

June 8, 2022

To  
**BSE Limited,**  
Dept. of Corporate Services,  
P. J. Towers, Dalal Street,  
Mumbai 400 001.  
Scrip Code: 503101  
Debt - 973681,973682, 973776

To  
**National Stock Exchange of India Limited,**  
Listing Department,  
BKC, Bandra (E),  
Mumbai 400 051.  
Symbol: MARATHON

**Sub: Disclosure of Related Party Transactions pursuant to Regulation 23(9) of SEBI  
(Listing Obligations and Disclosure Requirements) Regulations, 2015**

Dear Sirs,

Pursuant to Regulation 23(9) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed disclosure of Related Party Transactions on a consolidated basis, for the half year ended March 31, 2022.

This is for your information and record.

Thanking you.

Yours faithfully,

**For Marathon Nextgen Realty Limited**



**K. S. Raghavan**  
Company Secretary & Compliance Officer

**Encl.: as above**

## **Related Party Transaction**

Consolidated Related Parties Transactions during the half year as per Ind AS-24 "Related Party Disclosures"

### **List of related Parties**

Related Parties (as Defined by the Management) are classified as:-

#### **(a) Holding Company**

1. Marathon Realty Private Limited

#### **(b) Subsidiaries**

1. Marathon Nextgen Townships Private Limited [MNTPL]
- 2 Terrapolis Assets Private Limited (Wholly Owned Subsidiary)
- 3 Sanvo Resorts Private Limited (Through MNTPL)

#### **(c) Joint Venture**

1. Swayam Realtors & Traders LLP
2. Columbia Chrome Private Limited

#### **significant influence**

IXOXI Equip-Hire LLP

Ixoxi Construction LLP

Marathon Ener-gen LLP

Nexzone Buildcon LLP

Nexzone Energy Utilities LLP

Suyog Developers

Vinotak Investment Pvt. Ltd.

Marathon Infotech Pvt Ltd

Matrix Enclaves Projects Developments Pvt Ltd

Matrix Waste Management Pvt Ltd

Nexzone Fiscal Services Pvt Ltd

Nexzone Utilities Pvt Ltd

United Builders

United Enterprises

Ramnklal Z. Shah Trust

#### **(e) Directors and Key Management Personnel**

Mr. Chetan R. Shah - Chairman and Managing Director

Mr. S. Ramamurthi - Whole Time Director & CFO

Mr. Mayur R. Shah - Director

Ms. Shailaja C. Shah - Director

Ms. Parul Shah - Independent Director

Mr. Atul Mehta - Independent Director

Mr. Deepak Shah - Independent Director

Mr. Ashwin Mohanlal Thakker - Independent Director

Mr. K. S. Raghavan - Company Secretary

#### **(f) Relatives of KMP (with whom company had transaction)**

Ms. Ansuya R. Shah (Mother of Managing Director)

Mr. Ramnklal Z. Shah (Father of Managing Director)

Ms. Sonal M. Shah (Wife of Mr. Mayur R Shah-Director)

Mr. Parmeet M shah (son of Mr. Mayur R Shah-Director)

Mr. Kaivalya C Shah (son of Managing Director)



## Marathon Nextgen Realty Limited

The following transactions were carried out by the Company with the related parties in the ordinary course of business ( ` in Lakhs)

Type of Transaction	Particular	For the Half Year ended March 31, 2022	For the Year ended March 31, 2021
	Vinotak Investment Private Limited	117.00	1,257.71
	Matrix Enclaves Project Development Private Limited	6.79	169.00
	Ixoxi Equip Hire LLP	44.07	174.98
	Ixoxi Construction LLP	35.20	63.00
	Columbia Chrome India Private Limited	-	-
	United Enterprises	2.62	-
	Chetan R Shah	-	-
Loans received back Partnership Firm / LLP's	Swayam Realtors & Traders LLP		8,400.00
<b>Closing Balance</b>			-
Loan Given	Columbia Chrome India Private Limited	184.78	13,232.32
	Marathon Realty Private Limited	55,055.57	24,283.30
	Vinotak Investment Private Limited	4,514.03	3,549.59
	Matrix Enclaves Project Development Private Limited	193.24	20,378.84
	Ixoxi Equip Hire LLP	12.22	28.85
	United Enterprises	6.59	-
	Ixoxi Construction LLP	228.45	237.76
Loan Given to Partnership Firm / LLP's	Swayam Realtors & Traders LLP	20.83	12.14
Investment in Partnership Firm / LLP's	Swayam Realtors & Traders LLP	26,120.52	950.10
Investment in Preference Share Capital	Matrix Enclaves Project Development Private Limited	925.74	-
Loan Taken	Chetan R Shah	6.65	4.79
Trade Receivable	Marathon Realty Private Limited	-	11.75
	Marathon Ener-gen LLP	0.27	11.71
	Nexzone Buildcon LLP	-	3.53
	Matrix Enclaves Project Development Private Limited	-	43.66
	Nexzone Fiscal Services Private Limited	-	0.78
	Citadel Realty & Developers Limited	-	0.14
	Suyog Developers	96.97	0.48
	Nexzone Energy Utilities LLP	70.66	63.92
	United Builders	-	0.81
	United Enterprises	0.28	-
Trade Payable	Marathon Realty Private Limited	1,010.84	1,792.71
	Marathon Realty Private Limited -Future X Society	58.47	116.66
	Ixoxi Equip - Hire LLP	84.70	19.22
	Marathon Ener-gen LLP	5.31	35.87
	Ixoxi Construction LLP	96.28	117.88
	Matrix Enclaves Project Development Private Limited	0.92	0.92
	Nexzone Buildcon LLP	3.41	0.15
	Nexzone Fiscal Services Private Limited	-	3.27
	Nexzone Energy Utilities LLP	0.91	-
	United Enterprises	0.21	0.10
	Sonal M Shah	11.93	-



## Marathon Nextgen Realty Limited

The following transactions were carried out by the Company with the related parties in the ordinary course of business ( ` in Lakhs)

Type of Transaction	Particular	For the Half Year ended March 31, 2022	For the Year ended March 31, 2021
Interest Income on Inter Corporate Deposits	Marathon Realty Private Limited	2,792.73	1,356.89
	Columbia Chrome India Private Limited	8.18	1,374.67
	Vinotak Investment Private Limited	330.07	275.72
	Ixoxi Equip Hire LLP	0.67	11.43
	United Builders	-	0.19
	Ixoxi Construction LLP	13.09	18.10
	United Enterprises	0.69	-
Interest Expenses	Chetan R Shah	0.36	0.54
Interest Income from Partnership Firm / LLP's	Swayam Realtors & Traders LLP	615.50	637.47
Share of Profit / (Loss) from LLP's	Swayam Realtors & Traders LLP	907.00	(721.40)
	Columbia Chrome India Private Limited	-	(2.47)
Remuneration of KMP	Chetan R Shah	43.90	36.35
	Krishnamurthy Raghavan	20.11	20.11
<b>Rent Expenses</b>			-
Office Space	Marathon Realty Private Limited	183.85	433.89
	Sonal M Shah	7.30	12.74
Sale of Material / Scrap	Marathon Ener-gen LLP	0.27	1.45
	Marathon Realty Private Limited	0.06	0.34
	Nexzone Buildcon LLP	-	3.53
	Matrix Enclaves Projects Development Private Limited	-	29.14
	Nexzone Energy Utilities LLP	-	58.05
	Nexzone Fiscal Services Private Limited	-	0.06
	Suyog Developers	34.79	5.27
	United Enterprises	-	0.01
	United Builders	14.68	-
Purchase of Material / Services	Marathon Realty Private Limited	3.64	2.34
	Nexzone Fiscal Services Private Limited	-	3.27
	Marathon Ener-gen LLP	0.35	2.66
	Matrix Enclaves Projects Development Private Limited	-	0.92
	Nexzone Buildcon LLP	12.26	0.15
	United Enterprises	-	0.11
Provision of Services	Marathon Realty Private Limited (Future X Society)	-	18.61
	Ixoxi Construction LLP	380.14	305.21
Sale of Properties, Plants and Equipments	Matrix Enclaves Projects Development Private Limited	-	5.67
	Marathon Realty Private Limited	-	5.05
Leasing of Equipment	Ixoxi Equip Hire LLP	37.95	36.33
Maintenance Charges of Immovable Property	Marathon Realty Private Limited - Future X Society	100.75	231.17
Expenditure on Corporate Social Responsibility	Ramnklal Z Shah Trust	49.41	93.70
Director Sitting Fees	Mayur R Shah	0.90	1.30
	Shailaja C Shah	0.60	0.90
	Anup Shah	-	1.00
	Deepak Shah	1.30	2.20
	Atul Mehta	1.10	1.50
	Parul Abhay Shah	1.00	1.20
	Ashwin Mohanlal Thakker	0.30	0.50
Loans given / Loan Repaid	Marathon Realty Private Limited	15,143.04	46,076.95
	Columbia Chrome India Private Limited	-	59.00
	Vinotak Investment Private Limited	55.00	1,916.34
	Matrix Enclaves Project Development Private Limited	3.00	1,504.86
	Ixoxi Equip Hire LLP	3.10	193.26
	Ixoxi Construction LLP	-	284.01
Loan Given Partnership Firm / LLP's	Swayam Realtors & Traders LLP	-	46.00
Loans received back	Marathon Realty Private Limited	1,067.56	26,460.40

