

Anant Raj Limited

(Formerly Anant Raj Industries Limited)

CIN : L45400HR1985PLC021622

Head Off : H-65, Connaught Circus, New Delhi-110 001

Tel : 011-43034400, 23324127, 23323880 Fax : 011-43582879

E-mail : info@anantrajlimited.com Website : www.anantrajlimited.com

Regd. Office : CP-1, Sector-8, IMT Manesar, Haryana-122051

Telefax : (0124) 4265817



ARL/CS/13144

November 12, 2021

<p>The Manager Listing Department BSE Limited, Phiroze Jee Jee Bhoy Towers, Dalal Street, Mumbai – 400001</p> <p>Scrip code: 515055</p>	<p>The Secretary, The National Stock Exchange of India Limited, “Exchange Plaza”, 5th Floor, Plot No. C/1, G-Block, Bandra – Kurla Complex, Bandra (E), Mumbai-400051</p> <p>Scrip code: ANANTRAJ</p>
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Subject: Outcome of the Board Meeting held on November 12, 2021

Dear Sir/Madam,

Pursuant to Regulation 30 and 33 read with Schedule III of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we wish to inform that the Board of Directors of the Company in its meeting held today i.e. November 12, 2021, has, inter – alia, considered and approved the Unaudited Financial Results (Standalone & Consolidated) of the Company for the quarter and half year ended September 30, 2021.

A Copy of such Unaudited Financial Results (Standalone & Consolidated) alongwith Limited Review Reports are enclosed. The Results are also available on website of the Company at www.anantrajlimited.com & web sites of Stock Exchanges i.e. BSE Limited at www.bseindia.com and National Stock Exchange of India Limited at www.nseindia.com.

We are pleased to inform your good office that our Wholly Owned Subsidiary, M/s Anant Raj Cloud Private Limited, has received TIA-942 Rated 3 Certificate from the Telecommunications Industry Association (TIA), for developing a Hyper-Scale Data Centre in our building at IMT, Manesar, Gurgaon, Haryana.

TIA is world’s leading body for Certification for Data Centers, and sets the benchmark for Data Centre specifications & standards around the globe. It is accredited by the American National Standards Institute (ANSI) as a standards developing organization (SDO).

We also take pleasure to inform that Anant Raj Cloud Private Limited is the Third Company and the largest in North India to have received this Certificate.



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The Board Meeting commenced at 03:30 P.M and concluded at 07/45 P.M.

This is for your kind information and records.

Thanking You,

For **Anant Raj Limited**





Manoj Pahwa
Company Secretary
A7812

Encl: As above

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Independent Auditor's Review Report on the Quarterly and Year to Date Unaudited Consolidated Financial Results of the Company pursuant to the regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

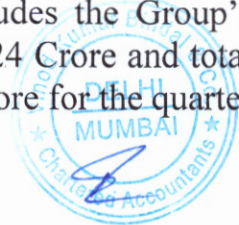
To
The Board of Directors,
Anant Raj Limited,
H-65, Connaught Circus
New Delhi-110001

LIMITED REVIEW REPORT

1. We have reviewed the accompanying statement of Unaudited Consolidated Financial Results of Anant Raj Limited ("the Parent") and its subsidiaries (the Parent and its subsidiaries together referred to as "the Group), and its share of the net profit/(loss) after tax and total comprehensive income/loss of its associates and joint controlled entity for the quarter ended 30th September, 2021 and year to date results for the period 1 April 2021 to 30 September 2021 ("the statement") being submitted by the Parent pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended, including relevant circulars issued by the SEBI from time to time.
2. This Statement, which is the responsibility of the Parent's management and approved by the Parent's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in the Indian Accounting Standard 34 ("Ind AS 34"), "Interim Financial Reporting" prescribed under section 133 of the Companies Act, 2013 read with relevant rules issued thereunder and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended), including relevant circulars issued by the SEBI from time to time. Our responsibility is to express a conclusion on the Statement based on our review.



3. 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 Accountant of India (ICAI). A review of interim financial information consists of making inquiries, primarily of the Parent's personnel 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 Standards on auditing specified under Section 143(10) of the Companies Act, 2013 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.
4. We also performed procedures in accordance with the circular issued by SEBI under Regulation 33(8) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended, to the extent applicable.
5. This Statement includes the results of the Parent, subsidiaries, associates, joint controlled entity and partnership firm attached as Annexure I.
6. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of other auditors referred to in paragraph 7 & 8 below, nothing has come to our attention that causes us to believe that the accompanying statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing obligations and Disclosure Requirements) Regulations, 2015, as amended, including the manner in which it is to be disclosed, or that it contains any material misstatement.
7. We did not review the interim financial statements / financial information/financial results of 36 subsidiaries and 1 jointly controlled entity included in the Unaudited Consolidated Financial Results, whose interim financial statements / financial information / financial results reflect total assets of Rs 993.89 Crore as at 30/09/2021 and total revenue of Rs. 4.75 Crore and Rs 7.35 Crore, total net loss after tax (net) of Rs 1.59 Crore and Rs 2.21 Crore, total comprehensive income (net) of Rs. 1.59 Crore and Rs 2.21 Crore, for the quarter and year- to- date period ended September 30, 2021 respectively, as considered in the statement.
8. The Unaudited Consolidated Financial Results also includes the Group's share of net profit after tax of Rs. 14.14 Crore and Rs 21.24 Crore and total comprehensive income of Rs. 14.14 Crore and Rs 21.24 Crore for the quarter



and year-to-date period ended 30/09/2021 as considered in the statement. In respect of 4 associates whose interim financial statements/financial Information/financial results have not been reviewed by us.

- 9. These interim financial statements/financial information/financial results have been reviewed by other auditors whose reports have been furnished to us by the management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures included in respect of these subsidiaries, associates and joint controlled entity is based solely on the reports of the other auditors and the procedures performed by us as stated in paragraph 3 above.

Our conclusion on the statement in respect of matters stated in para7&8 is not modified including with respect to our reliance on the financial information certified by the Board of Directors.

- 10. The Statement includes the results of the following entities:

Subsidiaries

- 1. Adonai Home Private Limited
- 2. Advance Buildcon Private Limited
- 3. Anant Raj Cloud Private Limited
- 4. Anant Raj Digital Private Limited
- 5. Anant Raj Cons. & Development Private Limited
- 6. Anant Raj Estate Management Services Limited
- 7. Anant Raj Housing Limited
- 8. AR Login 4 Edu Private Limited
- 9. Century Promoters Private Limited
- 10. Echo Properties Private Limited
- 11. Four Construction Private Limited
- 12. Empire Promoters Private Limited
- 13. Excellent Inframart Private Limited @
- 14. Glaze Properties Private Limited
- 15. Green Valley Builders Private Limited
- 16. Green Way Promoters Private Limited
- 17. Gujarat Anant Raj Vidhyanagar Ltd.
- 18. Grandstar Realty Private Limited
- 19. Hamara Realty Private Limited
- 20. Jai Govinda Ghar Nirman Limited @
- 21. Jasmine Buildwell Private Limited
- 22. North South Properties Private Limited
- 23. Pasupati Aluminium Limited
- 24. Pelikan Estates Private Limited
- 25. Pioneer Promoters Private Limited



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26. Rolling Construction Private Limited
 27. Romano Estates Private Limited
 28. Romano Estate Management Services Limited
 29. Romano Infrastructure Private Limited
 30. Rose Realty Private Limited
 31. Sartaj Developers & Promoters Private Limited @
 32. Sovereign Buildwell Private Limited
 33. Spring View Developers Private Limited
 34. Springview Properties Private Limited
 35. Tumhare Liye Realty Private Limited
 36. Woodland Promoters Private Limited

@ The Company holds through its subsidiaries more than one-half in nominal value of the equity share capital.

Associates

1. Anant Raj Property Management Private Limited
2. Roseland Buildtech Private Limited
3. E2E Solutions Private Limited
4. Romano Projects Private Limited

Joint Controlled Entity

1. Avarna Projects LLP

for Vinod Kumar Bindal & Co
ICAI Firm Registration No. 003820N
Chartered Accountants



ARVIND MITTAL
Partner

Membership no. 509357

UDIN: 21509357AAAAHT7776

Place: New Delhi

Date: 12th November, 2021

ANANT RAJ LIMITED

CIN : L45400HR1985PLC021622

Registered Office: Plot No. CP-1, Sector-8, IMT Manesar, Haryana-122051. Telefax: (0124) 4265817

Head Office: H-65, Connaught Circus, New Delhi -110001; Website: www.anantrajlimited.com

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Statement of Unaudited Consolidated Financial Results for the Quarter and Half Year ended September 30, 2021

(Rs., Crores)

Sl.No.	Particulars	Quarter ended			Half Year ended		Year ended
		30.09.2021	30.06.2021	30.09.2020	30.09.2021	30.09.2020	31.03.2021
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Income						
	(a) Revenue from operations	86.39	62.18	42.18	148.57	62.23	249.66
	(b) Other income	8.94	9.62	5.47	18.56	10.10	19.97
	Total income	95.33	71.80	47.65	167.13	72.33	269.63
2	Expenses						
	(a) Cost of sales	58.06	47.46	26.89	105.52	42.37	178.40
	(b) Employee benefits expense	3.38	3.33	3.17	6.71	6.02	12.98
	(c) Finance costs	7.20	5.83	8.53	13.03	14.10	30.55
	(d) Depreciation and amortisation	4.19	4.12	4.19	8.31	8.36	17.18
	(e) Others	5.17	2.84	4.57	8.01	8.48	22.91
	Total expenses	78.00	63.58	47.35	141.58	79.33	262.02
3	Profit/(Loss) before exceptional items, tax, share of profit in associates and jointly controlled entities (1-2)	17.33	8.22	0.30	25.55	(7.00)	7.61
4	Exceptional items	-	-	-	-	-	-
5	Profit/(Loss) before tax, share of profit in associates and jointly controlled entities (3+4)	17.33	8.22	0.30	25.55	(7.00)	7.61
6	Tax expenses						
	- Current tax	2.74	2.21	-	4.95	-	5.30
	- Deferred tax	1.56	1.62	0.10	3.18	1.95	2.08
7	Profit/(Loss) after tax and before share of profit in associates and jointly controlled entities (5-6)	13.03	4.39	0.20	17.42	(8.95)	0.23
8	Share of profit in associates and jointly controlled entities (net)	1.11	2.71	2.87	3.82	4.90	10.41
9	Profit/(Loss) for the period /year (7+8)	14.14	7.10	3.07	21.24	(4.05)	10.64
10	Other comprehensive income						
	(a) Items that will not be reclassified to profit and loss (net of tax)	-	-	-	-	-	0.21
	(b) Items that will be reclassified to profit and loss (net of tax)	-	-	-	-	-	-
	Total other comprehensive income	-	-	-	-	-	0.21
11	Total comprehensive income/(loss) for the period/year (9+10)	14.14	7.10	3.07	21.24	(4.05)	10.85
12	Net profit/(loss) for the period/year attributable to:						
	- Owners of the company	14.69	7.35	3.87	22.04	(3.05)	12.78
	- Non-controlling interests	(0.55)	(0.25)	(0.80)	(0.80)	(1.00)	(2.14)
		14.14	7.10	3.07	21.24	(4.05)	10.64
13	Other comprehensive income/(loss) attributable to:						
	- Owners of the company	-	-	-	-	-	0.21
	- Non-controlling interests	-	-	-	-	-	-
		-	-	-	-	-	0.21
14	Total comprehensive income/(loss) attributable to:						
	- Owners of the company	14.69	7.35	3.87	22.04	(3.05)	12.99
	- Non-controlling interests	(0.55)	(0.25)	(0.80)	(0.80)	(1.00)	(2.14)
		14.14	7.10	3.07	21.24	(4.05)	10.85
15	Paid-up Equity Share Capital (Face Value of Rs. 2/- per share)	59.02	59.02	59.02	59.02	59.02	59.02
16	Other equity						2,440.49
17	Earnings per equity share (face value of Rs. 2/- per share) (not annualised)						
	- Basic (Rs.)	0.50	0.25	0.13	0.75	(0.10)	0.43
	- Diluted (Rs.)	0.45	0.23	0.13	0.68	(0.10)	0.43



For Anant Raj Limited

Managing Director



Statement of Unaudited Consolidated Assets and Liabilities :

Particulars	(Rs., Crores)	
	As at	As at
	30.09.2021 (Unaudited)	31.03.2021 (Audited)
ASSETS		
Non- current assets		
Property, plant and equipment	40.93	43.00
Intangible assets	-	-
Capital work-in-progress	96.31	104.32
Investment property	1,276.20	1,283.11
Financial assets		
Investments	425.65	422.54
Trade receivables	18.97	19.07
Loans	72.47	60.74
Other financial assets	48.39	48.73
Other non-current assets	242.44	248.34
Total Non-Current Assets	2,221.36	2,229.85
Current assets		
Inventories	1,438.29	1,456.64
Financial assets		
Trade receivables	19.82	43.57
Cash and cash equivalents	35.30	26.87
Other bank balances	9.93	10.49
Other financial assets	799.37	748.86
Other current assets	108.98	94.29
Total Current Assets	2,411.69	2,380.72
Total Assets	4,633.05	4,610.57
EQUITY AND LIABILITIES		
Equity		
Equity share capital	59.02	59.02
Other equity	2,498.72	2,440.49
Total equity (for shareholders of parent)	2,557.74	2,499.51
Non-controlling interest	36.15	36.95
Total Equity	2,593.89	2,536.46
Non-current liabilities		
Financial liabilities		
Borrowings	1,393.31	1,410.84
Other non current liabilities	3.74	24.34
Deferred tax liabilities (net)	24.20	19.00
Provisions	1.76	1.84
Total Non Current Liabilities	1,423.01	1,456.02
Current liabilities		
Financial liabilities		
Borrowings	78.09	87.82
Trade Payables	9.23	6.93
Other financial liabilities	213.19	255.49
Other current liabilities	308.08	263.53
Provisions	0.82	0.81
Current tax liabilities	6.74	3.51
Total Current Liabilities	616.15	618.09
Total Liabilities	2,039.16	2,074.11
Total Equity and Liabilities	4,633.05	4,610.57



For Anant Raj Limited

Managing Director

Statement of Unaudited Consolidated Cash Flow :

(Rs., Crores)

Particulars	September 30, 2021 (Unaudited)	September 30, 2020 (Unaudited)
A. CASH FLOWS FROM OPERATING ACTIVITIES		
Net profit before tax	25.55	(7.00)
Adjustment for:		
Depreciation and amortisation of non-current assets	8.31	8.36
Sale of subsidiary	(0.34)	-
Interest paid	12.71	13.65
Interest receipts	(0.66)	9.27
Share of profit associates and NCI	3.82	(4.91)
Operating profit before working capital changes	49.39	19.37
Adjustment for:		
Increase/(decrease) in trade payables	2.30	2.01
Increase/(decrease) in other financial liabilities	(62.90)	2.64
Increase/(decrease) in other current liabilities	44.55	(5.52)
Increase/(decrease) in provisions	4.84	3.05
(Increase)/decrease in trade receivables	23.85	10.90
(Increase)/decrease in inventories	18.35	(40.74)
(Increase)/decrease other bank balances	0.56	(11.09)
(Increase)/decrease in other current assets	(8.79)	(9.02)
(Increase)/decrease in other financial assets	(50.18)	(42.92)
Cash generated from operations	21.97	(71.32)
Income tax paid	(8.13)	(1.95)
NET CASH GENERATED FROM OPERATING ACTIVITIES	13.84	(73.27)
B. CASH FLOWS FROM INVESTING ACTIVITIES		
Decrease/increase in non-current investments	(3.11)	(3.90)
Decrease in capital work-in-progress	8.01	(30.16)
Payment for purchase of investment property	(0.03)	6.51
Payment for purchase of property, plant and equipment	(0.15)	1.13
Proceeds from sale of property, plant and equipment	0.85	-
(Decrease)/increase in loans and advances	(11.72)	0.40
Interest receipts	0.66	(9.27)
NET CASH USED IN INVESTING ACTIVITIES	(5.49)	(35.29)
C. CASH FLOWS FROM FINANCE ACTIVITIES		
Proceeds/(repayment) from/of long term borrowings	(17.52)	123.37
Proceeds/(repayment) from/of short term borrowings	(9.74)	(2.21)
Change in minority's interest	(0.80)	(1.00)
Share warrants received	40.85	-
Interest paid	(12.71)	(13.65)
NET CASH INFLOW FROM FINANCE ACTIVITIES	0.08	106.51
NET INCREASE IN CASH AND CASH EQUIVALENTS (A+B+C)	8.43	(2.05)
Cash and cash equivalents at the beginning of year	26.87	8.39
Cash and cash equivalents at the end of year	35.30	6.34

Note: Figures in brackets indicate cash outflow.



For Anant Raj Limited

Managing Director

Notes to Unaudited Consolidated Financial Results

- 1) The above unaudited consolidated financial results have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 12, 2021.
- 2) The Statutory Auditors of the Company have carried out a limited review of the unaudited consolidated financial results for the quarter and six months ended September 30, 2021, in accordance with Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.
- 3) These unaudited consolidated financial results have been prepared in accordance with the recognition and measurement principles of India Accounting Standards (Ind AS – 34) 'Interim financial reporting' as notified under Section 133 of the Companies Act, 2013 read with the Companies (Indian Accounting Standards) Rules, 2015 as amended. The said financial results represent the results of the Anant Raj Limited ("the Company"), its subsidiaries together referred as 'Group' and its share in results of associates and jointly controlled entities which have been prepared in accordance with Ind AS-110 – 'Consolidated financial statement' and Ind AS – 28 – 'Investment in associates and joint ventures'.
- 4) The Group's business activities which are primarily real estate development and related activities falls within a single reportable segment as the management of the Company views the entire business activities as real estate development. Accordingly, there are no additional disclosures to be furnished in accordance with the requirement of Ind AS 108-'Operating Segments' with respect to single reportable segment.
- 5) In terms of the accounting policy for revenue recognition, estimates revenues and costs are reviewed periodically by the management and the impact of any changes in such estimates are recognized in the period in which such changes are determined.
- 6) The outbreak of Covid-19 pandemic globally and in India had an adverse impact disrupting life and businesses leading to a slowdown of economic activity. In preparation of these results, the Group has taken into account internal and external source of information to assess possible impact of the pandemic, including but not limited to assessment of liquidity and going concern, recoverable values of its financial and non-financial assets, impact on revenues and estimates of residual costs to complete ongoing projects. Based on current indicators of future economic conditions, the Group expects to fully recover the carrying amount of its assets. Considering the evolving nature of the pandemic, its actual impact in future could be different from that estimated as at the date of approval of these financial results. The Group will continue to closely observe the evolving scenario and take into account any future developments arising out of the same.
- 7) The Company has incorporated a wholly owned Subsidiary namely Ashok Cloud Private Limited on October 11, 2021.
- 8) The Board of Directors of the Company at their meeting held on June 30, 2021, had recommended a final dividend of Re. 0.10 per share i.e. 5% on equity shares of Rs. 2/- each fully paid up aggregating to 2.95 Crores for the financial year ended March 31, 2021, which has been approved by the shareholders in the 36th Annual General meeting held on September 30, 2021.



For Anant Raj Limited

Managing Director

9) The Company has submitted consolidated as well as standalone unaudited financial results for the quarter and six months ended September 30, 2021, pursuant to Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. The unaudited standalone financial results for the quarter and six months ended September 30, 2021, are available on the Company’s website at www.anantrajlimited.com and on the websites of Stock Exchanges viz BSE Limited at www.bseindia.com and the National Stock Exchange of India Limited at www.nseindia.com.

Key standalone financial information is given below:

Particular	Quarter ended			Six months ended		(In Crores) Year ended
	30/09/2021 (Unaudited)	30/06/2021 (Unaudited)	30/09/2020 (Unaudited)	30/09/2021 (Unaudited)	30/09/2020 (Unaudited)	31/03/2021 (Audited)
Total Income	86.97	72.80	45.18	159.77	68.32	275.51
Profit/(Loss) Before tax	14.01	12.62	3.71	26.63	(3.49)	30.31
Profit/(Loss) after Tax	11.02	8.61	2.86	19.63	(6.37)	20.12
Other comprehensive income	-	-	-	-	-	0.18
Total comprehensive income/(Loss)	11.02	8.61	2.86	19.63	(6.37)	20.30

- 10) The figures for the previous year / quarter have been regrouped / rearranged, wherever necessary, to confirm to the current period’s classification.
- 11) The consolidated unaudited financial results are also available on the Company’s website at www.anantrajlimited.com and on the websites of the Stock Exchanges viz, BSE Limited at www.bseindia.com and the National Stock Exchange of India Limited at www.nseindia.com.

**On behalf of Board of Directors
For Anant Raj Limited**




**Amit Sarin
Managing Director
DIN: 00015837**

Date: November 12, 2021

Place: New Delhi

Shiv Sushil Bhawan
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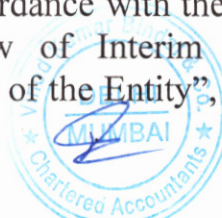


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**Independent Auditor's Review Report on the Quarterly and Year to Date
Unaudited Standalone Financial Results of the Company Pursuant to the
Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements)
Regulations, 2015 (as amended)**

To
The Board of Directors,
Anant Raj Limited,
H-65, Connaught Circus
New Delhi-110001

1. We have reviewed the accompanying statement of Unaudited Standalone Financial Results of Anant Raj Limited ("the Company"), having its registered office at Plot No. CP.1, Sector-8, IMT Manesar, Haryana-122051, for the quarter ended 30th September 2021 and the year- to -date for the period 1 April 2021 to 30 September 2021 ("the statement"), being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, including relevant circulars issued by the SEBI from time to time.
2. 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 the Indian Accounting Standards 34 "Interim Financial Reporting" ("Ind AS 34") prescribed under section 133 of the Companies Act, 2013 read with relevant rules issued there under and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended), including relevant circulars issued by the SEBI from time to time.. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity", issued by



the Institute of Chartered Accountants of India. A review of interim financial information consists of making inquiries, primarily of the company's personnel 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 Standards on Auditing specified under section 143(10) of the Companies Act, 2013 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.

4. Based on our review conducted as stated in Paragraph 3 above, nothing has come to our attention that causes us to believe that the accompanying statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standards and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended, including the manner in which it is to be disclosed, or that it contains any material misstatement.

for Vinod Kumar Bindal & Co
ICAI Firm Registration No. 003820N
Chartered Accountants




ARVIND MITTAL
Partner

Membership no. 509357

UDIN: 21509357AAAAHS2964

Place: New Delhi

Date: 12th November, 2021

ANANT RAJ LIMITED

CIN : L45400HR1985PLC021622

Registered Office: Plot No. CP-1, Sector-8, IMT Manesar, Haryana-122051. Telefax: (0124) 4265817

Head Office: H-65, Connaught Circus, New Delhi -110001; Website: www.anantrajlimited.com

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Statement of Unaudited Standalone Financial Results for the Quarter and Half Year ended September 30, 2021

(Rs., Crores)

Sl.No.	Particulars	Quarter ended			Half Year ended		Year ended
		30.09.2021	30.06.2021	30.09.2020	30.09.2021	30.09.2020	31.03.2021
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Income						
	(a) Revenue from operations	80.71	63.20	39.81	143.91	58.33	256.48
	(b) Other income	6.26	9.60	5.37	15.86	9.99	19.03
	Total income	86.97	72.80	45.18	159.77	68.32	275.51
2	Expenses						
	(a) Cost of sales	57.10	47.07	25.78	104.17	41.01	175.80
	(b) Employee benefits expense	2.85	2.80	2.53	5.65	4.87	11.30
	(c) Finance costs	5.08	4.41	6.00	9.49	11.56	24.43
	(d) Depreciation and amortisation	3.64	3.62	3.75	7.26	7.47	15.11
	(e) Others	4.29	2.28	3.41	6.57	6.90	18.56
	Total expenses	72.96	60.18	41.47	133.14	71.81	245.20
3	Profit/(Loss) before exceptional items and tax (1-2)	14.01	12.62	3.71	26.63	(3.49)	30.31
4	Exceptional items	-	-	-	-	-	-
5	Profit/(Loss) before tax (3+4)	14.01	12.62	3.71	26.63	(3.49)	30.31
6	Tax expense						
	- Current tax	2.07	2.19	-	4.26	-	5.29
	- Deferred tax	0.92	1.82	0.85	2.74	2.88	4.90
7	Profit/(Loss) for the period/year (5-6)	11.02	8.61	2.86	19.63	(6.37)	20.12
8	Other comprehensive income						
	(a) Items that will not be reclassified to profit and loss (net of tax)	-	-	-	-	-	0.18
	(b) Items that will be reclassified to profit and loss (net of tax)	-	-	-	-	-	-
	Total other comprehensive income	-	-	-	-	-	0.18
9	Total comprehensive income/(loss) for the period/year (7+8)	11.02	8.61	2.86	19.63	(6.37)	20.30
10	Paid-up Equity Share Capital (Face Value of Rs. 2/- per share)	59.02	59.02	59.02	59.02	59.02	59.02
11	Other equity						2,409.14
12	Earnings per equity share (face value of Rs. 2/- per share)(not annualised)						
	- Basic (Rs.)	0.37	0.29	0.10	0.67	(0.22)	0.69
	- Diluted (Rs.)	0.34	0.27	0.10	0.61	(0.22)	0.69



For Anant Raj Limited

Managing Director



Statement of Unaudited Standalone Assets and Liabilities :

Particulars	(Rs., Crores)	
	As at	As at
	30.09.2021 (Unaudited)	31.03.2021 (Audited)
ASSETS		
Non- current assets		
Property, plant and equipment	13.45	14.41
Capital work-in-progress	91.80	100.43
Investment property	1,136.86	1,143.00
Financial assets		
Investments	290.24	290.21
Trade receivables	17.25	17.57
Loans	533.11	490.07
Other financial assets	48.39	48.73
Other non-current assets	49.24	48.91
Total Non-Current Assets	2,180.34	2,153.33
Current assets		
Inventories	1,223.78	1,265.86
Financial assets		
Trade receivables	19.94	53.68
Cash and cash equivalents	6.27	0.89
Other bank balances	9.88	10.32
Loans	-	5.05
Other financial assets	838.52	776.48
Other current assets	91.49	92.38
Total Current Assets	2,189.88	2,204.66
Total Assets	4,370.22	4,357.99
EQUITY AND LIABILITIES		
Equity		
Equity share capital	59.02	59.02
Other equity	2,469.63	2,409.14
Total Equity	2,528.65	2,468.16
Non-current liabilities		
Financial liabilities		
Borrowings	1,290.15	1,372.97
Provisions	1.64	1.73
Deferred tax liabilities (net)	32.52	29.77
Total Non Current Liabilities	1,324.31	1,404.47
Current liabilities		
Financial liabilities		
Borrowings	68.67	78.41
Trade Payables	2.39	3.91
Other financial liabilities	208.44	197.85
Other current liabilities	229.88	200.52
Provisions	0.64	0.64
Current tax liabilities	7.24	4.03
Total Current Liabilities	517.26	485.36
Total Liabilities	1,841.57	1,889.83
Total Equity and Liabilities	4,370.22	4,357.99



For Anant Raj Limited

Managing Director

Statement of Unaudited Standalone Cash Flow :

(Rs., Crores)

Particulars	September 30, 2021 (Unaudited)	September 30, 2020 (Unaudited)
A. CASH FLOWS FROM OPERATING ACTIVITIES		
Net profit before tax	26.63	(3.49)
Adjustment for:		
Depreciation and amortisation of non-current assets	7.26	7.47
Interest paid	9.16	11.11
Interest receipts	(12.25)	(9.20)
Operating profit before working capital changes	30.80	5.89
Adjustment for:		
Increase/(decrease) in current borrowings	(9.74)	(5.92)
Increase/(decrease) in trade payables	(1.52)	0.89
Increase/(decrease) in other financial liabilities	10.59	2.16
Increase/(decrease) in other current liabilities	29.37	(7.04)
Increase/(decrease) in provisions	5.87	1.94
(Increase)/decrease in inventories	42.08	(30.31)
(Increase)/decrease in trade receivables	34.06	12.97
(Increase)/decrease in other assets	0.55	(10.97)
(Increase)/decrease in loans and advances	(37.99)	(0.64)
(Increase)/decrease in other financial assets	(61.70)	(54.33)
Cash generated from operations	42.37	(85.36)
Income tax paid	(7.01)	(2.90)
NET CASH GENERATED FROM OPERATING ACTIVITIES	35.36	(88.26)
B. CASH FLOWS FROM INVESTING ACTIVITIES		
(Increase)/decrease in non-current investments	(0.02)	-
Payment for purchase of property, plant and equipment	(0.12)	0.20
Payments for in investment property	(0.03)	0.03
Proceeds from disposal of property, plant and equipment	0.00	-
Decrease in capital work-in-progress	8.63	(29.52)
Interest receipts	12.25	9.20
Movement in fixed deposits (net)	0.44	(0.05)
NET CASH USED IN INVESTING ACTIVITIES	21.15	(20.14)
C. CASH FLOWS FROM FINANCE ACTIVITIES		
Proceeds/(repayment) from/of borrowings	(82.82)	119.85
Share warrants received	40.85	-
Interest paid	(9.16)	(11.12)
NET CASH INFLOW FROM FINANCE ACTIVITIES	(51.13)	108.73
NET INCREASE IN CASH AND CASH EQUIVALENTS (A+B+C)	5.38	0.33
Cash and cash equivalents at the beginning of year	0.89	1.10
Cash and cash equivalents at the end of year	6.27	1.43

Note: Figures in brackets indicate cash outflow.



For Anant Raj Limited

Managing Director

Notes to Unaudited Standalone Financial Results

1. The above unaudited standalone financial results have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 12, 2021.
2. The Statutory Auditors of the Company have carried out the limited review of the unaudited standalone financial results for the quarter and six months ended September 30, 2021, in accordance with Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.
3. These unaudited standalone financial results have been prepared in accordance with the recognition and measurement principles of Indian Accounting Standards (Ind AS-34) – 'Interim financial reporting' as notified under Section 133 of the Companies Act, 2013, read with the Companies (Indian Accounting Standards) Rules, 2015 as amended.
4. The Company's business activities which are primarily real estate development and related activities falls within a single reportable segment as the management of the Company views the entire business activities as real estate development. Accordingly, there are no additional disclosures to be furnished in accordance with the requirement of Ind AS 108-'Operating Segments' with respect to single reportable segment.
5. In terms of the accounting policy for revenue recognition, estimates revenues and costs are reviewed periodically by the management and the impact of any changes in such estimates are recognized in the period in which such changes are determined.
6. The outbreak of Covid-19 pandemic globally and in India had an adverse impact disrupting life and businesses leading to a slowdown of economic activity. In preparation of these results, the Company has taken into account internal and external source of information to assess possible impact of the pandemic, including but not limited to assessment of liquidity and going concern, recoverable values of its financial and non-financial assets, impact on revenues and estimates of residual costs to complete ongoing projects. Based on current indicators of future economic conditions, the Company expects to fully recover the carrying amount of its assets. Considering the evolving nature of the pandemic, its actual impact in future could be different from that estimated as at the date of approval of these financial results. The Company will continue to closely observe the evolving scenario and take into account any future developments arising out of the same.
7. The Company has incorporated a wholly owned Subsidiary namely Ashok Cloud Private Limited on October 11, 2021.
8. The Board of Directors of the Company at their meeting held on June 30, 2021, had recommended a final dividend of Re. 0.10 per share i.e. 5% on equity shares of Rs. 2/- each fully paid up aggregating to 2.95 Crores for the financial year ended March 31, 2021, which has been approved by the shareholders in the 36th Annual General meeting held on September 30, 2021.
9. The figures for the previous quarter(s) have been regrouped / rearranged, wherever necessary, to confirm to the current quarter classifications.



For Anant Raj Limited

Managing Director

10. The standalone unaudited financial results are also available on the Company's website at www.anantrajlimited.com and on the websites of the Stock Exchanges viz, BSE Limited at www.bseindia.com and the National Stock Exchange of India Limited at www.nseindia.com

**On behalf of Board of Directors
For Anant Raj Limited**



**Amit Sarin
Managing Director
DIN: 00015837**



**Date: November 12, 2021
Place: New Delhi**