



August 4, 2025

To,
National Stock Exchange of India Limited
Listing Department,
Exchange Plaza,
Bandra (E), Mumbai – 400 051

To,
BSE Limited
The Department of Corporate Services
Phiroze Jeejeebhoy Towers, Dalal Street,
Fort, Mumbai 400 001

Ref Symbol: VASCONEQ

Ref: Scrip Code: 533156

Subject: Presentation Update

Dear Sir/ Madam,

Please find enclosed Investor Presentation by the Company post board meeting.

This is for your information and records.

For **Vascon Engineers Limited**

Neelam Pipada
Company Secretary and Compliance Officer
Membership No.:A31721

Encl: a/a

VASCON ENGINEERS LTD.

Registered & Corporate Office: Vascon Weikfield Chambers, Behind Hotel Novotel, Opposite Hyatt Hotel, Pune-Nagar Road, Pune - 14.
Tel.: +91 20 3056 2100/200/300, Fax: +91 20 3056 2600, Web: www.vascon.com CIN: L70100PN1986PLC175750

EPC | INDUSTRIAL | RESIDENTIAL | COMMERCIAL | IT PARKS | INSTITUTES | CLEANROOM SOLUTIONS



VASCON

Vascon Engineers

"Persistent to create better tomorrow"

Investor Presentation | August 2025



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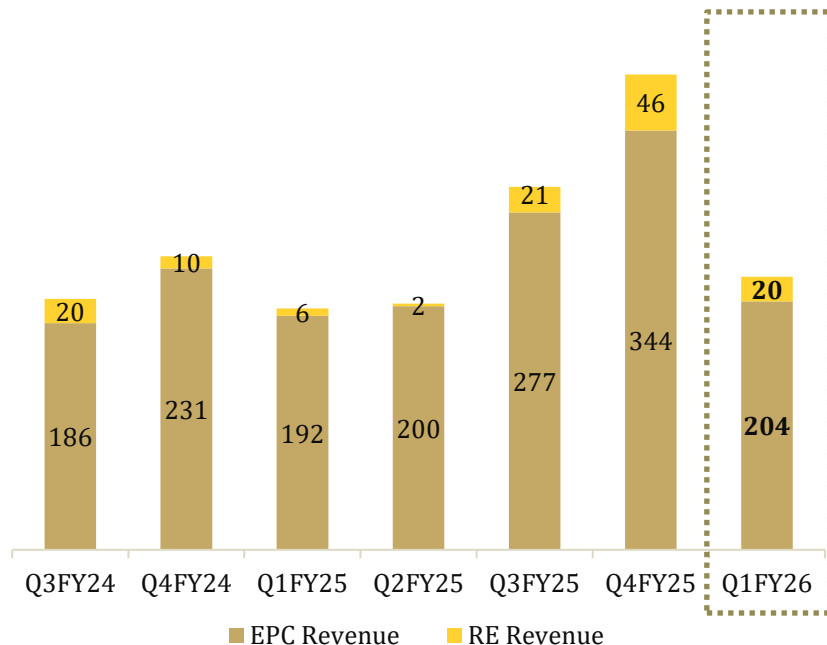
Q1 FY26:

KEY BUSINESS HIGHLIGHTS

 <p>2,902 Cr</p> <p>Total Order Book</p> <p>Forming healthy Order Book of 3x of FY25 EPC revenues</p>	 <p>2,469 Cr</p> <p>External EPC Order Book</p> <p>Higher contribution by Government projects</p>
 <p>~73%</p> <p>Govt. Project (%)</p> <p>Providing visibility of faster execution and uninterrupted Cash Flows</p>	 <p>40,539 Sq. ft.</p> <p>Real Estate</p> <p>New Sales Booking in Q1 FY26 for a Total Sales value of Rs 55 Crs Total Collection - Rs 65 Crs</p>
 <p>35 Cr</p> <p>Net Debt</p> <p>As on 30th June 2025</p>	 <p>225 Cr</p> <p>Received New Order from Royal Rides Private Limited</p>

Execution Momentum continues

REVENUE FROM OPERATIONS (RS. CR)



- *In Q1 FY26, strong execution continued across EPC Projects*
- *All projects are operating at an optimum level, which enabled faster project execution and resulted in better revenue generation*
- *Execution to gather momentum in coming quarters aided by the healthy Order Book*

Debt position as on 30th June 2025

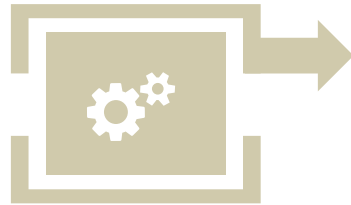
Particular (Rs. Cr)	June 2025 *	Mar-25 *	Mar-24	Mar-23
Vascon Engineers				
SBI / UBI / CSB/ Indus Ind/FDRL/KBL	58.75	18.39	31.04	58.81
Aditya Birla Capital	43.21	49.04	51.66	37.03
Prachay Capital	-	-	-	14.04
ICICI HFC	-	-	-	6.21
Tata Capital	50.97	29.78	37.61	8.88
Vivriti Capital	17.10	22.38	24.81	-
Arka Fincap Limited	42.92	62.36	-	-
SBM Bank	19.25			
Others	18.55	19.95	6.80	7.46
Total	250.75	201.90	151.92	132.43
GMP & Other companies	-	-	22.76	2.35
Total Debt	250.75	201.90	174.68	134.78
Cash & Bank Bal	27.18	91.05	17.83	32.87
FD	188.75	145.43	70.62	90.07
Less : Project Flow	-	(51.20)	-	-
Total Cash & Bank Balance	219.53	185.28	88.45	122.94
Net Debt	34.82	16.62	86.23	11.84
* Exclude GMP Debt				

Charting towards higher Growth Trajectory



Robust Order Book

The Order Book Stands at ~3x of FY25 EPC Revenue, with an improving contribution from the Government Sector



Improved Capacity Utilization

Execution of Current Order Book to enhance Capacity Utilization & Revenue Growth



Higher Cashflow Generation

Leading to improved Profitability thereby, improving Cash flows



Strengthening the Balance Sheet

Repayment of debt by incremental Cash flow Generation

**WITH ROBUST ORDER BOOK AND INCREASED CAPACITY UTILIZATION, PROFITABILITY TO IMPROVE..
RESULTING IN BALANCE SHEET STRENGTHENING**

P&L Highlights- Q1 FY 26

Particulars (Rs. Cr)	Standalone			Consolidated		
	Q1 FY26	Q1 FY25	FY 25	Q1 FY26	Q1 FY25	FY 25
Continuing Operations						
Revenue	220.91	195.83	1,075.24	220.91	196.00	1,077.41
Other Income	20.78	1.87	12.5	20.78	1.87	12.5
Total Income	241.69	197.7	1,087.74	241.69	197.87	1,089.91
Construction Expenses / Material Consumed	190.87	159.42	911.86	190.6	158.49	912.82
Employee Cost	10.12	12.33	36.87	10.12	12.33	36.87
Other Expenses	7.7	8.85	39.29	7.43	9.48	40.32
EBITDA	33	17.1	99.72	33.54	17.60	99.9
EBITDA Margin (%)	14%	9%	9%	14%	9%	9%
Depreciation	1.53	1.33	5.89	1.53	1.33	5.89
Finance Costs	4.96	4.2	18.88	4.96	4.20	18.88
Profit Before Exceptional Item Tax	26.51	11.57	74.95	27.05	12.07	75.13
Exceptional Item	-	-	74.79	-	-	74.06
Tax	4.58	2.91	22.64	4.58	2.91	22.74
Profit After Tax	21.93	8.66	127.1	22.47	9.16	126.45
Profit from Discontinued Operation	-	-	-	-	0.58	4.68
Tax expense of Discontinued Operation	-	-	-	-	0.14	0.88
Profit from Discontinued Operations after taxes	-	-	-	-	0.54	3.8
Other Comprehensive Income	-0.59	0.15	0.47	-0.58	-0.1	0.03
Total Comprehensive Income	21.34	8.81	127.57	21.89	9.5	130.25

Q1FY26 - Segmental Profit & Loss - after allocation

Particulars (Rs. Cr)	RE#	EPC##	Inventoried / Unallocable	Total
Revenue	18.38	220.54		238.92
Cost of Sales	13.01	192.4	2.96	208.37
Gross Profit	5.37	28.14		30.55
Gross Profit Margin %	29%	13%		13%
Other Income	1.38	1.95	17.5	20.83
Employee Cost	2.99	7.13		10.12
Other Expenses	4.3	3.41	-	7.71
EBITDA	-0.54	19.55	17.5	33.55
EBIDTA Margin (%)	-3%	9%		14%
Depreciation	0.3	1.24		1.54
EBIT	-0.84	18.31		32.01
EBIT Margin (%)	-5%	8%		13%
Finance Costs				4.96
Profit Before Tax (A)				27.05
Tax (B)				4.58
Profit After Tax - (A- B)				22.47

IT INCLUDES REVENUE & EXPENSES RELATED TO AJANTA ENTERPRISE & PHOENIX VENTURES, IN FINANCIALS SHARE OF PROFIT IS TAKEN (AS PER IND AS)

IT INCLUDES INTERNAL EPC ORDER REVENUE AND CONSTRUCTION EXPENSES

BUSINESS OVERVIEW



Vascon – At a Glance



ENGINEERING PROCUREMENT & CONSTRUCTION

One of the leading EPC Company in India



REAL ESTATE DEVELOPMENT

Focus on Mid-Range Housing Project of the leading EPC Company in India

45 Mn

SQ. FT. OF PROJECTS
DELIVERED

225+

PROJECTS
DELIVERED

38

YEARS OF
EXPERIENCE

30+

PRESENCE
ACROSS INDIA

EPC Business- Overview



- **Construction Experience across various verticals**
 - Executed over 225 projects with construction area of over 45 msft
- **Ability to execute around 8 msft per annum**
 - Currently executing around **3.7 msft p.a.** – operating at 90% utilization
 - Number of Personnel in Project / Engineering team – 500+
- **Higher margins Because of Turnkey Capabilities**
 - In-house Design and Engineering team
 - Ability to demand premium over other construction companies
- **New Orders Target**
 - Focus on large and high value civil contracts by Government Agencies and reputed Private Companies
- **Generate positive cash flows from all the projects and re-invest to drive growth**

Marquee Clients

Cipla

IBM

**gh GLOBAL
HOSPITALS**
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INTERNATIONAL (DEEMED UNIVERSITY)

Dr.Reddy's

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NBCC

DLFA

Sahyadri
Hospitals

GAR

SANOFI

ZenSar

HYATT

TATAHOUSING

NOVOTEL
HOTELS

GOV INSTITUTE OF MANAGEMENT
GIM
GOV • PANAJI •

vedanta

भारतीय विमानपत्तन प्राधिकरण
Airports Authority of India

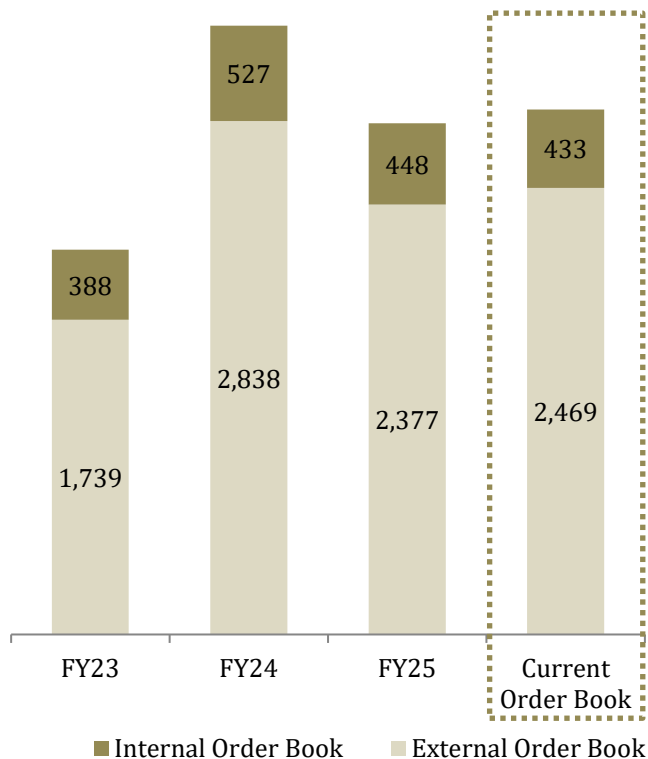
Bangalore Metro Rail Corporation Limited
namma
metro ಸಮಗ್ರ ಮೆಟ್ರೋ

BMRCL

MAINTAINING CONSISTENT QUALITY STANDARDS ENSURING REPEAT ORDERS

Order Book Build-Up & Key Orders

(In Rs. Cr)



Project	Location	Amt (Rs. Crs)
External Order book		
Medical Colleges at Suphal, Bihar	Suphal	368
Capgemini, IT Park	Chennai	331
Government Medical College at Sindhudurg, Maharashtra	Sindhudurg	304
Hospital Building at Moshi, Pimpri Chinchwad	Pune	277
Pune Police Staff Quarters	Pune	262
Medical College and Upgradation of District Hospital at Koderma	Koderama	222
Royal Rides Pvt Ltd Goa	Goa	217
Government Medical College at District Kanker	Kanker	141
Pune Metro Region Development Authority - Residential Quarters	Pune	55
Medical Colleges With District Hospital, Kaushambi	Kaushambi	48
Vedanta – Barmer	Barmer, Raj	45
Jila Karagar At Amethi	Amethi, UP	40
Mumbai Metro High-Rise Building	Mumbai	37
Medical Colleges With District Hospital, Bijnor	Bijnor, UP	17
Terminal Building At Goa Airport Dabolim	Goa	13
Mumbai Police Staff Quarters	Mumbai	7
Others		85
Total		2,469
Internal Order book		
The Prakash CHS Limited – Redevelopment (Santacruz - West)	Mumbai	142
OHM Sainath CHS Limited – Redevelopment (Santacruz - West)	Mumbai	149
Tower of Ascend, Kharadi, Pune	Pune	67
Tulip Gold - Phase III – Coimbatore	Coimbatore	58
Good Life , Katvi, Pune	Pune	17
Total		433
Total EPC Business Order book		2,902

GLIMPSES OF EPC COMPLETED PROJECTS



EPC : Completed Projects

RAJ BHAVAN – CHIEF MINISTER HOUSE RAIPUR



BMRCL (METRO SHED) - BANGALORE



ADAMPUR AIRPORT



PMAY - PUNE



GLIMPSES OF EPC ONGOING PROJECTS



EPC : On-Going Projects (1/5)

BIJNOR (UP) MEDICAL COLLEGE & HOSPITAL



VEDANTA - BARMER



PUNE MDRA - RESIDENTIAL QUARTERS



KAUSHAMBI (UP) MEDICAL COLLEGE & HOSPITAL



EPC : On-Going Projects (2/5)

MEDICAL COLLEGES AT SUPHAL, BIHAR



GOVERNMENT MEDICAL COLLEGE, KANKER



EPC : On-Going Projects (3/5)

MUMBAI POLICE HOUSING



JILA KARAGAR, AMETHI



EPC : On-Going Projects (4/5)

HOSPITAL BUILDING
AT MOSHI, PIMPRI CHINCHWAD



MEDICAL COLLEGE
SINDHUDURG



PUNE POLICE
STAFF QUARTERS



EPC : On-Going Projects (5/5)

MEDICAL COLLEGE AND
UPGRADATION OF DISTRICT
HOSPITAL AT KODERMA



MUMBAI METRO
HIGH-RISE BUILDING



CAPGEMINI,
IT PARK



REAL ESTATE (RE) DEVELOPMENT



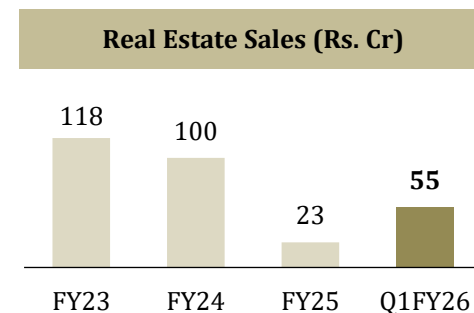
Real Estate Business



Successfully launched Real estate projects

Projects	Total Saleable Area (msft)	Vascon Share (msft)	Launch	Status
Windermere Residential	0.39	0.17	March 2018	100% Sold
Tulip Phase III	0.27	0.19	June 2022	74% Sold
Goodlife – Value Home (Own) *	0.46	0.46	May 2018	83% Sold
Orchids, Santacruz	0.07	0.07	April 2025	10% Sold
Tower of Ascend, Kharadi	0.19	0.11	June 2023	85% Sold

* Total Saleable area is 0.46, phase 1 launch area 0.24



ON-GOING PROJECTS

TULIPS PHASE 3 – COIMBATORE



TOWER OF ASCEND - KHARADI



ORCHIDS, SANTACRUZ



UPCOMING PROJECTS

POWAI - MUMBAI



Current Real Estate Projects Under Development

Sr. No	Project Name	Location	Vascon		Total Project Area	Area attributable to Vascon	Vascon Share			
							Area Sold	Sale	Collection	Revenue Recognised
			Type	Share	msft	msft	msft	(Rs. Cr)	(Rs. Cr)	(Rs. Cr)
1	Tulip – Phase III	Coimbatore	JDA	70%	0.27	0.19	0.15	96	71	43
2	Tower of Ascend , Kharadi	Pune	JDA	58%	0.19	0.11	0.09	76	42	-
3	GoodLife	Talegaon	Own	100%	0.24	0.24	0.19	78	75	73
4	Orchids	Santacruz, Mumbai	Redevelopment	100%	0.07	0.07	0.01	22	10	-
Total					0.77	0.61	0.44	272	198	116

Real Estate Projects – Pipeline (launches in Near-term)

Sr. No.	Projects	Type	Segment	Total		Vascon Share	
				Saleable Area	Expected Sales Value	Saleable Area	Expected Sales Value
				msft	(Rs. Cr)	msft	(Rs. Cr)
1	Powai, Mumbai	JV	Residential	0.20	364	0.07	127
2	4 Acre HDH-Ajanta	JV	Residential	0.60	460	0.30	230
3	Tower of Future, Baner - Pashan, Pune	JV	Commercial	1.05	1,205	0.36	422
4	Prakash Housing Society	Redevelopment	Residential & Commerical	0.09	331	0.09	331
Total				1.94	2,360	0.82	1,110

Real Estate Projects – Pipeline (other projects)

Sr. No.	Projects	Type	Segment	Total	
				Saleable Area (Msft)	Expected Sales Value (Rs. Cr)
1	Kalyani Nagar - Comm	JDA	Commercial	0.30	330
2	Kalyani Nagar	JDA	Residential	0.50	550
	Total			0.80	880

GLIMPSES OF (RE)
COMPLETED PROJECTS



Real Estate : Completed Projects (1/3)

WINDERMERE, PUNE



WINDERMERE, PUNE



WINDERMERE, PUNE



Real Estate : Completed Projects (2/3)

GRAND ENTRANCE LOBBY - WINDERMERE, PUNE



FOREST COUNTY, PUNE



Real Estate : Completed Projects (3/3)

FOREST EDGE, PUNE



CRECHE, FOREST EDGE, PUNE



PLATINUM SQUARE, PUNE



GLIMPSES OF (RE) ONGOING PROJECTS



Real Estate : On-Going Projects

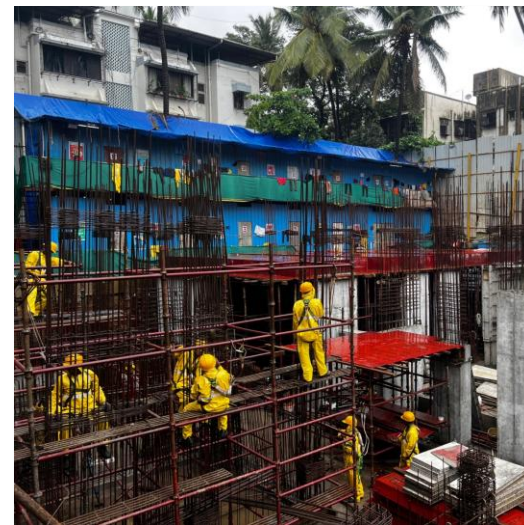
TULIPS PHASE 3,
BUILDING 7 COIMBATORE



TOWER OF ASCEND,
KHARADI



ORCHIDS,
SANTACRUZ



**GLIMPSES OF (RE)
UPCOMING PROJECTS –
ARTISTIC IMPRESSION**



Real Estate : Upcoming Projects

POWAI - MUMBAI



TOWARDS NEWER, BIGGER MILESTONES

LET'S CONNECT



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