



## **GODREJ PROPERTIES LIMITED**

Registered and Corporate Office: Godrej Bhavan, 4th Floor, 4A, Home Street, Fort, Mumbai – 400 001

### **PRESS RELEASE**

#### **Q3 & 9M FY2013 Results**

- Consolidated 9M FY2013 Total Income stood at INR 733.7 crore
- Net Profit stood at INR 85.2 crore in 9M FY2013
- Consolidated Q3 FY2013 Total Income stood at INR 267.8 crore
- Net Profit stood at INR 35.5 crore in Q3 FY2013

---

**Mumbai, January 30 2013:** Godrej Properties Limited (GPL), a leading national real estate developer, today announced its financial results for the quarter and nine months ended December 31, 2012.

### **CORPORATE HIGHLIGHTS:**

#### **Business Development Highlights**

New deal flow momentum remains healthy with five new projects with 4.3 mn sq.ft. saleable area added to the portfolio in FY2013 YTD

- **Curry Road Redevelopment, Mumbai**
  - We executed a Development Management Agreement for a project with 0.12 mn sq.ft. saleable area at Curry Road, Mumbai
  - GPL will receive 10% of revenue as development management fees
  - This is the 4<sup>th</sup> consecutive quarter in which GPL has added a new redevelopment project

#### **Sales Highlights**

Demonstrated strong momentum in ongoing sales

- Q3 FY2013 witnessed total booking value of INR 672 crore and total booking volume of 1.04 mn sq. ft. as compared to total booking value of INR 364 crore and total booking volume of in 0.57 mn sq. ft. in Q3 FY2012
- Residential projects recorded booking value of INR 550 crore and booking volume of 0.94 mn sq. ft in Q3 FY2013 . Commercial projects witnessed booking value of INR 122 crore and booking area of 0.10 mn sq. ft in Q3 FY2013

### **Construction Highlights**

- Completion certificate received for Godrej Prakriti Phase I

### **Awards & Recognitions**

GPL received six awards in Q3 FY 13

- **Platinum Award for Excellence** – GPL received this award from Construction World for being selected as one of only 5 developers in India who have featured in each of the six years of their annual list of the country's top 10 builders
- **Brand Excellence Award** – GPL won the award in the real estate category at the Zee Business Awards
- **3 awards at CNBC Awaaz Real Estate Awards, 2012**
  - **Godrej Garden City** : 'Best Residential Project' in Ahmedabad, in the mid-segment category of projects that are 70% complete
  - **Godrej Prakriti** : 'Best Residential Project' in Kolkata, in the mid-segment category of projects that are 70% complete
  - **Godrej Waterside** : 'Best Commercial Property' in Kolkata
- **Best Upcoming Township – Godrej Anandam, Nagpur** received this award from My FM, Dainik Bhaskar and CREDAI Nagpur

**Commenting on the financial performance in Q3 & 9M FY2013, Mr. Pirojsha Godrej, Managing Director & CEO Godrej Properties Limited, said:**

*"Godrej Properties continues to see strong momentum in launches, bookings and new business. We have also sustained new sales momentum by delivering four successful launches across the key markets of Mumbai, NCR and Bengaluru during Q3 FY2013 . Our presence in the Mumbai redevelopment space was further strengthened with the addition of Curry Road project in this quarter."*

*We are strategically developing our presence in crucial markets and adding value accretive transactions to our portfolio which, clubbed with our unmatched brand equity, differentiated business model and strong execution capabilities, will drive our future growth.”*

### **Financial Overview (Consolidated)**

#### **9M FY2013 performance overview (Compared with 9M FY2012)**

- Total income increased to INR 733.7 crore as compared to INR 446.6 crore
- EBITDA was INR 195.8 crore as compared to INR 105.7 crore
- Net profit stood at INR 85.2 crore as compared to INR 58.1 crore

#### **Q3 FY2013 performance overview (Compared with Q3 FY2012)**

- Total income increased to INR 267.8 crore as compared to INR 169.9 crore
- EBITDA was INR 76.5 crore as compared to INR 46.8 crore
- Net profit stood at INR 35.5 crore as compared to INR 28.6 crore

**- ENDS -**

**About Godrej Properties Limited:**

Godrej Properties brings the Godrej Group philosophy of innovation and excellence to the real estate industry. Each Godrej Properties development combines a 116-year legacy of excellence and innovation with a commitment to cutting-edge design and technology. Godrej Properties is currently developing residential, commercial and township projects spread across 82 million square feet in 12 cities.

Godrej Properties has always embraced the notion that collaboration is the essence of excellence. To that end, we have worked with the best designers, architects and contractors within India and around the globe to deliver imaginative and sustainable spaces. By bringing together the best talent in the global real estate sector, Godrej Properties works to create developments that will last into the future, and foresee the needs of each and every resident.

Over the last few years, Godrej Properties has received over 30 awards and recognitions, including a “Corporate Governance of the Year” award from Accommodation Times and a “Best Emerging National Developer” award from ZEE Business. Official recognition, though, matters less than the affirmation we receive from our customers. Each home or office we construct is a relationship, and each smile a confirmation of a job well done.

**For further information please contact:**

Rajendra Khetawat / Karan Bolaria  
Godrej Properties Limited  
Tel: +91 22 6651 0200  
Fax: +91 22 2207 2044  
Email: [rajendra@godrejproperties.com/](mailto:rajendra@godrejproperties.com/)  
[kbolaria@godrejproperties.com](mailto:kbolaria@godrejproperties.com)

Anoop Poojari / Vikram Rajput  
Citigate Dewe Rogerson  
Tel: +91 22 6645 1211/ 1223  
Fax: +91 22 6645 1213  
Email: [anoop@cdr-india.com/](mailto:anoop@cdr-india.com/)  
[vikramr@cdr-india.com](mailto:vikramr@cdr-india.com)

**DISCLAIMER:**

*Some of the statements in this communication may be ‘forward looking statements’ within the meaning of applicable laws and regulations. Actual results might differ substantially from those expressed or implied. Important developments that could affect the Company’s operations include changes in the industry structure, significant changes in political and economic environment in India and overseas, tax laws, import duties, litigation and labour relations.*

---