

Name of the Issue:	Macrotech Developers Limited
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1 Type of Issue	Initial Public Offer
2 Issue size (Rs crores) <i>Source: Prospectus dated April 10, 2021</i>	2,500.00
3 Grade of Issue along with name of the rating agency Name Grade	Not Applicable Not Applicable
4 Subscription level (number of times) <i>*After removing technical rejection & excluding Anchor Investor Portion</i> <i>Source: Minutes of Basis of Allotment dated April 15, 2021</i>	1.1868*

5 QIB holding (as a % of total outstanding capital) as disclosed to stock exchanges

Particulars	% age
(i) On Allotment (April 16, 2021)*	8.80%
(ii) at the end of the 1st Quarter immediately after the listing of the issue (June 30, 2021)*	9.71%
(iii) at the end of 1st FY (March 31, 2022)*	16.36%
(iv) at the end of 2nd FY (March 31, 2023)*	23.37%
(v) at the end of 3rd FY (March 31, 2024)**	Not Available

* Source: Stock Exchange shareholding pattern

**QIB Holding not disclosed as reporting for relevant period has not been completed

6 Financials of the Issuer

(Consolidated Rs. in crores)

Parameters	1st FY (March 31, 2022)	2nd FY (March 31, 2023)	3rd FY (March 31, 2024)*
Income from operations	9,233.20	9,470.36	Not Available
Net Profit for the period	1,208.51	489.42	Not Available
Paid-up equity share capital	481.51	481.79	Not Available
Reserves excluding revaluation reserves	11,190.26	11,747.60	Not Available

* Shall be updated in due course

7 Trading Status

The Equity Shares of Macrotech Developers Limited are listed on both the BSE Limited ("BSE") and the National Stock Exchange of India Limited ("NSE") (and together with BSE the "Stock Exchanges")

Particulars	Status
(i) at the end of 1st FY (March 31, 2022)	Infrequently traded on BSE and frequently traded on NSE
(ii) at the end of 2nd FY (March 31, 2023)	Frequently traded
(iii) at the end of 3rd FY (March 31, 2024)*	Not Available

*Shall be updated in due course

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8 Change, if any, in directors of issuer from the disclosures in the offer document

Particulars	Name of the Director	Appointed/Resigned
(i) at the end of 1st FY (March 31, 2022)	Lee Anthony Polisano	Appointment
(ii) at the end of 2nd FY (March 31, 2023)	Rajiv Bakshi & Harit Gupta	Appointment
(iii) at the end of 3rd FY (March 31, 2024)*	Not Available	Not Available

*Shall be updated in due course

9 Status of implementation of project/ commencement of commercial production

(i) as disclosed in the offer document	Not applicable
(ii) Actual implementation	Not applicable
(iii) Reasons for delay in implementation, if any	Not applicable

10 Status of utilization of issue proceeds

	<i>Rs. In crores</i>
(i) As disclosed in the Offer Document	2,407.77
a) Reduction of aggregate outstanding borrowings of the Company	1,500.00
b) Acquisition of land or land development rights	375.00
c) General Corporate Purposes	532.77
(ii) Actual utilization	2,407.77
(iii) Reasons for deviation, if any	None

Source: Monitoring Agency Report dated February 07, 2022

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11 Comments of monitoring agency, if applicable

- (a) Comments on use of funds
(b) Comments on deviation, if any, in the use of proceeds of the issue from the objects stated in the offer document
(c) Any other reservations expressed by the monitoring agency about the end use of funds

No comments

Source: Monitoring Agency Report dated February 07, 2022

12 Price- related data

Issue price (Rs): **486**
Designated Stock Exchange: **BSE Limited**
Listing Date: **19-Apr-21**

Price parameters	At close of listing day - April 19, 2021	At close of 30th calendar day from listing day - May 18, 2021	At close of 90th calendar day from listing day - July 16, 2021	As at the end of 1st FY after the listing of the issue			As at the end of 2nd FY after the listing of the issue			As at the end of 3rd FY after the listing of the issue		
				Closing price	High (during the FY)	Low (during the FY)	Closing price	High (during the FY)	Low (during the FY)	Closing price	High (during the FY)	Low (during the FY)
Market Price on Designated Stock Exchange	463.15	632.70	853.50	1,125.30	1,538.65	421.15	930.60	1,248.00	711.00	Not Available	Not Available	Not Available
S&P BSE SENSEX*	47,949.42	50,193.33	53,140.06	58,568.51	62,245.43	47,204.50	58,991.52	63,583.07	63,183.77	Not Available	Not Available	Not Available
S&P BSE REALTY (Sectoral Index)	2,384.87	2,448.57	3,163.35	3,681.83	4,464.31	2,370.31	3,101.56	3,860.48	2,913.52	Not Available	Not Available	Not Available

Source: Stock Exchange Data . Where the 30th day/90th day/ March 31 of a particular year falls on a holiday, the immediately preceding trading day has been considered

*Being index of SENSEX, the designated stock exchange

**The pricing data is not disclosed as the relevant fiscal years have not been completed

13 Basis for Issue Price

Accounting Ratio	Name of company	As disclosed in the offer document *	At the end of 1st FY (March 2022)	At the end of 2nd FY (March 2023)	At the end of 3rd FY (March 2024)**
EPS (Basic)	Company :				
	Macrotech Developers Limited	18.46	26.25	10.10	Not Available
	Peer Group:				
	Brigade Enterprise Ltd.	6.39	3.66	12.64	Not Available
	DLF Limited	-2.41	6.06	8.22	Not Available
	Godrej Properties Limited	10.84	12.67	20.55	Not Available
	Oberoi Realty Limited	18.96	28.80	52.38	Not Available
	Prestige Estates Projects Limited	10.63	28.69	23.49	Not Available
	Sobha Limited	29.69	12.32	10.99	Not Available
	Sunteck Realty Limited	7.14	1.79	0.10	Not Available
	Industry Average:	11.61	13.43	18.34	Not Available
	P/E	Company:			
Macrotech Developers Limited		26.33	42.90		Not Available
Peer Group:				92.14	
Brigade Enterprise Ltd.		43.62	141.22	433.64	Not Available
DLF Limited		N/A	62.78	43.43	Not Available
Godrej Properties Limited		131.10	131.98	50.15	Not Available
Oberoi Realty Limited		30.80	32.63	16.09	Not Available
Prestige Estates Projects Limited		25.80	17.21	17.15	Not Available
Sobha Limited		15.56	57.45	39.18	Not Available
Sunteck Realty Limited		48.10	243.99	2,832.00	Not Available
Industry Average:		49.16	98.18	433.65	Not Available
RoNW (%)		Company:			
	Macrotech Developers Limited	17.80	9.94	4.00%	Not Available
	Peer Group:				
	Brigade Enterprise Ltd.	4.66	-2.25	7.10%	Not Available
	DLF Limited	-26.62	4.12	5.40%	Not Available
	Godrej Properties Limited	5.63	4.04	6.70%	Not Available
	Oberoi Realty Limited	7.99	10.05	15.60%	Not Available
	Prestige Estates Projects Limited	9.82	12.72	10.70%	Not Available
	Sobha Limited	11.59	4.65	4.20%	Not Available
	Sunteck Realty Limited	3.46	0.90	0.10%	Not Available
	Industry Average:	2.36	4.89	7.11%	Not Available
	NAV per share	Company:			
Macrotech Developers Limited		103.86	252.58	265.10	Not Available
Peer Group:					
Brigade Enterprise Ltd.		119.73	124.97	135.25	Not Available
DLF Limited		139.24	146.98	152.27	Not Available
Godrej Properties Limited		190.64	312.01	334.04	Not Available
Oberoi Realty Limited		237.33	286.47	335.81	Not Available
Prestige Estates Projects Limited		139.41	238.16	248.85	Not Available

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	Sobha Limited	256.33	264.69	263.03	Not Available
	Sunteck Realty Limited	199.50	190.54	190.32	Not Available
	Industry Average:	183.17	223.40	237.08	Not Available

Source: *Prospectus dated April 10, 2021

** Information not provided as the relevant fiscal year has not completed/not disclosed in public domain

14 Any other material information	Particulars	Date
	Macrotech Developers Limited has submitted to the Exchange, the financial results for the period ended March 31, 2021.	14-May-21
	Macrotech Developers Limited has submitted to the Exchange, the financial results for the period ended June 30, 2021.	30-Jul-21
	Macrotech Developers Limited has informed the Exchanges that the Board of Directors, at its meeting held on July 30, 2021, on the recommendation of Nomination and Remuneration Committee, has approved the appointment of Mr. Lee Anthony Polisano (DIN: 0009254797) as an Additional Director (Non-Executive, Independent) with effect from July 30, 2021 and recommended to be appointed as an Independent Director at the ensuing Annual General Meeting of the Company for a first term of five years from July 30, 2021 till July 29, 2026	30-Jul-21
	Macrotech Developers Limited has informed the Exchange regarding a press release dated September 09, 2021, titled "Company s media	09-Sep-21
	Macrotech Developers Limited has informed the Exchange regarding Grant of 1966738 Options	21-Oct-21
	Macrotech Developers Limited has informed the Exchange that the Board of Directors of the Company at its meeting held on October 21, 2021, discussed and approved the proposal of raising of funds by way of further issuance of securities through any of the permissible modes (in one or more tranches), for an aggregate amount not exceeding ₹ 4000 Crore	21-Oct-21
	Macrotech Developers Limited has informed the Exchange that pursuant to the approval of the board of directors of the Company (the "Board"), at its meeting held on October 21, 2021 and the approval of the members of the Company by way of a special resolution at the extraordinary general meeting held on November 12, 2021, the Committee for Fund Raise (the "Committee") has, at its meeting held on November 15, 2021,	15-Nov-21
	Allotment of Securities under QIP	18-Nov-21
	Outcome of the Board Meeting for fund raise held on November 18, 2021	18-Nov-21
	Macrotech Developers Limited has submitted to the Exchange, the financial results for the period ended December 31, 2021	25-Jan-22
	Macrotech Developers Limited has informed the Exchange regarding Clarification in regards to proposed mergers of 3 listed subsidiaries	27-Jan-22
	Macrotech Developers Limited has informed the Exchange about early redemption of US\$ 170,000,000 out of outstanding US\$	02-Mar-22
	Submission of Audited Financial Results (Consolidated and Standalone) for the quarter and year ended March 31, 2022	26-Apr-22
	Macrotech Developers Limited has informed the Exchange about allotment of 95,100 equity shares of Rs. 10/- each, on April 26, 2022	26-Apr-22
	Lodha Announces US \$1 billion Green Digital Infrastructure Partnership with Ivanhoe Cambridge and Bain Capital	11-May-22
	Macrotech Developers Limited has announced its entry into the Bengaluru housing market after completing a detailed evaluation which was ongoing for	23-Jun-22
	The Company has allotted 3,407 equity shares of Rs.10/- each, on February 14, 2023, pursuant to the Macrotech Developers Limited - Employee Stock Option Scheme 2021 - II	15-Feb-23
	The Company has allotted 40,042 equity shares of Rs.10/- each, on March 8, 2023, pursuant to the Macrotech Developers Limited - Employee Stock Option Plan 2021 & Macrotech Developers Limited - Employee Stock Option Scheme 2021 - II	09-Mar-23

Source: Stock Exchange filings

For further updates and information, please refer to the stock exchange websites i.e. www.bseindia.com and www.nseindia.com

Note:

Capitalised terms used herein and not specifically defined herein shall have the meanings given to such terms in the Prospectus dated March 19, 2021 (the "Prospectus")

All the above information is updated till March 31, 2023 unless indicated otherwise