



Date : July 26, 2021

<b>The General Manager, Listing Department BSE Limited PhirozeJeejeebhoy Towers, Dalal Street, Mumbai 400 001</b>	<b>The Vice-President, Listing Department National Stock Exchange of India Limited "Exchange Plaza", Bandra – Kurla Complex, Bandra (E), Mumbai – 400 051</b>
Scrip Code : 533160	Scrip Symbol : DBREALTY
Fax No.: 022 – 2272 3121/ 2039	Fax No.: 022 – 26598237/38

Dear Sir/Madam,

**Sub: Intimation pursuant to Regulation 23(9) of (Listing Obligations and Disclosure Requirements) Regulations, 2015**

Pursuant to Regulation 23(9) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith statement of Related Party Transactions on Consolidated basis, in the Format specified in the accounting standards, for the half year ended 31<sup>st</sup> March, 2021

Request you to take the same on records.

Thanking You,

Yours Faithfully,

For D B Realty Limited,

  
  
**Jignesh Shah  
Company Secretary**

**D B REALTY LIMITED**

Regd. Office : DB Central, Maulana Azad Road, Rangwala Compound, Jacob Circle, Mumbai- 400 011 Tel.: 91-22-2305 5555  
Website: www.dbrealty.co.in • Email : info@dbg.co.in  
CIN: L70200MH2007PLC166618

**D B Realty Limited**

Notes to the Consolidated Financial Statements for the year ended March 31, 2021

**Related Party Disclosure:**

Disclosures as required by the Indian Accounting Standard 24 (Ind AS-24) "Related Party Disclosures" are given below:

(i)

**(a) List of related parties where control exists:**

Sr No	Name of the Related Parties
	<b>Jointly Controlled Entities</b>
1	Sneh Developers
2	DB Realty and Shreepati Infrastructure LLP
3	Dynamix Realty (Partnership Firm)
4	Lokhandwala Dynamix Balwas Joint Venture
5	Lokhandwala DB Realty LLP (LLP in which Subsidiary Company is partner)
6	National Tiles (step down joint venture)
7	Suraksha DB Realty
8	DBS Realty (Partnership Firm)
9	Mahal Pictures Private Limited (up to December 23, 2020)
10	Pandora Projects Private Limited (w .e. f. January 16, 2021)
11	Om Metal Consortium
12	DB (BKC) Realtors Private Limited
13	Mahal Pictures Private Limited (transferred from associate companies w.e.f. 21.06.2019)
14	Kapstar Realty LLP (w.e.f. 14.08.2019)
15	Ahmednagar Warehousing Developers & Builders LLP (LLP in which Subsidiary Company is partner) (w.e.f. 27.09.2019)
16	Solapur Warehousing Developers & Builders LLP (LLP in which Subsidiary Company is partner)(w.e.f. 27.09.2019)
17	Aurangabad Warehousing Developers Builders LLP (LLP in which Subsidiary Company is partner)(w.e.f. 27.09.2019)
18	Latur Warehousing Developers & Builders LLP (LLP in which Subsidiary Company is partner)(w.e.f. 27.09.2019)
19	Saswad Warehousing Developers & Builders LLP (LLP in which Subsidiary Company is partner)(w.e.f. 27.09.2019)

**(b) Related parties with whom transactions have taken place and relationships:**

	<b>Associate Companies</b>
20	Sangam City Township Private Limited
21	Mahal Pictures Private Limited (transferred to Jointly controlled entity w.e.f. 21.06.2019)
22	DB Hi-Ski Constructions Private Limited
23	Shiva Buildcon Private Limited
24	Shiva Multitrade Private Limited
25	Shiva Realtors Suburban Private Limited
26	Neelkamal Realtors Towers Private Limited
27	Milan Theatres Private Limited
	<b>Entity in respect of which the company is an associate</b>
28	Neelkamal Tower Construction LLP
	<b>Key Management Personnel (KMP)</b>
29	Vinod Goenka (Chairman & Managing Director)
30	Shahid Balwa (Vice Chairman & Managing Director)
31	Asif Balwa (CFO)
32	Mahesh Manilal Gandhi (till 28.03.2019) (Non Executive Director)
33	Sundaram Rajagopal (Non Executive Director) (till 28.05.2019) (Non Executive Director)


  
 D B Realty Limited  
 Mumbai  
 P. Prabhakar

34	Devendra Vasal (till 18.06.2018) (Non Executive Director)
35	Jagat Killawala (Non Executive Director)
36	Sunita Goenka (Non Executive Director)
37	Maryam Khan (Non Executive Director) (appointed w.e.f. 14.08.2018)
38	Nasir Mahumad Rafique (Non Executive Director)
39	Jayavardhan Vinod Goenka (Non Executive Director) (till 27.06.2019)
40	Salim Usman Balwa (Non Executive Director) (til 30.09.2019)
	<b>Relatives of KMP</b>
41	Aseela V Goenka (Wife of Chairman)
42	Sanjana V Goenka (Daughter of Chairman)
43	Pramod Goenka (Brother of Chairman)
44	Shanita D Jain (Sister of Chairman)
45	Usman Balwa (Father of Vice Chairman)
46	Sakina U Balwa (Mother of Vice Chairman)
47	Shabana Balwa (Wife of Vice Chairman)
48	Salim Usman Balwa (Brother of Vice Chairman)
49	Arshad S Balwa (Son of Vice Chairman)
50	Aaliya S Balwa (Daughter of Vice Chairman)
51	Wahida Asif Balwa (wife of CFO) (w.e.f 14.02.2018)
52	Ishaq Balwa (brother of CFO) (w.e.f 14.02.2018)
53	Mohammed Balwa (brother of CFO) (w.e.f 14.02.2018)
	<b>Enterprises where individuals i.e. KMP and their relatives have significant influence</b>
54	Pune Buildtech Private Limited
55	Hotels Balwas Private Limited
56	Mystical Constructions Private Limited
57	Neelkamal Realtors & Builders Private Limited
58	YJ Realty And Aviation Private Limited
59	Conwood Construction & Developers Private Limited
60	Dynamix Clubs And Resorts Private Limited
61	Dynamix Contractors & Builders Private Limited
62	Eversmile Construction Company Private Limited
63	K G Enterprises
64	Goenka & Associates Medical Research Centre
65	Balwas Charitable Trust
66	Goenka Family Trust
67	Vinod Goenka HUF
68	Bamboo Hotel and Global Centre (Delhi) Private Limited
69	BD&P Hotels (India) Private Limited
70	Goan Hotels & Realty Private Limited
71	Majestic Infracon Private Limited
72	Marine Drive Hospitality & Realty Private Limited
73	Deluxe Hospitality Limited, Mauritius
74	Neelkamal Realtors and Hotels Private Limited
75	Pony Infrastructure and Contractors Ltd
76	Dynamix Securities & Holdings Limited
77	D B Project Private Limited



*PP Mohanty*

## (c) List of transaction and balance outstanding with related parties as per Ind AS 24 "Related Party Disclosures"

(Rs. in lacs)

Desiption	Associates	Entities under Joint Control of Company/its subsidiaries	Enterprises over which KMP and their relatives have significant influence	KMP and their Relatives	Total
<b>Balance Outstanding As At Year Ended</b>					
<b>Loans Granted</b>					
As at March , 2021	2,375.56	45.02	35,058.19	1,462.81	38,941.59
Less: Provision eated on the same	-	-	-	-	-
<b>Loan Granted, considered doubtful</b>					
As at March , 2021	3,971.32	-	5,967.00	-	9,938.32
Less: Provision eated on the same	(3,971.32)	-	(5,967.00)	-	(9,938.32)
<b>Interest accrued and due, considered doubtful</b>					
As at March , 2021	-	-	(802.83)	-	(802.83)
Less: Provision created on the same	-	-	802.83	-	802.83
<b>Judgement Debtors/Debts due on assignment</b>					
As at March , 2021	-	-	35,170.80	-	35,170.80
<b>Loan Taken</b>					
As at March , 2021	3,007.19	740.72	6,210.92	-	9,958.84
<b>Interest accrued &amp; due on borrowings</b>					
As at March , 2021	-	-	8.47	-	8.47
<b>Project Advance</b>					
Current Year	6,260.01	133.77	-	-	6,393.78
Previous Year	5,400.21	115.32	-	-	5,515.52
<b>Security Deposits</b>					
Current Year	148.63	-	7,510.56	-	7,659.20
<b>Security Deposits , considered doubtful</b>					
As at March , 2021	-	-	82.75	-	82.75
Less: Provision created on the same	-	-	(82.75)	-	(82.75)
<b>Trade Receivable</b>					
As at March , 2021	-	-	6,212.32	-	6,212.32
<b>Dues from Related Party</b>					
As at March , 2021	-	-	432.52	-	432.52
Less: Allowance for credit losses	-	-	(432.52)	-	(432.52)
<b>Other Receivable</b>					
As at March , 2021	2.53	10.57	3.57	-	16.68
<b>Trade Advance</b>					
As at March , 2021	-	-	3.64	-	3.64
<b>Other receivable-Related party</b>					
As at March , 2021	-	-	1.54	-	1.54
<b>Advance For Transferrable Development Rights</b>					
As at March , 2021	-	-	-	672.50	672.50
<b>Advance For Transferrable Development Rights , considered doubtful</b>					
As at March , 2021	-	2,101.83	-	-	2,101.83
Less: Provision created on the same	-	(2,101.83)	-	-	(2,101.83)



*P. P. Purohit*

Advance for acquisition of joint development rights					
As at March , 2021			3,753.40		3,753.40
Advance given for Purchase of Shares					
As at March , 2021	-	-	42.02	-	42.02
Advance Given towards purchase of Tenancy Rights					
As at March , 2021		354.84			354.84
Advance Received towards purchase of Tenancy Rights					
As at March , 2021	-	173.5	-	-	173.50
Mobilisation Advance given					
As at March , 2021	-	-	1,916.37	-	1,916.37
Less: Provision created on the same	-	-	(1,916.37)	-	(1,916.37)
Trade Payables (Including retention money payable)					
As at March , 2021	19.08		171.08	-	190.16
Security Deposits taken					
As at March , 2021	-	(2,528.80)	(1,000.00)	-	(3,528.80)
Other Payable					
As at March , 2021	-	9.86	932.50	-	942.36
Capital Contribution Payable					
As at March , 2021	-	1,000.00	-	-	1,000.00

Transactions during the year

(Rs. in lacs)

Description	Associates	Entitles under Joint Control of Company/its subsidiaries	Enterprises over which KMP and their relatives have significant influence.	KMP and their Relatives	Total
Transactions during the year					
Loans Granted Net					
For the half year ended September 30, 2020 the year	(207.54)	0.00	4,939.02	84.44	4,815.92
Loan Taken Net					
For the half year ended September 30, 2020 the year	1,256.91	(178.56)	(859.80)	-	218.54
Interest Expense Security Deposits			5.54		5.54
Notional Interest income Project advances	859.80	18.45	-	-	878.25
Notional Interest income Security Deposits	20.50	-	953.30	-	973.80
Other Receivables Net	1.34	-	(3.34)	-	(1.99)
Trade Receivable Net	-	-	-	-	-
Rent Paid	-	-	2.36	-	2.36
Compensation Expense	1,325.00	-	-	-	1,325.00
Purchase of Preference Shares		9,106.55			9,106.55
Sale of Investment		17,567.52			17,567.52



PP Medhantya