



Date: 3<sup>rd</sup> February, 2022

<b>The General Manager, Listing Department BSE Limited Phiroze Jeejeebhoy 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: Press Releases**

Please find attached herewith two Press Releases issued by the Company. You are requested to take the same on record.

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

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CIN: L70200MH2007PLC166818



## PRESS RELEASE

Mumbai, February 03, 2022

- Pinnacle Investments, entity largely owned by the Razack Family Trust, Promoter of Prestige Estates Properties Limited allotted 3,30,00,000 warrants convertible into equity shares in DB Realty Limited pursuant to Extra Ordinary General Meeting held on 2<sup>nd</sup> February 2022
- Pinnacle Investments to potentially subscribe to further 5,70,00,000 warrants convertible into equity shares in DB Realty Limited, thus potentially increasing its stake to approximately 18% of the issued and paid-up expanded capital of DB Realty Limited.
- Godrej Properties Limited to potentially subscribe to 5,00,00,000 warrants convertible into equity shares in DB Realty Limited corresponding to approximately 10% of the issued and paid-up expanded capital of DB Realty Limited.
- Promoters of DB Realty Limited allotted 9,75,00,000 warrants and to potentially subscribe to further 2,00,00,000 warrants convertible into equity shares in DB Realty Limited.

The Board of DB Realty Limited today allotted 3,30,00,000 warrants to Pinnacle Investments and 9,75,00,000 warrants to Promoters of DB Realty Limited.

The Board of DB Realty Limited approved allotment of further 5,70,00,000 warrants to Pinnacle Investments, 5,00,00,000 warrants to Godrej Properties Limited and 2,00,00,000 warrants to the Promoters of DB Realty Limited, subject to approval of the shareholders of DB Realty Limited and regulatory authorities.

Subject to approval of the shareholders of DB Realty Limited and regulatory authorities and post conversion of warrants allotted and proposed to be allotted to Pinnacle Investments, DB Promoters and Godrej Properties Limited, the issued and paid-up expanded capital of DB Realty Limited shall stand increased to 50,05,00,000 Shares and the shareholding pattern shall change as follows :

- (a) Promoters of DB Realty : 54.08%
- (b) Pinnacle Investments : 17.97%
- (c) Godrej Properties Limited : 9.98%
- (d) Other Public Shareholding : 17.97%

The total fund infusion into DB Realty Limited post conversions of warrants allotted and proposed to be allotted to Pinnacle Investments, DB Promoters and Godrej Properties Limited will be approximately ~Rs. 1575 crore.

Axis Capital acted as the sole advisor to the transaction.

**For further information, please contact:**

Mr. Jignesh Shah  
Company Secretary  
DB Realty Limited  
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## PRESS RELEASE

Mumbai, February 03, 2022

- **Godrej Properties Limited (GPL) and DB Realty Limited (DBR) agree to form strategic platform to undertake re-development projects in Mumbai**
- **Godrej Properties Limited to potentially invest upto 10% equity stake in DB Realty Limited**

The Board of DB Realty Limited today approved setting up of a 50:50 owned special purpose vehicle (SPV) to jointly undertake slum rehabilitation and MHADA redevelopment projects. GPL and DBR will each contribute Rs.300 crore towards the equity platform focused on redevelopment opportunities in Mumbai.

GPL will also subscribe upto 5,00,00,000 warrants convertible into Equity Shares aggregating to approximately 10% of the issued and paid-up expanded capital of DBR for an aggregate amount of approximately Rs 400 crore.

The SPV will jointly develop all slum rehabilitation and MHADA redevelopment projects to be identified by DBR across Mumbai with a service fee equal to 5% of the revenue of the Project to be paid to DBR by the SPV. This SPV will provide DBR access to the development expertise of GPL to conceptualise, execute, market and finance large re-development projects in Mumbai.

Axis Capital acted as the sole advisor to the transaction.

**Mr. Shahid Balwa, MD, DBR** said,

*"We are very excited to announce a strategic partnership with Godrej Properties Limited, which will give DBR a strong platform in the Mumbai re-development space. We believe that this strategic partnership will allow DBR to focus on its core strength of brownfield redevelopment and deep domain expertise to enable the SPV / GPL to undertake the actual conceptualisation, execution, marketing and financing of the projects efficiently. Both partners bring diverse strength to the table and this partnership will lead to immense value creation for the SPV, GPL and DBR. DBR already has a large existing relationship with Prestige Group and this new venture with GPL will lead to immense value unlocking for the shareholders of DBR."*

### **About DB Realty Limited**

DB Realty Limited, founded in 2007, has in a short span of time covered enormous ground, thereby establishing its place as a leading real estate developer in India. Our growth story and legacy will be built on a strong reputation of excellence in residential and commercial developments. This is why, even during these challenging times, we remain deeply committed to our mission of creating superior developments in each of our market segments, and fulfilling our promise to all of our stakeholders.

DBR is known to execute challenging projects. And being backed by a highly experienced team of experts from diverse backgrounds only strengthens our ability to do so.

**For further information, please contact:**

Mr. Jignesh Shah

Company Secretary

DB Realty Limited

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