



SHRADDHA  
**PRIME**  
PROJECTS LTD.  
CONSTRUCTING VALUE

**Shraddha Prime Projects Ltd.**

(Formerly Known As Towa Sokki Limited)

29<sup>th</sup> August, 2024

To  
The Manager  
The Listing Department  
Bombay Stock Exchange Limited  
P.J.Towers, Dalal Street,  
Mumbai – 400001

**Symbol: SHRADDHA**

**Script Code: 531771**

**Sub: REVISED EARNINGS PRESENTATION – UNAUDITED FINANCIAL RESULTS (STANDALONE AND CONSOLIDATED) FOR THE QUARTER ENDED JUNE 30, 2024**

Dear Sir/Madam,

In terms of Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, Please find enclosed revised Earnings Presentation on Unaudited Financial Results (Standalone and Consolidated) for the quarter ended June 30, 2024.

The same has also been uploaded on the Company's website [www.shradhaprimeprojects.com](http://www.shradhaprimeprojects.com).

The copy of the same is enclosed herewith for your records.

Thanking You,

For Shraddha Prime Projects Limited  
(Formerly Towa Sokki Limited)

**Sudhir Mehta**  
Managing Director  
DIN 02215452

Encl: as above



SHRADDHA  
**PRIME**  
PROJECTS LTD.  
CONSTRUCTING VALUE

**Shraddha Prime Projects Ltd**  
**(BSE: 531771)**

**Q1 FY25**  
**Earnings Presentation**

# Company Overview



## Shraddha Prime Overview

Distinguished real estate developer, equipped with profound expertise in the real estate industry

Strong foothold in both western and central suburban Mumbai

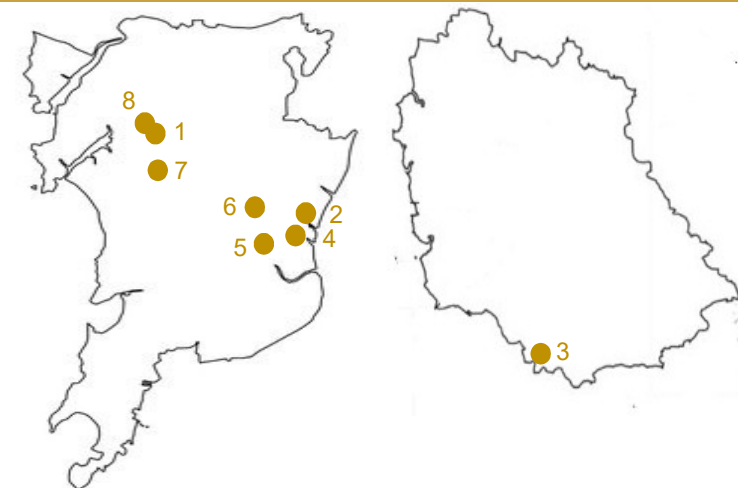
8+ Development projects are under Construction

Range of homes for everyone, from affordable to high-end

Wide range of projects, spanning from residential buildings to slum redevelopment

Premium to economical living spaces addressing the diverse needs of our community

## Ongoing Projects



Mumbai, Maharashtra

Thane, Maharashtra

1. Borivali West 2. Mulund 3. Thane 4. Mulund 5. Kanjurmarg  
6. Bhandup 7. Kandivali 8. Borivali East

**Commenting on the recent performance, Sudhir Mehta, Managing Director said:**

*I am pleased to report that we have achieved significant growth in Q1 FY25. Our revenue increased from INR 29 million in the last year to INR 261 million this quarter, driven by strong demand for our projects across western and central suburban Mumbai. EBITDA improved from INR 9 million to INR 23 million, with a margin of 9%, while our PAT grew from INR 6 million to INR 16 million. Operationally, we saw the number of units sold rise from 42 to 132 units, with collections growing from INR 1,394 lakhs to INR 6,471 lakhs. The total area sold expanded from 17,000 square feet to 72,000 square feet, further solidifying our market position.*

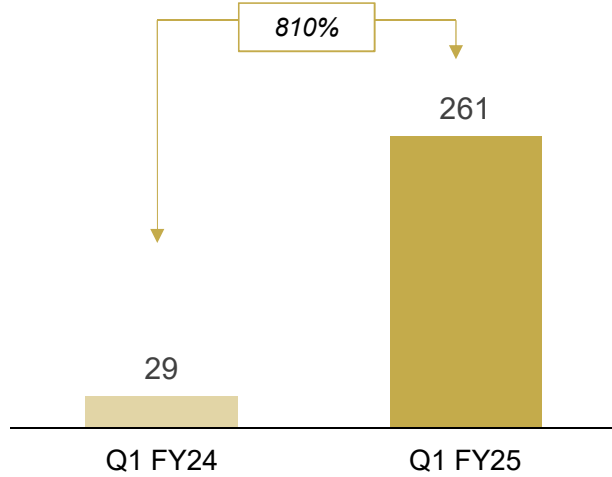
*We are also excited to announce that we are in the documentation phase for 3 new projects, one of which is in South Bombay (Matunga). With over 8 projects currently under construction, we continue to offer a diverse range of homes, from high-end residences to affordable housing, including slum redevelopment. As we look ahead, we are confident in our capacity to sustain this momentum and deliver value to our stakeholders. I extend my gratitude to our shareholders, customers, and employees for their ongoing support and trust in Shraddha Prime.*

# Q1 FY2025 Financial Highlights

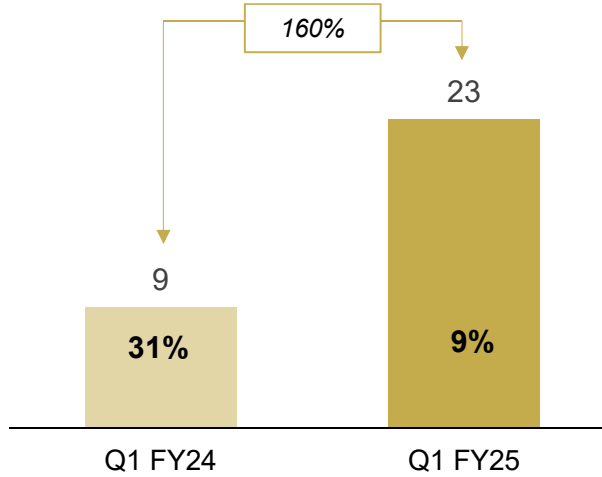


INR Millions

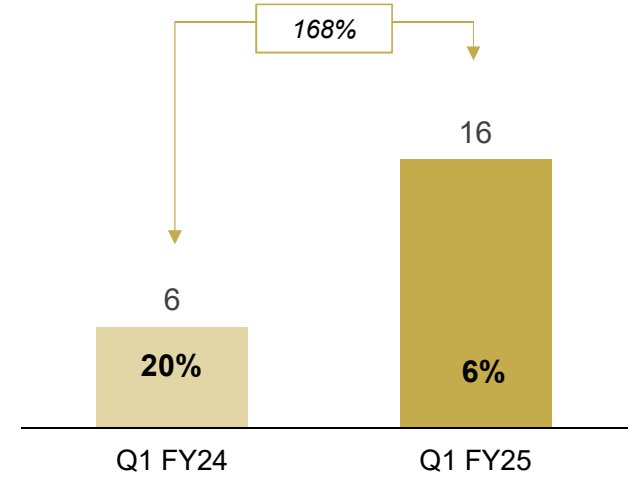
## Revenue



## EBITDA and EBITDA Margins



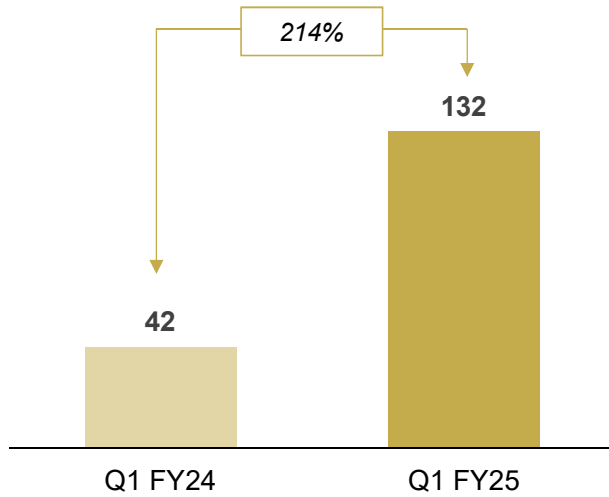
## PAT and PAT Margins



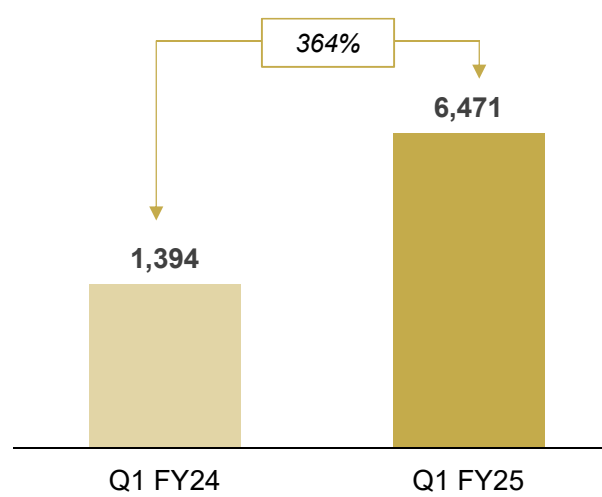
# Q1 FY2025 Operating Performance



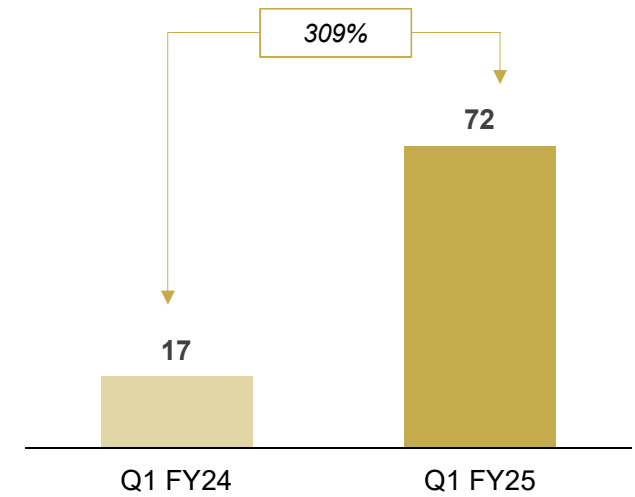
### Units Sold (No.)



### Collections (INR. Lakhs)



### Area Sold (Thousand Sq.ft.)



# Income Statement



INR Millions

Rs. Lakhs	Q1 FY25	Q1 FY24	YoY	FY24	FY23	YoY
Revenue from Operations	261	29	810%	838	86	875%
Other Income	9	0		10	3	
<b>Total Income</b>	<b>270</b>	<b>29</b>	<b>843%</b>	<b>848</b>	<b>86</b>	<b>875%</b>
<b>Gross Profit</b>	<b>23</b>	<b>10</b>	<b>137%</b>	<b>120</b>	<b>20</b>	<b>510%</b>
<b>Gross Profit Margin</b>	9%	34%		14%	23%	
Employee Benefit Expenses	3	0.3		7	3	
Other Expenses	6	0.5		15	8	
<b>EBITDA</b>	<b>23</b>	<b>9</b>	<b>160%</b>	<b>107</b>	<b>9</b>	<b>1,083%</b>
<b>EBITDA Margin</b>	9%	31%		13%	10%	
Depreciation	0.1	0.1		0.4	0.3	
<b>EBIT</b>	<b>23</b>	<b>9</b>	<b>161%</b>	<b>106</b>	<b>9</b>	<b>1,122%</b>
<b>EBIT Margin</b>	9%	31%		<b>13%</b>	10%	
Finance Cost	3	0.02		0.05	0.5	
<b>Profit Before Tax</b>	<b>20</b>	<b>9</b>	<b>129%</b>	<b>106</b>	<b>8</b>	<b>1,122%</b>
<b>Profit Before Tax Margin</b>	7%	31%		13%	9%	
Tax Expense	5	3		41	3	
<b>Profit After Tax</b>	<b>15</b>	<b>6</b>	<b>168%</b>	<b>66</b>	<b>5</b>	<b>1,198%</b>
<b>Profit After Tax Margin</b>	6%	20%		8%	6%	

Note: Gross Profit is calculated from Revenue from Operations  
EBITDA is calculated from Total Income

# Growth Strategies



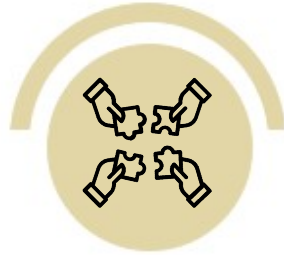
**Strategic Market Positioning**

Located in the dynamic real estate landscape with a comprehensive set of market-driven strategies



**Diverse Housing Solutions**

Dedicated to fulfilling various market needs, providing a range of housing options, from affordable and compact to premium and super-premium



**Strategic Collaborations**

Strategic collaborations with like-minded entities, including construction firms, architects, and urban planners, shows the dedication to enhance project quality and ensuring successful developments



**Innovation and Sustainability**

Investments in research and development emphasizing innovation and sustainable construction practices, incorporating eco-friendly technologies and energy-efficient solutions



**Customer-Centric Approach**

Focused on customers, providing flexible payment plans and a variety of housing options for people from all backgrounds





## Portfolio Overview

# Ongoing Projects

No.	Project Name	Location	1 BHK RERA Carpet Area (sq ft.)	2 BHK RERA Carpet Area (sq ft.)	3 BHK RERA Carpet Area (sq ft.)	Total Gross Development Value (In Cr.)	Total Saleable Area (sq ft.)	Total Area Sold (As on 30 <sup>th</sup> June 2024)	Total Booking Done (As % of Total Booking)	Est. Completion Date*
1	Park City Residence	Borivali East	425 / 429	522 / 549 / 570 / 577 / 580 / 623 / 624 / 644 / 645 / 647 / 650 / 660 / 679 / 689	-	1,200	4,36,800	63,186	14.47%	31/12/2029
	Park City Commercial		88 / 116 / 168 / 275 / 375 / 381 / 437 / 445 / 552 / 560 / 567 / 700 / 710 / 735 / 745 / 750 / 760				34,383	2,684	7.81%	31/12/2029
2	Paradise	Borivali West	-	606 / 636 / 674 / 680 / 687 / 689 / 690 / 713	879 / 880 / 948 / 949	404	1,47,617	60,911	41.26%	31/12/2028
3	Panorama	Mulund West	411 / 413 / 476	520 / 550 / 554 / 563 / 622 / 657 / 659	-	201	1,01,493	18,834	18.56%	31/12/2026
4	Palacious	Bhandup West	381 / 383 / 384 / 387 / 410	550 / 551 / 571	-	183	1,19,491	70,995	59.41%	31/12/2027
5	Gold Crest	Kandivali West	406	598 / 634 / 657 / 658	-	123	1,06,803	19,557	18.31%	31/12/2027
6	Peninsula	Thane	358 / 381	477 / 500	-	114	82,877	57,461	69.33%	30/04/2026
7	Pavillion	Kanjurmarg East	365 / 371 / 382	492 / 541 / 562 / 637 / 658	-	97	49,109	19,532	39.77%	09/01/2027
8	Priva	Mulund West	316 / 318 / 357 / 358 / 402 / 405 / 427	611 / 624	-	79	37,199	17,749	47.71%	02/08/2025

# Ongoing Projects

<b>Project</b>	<b>Shraddha Park City</b>
Location	Borivali
Type	Residential + Commercial
For more Details	<a href="#">Click Here</a>



# Ongoing Projects

<b>Project</b>	<b>Shraddha Paradise</b>
Location	Borivali West
Type	Residential
For more Details	<a href="#">Click Here</a>



# Ongoing Projects

<b>Project</b>	<b>Shraddha Panorama</b>
Location	Mulund West
Type	Residential
For more Details	<a href="#">Click Here</a>



# Ongoing Projects

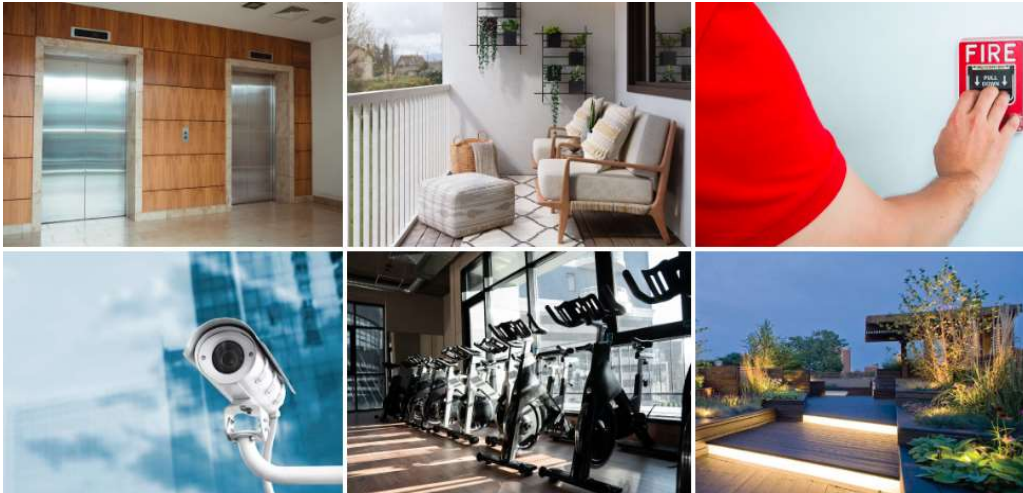


<b>Project</b>	<b>Shraddha Palacious</b>
Location	Bhandup West
Type	Residential



# Ongoing Projects

<b>Project</b>	<b>Shraddha Gold Crest</b>
Location	Kandivali West
Type	Residential
For more Details	<a href="#">Click Here</a>



# Ongoing Projects



<b>Project</b>	<b>Shraddha Peninsula</b>
Location	Thane (Dokali, Balkum)
Type	Residential
For more Details	<a href="#">Click Here</a>





# Ongoing Projects

<b>Project</b>	<b>Shraddha Pavillion</b>
Location	Kanjurmarg East
Type	Residential
For more Details	<a href="#">Click Here</a>



# Ongoing Projects

<b>Project</b>	<b>Shraddha Priva</b>
Location	Mulund West
Type	Residential
For more Details	<a href="#">Click Here</a>



# Disclaimer



*This presentation, provided by Shraddha Prime Project Ltd., is intended for informational purposes only and is not an offer, invitation, or inducement to sell or issue securities. It is not intended to be a prospectus under any jurisdiction's laws. The information contained herein includes forward-looking statements about the company's future prospects and profitability, identified by expressions such as "will," "aim," "may," and "anticipate."*

*Forward-looking statements inherently involve risks, uncertainties, and factors that may cause actual results to differ from those expressed or implied in such statements. These factors include, but are not limited to, fluctuations in earnings, managing growth, competition, economic conditions, talent retention, contract overruns, government policies, fiscal deficits, regulations, and prevailing economic costs.*

*The company does not guarantee the accuracy, fairness, completeness, or correctness of the forward-looking statements, and no reliance should be placed on them. The company disclaims any obligation to publicly update or revise these forward-looking statements, unless required by law.*

*Accessing this presentation implies an agreement to be bound by specified restrictions. No responsibility or liability is accepted for the accuracy or validity of the information by directors, promoters, employees, affiliates, advisors, or representatives of Shraddha Prime Project Ltd. The presentation is confidential and may not be copied or disseminated. Viewers are cautioned not to place undue reliance on forward-looking statements, and any actions taken based on such statements are at the viewer's own risk.*

*This disclaimer is issued in compliance with applicable laws and regulations governing the provision of information and the communication of forward-looking statements by Shraddha Prime Project Ltd.*

**Paresh Rohra / Rajiv Pandya**

**Churchgate Partners**

**+91 22 6169 5988**

[shraddhaprime@churchgatepartners.com](mailto:shraddhaprime@churchgatepartners.com)

