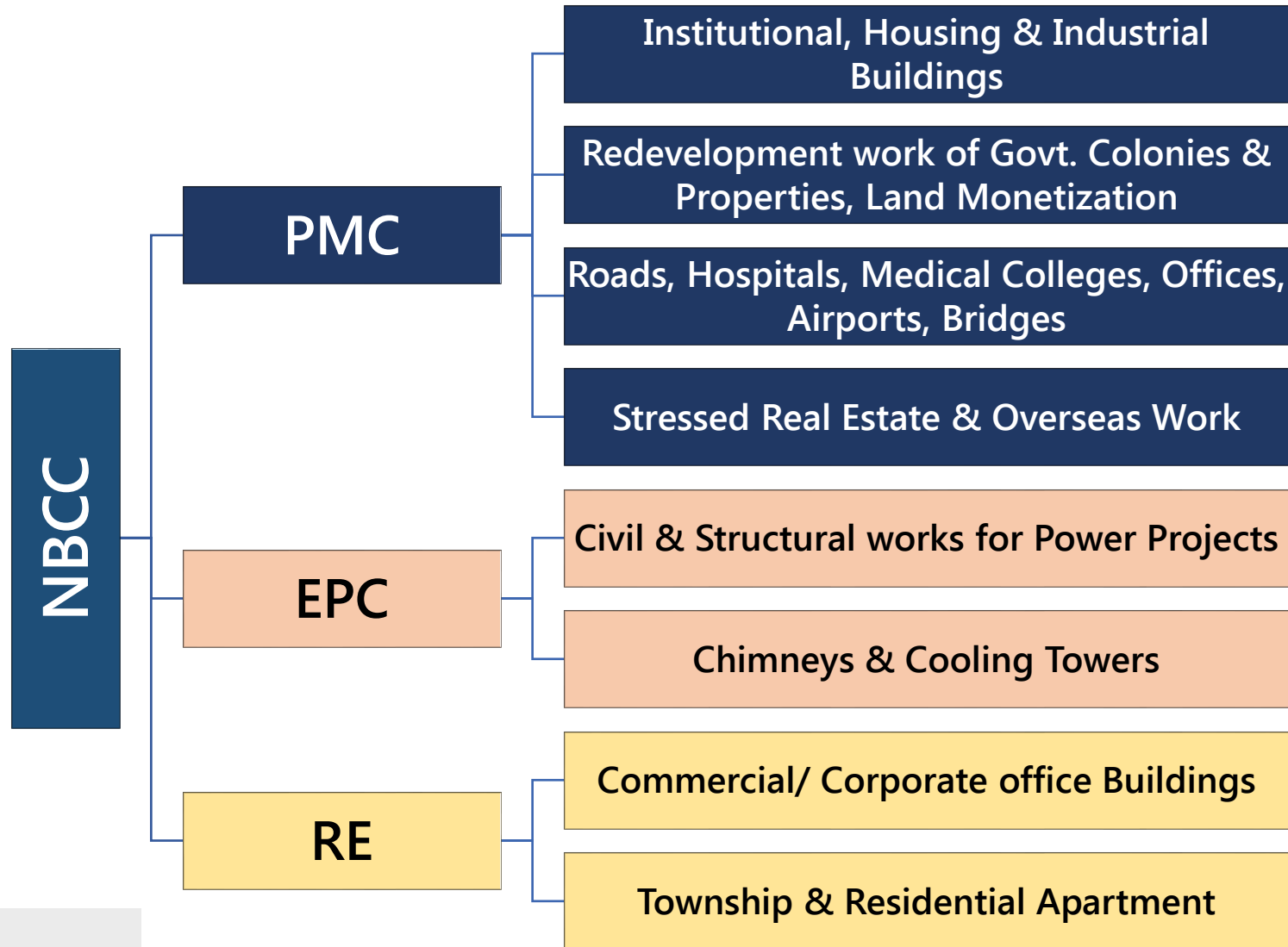
INTEGRATED OPERATIONS - PMC, EPC, REAL ESTATE

UNIQUE BUSINESS MODEL - SELF REVENUE GENERATION

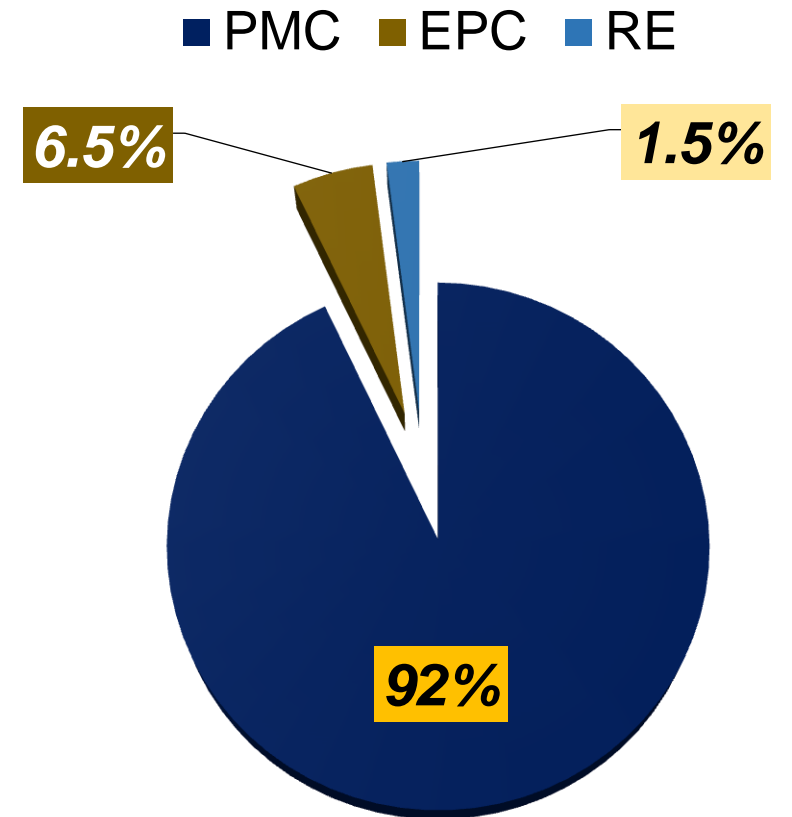
LIGHT ASSET BUSINESS MODEL

STRONG GROWTH & REVENUE VISIBILITY

NBCC's BUSINESS COMPOSITION



SEGMENTAL REVENUE FY 2021-22

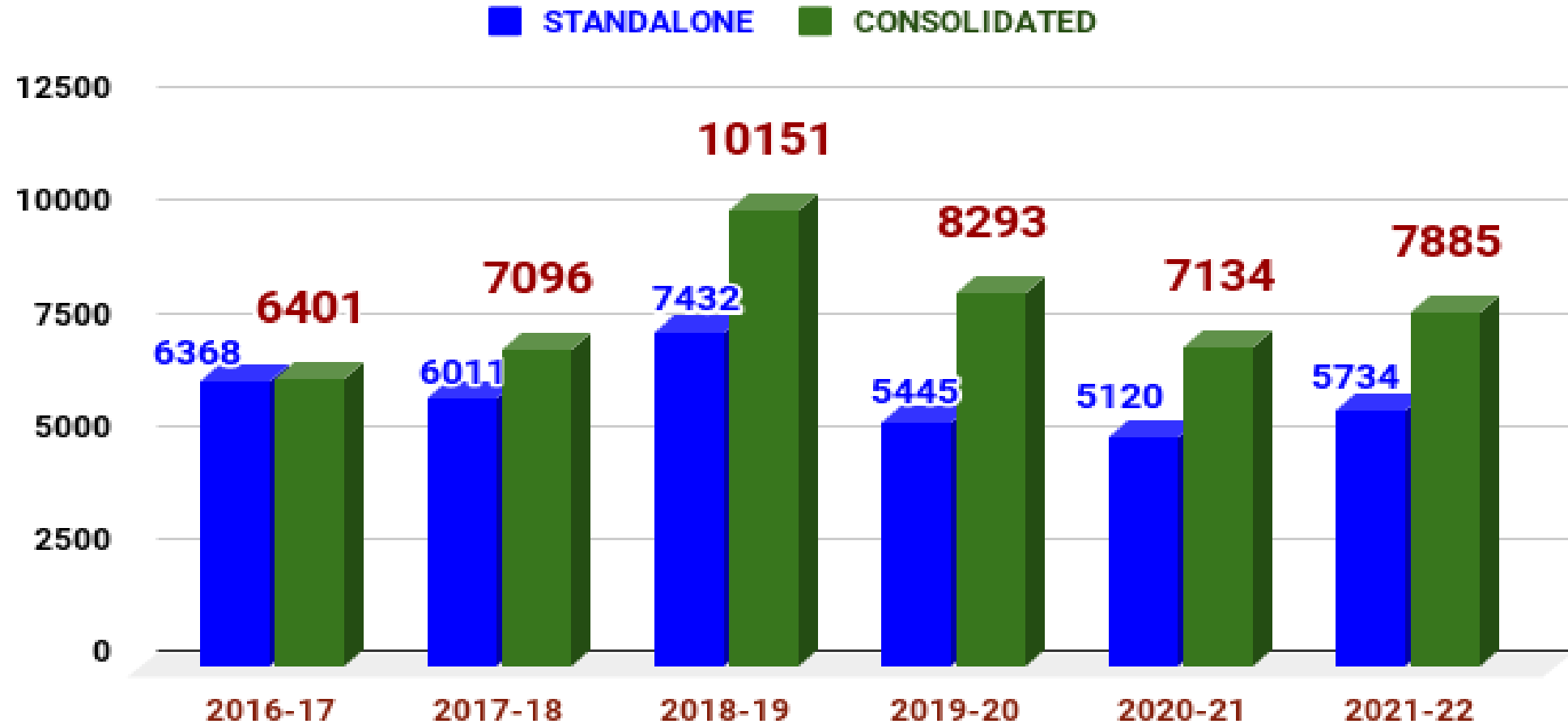


Project Management Consultancy (PMC) Services

CONCEPT TO COMMISSIONING

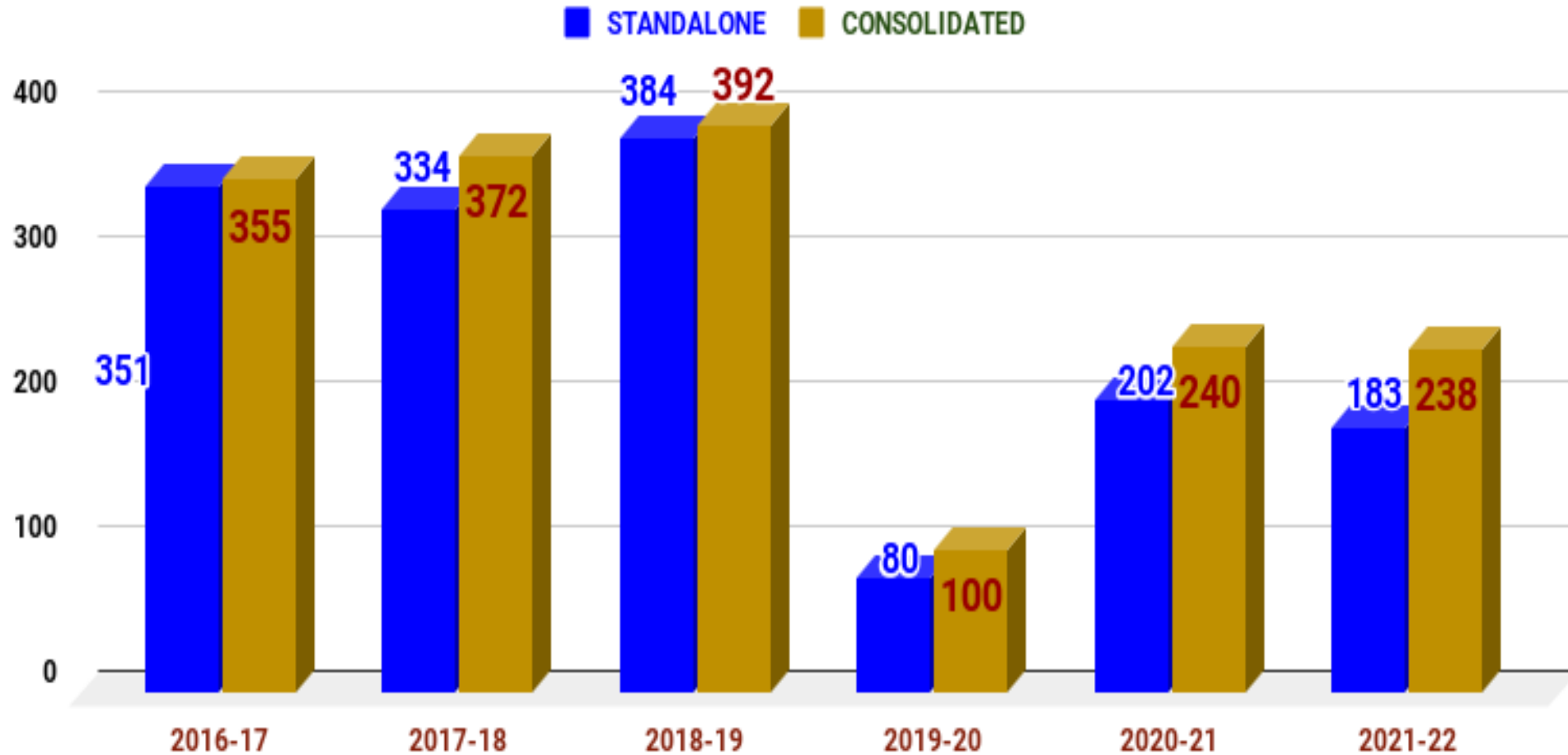
- Institutional, Housing & Industrial Buildings
- Re-development of Govt. Colonies & Properties, Land Monetization
- Stressed Real Estate Projects
- Educational & office Institution Buildings
- Hospitals & Medical College Buildings
- Judicial Complexes Buildings
- Residential & Commercial Real Estate Complexes
- Roads, Airports & Bridges
- Border Fencing & Road Works, Security Forces
- PMGSY & Other Local Roads
- Overseas Projects
- Irrigation Infrastructure

TOTAL INCOME - STANDALONE & CONSOLIDATED (Rs. Cr)



NBCC STANDALONE & CONSOLIDATED FINANCIAL PERFORMANCE - PAT

PAT - STANDALONE & CONSOLIDATED (Rs. in Cr)



9M & 3rd QUARTER FINANCIAL PERFORMANCE FY 2022-23

STANDALONE PERFORMANCE (Cr)

FINANCIAL YEAR	TOTAL INCOME	PBT (Before Exception item)	PAT
2022-23 9(M)	4,648.14	347.51	134.76
2021-22 9(M)	3,874.64	215.91	162.20

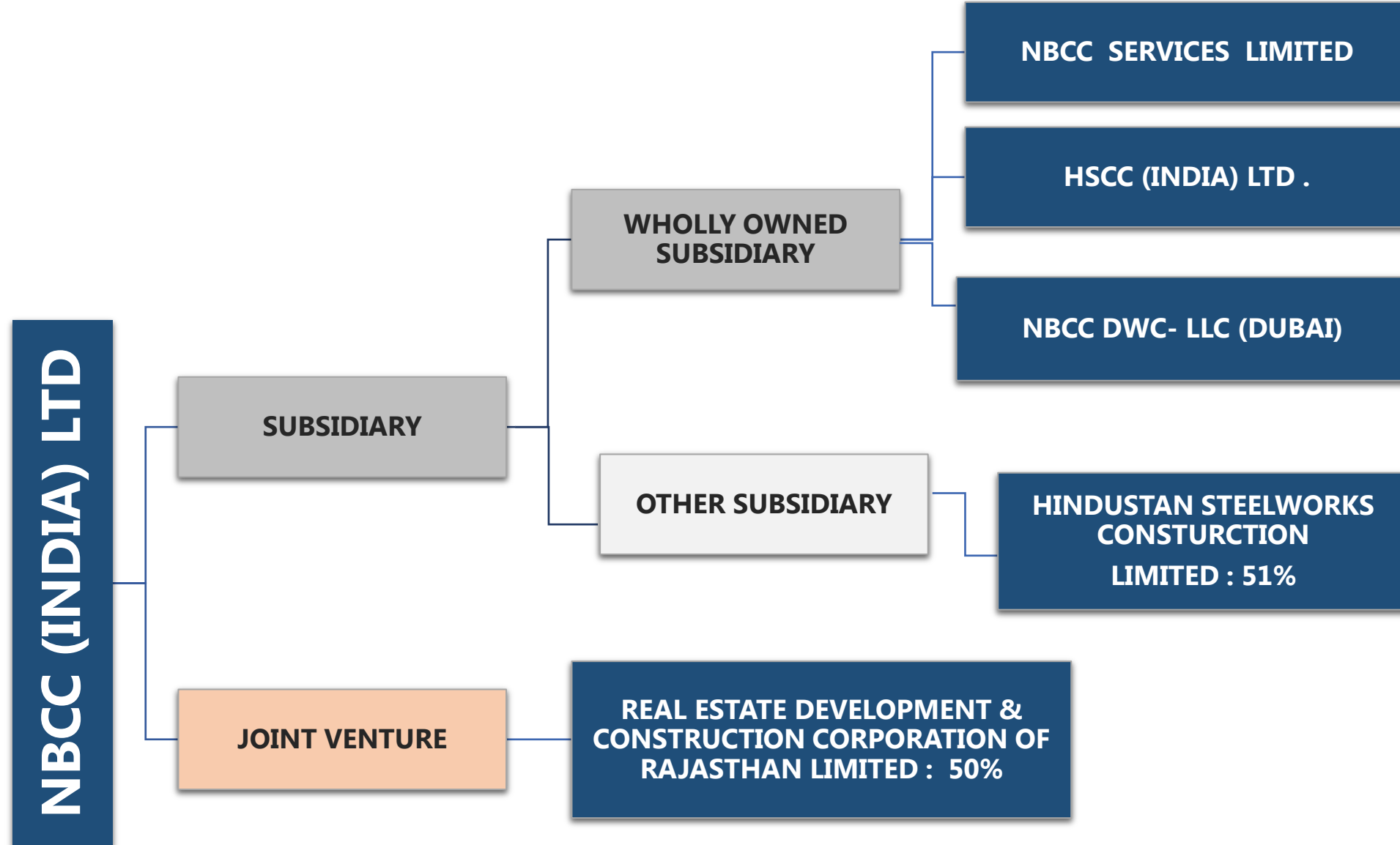
FINANCIAL YEAR	TOTAL INCOME	PAT
2022-23 (Q3)	1632.56	48.51
2021-22 (Q3)	1548.37	69.35

CONSOLIDATED PERFORMANCE (Cr)

FINANCIAL YEAR	TOTAL INCOME	PBT (Before Exception item)	PAT
2022-23 9(M)	6118.38	385.89	164.37
2021-22 9(M)	5388.12	262.89	197.19

FINANCIAL YEAR	TOTAL INCOME	PAT
2022-23 (Q3)	2191.24	71.49
2021-22 (Q3)	2073.89	86.55

SUBSIDIARIES & JV's



ORDER BOOK STATUS & BUSINESS SECURED IN 2022-23

Standalone Order Book Summary as on 24.02.2023 (Cr)

	Without Pipeline Projects
Total Order Book	45,150 Cr
PMC/EPC	22,800 Cr
Redevelopment	22,350 Cr

**Consolidated Order Book:
Rs. 54600 Cr**

**Consolidated New Order Secured in
Current FY : Rs. 3400 Cr**

Some Works Secured in FY 2022-23:

- Puducherry Smart City **Rs. 314 Cr**
- Comprehensive maintenance of Amrapali Projects **Rs. 229 Cr**
- Redevelopment of MEA Hostel Marg, New Delhi **Rs. 175 Cr**
- Construction & renovation works primary Health Centers, NHM Odisha **Rs. 239 Cr**
- National Law University, Odisha **Rs. 123 Cr**
- Multi-storeyed quarter complex Bhoinagar, Bhubneshwar **Rs. 69 Cr**
- Aligarh Smart City **Rs. 50 Cr**

WORK AWARDED DURING FY 2022-23

TENDER STATUS AS ON 24.02.2023 (Cr)

Consolidated Total

Works Awarded

FY 2022-23: Rs. 4700 Cr

Standalone Works

Awarded: Rs. 3500 Cr

MAJOR WORKS AWARDED:

- Redevelopment of GPRA Colony at Sarojini Nagar, Delhi **Rs. 599 Cr**
- National Sport University Manipur **Rs. 449 Cr**
- Additional Campus for NIT Patna on EPC basis **Rs. 526 Cr**
- Balance works of SILICON CITY, PHASE 3, (CRYSTAL HOMES) Amrapali **Rs. 290 Cr**
- Balance works of DREAM VALLEY – ENCHANTE, Amrapali **Rs. 180 Cr**
- Medical college at Dungarpur, **Rs. 107 Cr**
- Regency Towers at Bahadurpur Patna on EPC Basis **Rs. 104 Cr**

LIST OF MAJOR CLIENTS

OVERSEAS CLIENT

- Republic of **Mauritius**
- Republic of **Maldives**
- Republic of **Seychelles**
- **Niger Govt.**
- **Many more**

AUTONOMOUS BODIES

- **IIMS**
- **IITs**
- **NITS**
- **CBI**
- **NIA**
- **CRPF**
- **BSF**
- **ESIC**
- **AIIMS**
- **CIC**
- **DDA**

CENTRAL GOVT.

- **MOHUA**
- **MHA**
- **MOD**
- **MEA**
- **MoE**
- **MOT**
- **Many More**

STATE GOVT.

- **Haryana**
- **North Eastern States**
- **West Bangal**
- **Delhi**
- **All State Govt.**

CPSEs/PSU

- **BHEL**
- **NTPC**
- **SJVN**
- **CCL**
- **AAI**
- **WCL**

DOMESTIC MAJOR PROJECT EXECUTED:

- Redevelopment of New Moti Bagh Project
- Redevelopment of East Kidwai Nagar
- Garvi Gujarat Sadan, New Delhi
- Pt. Deendayal Upadhaya Institute
- Dr. Ambedkar International Centre for Social Justice
- SPG Dwarka, New Delhi
- Central Information Commission HQ, Delhi
- NIA, Office Pan India Basis
- National Police Memorial, New Delhi
- IIM Ranchi
- AIIMS Bilaspur, Himachal Pradesh

DOMESTIC MAJOR PROJECT ON-GOING:

- Redevelopment of Nauroji Nagar, Sarojini Nagar And Netaji Nagar in Delhi
- IECC Pragati Maidan, New Delhi
- Amrapali Projects
- Bharat Vandana Park Dwarka
- East Delhi Hub, Karkardooma
- 2400 Seater Auditorium Work, Kolkata
- AIIMS, Deoghar, Jharkhand
- IIM Sambalpur & Visakhapatnam
- Border Fencing & Road Works
- PMGSY Road Works

OVERSEAS MAJOR PROJECT EXECUTED:

- New Supreme Court Building, Mauritius
- Institute Of Security & Law Enforcement At Maldives
- Mahatma Gandhi Convention Centre (MGCC) at Niamey Niger
- India Pavilion, World Expo, Dubai
- Social Housing Projects, Mauritius

OVERSEAS MAJOR PROJECT ON-GOING:

- **Construction of 2000 Social Housing Units in Maldives**
- **Various Projects in Mauritius**

WHY NBCC NOW ?

- Real Estate Sale at Nauroji Nagar & Sarojini Nagar

Sale in Redevelopment Project:

- Total Value of Real Estate sold at Nauroji Nagar is Rs 5,840 Cr out of total Rs. 12,000 Cr.
- Rs 1,660 Cr Commercial Real Estate sold till date in FY 2022-23

Roadmap for Greater Contribution:

- Sale is picking up and we expect Sell of complete Nauroji Nagar with-in coming FY. Many Clients are in pipeline for purchasing Entire Towers.
- We are also exploring pptions for Bulk Sale in Sarojini Nagar Project.

WHY NBCC NOW ?

- Construction of Iconic World Trade Center Nauroji Nagar, New Delhi
- Clear Roadmap for major projects like Netaji Nagar & Sarojini Nagar

Construction in Redevelopment Project:

- In view of faster construction, World Trade Center project is on the verge of completion.
- Handing Taking Over of premises for interior works has started.

Roadmap for Greater Contribution:

- Sufficient Funds are in place to award and take-up the projects in full swing.
- Most of the statutory approvals are in place for taking up Sarojini Nagar project (one of the largest NBCC's project).

WHY NBCC NOW ?

- Recently Amrapali Project is on fast track.

Amrapali Project:

Construction Pace of Amrapali Project has accelerated and still few months of working season are left.

- In Amrapali project , we have executed Rs. 1150 Cr till 3rd Quarter.
- Total Work Executed: Rs. 3910 Cr till 3rd Quarter
- % of works Completed: 47.75%
- Total no of housing units Completed: 7100
- Total no of housing units handed over: 2550

WHY NBCC NOW ?

- **Faster Award of works or Tendering in near future**
- **Appointment of Full time Directors or Functional directors**
- **New Orders/Business in pipeline**
- **Focus on Overseas Business**

Award of works on Fast Track:

- Works Tendering will pick up in next few months due to all statutory approvals in place.
- Full time Functional directors have been appointed. It will boost execution and business development.
- We are expecting good amount of new orders in next 4-5 months.

Overseas Business:

- Pace of Construction has accelerated for 2000 Social Housing Units at Hulhumlae, Maldives
- Exploring more Business in African Countries.

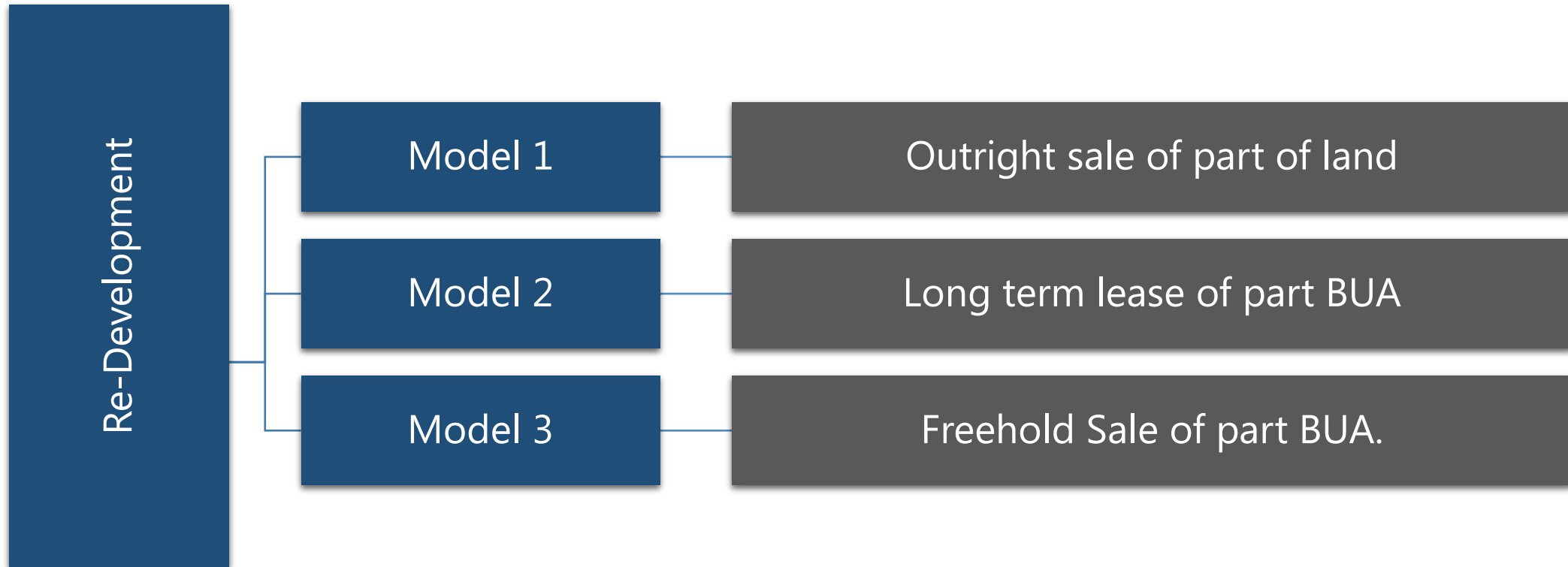
NBCC REDEVELOPMENT BUSINESS OVERVIEW

WHY TO RE-DEVELOP PROPERTIES ?

- High Repair and Maintenance Cost require for dilapidated Buildings .
- Constructed in Post Independence era - Govt. buildings / accommodations (GPRA) are very old constructed.
- Acute Shortage of offices / Residential spaces.
- Acute Shortage of Funds / Budget Restrained
- Optimum utilization of Land by Incorporating latest FAR norms.
- Buildings covering larger parts of the land - horizontally spread
- Limited area for green & other activities.

WHAT IS RE-DEVELOPMENT MODEL ?

- Demolishing prevailing old buildings.
- Construction of new site with modern amenities and facilities.
- No Budgetary Support from Govt. or Client.
- Unique Self Sustainable Model- Funds Generated through Commercial Exploitation.
- Work on fixed PMC + Marketing fees - PMC Agency to Client – Concept to Commissioning.



UNIQUE SELLING PROPOSITION :

NBCC has expertise in PMC+ REAL ESTATE + MAINTENANCE.

- **Dedicated in-house Real Estate team for Sale & Marketing.**
- **Ability & Experience to raise funds through Real Estate.**

REDEVELOPMENT OF 7 GPRA COLONIES

NBCC

NAUROJI NAGAR

NETAJI NAGAR

SAROJINI NAGAR

CPWD

KASTURBA NAGAR

THYAGRAJ NAGAR

SRINIVASPURI

MOHAMMADPUR

- To address the acute shortage of Government Housing and Office in the NCR, Union Cabinet has approved Re-development of Seven (GPRA).
- The cost of project comprising of GPRA, Social infrastructure & Commercial space and maintenance of GPRA for 30 years is to be met by sale of Commercial built up area (BUA) in Nauroji Nagar & part of Sarojini Nagar.
- 87 lakhs sft Commercial BUA is expected to generate Rs 32,276 Crores.

NAUROJI NAGAR:

- Foundation stone laid by Hon'ble VP on 17 May 2018
- Accredited as "World Trade Centre Delhi" by WTCA, New York, USA
- Overall Progress : **69%**
- NBCC sold inventory worth of Rs. 5800 Cr Approx. out Rs. 12,000 Cr .
- **Likely date of Completion : 30.06.2023**

WORLD TRADE CENTER NAUROJI NAGAR



WORLD TRADE CENTER™
NEW DELHI



Progress Photographs (WORLD TRADE CENTER NAUROJI NAGAR)



Feb 14, 2023, 16:18

Progress Photographs (Nauroji Nagar)



Feb 14, 2023, 16:50

HANDING OVER TO BUYERS (Nauroji Nagar)



REDEVELOPMENT OF SAROJINI NAGAR (GPRA)



Area under Development: Over 288.12 acres

Pre-development Houses: 3,976 nos.

Post Development Value Additions:

- Total House to be developed: 10,190 nos
- Commercial Built up Area for Sale : 48.19 Lakh sft
- Estimated Commercial Value (Fund Realization): 20,000 Cr
- Social Infra. : 8.90 Lakh sft
- Completion Time : 5 Years



Area under Development: Over 110.88 acres

Pre- development Houses:
2,886 nos

Post Development Value
Additions:

- **Total House to be developed:**
4,737 nos
- **GPOA Office Accommodation**
: 23.20 Lakh sft
- **Social Infra. : 5.7 Lakh sft**
- **Completion Time : 5 Years**

MAJOR ONGOING PROJECTS

AMRAPALI PROJECTS

In 2019, Hon'ble Supreme Court assigned this work to NBCC on PMC Basis

Total 25 nos. Projects in Noida & Gr. Noida

◆ Execution Status as per Residential Units

◆ Execution Status as per Value

	No of Units
Total no of Residential Units	46575
Units Completed till now	7100
No Units Handed Over	2550

	Project Value (Cr.)
Total Project Sanction Value	Rs. 8373.48 Cr
Value of work done as on 31.12.2022	Rs. 3900 Cr
Total Value of Works Pending	Rs. 4276.35 Cr

The stipulated date of completion of all projects is December 2024.



**Completed 25 storey Dream
Valley Enchante building
within 7 months.**



AMRAPALI PROJECT DREAM VALLEY PHASE-II, GREATER NOIDA



- **Project Cost : Rs. 401.94 Cr.**
- **Scope of work: Academic Block, Hostel Block, Admin Building, Mess & External Development.**
- **Likely Date of Completion: 30.06.2023**
- **Progress Achieved – 83%**

Project Brief:

- **Client: IIM**
- **All buildings in the project have been divided into 2 different priorities. Priority-I is to start the classes in new campus comprising Academic, Admin, Faculty and Hostel buildings. Priority-II is to complete the entire project.**



Project Brief:

- * Client: IIM
- * Academy Blocks-3Nos
- * Hostel Block-4Nos
- * Married Studio 1 Block etc.

- **Project Cost : Rs. 445 Cr.**
- **Scope of work: Construction of Academy Blocks, Hostel Block and Married Studio Block etc. with allied services**
- **Likely Date of Completion: 31.08.2023**
- **Progress Achieved – 70%**



Project Brief:

- * Client: IIT
- * Hostel Block
- * Housing Block
- * Lecture Theatre Complex

- **Project Cost : Rs. 560 Cr.**
- **Scope of work:**
 - Construction of Hostels, Housing block, Director Bungalow, Student Activity centre,
 - Lecture theatre complex, central workshop,
 - Commercial complex, auditorium and external development works.
- **Project Progress:: 85%**

EAST DELHI HUB- KARKADOOMA



Name of Work	Integrated Development of East Delhi Hub, Karkadooma, New Delhi on TOD Norms
Name of Client	Delhi Development Authority (DDA)
Approximate Cost of Construction	Rs. 1,168 .54Cr.
Size of Plot	25.47 Hectare
Progress	20%
Likely Date of Completion	October, 2024

IECC (EXHIBITION AND CONVENTION CENTER) DEVELOPMENT – PROJECT COST – 2350 Crores



BHARAT VANDANA PARK



Project owner : DDA
Sanction Cost : Rs 560 Cr
Completion Period : 24 Months
Present Progress : 47%
Likely Completion : Dec'23

Plot area : 200 acres land at Dwarka, New Delhi,

First of its kind in India being developed as a major tourist destination.

Project aims for sustainable and environment friendly development like Eco Park, Landscape creations, Water bodies, Pylons with Skywalks, cultural and adventure sports facilities.

Major attraction of 'Mini India' , will have replicas of important monuments from different states.

The prime objective is to show case the rich diverse cultural / art heritage / ethnic values of country / different states under one roof.

Plantation herbal and more than 10,000 plants/trees

REAL ESTATE DIVISION HIGHLIGHTS



Started Real Estate Business in year 1988



Established brand with Govt. Support & Guidance



First Central Public Sector Enterprise to enter into Real Estate



Experienced Management team with strong corporate governance



Strong Fundamentals & Financial Health



Developed numerous Residential & Commercial Complexes



Pan India presence – (Strong Presence in Tier II & Tier III Cities)

PROJECT GALLERY - REAL ESTATE PROJECTS



NBCC VALLEY VIEW, KOCHI



NBCC TOWER, BAHADURPUR, PATNA

Established as an EPC company in 1960

Specializes in Cooling Towers, Chimneys, other high rise structures

Executed - Roads, Bridges, Flyovers, Metro Stations, WTPs, STPs.

Technical & Experience Manpower for EPC work

Specialized state of art slip-form shuttering technology



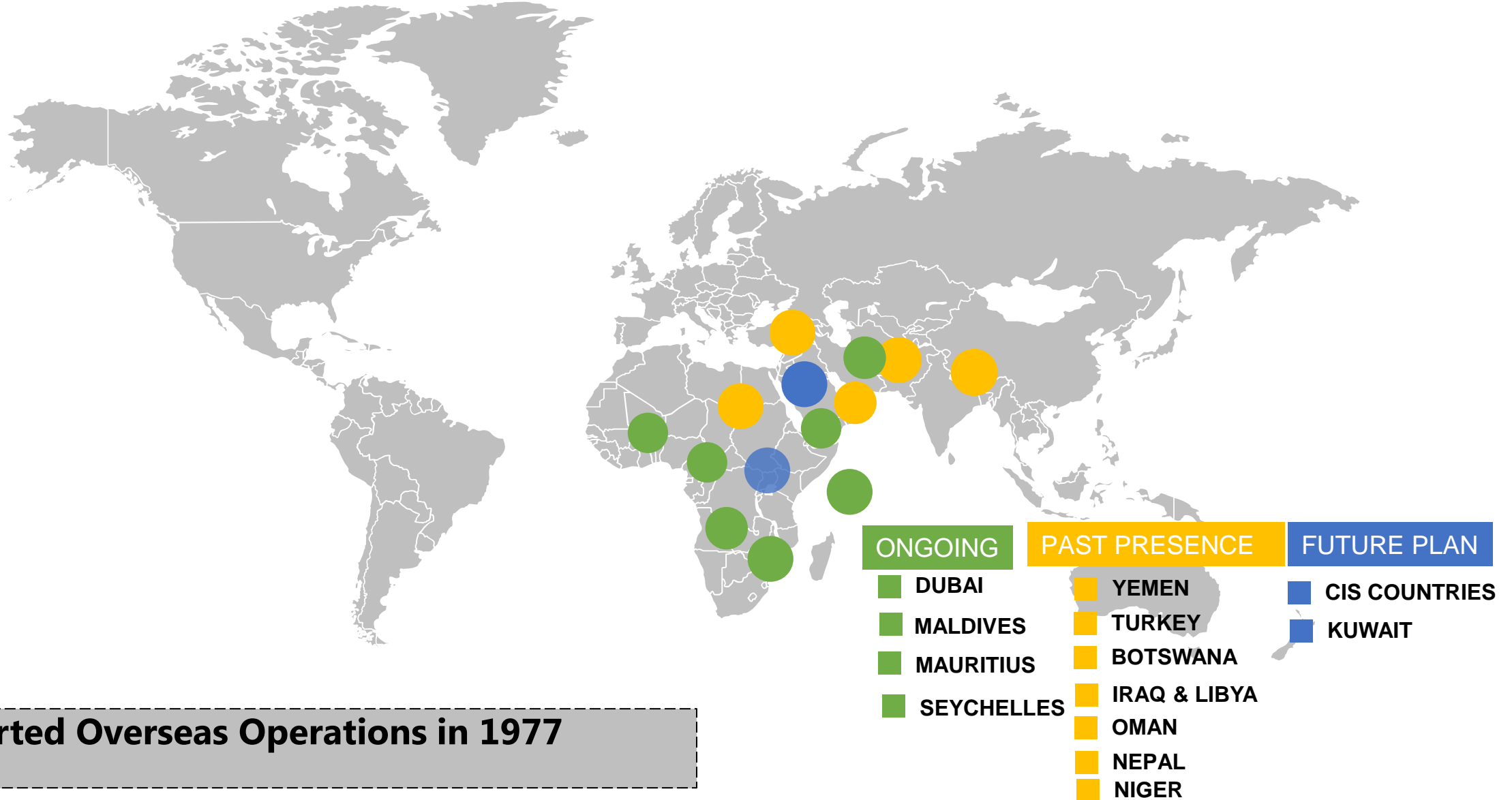
**DELHI'S
FIRST METRO
STATION**

**NBCC BUILT DELHI'S FIRST METRO STATION – WELCOME STATION
(OLD SEELAMPUR)**



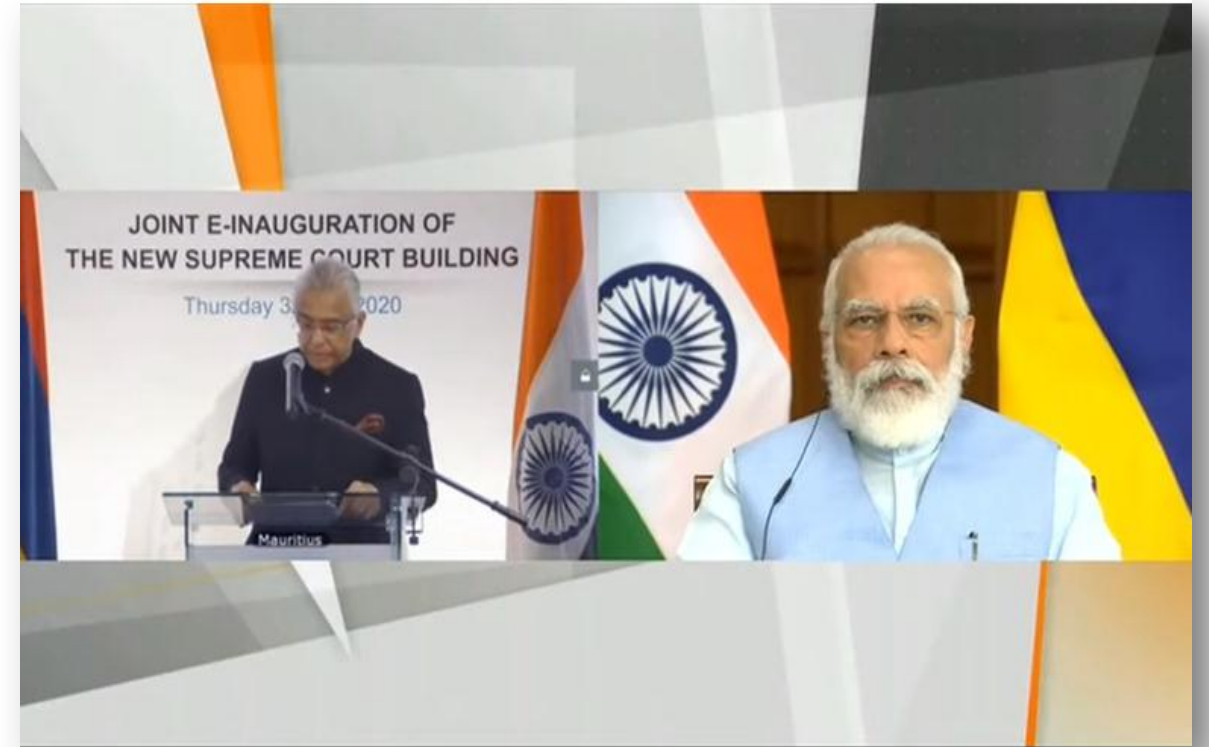
- **Project Cost: 67 crore**
- **Date of Completion : 31.01.2021**

OVERSEAS PRESENCE



Started Overseas Operations in 1977

INAUGURATION OF CONSTRUCTION OF NEW SUPREME COURT BUILDING-MAURITIUS



•Project Cost: 300 Cr approx.

INAUGURATED ON 30 JULY, 2020.

Hon'ble Prime Minister stated that the project got completed with-in time and with-in budget.

MAHATMA GANDHI CONVENTION CENTRE (MGCC) AT NIAMEY NIGER



Project Cost: \$ 56 Million (Rs. 400 Cr)

Duration : 13 months,

Date of Completion : 31.12.2019

Major Highlights : Fabricated Steel Structure airlifted from Ahmedabad



INDIA PAVILION, WORLD EXPO, DUBAI (Completed)

❖ Inaugurated on 02nd
October 2021.

❖ Project Cost : US \$ 48
Million (Rs. 280 Crore)

❖ **First Ever dynamic
Façade.**



CONSTRUCTION OF 2000 SOCIAL HOUSING UNITS IN MALDIVES



- ❑ **Client** : Fahi Dhiriulhun Corporation Ltd., Republic of Maldives
- ❑ **Project Cost** :USD 130 Million
- ❑ **Total 2000 Housing Units** : (1400 Units of 3BKH type & 600 Units of 2BHK type) has to be constructed, HULHUMALE.
- ❑ **Funded by EXIM Bank through Buyer's Credit**
- ❑ **Highest ever valued Overseas Project in NBCC.**

FEW MAJOR COMPLETED PROJECTS



- **Project Cost: 131 core**
- **Completion: 21 months (3 months before the deadline)**
- **Inaugurated by Hon'ble PM on September 02, 2019.**

दो साल पहले सितम्बर में मुख्यमंत्री, उप-मुख्यमंत्री जी ने इसका शिलान्यास किया था और आज सितम्बर के प्रारंभ में ही इसका उद्घाटन करने का मौका मुझे मिला है। मुझे खशी है कि समय पर प्रोजेक्ट्स पूरा करने की एक आदत सरकारी संस्थाओं में, सरकारी एजेंसियों में विकसित हो रही है। -

PM's Speech at inauguration

AIIMS BILASPUR HIMACHAL PRADESH

- **Project Cost: 1250 Cr**
- **Date of Completion : Inaugurated by Hon'ble Prime Minister of India on 05.10.022**



PT. DEENDAYAL UPADHAYA INSTITUTE OF ARCHAEOLOGY



INAUGURATED BY HON'BLE PRIME MINISTER & CHIEF MINISTER OF UTTAR PRADESH : Rs. 300 Cr

DR. AMBEDKAR NATIONAL CENTRE FOR SOCIAL JUSTICE, NEW DELHI



**Project Cost : Rs 185 Crs,
Inauguration by Hon'ble PM**



**Hon'ble PM stated that this is first time, he
laid foundation & inaugurated also.**

NATIONAL MUSEUM OF INDIAN CINEMA, MUMBAI



PROJECT COST : RS 135 Crs



INAUGURATED ON 19 JANUARY, 2019.

NATIONAL POLICE MEMORIAL - INAUGURATED BY HON'BLE PRIME



Great Challenge : 270 tonnes, 31 X 10 feet wide single piece of stone transported from Telangana, unloaded & erected with extreme precaution & technicalities.

[SMALL CLIP : INCREDIBLE JOURNEY](#)

JALLIANWALA BAGH RENOVATION



- **Project Cost: 23 Crore**
- **Inaugurated by Hon'ble PM on August 28, 2021.**

A blurred background image of a city skyline with various buildings and structures, rendered in a light, desaturated tone. The image is centered and serves as the backdrop for the text overlays.

**NBCC (India) Limited
Lodhi Road New Delhi - 110003**

Thank You.