

July 24, 2025

To,
BSE Limited,
Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai- 400 001.
Scrip Code: 512008

Sub.: Investor Presentation.

Dear Sir/Ma'am,

Pursuant to Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we are enclosing herewith the Investor Presentation on performance of Q1 of FY 2025-26.

Kindly take the above information on record.

Thanking You,
For EFC (I) Limited

Aman Gupta
Company Secretary

Encl: As above

EFC (I) Limited

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EFC (I) LIMITED

INVESTOR PRESENTATION – Q1 FY26





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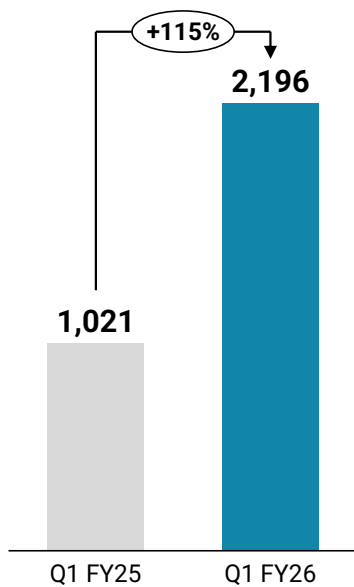


Q1 FY26 Update

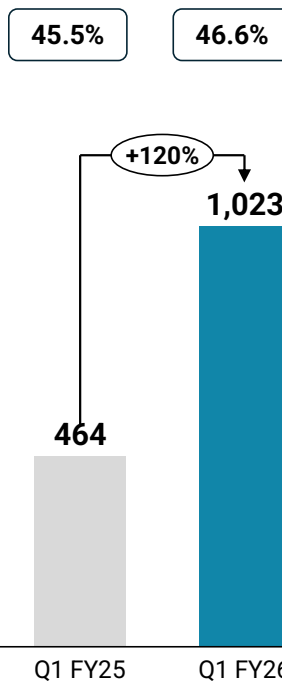


Consolidated Financial Performance – Quarterly

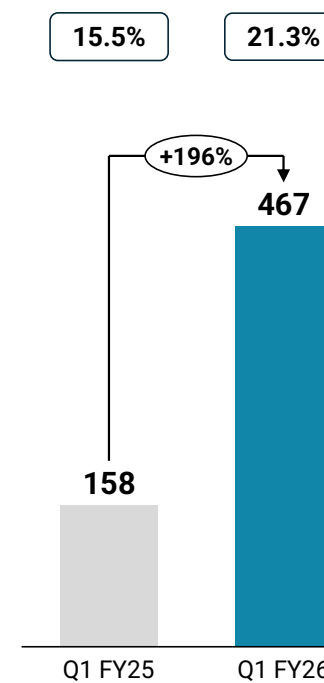
Revenue (₹ millions)



EBITDA (₹ millions)



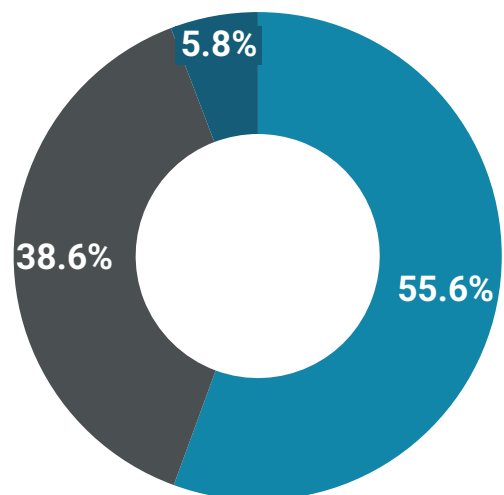
PAT (₹ millions)





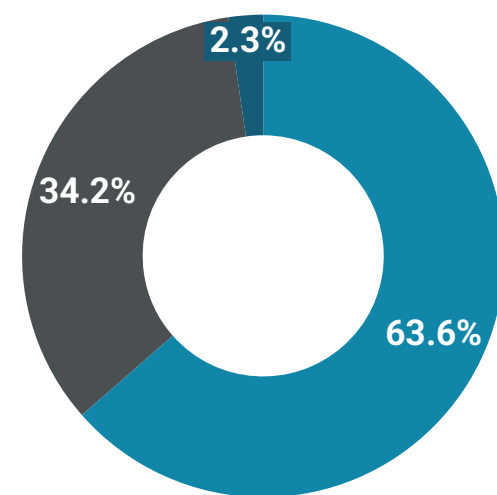
Revenue and PBT Split by Segment

Revenue by Segment Q1 FY26



■ Rental ■ Design & build ■ Furniture

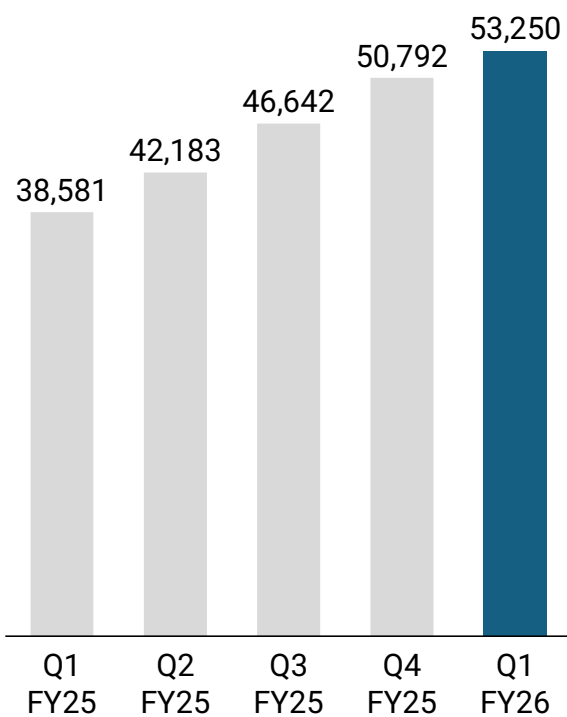
PBT by Segment Q1 FY26



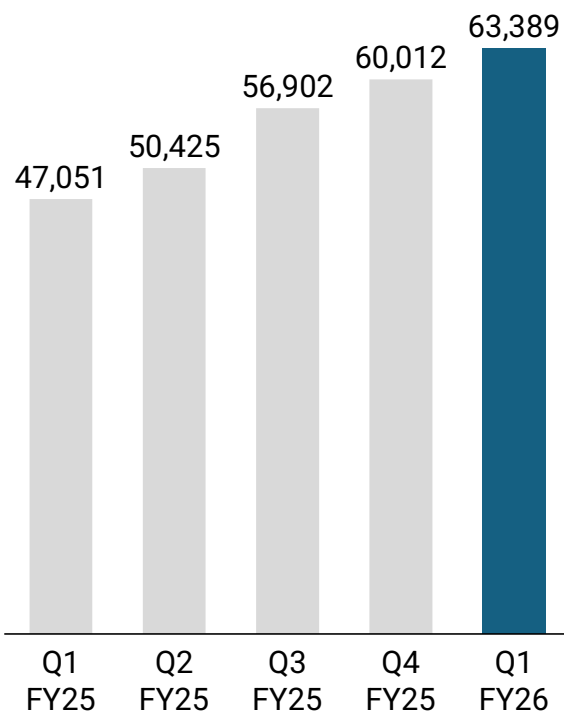
■ Rental ■ Design & build ■ Furniture

The Seat Equation: Optimizing Capacity, Billing & Inventory

Billed Seats

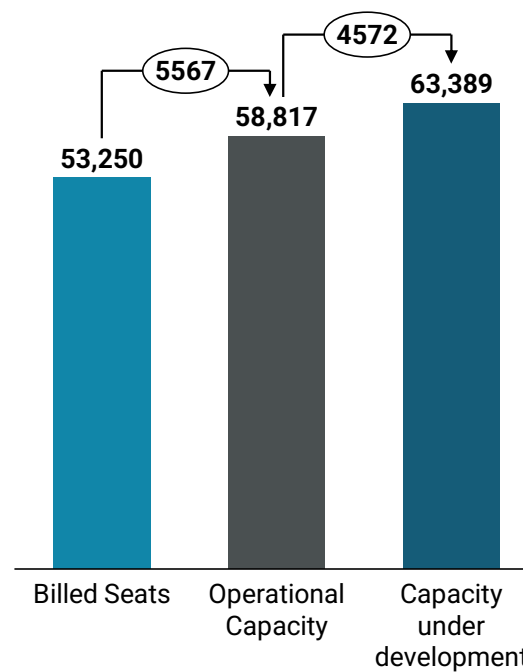


Total Seats



Capacity, Billed Seats & Inventory

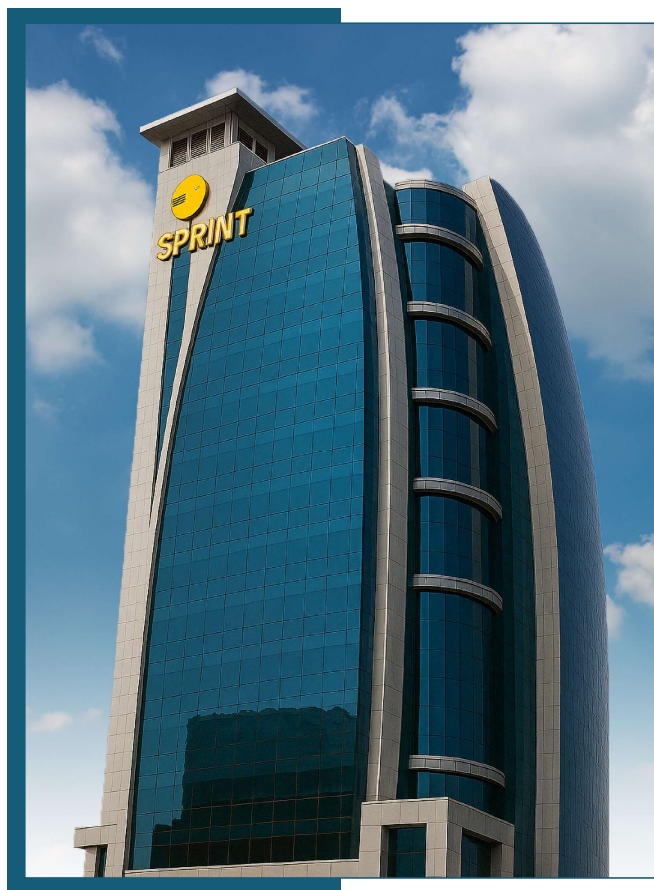
as on 30th June, 2025



Seats under development: 4572 | Inventory: 5567

Consolidated Profit and Loss Statement

Particulars (₹ Mn)	Q1 FY26	Q1 FY25	Y-o-Y	Q4 FY25	Q-o-Q
Revenue from Operations	2,196.2	1,020.5	115.2%	2,110.1	4.1%
Cost of Services	818.2	348.0	135.1%	729.9	12.1%
Changes in Inventories and Finished goods	29.8	0.0		-18.0	-265.6%
Employee Expenses	109.1	45.8	138.0%	128.1	-14.9%
Other Expenses	216.6	162.8	33.1%	177.1	22.3%
EBITDA	1,022.5	463.9	120.4%	1,093.1	-6.5%
EBITDA Margin (%)	46.6%	45.5%		51.8%	
Other Income	36.4	32.3	12.5%	53.8	-32.4%
Depreciation and amortization expense	281.8	228.1	23.5%	296.3	-4.9%
EBIT	777.1	268.0	189.9%	850.6	-8.6%
EBIT Margin (%)	35.4%	26.3%		40.3%	
Finance Cost	115.6	54.5	112.1%	145.2	-20.4%
Profit before Tax	661.5	213.6	209.7%	705.4	-6.2%
Profit before Tax(%)	30.1%	20.9%		33.4%	
Tax	193.9	55.8	247.2%	225.7	-14.1%
Profit After Tax	467.6	157.7	196.5%	479.7	-2.5%
PAT Margin (%)	21.3%	15.5%		22.7%	
EPS (As per Profit after Tax)	4.7	3.2		4.8	



Awarded Two Additional PSK

In June 2025, Awarded two additional Passport Seva Kendra projects in Hyderabad , reinforcing its pan-India leadership in turnkey interiors following near-completion of the Ahmedabad site.



Expanding Operational Footprint

Added 1,45,000 sq. ft. for 3,000 seats, with the new facility set to launch in upcoming quarters



Setting Global Standards with Saudi Hospitality Project

Ek Design Industries Limited secured its first international order in Saudi Arabia—a 7-star hotel project awarded by Nuvara Global Turnkey Projects Contracting L.L.C.



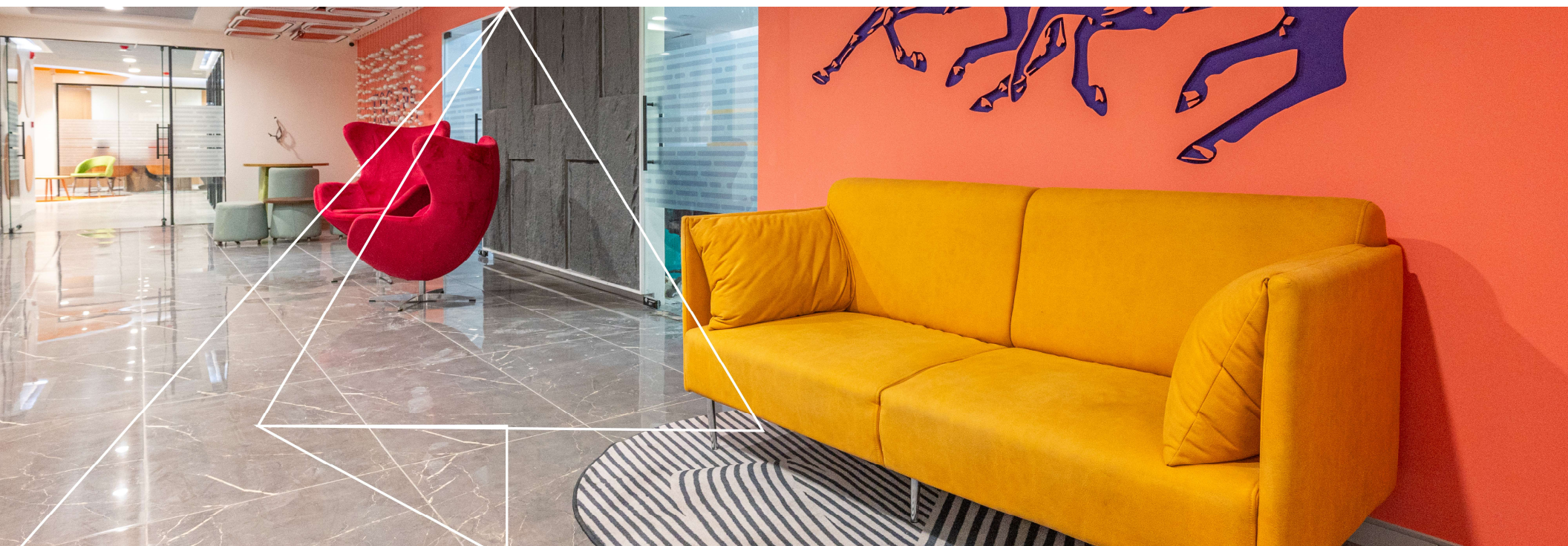
Secured Interior and Fit-out Contract

Secured ₹1,000 Mn. in fit-out contracts, underscoring its rapid growth in large-scale infrastructure and its reputation for delivering premium turnkey solutions within 90 days



Purchase of Quantum Towers, Pune

Acquired Quantum Towers in Pune, a 122,000 sq. ft. facility strengthening its position in India's managed office sector.



EFC Group at a Glance



Leading Real Estate Enterprise Offering Transformative Office Spaces



Delivers personalized workspace services to suit various client requirements

Designs dynamic workspaces that inspire innovation and foster growth

Provides premium furniture through integration of modern technology with traditional craftsmanship

Strategically located facilities offering top-tier convenience and accessibility

Preferred choice for freelancers, start-ups, SMEs and multinational corporations (MNCs)



Over a **decade** of excellence in offering real estate services



Headquartered in Pune, India with presence in **10 cities**



160+ Projects completed across all verticals



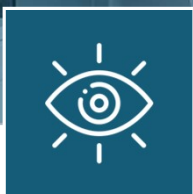
82 Sites under management



650+ Clients



What Drives Us



VISION

To create the most beautiful, functional and affordable workspaces in the best of locations



MISSION

To provide our clients, healthy workspaces and create an ecosystem with the tools and services to help them achieve all their business goals



CORE VALUE

We are aligned to be ethical, honest & trustworthy, flexible & transparent

Key Managerial Positions



UMESH SAHAY
FOUNDER



ABHISHEK NARBARIA
FOUNDER



NIKHIL BHUTA
DIRECTOR



UDYA VORA
CHIEF FINANCIAL OFFICER



AMAN GUPTA
COMPANY SECRETARY

INDEPENDENT DIRECTORS



RAJESH VAISHNAV



SRINIVAS RAO

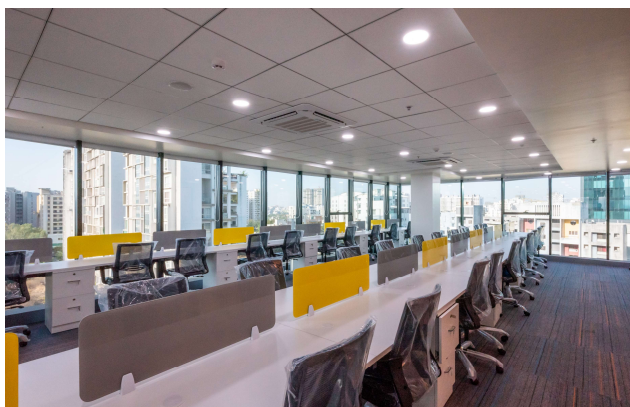


GAYATHRI IYER

Diverse Business Segments

Unique Business Model: Our value proposition is based on three diverse, yet integrated businesses by developing an integrated ecosystem in the real estate service

Managed Offices



- Tailored Managed workspace solutions
- Fully serviced, visually appealing, and tech-enabled office environments

Design & Build



- Blueprint to Excellent Commercial Interior Design for Modern Workspaces
- Services include General Contracting, Project Management, Design & Build & MEP Services

Furniture



- State-of-the-art manufacturing facility in Pune spans an impressive 1.25 lakh square feet
- Specializing in modular office furniture, luxury hospitality furnishings, and high-end residential pieces

Strong Geographic Coverage

Expanding footprint through strategic partnerships and collaborations

Strong National Presence



India map and locations by cities

Our Brand Universe





Leasing Vertical



Leasing Solutions for all Business Needs



Enterprise Offices



Managed Offices



Customized Offices

Customized, scalable, furnished office solutions with comprehensive management and premium amenities—ideal for enterprises seeking long-term efficiency, privacy, and control

What we offer



Transparent Billing

Unified billing system with absolute clarity no hidden charges



Ideal for All Business Sizes

Perfect for firms for all size



State-of-the-Art Office Spaces

Expertly crafted to inspire collaboration



Customisable Offices

Tailored to precision. Our solutions align with your distinct needs and refined tastes



Prime Location

Tactically placed for maximum convenience and accessibility

Key Leasing Vertical Highlights



10
Cities



3 MN sq.ft
Area under management



82
Sites Under Management



35-40K sq.ft
Average area size



63K+ seats
Total Seats



INR 6,500-7000
Average rent per seat



45:1
Avg Sq.Ft to Seat Ratio



90%
Average occupancy (%)



3 Years
Average Lease Period



5 Years+
Landlord Lease Period



45:100
Rentals Paid to Received



25:100
EBITDA to Rentals

Quarterly Onboarding Wins: Expanding Our Client Universe



Welcoming 3,300 seats from diverse sectors, the co-working brand scales operational footprint, solidifies multi-vertical presence, and reinforces its value proposition of integrity, agility, and openness.



Eclectic Mix of Clientele

TECH
mahindra



tcs TATA
CONSULTANCY
SERVICES

Relanto
Reimagining AI

Standard
Chartered

SI SYNERGY
GLOBAL IT SOLUTIONS

HIGHBAR
TECHNOCRAT

Flipkart

Godrej

% NOBROKER

BAJAJ
Allianz

Mahindra
FINANCE

B BAJAJ
FINSERV

AT&S

Amway

ICRA
A MOODY'S INVESTORS
SERVICE COMPANY

CarTrade

Westcorp

STARCONNECT

ApTask



UEA
University of East Anglia



CRESCENDO
WORLDWIDE

EOS
GLOBE

Q
CONNECT

Arabian
Industries

forgeahead
Your Vision. Our Execution.

yulu

SHARDA
UNIVERSITY
Beyond Boundaries

atidiv

SANJIVANI
GROUP OF INSTITUTES

marketxcel

IMCS group
Enabling IP

GULF CATERING Co.
شركة الخليج للمطبخ

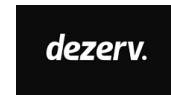
SECLORE

Digicore
PARTNERS IN SAFETY

IHO INDIA
Indian Health Organization

amplifAI.

Eclectic Mix of Clientele



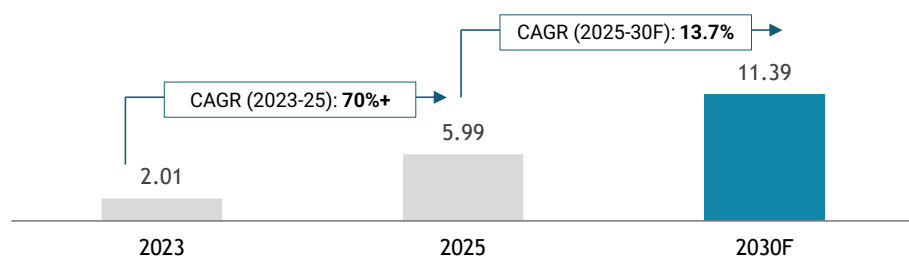
Managed Office and Co-Working Market (1/2)

The managed office space market is booming; India one of the fastest-growing geographies globally



India

Market Size – by value (US\$ Bn) (managed + coworking)



- India's flex/managed spaces grew **30%+ annually** (2021–2025 average), with consistent double-digit absorption and new supply in metro and Tier-2 cities
- Record **39 million sq. ft.** of office space absorbed (flex and managed) in **H1 2025**, with managed/flex segment alone leasing **6.5 million sq. ft.** (+48% YoY)

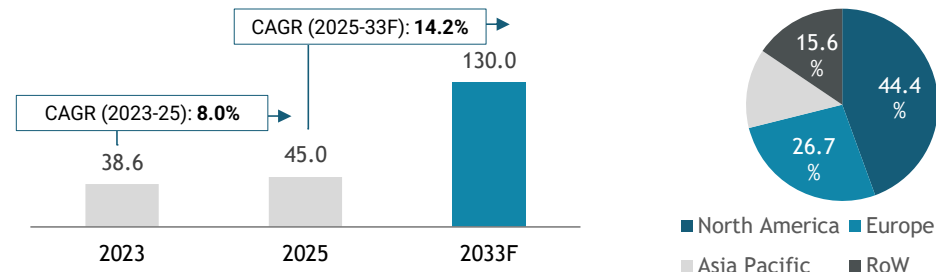
Key Drivers

- Rise of GCCs:** GCCs in India forecasted to lease 55 million+ sq. ft. of Grade A managed office space by 2026
- Demand for Sustainable and Flexible Office Spaces:** Tenants increasingly preferring flexible, ESG-compliant Grade A office spaces, driven by evolving workplace strategies and corporate sustainability goals



Global

Market Size – by value (US\$ Bn) (managed + coworking)



- Managed office adoption expanding across the US, UK, China, India, and South-East Asia, as enterprises adopt adaptive work models and demand is driven by rapid urbanization and business expansion in emerging markets
- A higher drive in the western markets as enterprises increasingly require LEED certified, sustainable spaces, driven by ESG mandates

Key Drivers

- Premiumization:** High-end managed offices offer wellness zones, tech-enabled meeting rooms, hospitality services, and experience-driven designs to attract top talent and increase worker satisfaction
- Tech Integration:** Operators deploying AI chatbots, smart building systems and predictive analytics to boost personalization and optimize space

Source: Market Reports, CBRE, News

Tech-enabled, green-certified workspaces are redefining managed offices for modern tenants and buyers

WHAT'S NEW?



Smart & Tech – Infused Workspaces

Managed offices leveraging IoT, AI/ML, occupancy sensors, and real-time analytics to enhance workspace performance. These innovations enable:

- Real-time optimization of space utilization and energy consumption
- Automated climate and lighting controls based on usage patterns
- Personalized work environments that improve employee comfort and productivity



Sustainability as a Strategic Differentiator

Investors increasingly favoring Grade-A, green-certified assets, signaling a long-term shift toward climate-resilient real estate. This momentum is expected to accelerate, driven by both regulatory pressure and growing corporate ESG mandates. Leading managed workspace operators are:

- Pursuing green certifications (e.g., LEED, IGBC) and energy-efficient operations
- Integrating recycling systems and ESG reporting tools into the built environment

Source: News



Design & Build Vertical



Offer end-to-end interior solutions—from concept to execution and creating office spaces that are both aesthetically striking and functionally optimized to suit client needs



5.2 Lakhs+ sq.ft
Total area



Real Estate, IT/ITES, Pharmaceutical, Solar
Sectors



INR 1,150+ million
Order Book

Offer interior design and fit-out services to create functional and aesthetically pleasing work environments

Our design process unfolds in four key phases: initial consultation with a designer, site visit, rigorous research and development, framework refinement and finalization of a design



25+
Interior Designers



30+
Reputed Clients



10+
Locations



4.02M
Sq. feet Designed

Bringing Life to Spaces Through Detailing and Innovation



DESIGN

Crafting distinct, bespoke interiors for diverse clients. From boutique offices to healthcare facilities and universities
Ensures an exclusive and tailored experience



PRECISION

Our design process comprises four phases: discussions with a designer, site visit, desk research, and initial framework
Followed by a second round of discussions, framework refinement, and finalization



AGILE DELIVERY

Tackle each design element with efficiency and timeliness, aligning with our clients' schedules
Engagement-focused approach and innovative concept-architecture



STRATEGIC DEVELOPMENT

Diversity across 15+ industry sectors
Leveraging our design experience and expertise to generate lasting, impactful results



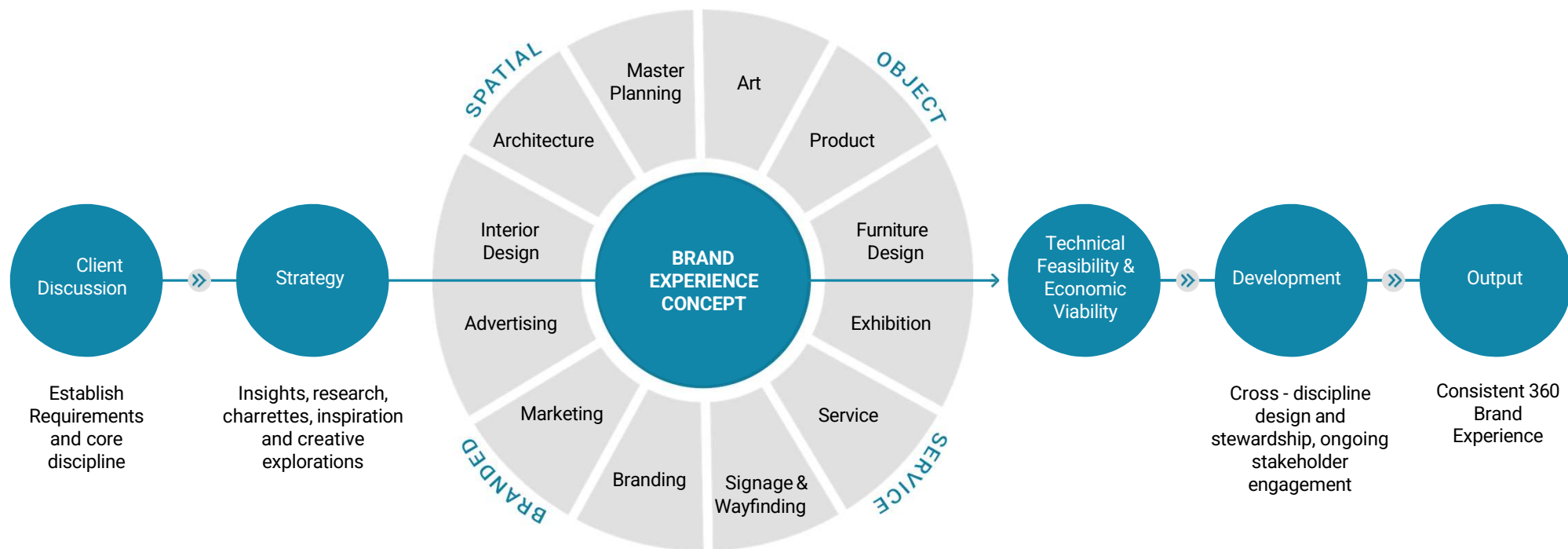
EFFICIENT

Grasp office design metrics, spanning frictionless enterprises to niche markets, parallel tasking to bricks-and-clicks
Grasp office design metrics, spanning frictionless enterprises to niche markets, parallel tasking to bricks-and-clicks



ECONOMICAL

Swiftly address issues at all levels, innovating, integrating, and providing end-to-end interior solutions that are economically efficient

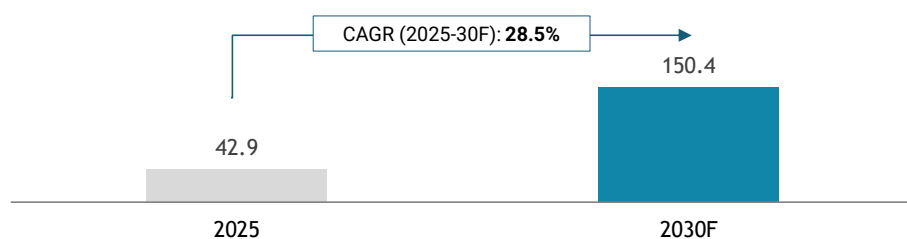


Design-&Build model well-established in Western markets; well-poised for high growth in India



India

Market Size – by value (US\$ Bn)



- In 2024, new supply totaled **48.1 million sq. ft. (+1% YoY)**, led by southern cities (Bengaluru and Hyderabad). By 2025, gross office absorption reached 65 Mn.+ sq. ft.
- Office leasing and construction is growing strongly **beyond metros**, with increasing private and MNC investments in new regions

Key Drivers and Upcoming Processes

- **Surge in Demand:** Tech, IT/ITeS, BFSI, e-commerce, and startup expansions underpin sustained demand
- **Smart Materials:** Advancements in eco-friendly, long-lasting materials and systems leading to faster TATs
- **User-Centric Innovations:** Air quality monitoring, biophilic integration, digital visitor management, personalized environments etc.

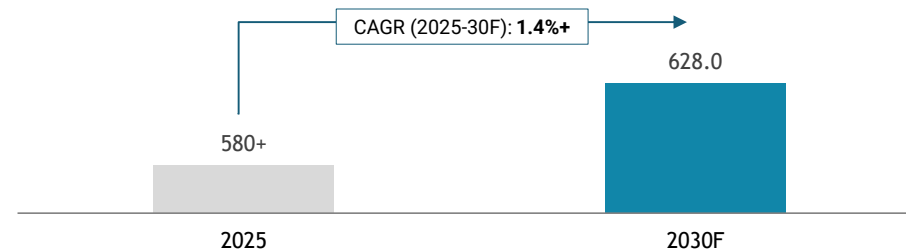
Sources: Market Reports, Upstox, Anarock, News articles

Investor Presentation ●●●



Global

Market Size – by value (US\$ Bn)



- Slower global building additions, but faster growth for high-value design/build and modern fit-outs likely to drive the global market (especially in Asia-Pacific, expected to log >10% CAGR within the interior fit-out segment)
- Asia Pacific is the fastest-growing region for interior fit-outs (>10% CAGR forecast through 2032)

Key Drivers and Upcoming Processes

- **Technology & Digitalization:** Integration of smart tech—AI/analytics, IoT, adaptive space tech, smart lighting/HVAC
- **Digital Twin Integration:** Real-time digital/physical model sync for management and building performance
- Increasing refurbishment share and focus on lifecycle value over new builds is leading to market maturity and slow anticipated global growth

Culturally integrated workspace design and retrofitted real estate are reshaping the design and build space

WHAT'S NEW?



Culturally Integrated Workspace Design

- Multinational corporations are shifting from sterile, globalized office aesthetics to collaborative workspaces inspired by Indian design sensibilities. Leading managed workspace operators are:
 - Incorporating Indian design elements (e.g., traditional motifs, materials, and spatial layouts) to create workplaces that resonate with local teams
 - Using regionally sourced, eco-friendly materials to align with sustainability goals and reduce environmental impact



Retrofitting Real Estate

- Retrofitting emerging as a key solution in a step towards decarbonized real estate. Construction players traditionally favored demolition and rebuild on ease and economics, yet new regulations and investor pressure shifting the balance. Leading developers and workspace operators are:
 - Following stricter building norms such as the EU Energy Performance Directive and the UK Net Zero Carbon Building Standard
 - Adopting circular building practices by reusing up to 90–95% of existing materials to reduce waste and carbon footprint
 - Using digital audits and material tagging to identify reusable components and optimize retrofit strategies

REGULATORY UPDATES



UK Net Zero Carbon Buildings Standard

- The UK introduced the Net Zero Carbon Buildings Standard in September 2024, which outlines limits on both embodied and operational carbon. While currently voluntary, it is expected to inform future regulation. Developers are:
 - Aligning with carbon caps on energy use and construction materials
 - Using the standard to prepare for expected compliance requirements from 2025-26
 - Applying it to both, new construction and major retrofit projects to meet emissions targets



Furniture Vertical





Furniture – Building with Purpose And Delivering with Precision



Specialize in both custom and ready-made **high-quality furniture** for diverse sectors including office and commercial spaces
Emphasis on **thoughtful design, craftsmanship, and durability to exceed industry standards** in both quality and aesthetics

EK Design with World-Class Manufacturing Facility



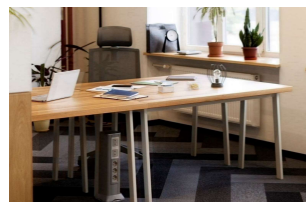
Modular Furniture



Metal Fabrication



Woodworking



CNC (Metal & Wood)



Soft Seating



Office Chair Assembly

Our Advantages



Abundant Raw Materials

Steady and abundant supply of raw materials to support uninterrupted operations.



Access to Skilled Labour

Availability of a talent pool of highly skilled professionals



Growing Consumer Demand

Surging demand for furniture in office and commercial spaces

Furniture – Build with purpose and deliver with precision

mirové.
the poetry of living

AERC
Real Estate as a Service Company



INR 2,750-3,000 Mn
Total Manufacturing Capacity
(in value)



35K+
Number of Units Delivered



INR 220+ Mn
Order Book



795+
Number of SKUs

The Launch of Our New Furniture Line



Mirove is the quiet symphony of design, elegance, & artistry to create furniture that elevates everyday living with timeless beauty.

Growth-Focused Product Strategy

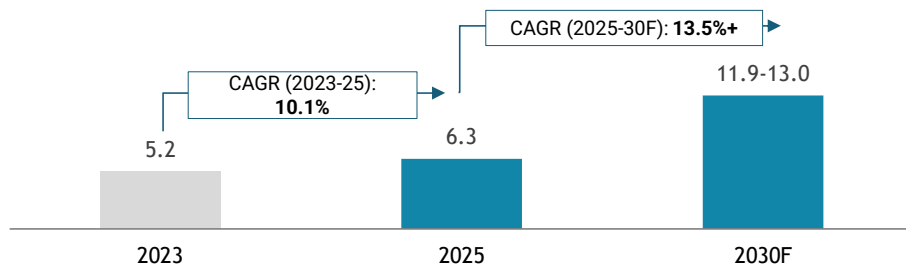
Ongoing expansion into premium and niche segments to meet evolving market demands and set new industry benchmarks

India's market set to more than double by 2030; global market is surging through smart office solutions



India

Market Size – by value (US\$ Bn)



- India's office furniture market is set to more than double by 2030, driven by IT, flexible work, and sustainability priorities
- The market witnessed strong double-digit growth as modern office stock surged
- By 2030, the market is anticipated to surpass US\$ 11 Bn led by hybrid offices, wellness focus, and green workspace design

Key Drivers

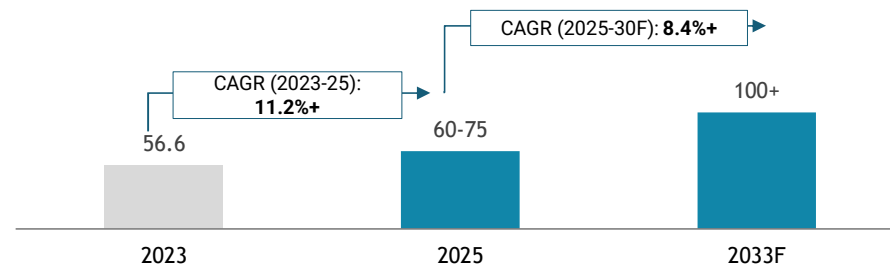
- **Rapid Commercial Expansion:** Driven by the IT/BPM, BFSI, startups, and coworking segment boom - especially in metros and fast-growing Tier-2/3 cities
- **Government Initiatives:** Smart Cities Mission, commercial infra push, and startup incentives are driving projects and demand for workspace furniture

Source: Market Reports, News articles



Global

Market Size – by value (US\$ Bn)



- Globally, Asia-Pacific leads market share and growth rate with prominent projects and supply chains anchored in India and China
- Coworking and flexible offices drive B2C and rental demand, expanding market size
- Demand is surging for ergonomic, modular, and smart office solutions supported by tech integration and green-certification mandates

Key Drivers

- **Tech-Integration:** Growing penetration of smart and sensor-enabled furniture desks with wireless charging, posture-correction chairs, AR/VR-enabled layouts
- **Customization:** Bespoke, on-demand, and rental services. "Furniture-as-a-service" models growing, supporting agile business needs

Smart furniture combines tech and ergonomics; BIS norms push stricter quality and compliance standards

WHAT'S NEW?



Smart Furniture

Smart furniture is combining technology with design to enhance productivity, wellness, and space efficiency. With rising demand for intelligent, adaptive environments, workspace operators are increasingly adopting tech-integrated furniture systems. Leading players are:

- Embedding posture sensors and ergonomic feedback tools to monitor movement
- Equipping desks and seating with built-in power modules, wireless charging, and USB-C connectivity for a plug-and-play experience
- Integrating with building management systems (BMS) to capture real-time data on occupancy and optimize space utilization
- Leveraging AI and analytics to enable predictive maintenance and deliver customized furniture recommendations based on usage patterns

REGULATORY UPDATES



Mandatory BIS Certification

Beginning February 2026, the **Furniture Quality Control Order, 2025 in India mandates BIS certification for over 750 products**, signaling stricter standards for quality, safety, and sustainability. A broader Omnibus Technical Regulation takes effect September 1, 2026. Leading workspace operators are:

- Aligning procurement with BIS-certified vendors across key furniture and fit-out categories
- Auditing supply chains to ensure compliance with upcoming material and product norms
- Preparing documentation and testing protocols for BIS certification readiness

Source: Market Reports, News articles



EFC's Integrated Business Model



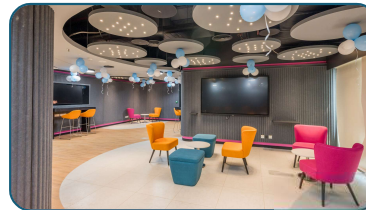
Creating a Real estate-as-a-Service ecosystem with multiple inter-related businesses



Leasing



- Agile space planning with no constraints of traditional leasing
- Low seasonality with predictable weakness during inauspicious periods



Design & Build



- Well established processes to ensure quality and timely project completion
- Focused on client engagement and innovative concept architecture



Furniture



- Access to raw materials to support uninterrupted operations
- State-of-the-art manufacturing facility provides operational control

Integrated verticals to boost margins and synergies

Low capex businesses

High growth verticals and independent profit centers

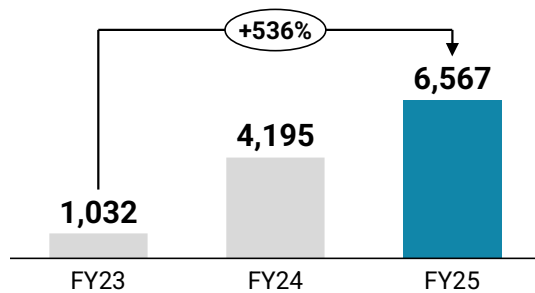


Historical Financials

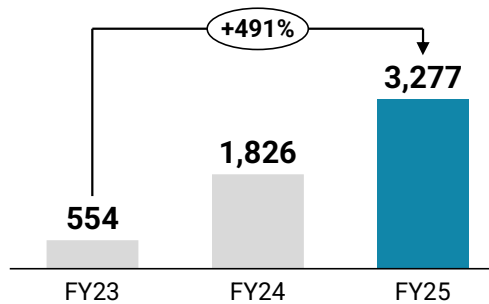


Financial Snapshot

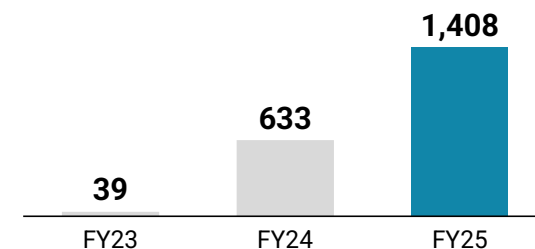
Revenue (₹ Mn)



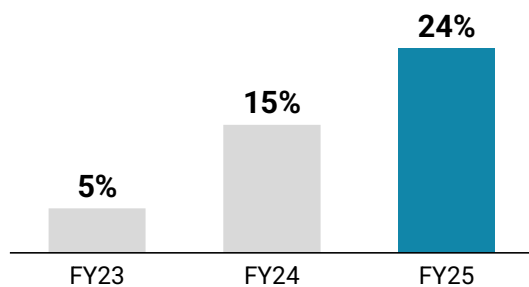
EBITDA (₹ Mn)



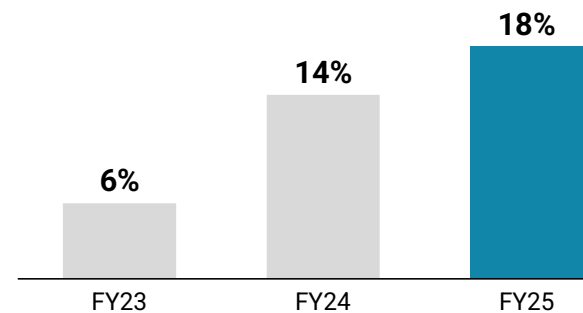
PAT (₹ Mn)



ROE



ROCE



Consolidated Profit and Loss Statement

Particulars (₹ Mn)	FY25	FY24	FY23
Revenue from Operations	6567.4	4194.6	1032.1
Cost of Services	2351.2	1038.9	374.9
Changes in Inventories and Finished goods	-18.0	827.7	0.0
Employee Expenses	312.8	140.3	51.3
Other Expenses	644.6	361.7	51.9
EBITDA	3,276.8	1,826.0	554.1
EBITDA Margin (%)	49.9%	43.5%	53.7%
Other Income	175.2	93.2	8.5
Depreciation and amortization expense	996.7	756.3	345.0
EBIT	2,455.3	1,163	218
EBIT Margin (%)	37.4%	27.7%	21.1%
Finance Cost	456.8	353.2	145.7
Profit before Tax	1,998.4	810	71.9
Profit before Tax(%)	30.4%	19.3%	7.0%
Tax	590.7	176.7	33.3
Profit After Tax	1,407.7	633	38.6
PAT Margin (%)	21.4%	15.1%	3.7%
EPS (As per Profit after Tax)	14.1	6.4	9.2

Consolidated Balance sheet

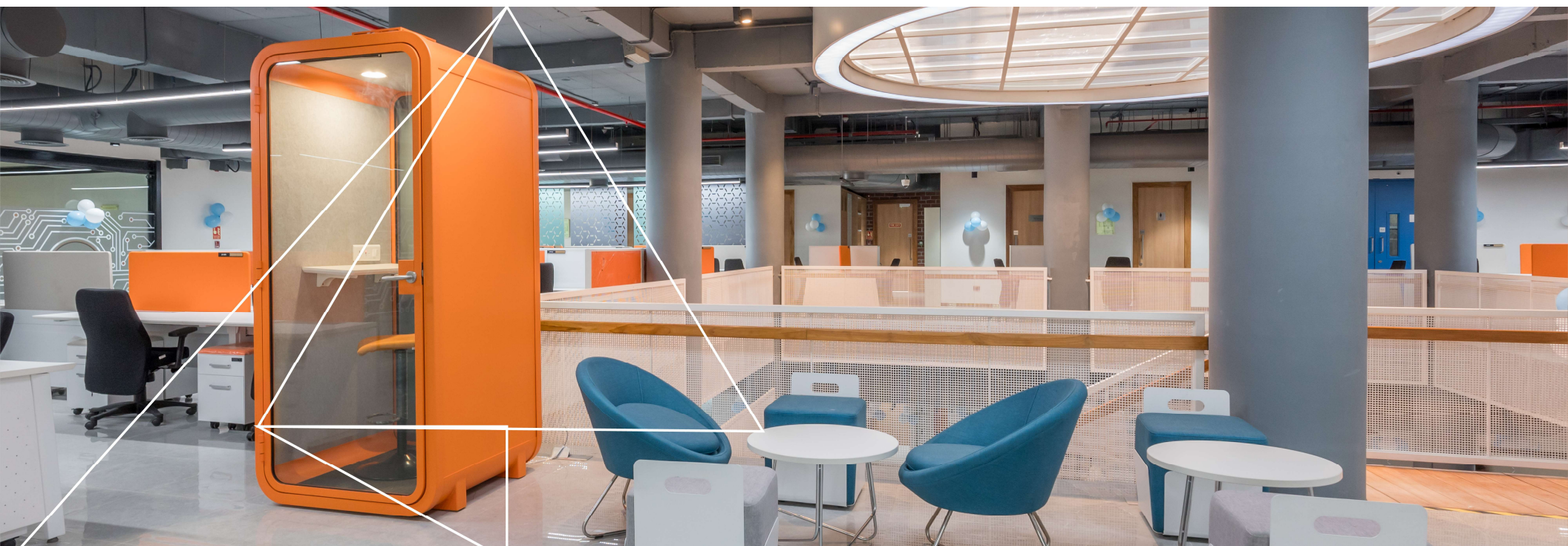
Particulars (₹Million)	Mar-25	Mar-24	Mar-23
ASSETS			
Non-current assets			
Property, plant and equipment	2407.25	823.94	399.9
Right-of-use assets	4075.70	2386.79	2508.3
Capital work-in-progress	0.0	271.52	190.3
Goodwill	525.36	499.54	499.4
Intangible Assets	7.71	4.66	0.0
Intangible Assets Under Development	0.0	0.0	1.5
Investment accounted for using equity method	0.49	0.0	0.0
Financial assets	0.0	0.0	0.0
Investments	52.55	3.43	0.1
Loans	9.79	27.40	-
Other Financial assets	4590.24	1049.43	197.1
Deferred Tax assets (Net)	24.54	13.85	38.4
Income tax assets (Net)	0.0	0.0	0.0
Other non-current assets	541.33	134.45	0.0
Sub-total - Non-Current Assets	12234.94	5215	3835.0
Current assets			
Inventories	26.03	351.88	0.0
Financial assets	0.0	0.0	0.0
Trade receivables	983.15	1242.81	145.8
Cash and cash equivalents	171.11	129.33	28.1
Bank balances other than Cash and Cash equivalents	1241.09	1723.19	0.2
Loans	62.78	41.81	40.1
Other financial asset	494.32	21.25	50.2
Current tax asset	145.36	16.83	0.0
Other current assets	1632.92	1061.29	660.3
Sub-total - Current Assets	4756.75	4588.37	924.6
Assets Classified as held for Sale			
TOTAL - ASSETS	169916.87	9803.37	4759.6

Particulars (₹ Million)	Mar-25	Mar-24	Mar-23
EQUITY AND LIABILITIES			
Equity			
Equity Share capital	199.11	99.55	68.3
Non Controlling Interest	380.46	45.49	22.5
Other equity	5230.96	4168.22	657.0
Sub-total - Shareholders' funds	5810.52	4313.26	747.8
LIABILITIES			
Non-current liabilities			
Financial liabilities			
Borrowings	2108.94	1117.27	537.8
Lease Liabilities	4856.92	2313.51	2145.2
Others financial liabilities	515.13	443.63	292.6
Other non-current liabilities	32.24	0.00	2.7
Deferred tax liabilities (net)	378.73	25.70	0.0
Provisions	22.74	5.50	0.0
Others	0.0	0.0	1.4
Sub-total - Non-current liabilities	7914.69	3905.60	2979.7
Current liabilities			
Financial liabilities			
Borrowings	199.27	36.03	46.3
Lease Liabilities	1615.68	596.22	508.4
Trade Payables	0.0	0.0	0.0
Total outstanding dues of micro and small enterprises	105.37	105.37	20.3
Total outstanding dues other than micro & small enterprises	702.19	702.19	127.3
Other financial liabilities	222.6	222.60	68.1
Current Tax Liabilities (net)	204.02	204.02	50.2
Other current liabilities	216.53	216.53	201.7
Provisions	0.81	0.81	9.8
Sub-total - Current liabilities	3266.48	1584.50	1032.1
TOTAL - EQUITY AND LIABILITIES	16991.69	9803.37	4759.6



Consolidated Cash Flow Statement

Particulars (₹ Mn)	FY25	FY24	FY23
Cash Flow from Operating Activities			
Profit before Tax	1,998.4	809.7	71.9
Adjustment for Non-Operating Items	114.2	-638.1	79.3
Operating Profit before Working Capital Changes	1,884.2	1,447.8	151.1
Changes in Working Capital	327.2	1,196.4	-615.9
Cash Generated from Operations	1,557.0	251.4	-464.8
Less: Direct Taxes paid	-220.3	-146.0	-44.5
Net Cash from Operating Activities	1,336.8	105.4	-509.2
Cash Flow from Investing Activities	-1,051.3	-2,556.5	-354.6
Cash Flow from Financing Activities	-243.7	2,552.1	885.6
Net increase/ (decrease) in Cash & Cash equivalent	41.8	101.0	21.8
Add: Cash and cash equivalents as at 1st April	129.3	28.3	6.5
Cash and cash equivalents as at 31st March	171.1	129.3	28.3



ESG Roadmap



ESG Highlights - Focused on creating robust, functional, and environmentally responsible workspaces

EFC is committed to building functional, sustainable workspaces by integrating Environmental, Social, and Governance (ESG) principles into our core strategy. We strive to balance financial growth with a strong focus on environmental stewardship and social responsibility.

ESG Integration

EFC integrates ESG principles across all major verticals through certified systems (ISO for Quality, Environment, and Safety), risk mitigation processes, and a framework that ensures transparency and adaptability.

Value Creation

The company emphasizes value creation through a strong ESG framework whereby foundation is laid down for carrying out value accretive activities leading to reduction in carbon footprints, establish socially compliant working environment for the entire ecosystem and give confidence to stakeholder ensuring highest standards of compliances

Operational Eco-Efficiency

- A laser-sharp focus on operational eco-efficiency benefits customers directly while fostering responsible communities.
- The three-tiered sustainability philosophy (quality, safety, and environment) is cascaded across the supply chain

Sustainability Projects

Undertaking projects which are economically, environmentally sustainable & compliant with applicable regulatory standards and regulations in the fields of;

- Co-working / Managed Office Spaces (green building certification, waste management & recycling measures, accessing renewable energy sources, etc)
 - Design & Build Contracts (labour management & compliances, design concepts, health & safety standards, etc) and
 - Furniture Manufacturing (sources of raw material – wood & metal, operating environment, etc)
- EFC's strategy would make its existing and upcoming projects sustainable from ESG and economical stand point



ESG Initiatives for FY25-26



Ensuring **100 % compliance to all applicable Legal regulations** for (State and Central both).

Safeguarding the interests of third-party temporary laborers across its co-working spaces, construction sites, and manufacturing units by enforcing age reverification to prevent child labor and ensuring compliance with state-specific minimum wage regulations.



Sustenance of employees by guaranteeing their good health and well-being under various schemes and initiatives covering 100% employees

24 ESG-related policies and procedures covering ethics, environment, safety, and compliance were developed, finalized, and submitted for web publication, with the display expected to go live soon during this reporting year



Implemented Fire and Safety audits and ran emergency drills per regulations.
Recycled 205 kg of landfill-bound waste, preventing 1,230 kg of CO₂ emissions.
Ensured complete compliance with mandatory legal requirements and proactively modified them based on anticipated process and product changes.



Training on ESG and Sustainability – Three training sessions on ESG policies—including Anti-Bribery, Anti-Corruption, Whistleblower, and Business Ethics were conducted to raise awareness and clarify their relevance within the company, reaching around 50 employees across various verticals.



IMS Certification – ISO 9001:2015; ISO 14001:2015 and ISO 45001:2018 .Standardization of processes and procedures for different verticals with Internationally set standards
IMS Training Session for EFC Limited (Whitehills) conducted for 45 odd resources



Launching of **ESG Reporting Software – Digital platform** for easy data consolidation, align with global standards and auto-generate disclosure reports in real time – Establishment of Management Information system



Successfully Submitted our **first EcoVadis Sustainability Assessment**, This achievement underscores our dedication to responsible business practices and enhances our credibility with global stakeholders.

Setting SMART Targets - **Specific, Measurable, Achievable, Relevant & Time bound**

Environment

Target Example (Quarterly)

Carbon Emissions reduction - Reduce Scope 1 and 2 GHG emissions
Energy Consumption - Increase share of renewable energy consumption
Waste Management - Improve waste recycling rate
Water Usage - Reduce water usage
Going for Green Building certification for atleast 1 existing building – to improve overall environmental performance (reducing carbon footprint/proper waste management/reducing water stress)

KPI/Metric

CO ₂ e emissions (kg), % change q/q
% of total energy from renewables
% of total waste recycled
Total water consumed
Alignment with Environmental Matrix

Social

Diversity and Inclusion - Increase workforce gender diversity in new hires
Workplace Safety and employee engagement - Conduct 1 company-wide health & safety training session / Emergency Mock Drill
Community and Stakeholder engagement – Conduct Materiality Assessment – engaging atleast 50% of our major Stakeholders (across verticals)
Launch 1 employee engagement program per quarter
2 Training Sessions to be scheduled with respect to ESG for employees
3 Training sessions to be scheduled with respect to the IMS Certifications
Conducting Green building certification of atleast existing building – which shall improve occupant health and well-being through indoor air quality/natural lightning/thermal comfort

% of female new hires
of sessions held, attendance rate
Stakeholder Engagement
of new programs launched
of Trainings
Employee well being

Governance

Policy Compliance Rate: Set % adherence to ESG-related policies
Achieve 100% board attendance in quarterly meetings
Number of Grievance Redressals closed / Ethics or Compliance Incidents Reported.

Regulatory Compliance target
% director attendance
of Incidents reported and closed



Thank You

COMPANY :



EFC (I) Limited

CIN: L7A110PN1984PLC216407

Mr. Aman Gupta

E-mail: compliance@efclimited.in

Website: www.efclimited.in

Meeting Request [Link](#)

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