



TURNING DREAMS INTO REALITY

DHFL

Earnings Update: Q1FY2015-16





I want every Indian to own a home of his own

Late Shri Rajesh Kumar Wadhawan, Founder Chairman (1949-2000)





Our vision is to transform the lives of Indian households by enabling access to home ownership.



Section 1

DHFL Overview



DHFL - a leading housing finance company in India

Business overview

- ★ Founded in 1984, DHFL was the second housing finance company in India's private sector
 - Focused on low and medium income group in India one of the largest and fastest growing mortgage segment
- ★ Also has a presence in education loans segment (Avanse Education Loans) and a joint venture with Prudential Financial (DHFL Pramerica Life Insurance) offering life insurance products
- ▲ Large distribution network of 362 company operated locations across India and 372 locations through alliances
 - distribution network focused on Tier II and Tier III towns and cities

Products overview

Housing loans

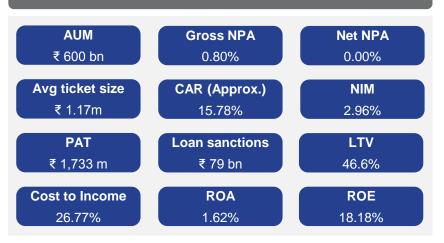
- Purchase of New House Property
- Purchase of Resale House Property
- Self Construction
- Extension & Improvement

Non-housing loans

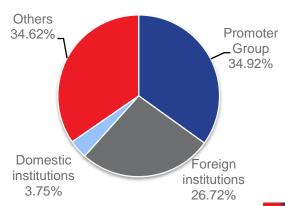
- ♠ Loan Against Property
- Lease Rental Financing
- Purchase of Commercial Premises
- SME Loans



Key highlights (As of 30th June 2015)

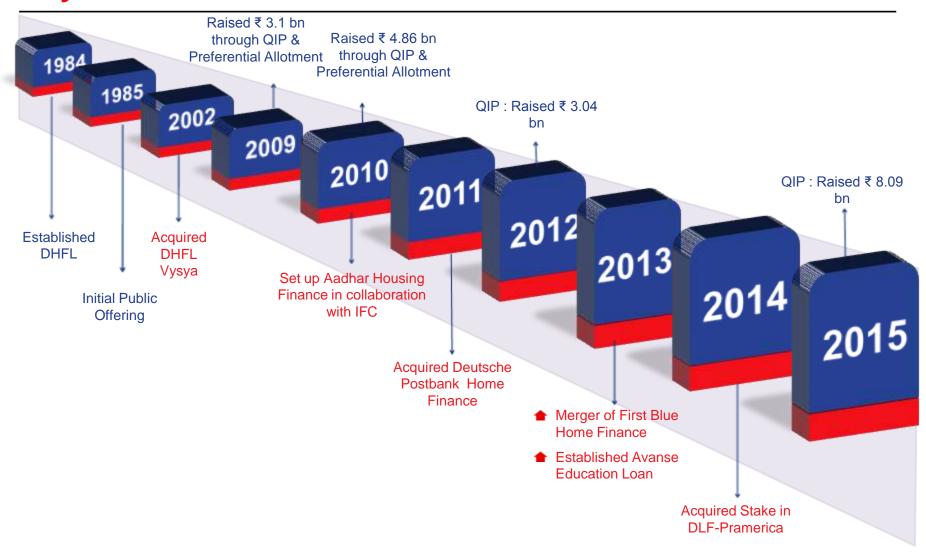


Shareholding overview (As of 30th June 2015)





Key milestones





Section 2

Key Company Highlights



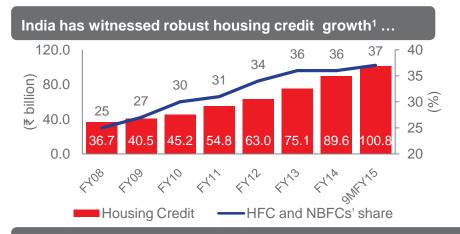
Key company highlights

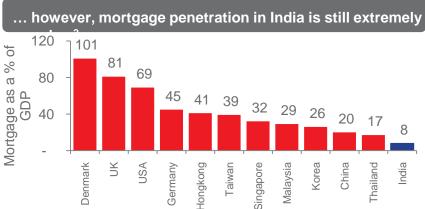
- 1 Large Opportunity in LMI housing segment
- 2 DHFL, One of the leaders in the LMI segment
- 3 Distribution network spread across the country
- 4 Differentiated business model with a defined risk management framework
- 5 Experienced Board of Directors and a strong governance structure
- 6 Financial track record
- DHFL's credit rating upgraded to "CARE AAA" by CARE and "BWR AAA" by Brickworks for various secured long term debt instruments and CRISIL and ICRA have assigned "CRISIL A1+" and " ICRA A1+" rating, respectively for short term debt



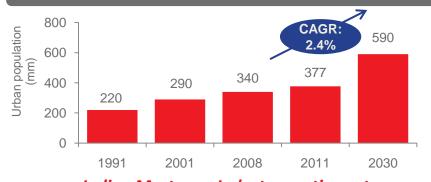
Significant under penetration of mortgages in India ...

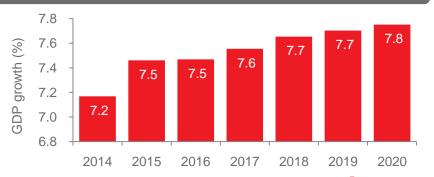
... implies a favourable industry growth environment





Increasing urbanization³ and GDP growth⁴ is expected to drive the housing credit growth in India





Indian Mortgage Industry continues to grow at 19%-21% in FY15 and may increase thereafter⁵



¹ Source: ICRA, Indian Mortgage Finance Market Update for FY14

² Source: European Mortgage Federation, ICRA (Indian Mortgage Finance Market Update for H1, FY14)

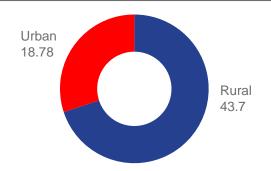
³ Source: McKinsey Global Institute, India Census 2011

⁴ Source: International Monetory Fund

⁵ Source: ICRA (Indian Mortgage Finance Market Update for H1, FY14)

Opportunities in the Low and Middle Income (LMI) housing segment

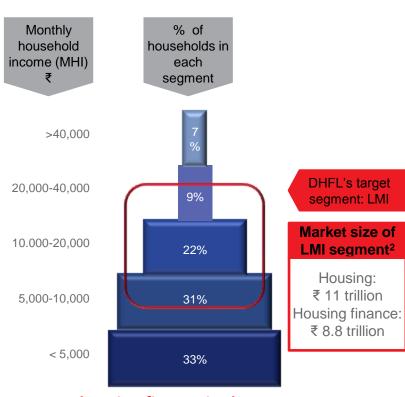
Shortage/Unmet demand of housing (Mn Units) in 2012-171



Large untapped potential in LMI segment

- ♠ Low penetration levels in the LMI segment provide significant potential for housing finance companies
- ♠ Rising proportion of working age population (nearly 2/3rd of population is in the 15 to 64 years age group³) and increasing nuclearisation of families will further drive demand
- ♠ Borrowers in EWS⁴ & LIG⁵ group generally have lesser access to institutional sources of housing finance
- ◆ Shortages in Rural Housing and Urban housing are generally seen in the EWS⁴ & LIG⁵ income groups

Market segments in housing finance²



The government has launched numerous schemes to promote housing finance in the LMI segment



¹ Source: NHB

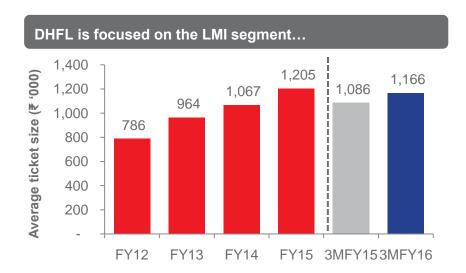
² Source: Monitor - Deloitte Report

³ Source: http://www.tradingeconomics.com/india/population-ages-15-64-percent-of-total-wb-data.html

⁴ EWS: Annual income less than ₹ 100 thousand

⁵ LIG: Annual income between ₹ 100,000 to ₹ 200,000

DHFL— market leader in LMI segment



One of the largest player in LMI segment

One of the largest private sector

HFC player in India

- ◆ DHFL has been serving the lower & middle income strata (LMI). Even after three decades it remains a financial institution with the systems, processes and dedication to serve this socio-economic group
- ◆ Well placed to cater to the LMI segment's demand due to its expertise & strong branch network in Tier II & III cities
- Has been able to maintain a healthy portfolio with low delinquency rates

Q1FY16 AUM of ₹ 600 bn

Notes:

1 FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures



PAN India distribution reach to cater to the target market segment

~80% of distribution footprint spread across Tier II, Tier III cities and outside the municipal limits of the Metros

Spread across 362 Company operated locations in India¹

Additional presence in 372 centres through alliances

Target to increase its AUM by FY17 by focusing on increasing its pan India presence and setting up branches in the untapped LMI markets

Alliance partners

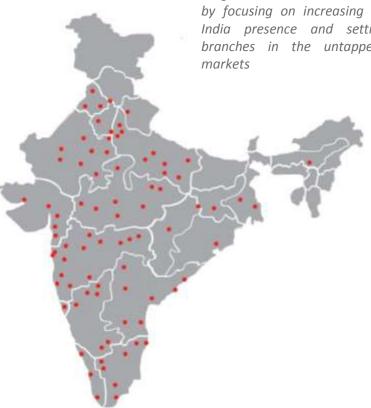








As on 30th June 2015, Company operated locations include 2 Representative Offices at London and





Differentiated business model...

Distribution model

Dual channel distribution strategy –
 Pre-dominantly sales through own branch network supplemented by DSA's (Direct Selling Agents)

Target

★ Customers across the spectrum with key focus on Tier II / Tier III cities

Operations

◆ Centralised processing centres for greater efficiency and risk management – 18 Regional Offices / Zonal Offices catering to more than 80% of the branches in terms of number of loan accounts

Appraisal

♠ In-house Credit & Legal team, appraising each application

Technical evaluation

♠ In-house team of Civil Engineers for Technical Evaluation

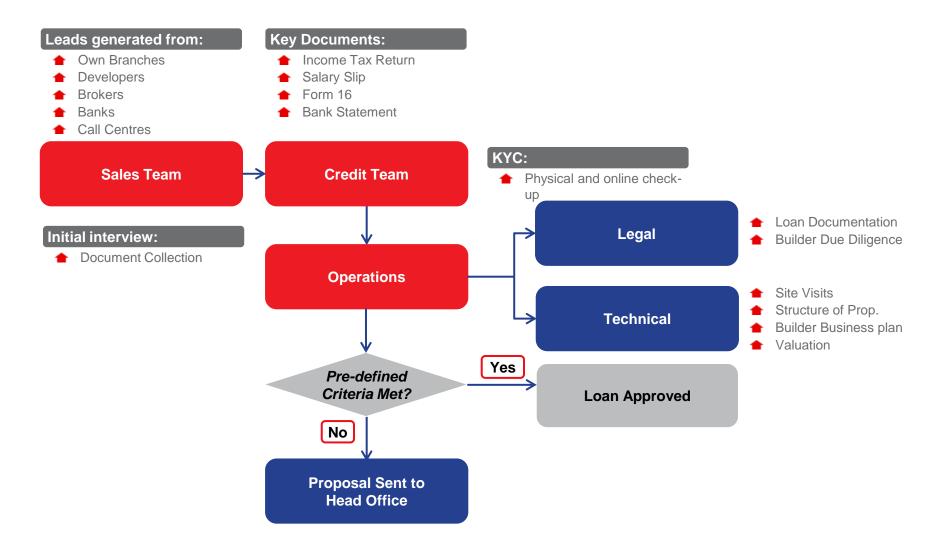
Collection

★ Significant Majority of collections through ECS/PDC's



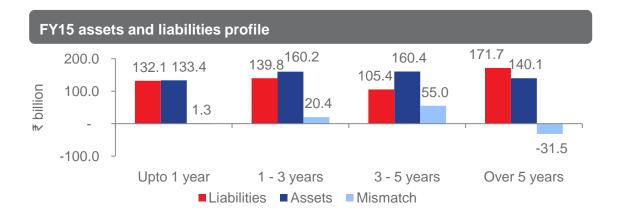


...with a defined risk management framework





Focused asset-liability management



Borrowing profile Q1FY16

Banks, FIs and Multilateral Agencies (57%)

NHB (3%)

Fixed Deposit(8%)

Capital Markets (32%)



Gross securitization of ₹ 9,136 m during Q1FY16, total securitized & syndicated loan portfolio of ₹ 62,059 m as of Q1FY16

- ♠ Priority sector loan portfolio attractive for securitization with Banks
- ★ Tie-ups with investors such as Axis Bank, Corporation Bank, ICICI Bank, SCB and IDBI bank

ЕСВ

- ~US\$70m worth of ECB with 8 years tenor raised in 2014 from IFC
- ◆ US\$ 175m worth of ECB raised in 2015 from ADB (US\$125m) & DEG (US\$50m)

Target borrowing profile in 2 years

Reduce our cost of borrowing by

reducing our borrowing mix on

Banks and relying heavily on

Capital Markets

- ♠ Reduced cost of borrowings over the past few years by increasing the borrowing mix from Debt Capital markets
- Minimal asset liability mismatch
- ★ Well Managed ALM leading to no requirement to avail the NHB emergency refinancing during the 2008 credit crisis



Highly experienced Board of Directors



Sitting, Centre: Mr. Kapil Wadhawan, Chairman & Managing Director

<u>Standing, Left to Right:</u> Ms. Vijaya Sampath - Additional (Independent) Director, Mr. V.K. Chopra - Independent Director, Mr. Dheeraj Wadhawan - Non-Executive Director, Mr. G.P. Kohli - Independent Director, Mr. M. Venugopal - Independent Director



5 Profile of the Board of Directors

Mr. Kapil Wadhawan MD in 2000 and CMD in 2009

MBA from Edith Cowan University, Australia

Instrumental in driving the Group from AUM of ₹ 5.8bn to ₹ 569bn over 7 years

Mr. Dheeraj Wadhawan Non-Executive Director

Graduated in Construction Mgmt from Univ. of London Over 12 years of experience in housing development

Ms. Vijaya Sampath Additional (Independent) Director

Senior Partner of law firm, Lakshmikumaran Sridharan

Ombudsperson for Bharti Group

Over 30 yrs of Corporate and Legal experience

Mr. V. K. Chopra Independent Director

Former CMD, Corporation Bank & SIDBI

Former Executive Director, Oriental Bank of Commerce

Former Whole Time Member, SEBI

Vast experience in banking

Mr. G. P. Kohli Independent Director

Former MD, LIC

Vast experience in insurance, housing, HRD, IT

Mr. M. Venugopal Independent Director

Former CMD, Bank of India

Former MD & CEO, Federal Bank

Vast experience in banking



Awards and recognition



Best Employer Brand Awards at IPE BFSI Awards

Mr. Kapil Wadhawan among the Top 100 CEO's in the Business Today Listing





Amongst India's 50 Biggest Financial Companies in India



DHFL is recognised as a Power Brand amongst the top 200 brands in India by M/S Planman Marcom





India's Top 100 Best Companies to work for – Great Place To Work Institute, India in Association with Economic Times



Our customers



Profession: Teacher

Monthly HH income:~ ₹ 25,000

Family size: ~5 (parents and 2 siblings)

Stayed in a 1 room-kitchen



Profession: farming and other allied

Monthly HH income:~ ₹ 15,000

Family size: ~4 (Husband and 2

children)

Stayed in a rented 1 room-kitchen



Profession: owner, super market

Monthly HH income:~ ₹ 30,000

Family size: ~5 (wife and 3 children)

Stayed in a rented 1 BHK

Every Indian should have a home of his own.

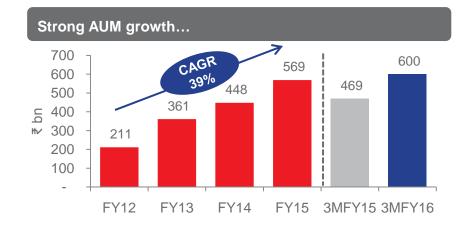


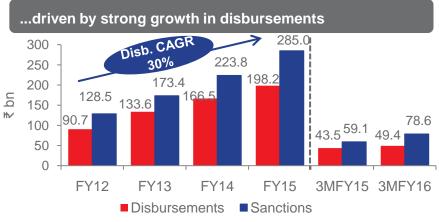
Section 3

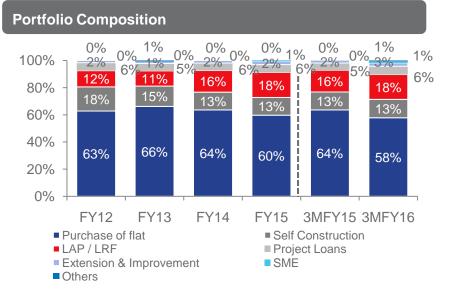
Financial Overview

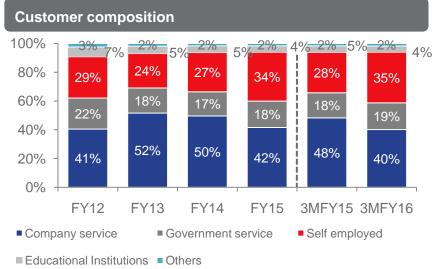


Strong asset growth with portfolio mix







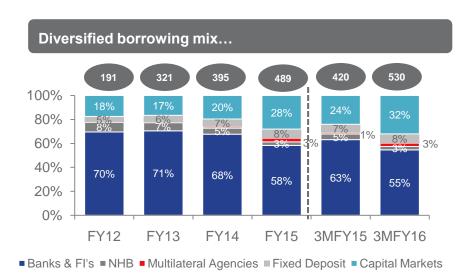


Notes:

- 1 For the quarter ended 30 June 2015, securitised portfolio: ₹ 914 million
- 2 FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures



Diversified liability mix and decreasing cost of funding



...and improving cost of funding

	FY12	FY13	FY14	FY15	3MFY15	3MFY16
Banks & FI's	11.41%	11.02%	11.00%	10.81%	10.99%	10.57%
NHB	7.63%	7.99%	8.04%	7.93%	8.04%	7.94%
Capital Markets	9.92%	10.06%	9.84%	9.49%	9.73%	8.86%
Multilateral agencies	9.79%	10.03%	10.73%	8.56%	10.74%	8.56%
Fixed deposit	10.04%	10.59%	10.56%	10.34%	10.48%	10.05%
WACB (Day end)	10.85%	10.63%	10.59%	10.28%	10.52%	9.99%

Improving credit profile



■ Total (₹bn)

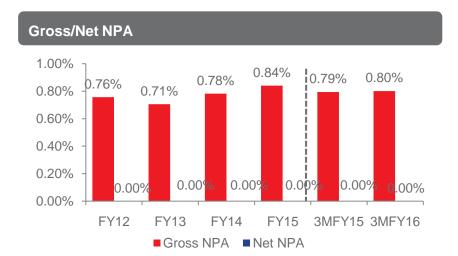
DHFL's long term credit ratings has been upgraded to 'CARE AAA (Triple A)' by CARE and 'AAA (Triple A)' by Brickwork Ratings for long term secured facilities

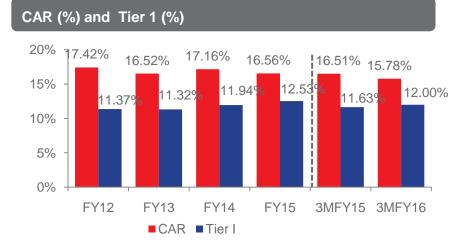
Notes:

- 1 CARE: Credit Analysis & Research Ltd.
- 2 FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures

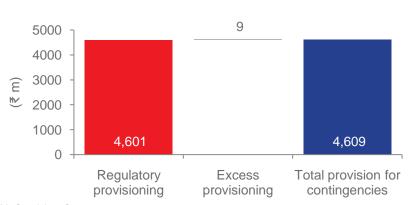


6 Healthy asset quality





Loan to value ratio 70% 58.9% 58.0% 60% 53.0% 50.3% 46.9% 46.6% 50% 40% 30% 20% 10% 0% FY13 3MFY15 3MFY16 FY15 FY12 FY14 Notes:

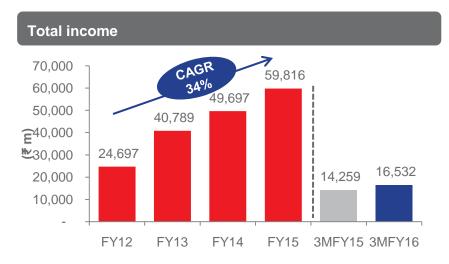


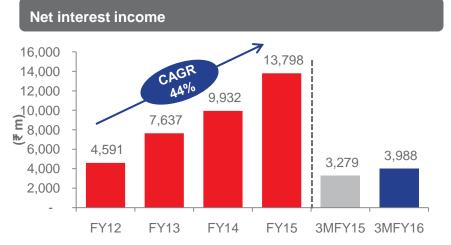
Provision for contingencies

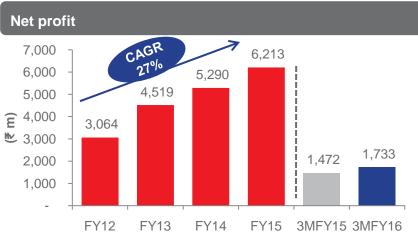


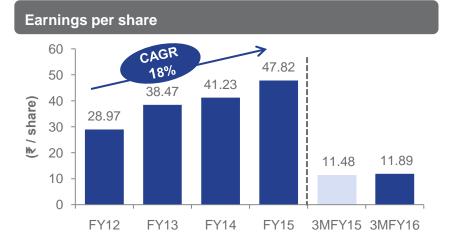
¹ FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures

6 Healthy growth in income & earning metrics





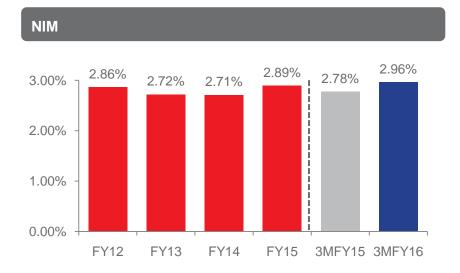


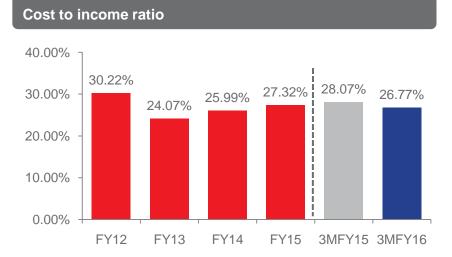


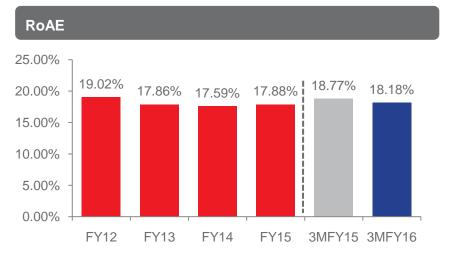
Note: FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures

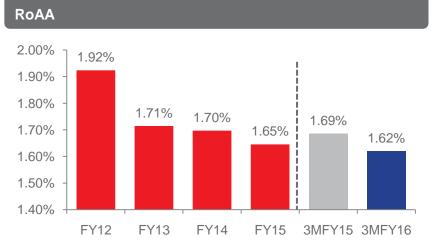


6 Healthy operating and financial ratios









Note: FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures



Section 4

Other Information



Key Investors

As on June 30, 2015

Sr. No.	Name of Investor	% Holding
1	Rakesh Jhunjhunwala	3.43%
2	Acacia Partners ¹	2.70%
3	Government of Singapore 1	2.66%
4	Putnam Investments ¹	2.10%
5	Morgan Stanley Asia (Singapore) Pte.	1.53%
6	Lazard Asset Management ¹	1.49%
7	DB International (Asia) Ltd	1.26%
8	HSBC Global Investment Funds	1.14%
9	GMO Foreign Small Companies Fund	1.13%
10	Jupiter India Fund ¹	1.13%

Note:

1 Through multiple funds/schemes



Key Financials

						<u>YoY growth</u>				
(₹ millions, unless otherwise mentioned)	FY12	FY13	FY14	FY15	3MFY16	FY12	FY13	FY14	FY15	FY15
Income statement										
Total Income	24,697	40,789	49,697	59,816	16,532	70%	65%	22%	20%	20%
Net Interest Income	4,591	7,637	9,932	13,798	3,988	38%	66%	30%	39%	39%
Non-Interest Income	2,113	1,959	1,939	1,423	201	38%	-7%	-1%	-27%	-27%
Interest Expenses	17,992	31,194	37,826	44,596	12,343	87%	73%	21%	18%	18%
Operating Expense	2,436	2,954	3,711	4,485	1,199	45%	21%	26%	21%	21%
Provision for Contingencies	237	450	700	1,050	320	163%	90%	56%	50%	50%
Depreciation	47	85	109	255	57	27%	79%	29%	134%	134%
PBT	3,984	6,107	7,351	9,430	2,614	30%	53%	20%	28%	28%
PAT	3,064	4,519	5,290	6,213	1,733	16%	47%	17%	17%	17%
Balance sheet										
Loan sanctioned	1,28,453	1,73,369	2,23,776	2,84,971	78,580	44%	35%	29%	27%	27%
Loan Disbursed	90,652	1,33,577	1,66,475	1,98,215	49,384	39%	47%	25%	19%	19%
Loan portfolio Outstanding	1,93,554	3,39,017	4,05,966	5,10,397	5,37,957	37%	75%	20%	26%	26%
AUM	2,10,947	3,61,165	4,48,221	5,68,844	6,00,016	49%	71%	24%	27%	27%
Networth	20,328	32,371	35,750	46,358	47,328	31%	59%	10%	30%	30%
Borrowings	1,91,486	3,20,584	3,94,869	4,89,207	5,30,144	29%	67%	23%	24%	24%



Key Ratios

	FY12	FY13	FY14	FY15	3MFY16
Key ratios					
Gross NPA	0.8%	0.7%	0.8%	0.8%	0.8%
Net NPA	0.0%	0.0%	0.0%	0.0%	0.0%
NPA Coverage Ratio	106.1%	109.8%	104.4%	100.2%	106.9%
Tier I Ratio	11.4%	11.3%	11.9%	12.5%	12.0%
Capital Adequacy Ratio	17.4%	16.5%	17.2%	16.5%	15.8%
NIM	2.9%	2.7%	2.7%	2.9%	2.9%
Cost to Income Ratio	30.2%	24.1%	26.0%	27.3%	26.8%
Return on Assets	1.9%	1.7%	1.7%	1.6%	1.6%
Return on Equity	19.0%	17.9%	17.6%	17.9%	18.2%
Debt Equity Ratio	8.6	9.4	10.4	10.1	10.6
EPS (₹/share)	29.0	38.5	41.2	47.8	11.9
DPS (₹/share)	3.5	5.0	8.0 ¹	6.0	0.0
Dividend yield	12.1%	13.0%	1 9.4% ¹	12.5%	NA

Note: FY13, FY14 and FY15 figures are post merger of First Blue Home Finance, while FY12 figures are DHFL's Standalone figures



¹ Includes Special 30th Anniversary Celebration Dividend @ ₹ 3 per share

Section 5

Small Finance Bank License Application



Small Finance Bank License Application

- ♠ DHFL has applied for a Small Finance Bank ("SFB") License, key objectives being:
 - Transform current franchise into the reputable banking franchise based on highest standards of transparency and corporate governance – RBI supervision will add to credibility
 - Create a long term sustaining and scalable liability platform banking allows much broader range of options for fund raising including infrastructure bonds
- ♠ SFB license is apt for DHFL business model fits the licensing requirements
 - As per the SFB norms, 75% has to be PSL
 - CRR / SLR:
 - Benefits of cost reduction outweighs the negative carry of CRR / SLR investments
 - Leverage asset structure to raise infrastructure bonds exempt from CRR / SLR requirements and also PSL
- ◆ DHFL is committed to creating value for its stakeholders and will accordingly evaluate value accretive options that best suits stakeholders' interest

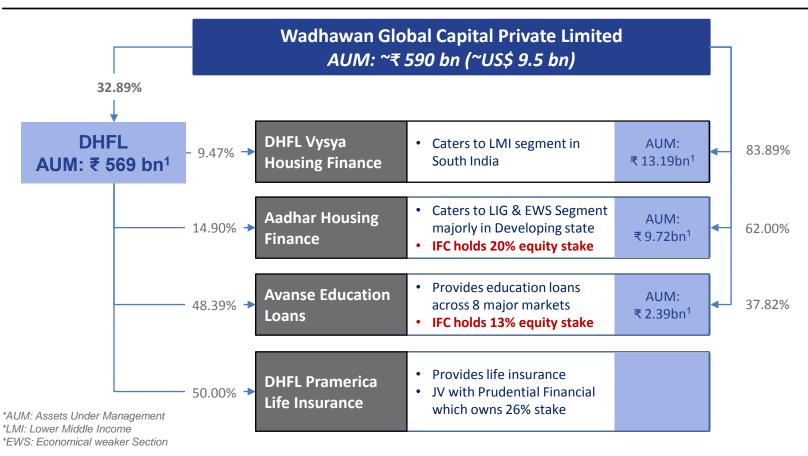


Section 6

Group



DHFL financial services group



- ★ LMI Focused Housing Finance Group
- Group companies with significant value to be unlocked
- ♠ Partners with Marquee international groups like IFC, Prudential Financial Inc. (Pramerica), etc.
- 1 As of 31 March 2015
- 2 Group Share Holding as of 31 March 2015





Supporting by Group Management Center (GMC)

Kapil Wadhawan (Chairman & Managing Director)

Group Management Center

- Provides strategic direction and enhance synergistic value across group
- ♠ Professionals with relevant expertise in respective fields and reputation for good governance



G Ravishankar

- ♠ About 25 years of experience with Jet Airways, Geometric, GE Capital
- Former acting CEO and CFO at Jet Airways

Srinath Sridharan

 Over 18 yrs of experience in Strategy Management across Automobile, ecommerce, Advertising, Consumer, Realty and Financial services industries





K Srinivas

- → ~30 years experience in various entities including 14 years experience at Bajaj Auto Ltd
- ★ Former Mgmt Committee member at Bajaj Auto , Former Head of HR, Retail Finance

M Suresh

- ★ About 30 years of experience in sales & distribution with TATA AIA Life, HDFC Life, ITC
- Former MD and CEO at TATA AIA





Entities engaged in the LMI and the Underserved strata

DHFL Vysya Housing Finance

Engaged in the LMI Strata



Aadhar Housing Finance

Serves the most Underserved segment



- The Average Ticket size stood at ₹ 0.7 million as on FY15¹
- ★ Has operations majorly in South India, viz., Karnataka, Andhra Pradesh, Tamil Nadu & Kerala as well as in Maharashtra and Uttar Pradesh
- Presence in 31 locations as on FY15¹
- As on FY15, the Company made home loan disbursements of ₹ 4.26 billion¹

- Maximum ticket size capped at ₹ 1.2 million
- ★ Generates business through nine low income states in India viz; UP, MP, Bihar, Chhattisgarh, Jharkhand, West Bengal, Orissa, Gujarat and Rajasthan
- ♠ Presence in 63 locations as on FY15¹
- ♠ IFC has picked up a 20% equity stake in the company

Note

As of 31 March 2015



Avanse Financial Services



Enabling education, Empowering youth



Forayed into Education loans business in 2013



IFC holds 13% stake in the Company



Business Coverage across 8 major educational markets of the country – include Mumbai, Delhi & Pune being exclusive Avanse branches, with additional coverage through 180 DHFL Centres

Highlights of FY15¹

- Outstanding Portfolio ₹ 2,392 million
- Loans Sanctioned ₹ 4.960 million
- **1** Loans disbursed ₹ 2,033 million
- Average Ticket size ₹ 1.1 million
- Product Mix:
 - Domestic: ₹ 463 million
 - Abroad: ₹ 1,308 million
 - Project Finance: ₹ 262 million
- **↑** Total Income ₹ 198 million

Note

1

As of 31 March 2015

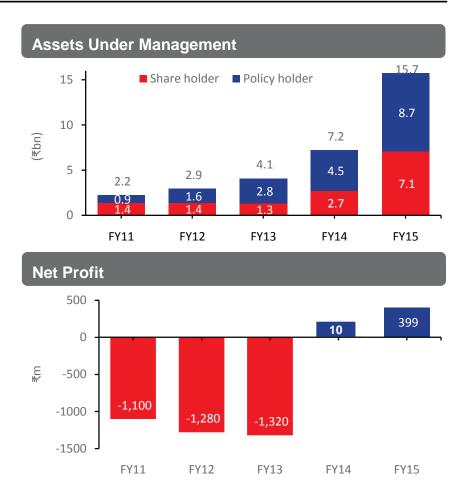


8 DHFL Pramerica Life Insurance



Insurance Venture with Prudential Financial Inc.

- ↑ 74:26 joint venture between DHFL Ltd. (DHFL) and its Promoters and Prudential Financial Inc (PFI) catering to the Life Insurance segment
- DHFL invested only ₹ 1 and in the first quarter of operations, i.e. Quarter ending March 2014, DHFL Pramerica Life Insurance has achieved the break even level





1 As of 31 March 2015



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