HINDUJA
HOUSING FINANCE

We trust your potential

Strengthening FOUNDATIONS Shaping FUTURES

ANNUAL REPORT
2025-2026

IN LOVING MEMORY OF

Gopichand Parmanand Hinduja
1941 – 2025

Some leaders leave behind more than businesses they leave institutions, values, and a direction that continues to shape the future. Gopichand Parmanand Hinduja - GP was one such leader.

At Hinduja Leyland Finance, we remember GP as a distinguished business statesman and an enduring pillar of the Hinduja Group, whose stewardship helped shape the Group's global presence across industries and the integrated mobility ecosystem in which the Company was established and has grown.

As a subsidiary of Ashok Leyland and an integral part of the broader Hinduja mobility ecosystem, Hinduja Leyland Finance reflects the Group's vision of building strong, customer-centric businesses that support India's commercial vehicle and mobility landscape.

GP's emphasis on governance, prudent capital allocation, and long-term relationships continues to guide our approach to customers, risk, and business decisions. The Hinduja Group's longstanding commitment to social responsibility is also reflected in the Company's work towards financial inclusion, education, and community development.

Beyond his remarkable business achievements, GP was respected for his humility, integrity, and values-led leadership. His ability to combine entrepreneurial vision with compassion earned him admiration across industries and geographies.

We honour his life with profound gratitude and remain committed to carrying forward the values of excellence, integrity, compassion, and service that he embodied throughout his life. His legacy will continue to inspire us and guide our journey for generations to come.

CORPORATE INFORMATION

CORPORATE IDENTITY NUMBER
U65922TN2015PLC100093

BOARD OF DIRECTORS
Mr. Dheeraj G Hinduja,
Chairperson and Non - Executive Director
Mr. Sachin Pillai, *Managing Director*
Mr. Gopal Mahadevan, *Non - Executive Director*
Ms. Bhumika Batra, *Independent Director*
Mr. G S Sundararajan, *Independent Director*
Ms. Manju Agarwal, *Independent Director*
Mr. S V Parthasarathy, *Independent Director*
Mr. Sudip Basu, *Non - Executive Director*

AUDIT COMMITTEE
Mr. G S Sundararajan, *Chairperson*
Ms. Bhumika Batra, *Member*
Mr. Gopal Mahadevan, *Member*

RISK MANAGEMENT COMMITTEE
Mr. S V Parthasarathy, *Chairperson*
Mr. Dheeraj G Hinduja, *Member*
Mr. Sachin Pillai, *Member*
Mr. Gopal Mahadevan, *Member*
Mr. G S Sundararajan, *Member*
Mr. Sudip Basu, *Member*

IT STRATEGY COMMITTEE
Mr. G S Sundararajan, *Chairperson*
Mr. Sachin Pillai, *Member*
Ms. Manju Agarwal, *Member*
Mr. Stalin Irudhayaraj, *Member (Head – IT)*

NOMINATION AND REMUNERATION COMMITTEE
Ms. Bhumika Batra, *Chairperson*
Mr. Dheeraj G Hinduja, *Member*
Mr. S V Parthasarathy, *Member*

CORPORATE SOCIAL RESPONSIBILITY COMMITTEE
Mr. Dheeraj G Hinduja, *Chairperson*
Mr. Sachin Pillai, *Member*
Ms. Bhumika Batra, *Member*
Mr. Gopal Maahadevan, *Member*

ASSET LIABILITY MANAGEMENT COMMITTEE
Mr. Sachin Pillai, *Chairperson*
Ms. Manju Agarwal, *Member*
Mr. S V Parthasarathy, *Member*
Mr. Vivek Kannan (COO), *Member*
Mr. Prateek Parekh (CFO), *Member*
Mr. Vikas Jain (CFO HLF Limited), *Member*

CREDIT COMMITTEE
Mr. G S Sundararajan, *Chairperson*
Mr. Sachin Pillai, *Member*
Mr. Gopal Mahadevan, *Member*
Mr. S V Parthasarathy, *Member*

WILFUL DEFAULTER REVIEW COMMITTEE
Mr. Sachin Pillai, *Chairperson*
Ms. Bhumika Batra, *Member*
Ms. Manju Agarwal, *Member*
Mr. G S Sundararajan, *Member*

STAKEHOLDER'S RELATIONSHIP COMMITTEE
Mr. Gopal Mahadevan, *Chairperson*
Mr. Sachin Pillai, *Member*
Ms. Bhumika Batra, *Member*

COMMITTEE FOR MAKING POLITICAL CONTRIBUTIONS
Ms. Bhumika Batra, *Chairperson*
Mr. Sachin Pillai, *Member*
Mr. G S Sundararajan, *Member*

COMMITTEE FOR MONITORING AND FOLLOW UP OF CASES OF FRAUD
Mr. G S Sundararajan, *Chairperson*
Mr. Sachin Pillai, *Member*
Mr. Vivek Kannan, *Member*
Mr. Sandeep Pant, *Member*
Mr. Prateek Parekh, *Member*
Mr. Vinod Kumar, *Member*
Mr. Sadheesh Kumar, *Member*

KEY MANAGEMENT PERSONNEL
Mr. Sachin Pillai, *Managing Director*
Mr. Prateek Parekh, *Chief Financial Officer*
Mr. Srinivas Rangarajan, *Company Secretary & Compliance Officer*

REGISTERED OFFICE
No.27-A, Developed Industrial Estate,
Guindy, Chennai – 600032.
Email - compliance@hindujahousingfinance.com
Website - www.hindujahousingfinance.com

CORPORATE OFFICE
No. 167-169, 2nd Floor,
Anna Salai, Saidapet, Chennai – 600015.

STATUTORY AUDITORS
M/s. V. Sankar Aiyar & Co., Chartered Accountants, OMS Court, No.1, Nathamuni Street, T. Nagar, Chennai 600017.

SECRETARIAL AUDITORS
M/s. G Ramachandran & Associates Company Secretaries
F-10, Syndicate Residency, No. 3, Dr. Thomas First Street, T Nagar, Chennai - 600 017.

REGISTRAR AND SHARE TRANSFER AGENTS
Integrated Registry Management Services Private Limited
2nd Floor, Kences Towers, 1, Ramakrishna Street, North Usman Road, T. Nagar, Chennai, Tamil Nadu, 600017.

DEBENTURE TRUSTEE
Vardhman Trusteeship Pvt Limited
The Capital, 421A, Bandra Kurla Complex,
Bandra East, Mumbai 400051

BANKERS
Axis Bank
Bank of India
Bank of Baroda
Bank of Maharashtra
Bandhan Bank
Canara Bank
Central Bank of India
CSB Bank
DCB Bank
Federal Bank
HDFC Bank
IDBI Bank
Indian Bank
Karnataka Bank
Karur Vyasa Bank
RBL Bank
Punjab National Bank
State Bank of India
UCO Bank
Union Bank of India
Yes Bank

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REPORT OF THE BOARD OF DIRECTORS

Dear Shareholders,

Your director's have pleasure in presenting the 11th Annual Report of the Company ("the Company" or "HHF"), together with the Audited Financial Statements, for the financial year ended 31st March 2026.

Financial Results

The summarised financial results of the Company are given hereunder:

(Rs. Lakh)

Particulars	Year ended 31st March 2026 IND AS	Year ended 31st March 2025 IND AS
Total Income	2,01,393.15	176,911.15
Less: Total Expenditure	1,49,622.23	127,896.85
Profit Before Exceptional Items and Tax	51,770.92	49,014.30
Exceptional Items	-	-
Profit Before Tax	51,770.92	49,014.30
Profit After Tax	38,663.20	37,174.21
Surplus / (Shortfall) brought forward	90,777.44	61,038.09
Amount available for appropriation	1,29,440.64	98,212.30
Appropriations have been made as under:		
Transfers to: - Statutory Reserve	7,732.64	7,434.86
Surplus / (Shortfall) carried forward after appropriation	1,21,708.00	90,777.44

Operational and Financial Performance

During the year under review, your Company registered a total disbursement of Rs. 5,710 crores as against Rs. 6,003 crores during the previous year. We are pleased to inform that the Assets under management have grown to Rs.15,937 crores from Rs. 13,820 crores, an increase of 15% over previous year. Your Company's Net Profit was Rs 387 crores and Net Worth of the Company is Rs. 2,346 crores as at 31st March 2026.

Change in the State of Company's Affairs or in the Nature of Business, if any

There has been no change in the state of Company's affairs or in existing nature of business of the Company.

Details of Subsidiary/Joint Ventures/ Associate Companies

During the year under review, your Company had no Subsidiary/Joint Ventures/Associate Companies.

Share Capital

During the year under review, the Company did not issue any equity shares. Total paid up equity share capital of the Company as at 31st March 2026 is 238.68 crores, comprising of 23,86,77,425 equity shares of Rs 10 each.

Resource Mobilization:-

Bank Borrowings

During the year, the Company has availed loans aggregating to Rs.1,955 crores and received sanctions for term loans and cash credit facilities from banks amounting to Rs. 1,880 crores during the financial year ended 31st March 2026.

Non-Convertible Debentures

During the year, your Company raised Rs. 200 Crores through Non-Convertible Debentures (NCDs). Your Company's NCD's have been listed on Wholesale Debt Market segment of BSE Limited. The Non-Convertible Debentures are rated AA+ (Stable) by CRISIL and CARE.

Perpetual Debt Instruments

During the year, your Company has not raised any money by way of Perpetual Debt Instrument (PDI's). Your Company's PDI's have been listed on Wholesale Debt Market segment of BSE Limited. Rs. 150 Crores of Perpetual Debt Instrument (PDI's) remain outstanding at the close of Financial Year 31st March 2026. The Perpetual debt instruments are rated AA(Stable) by CARE and CRISIL. 100% of the amount of PDI outstanding is qualified as Tier 1 capital as at 31st March 2026. With reference to the Para 12 (8) of Reserve Bank of India (Non-Banking Financial Companies – Prudential Norms on Capital Adequacy) Directions, 2025, there is no unpaid interest outstanding, on the company's PDI's as at 31st March 2026.

Subordinated Debt

During the year, your Company has not raised any money through issuance of subordinated debts. The existing subordinated debts are listed on the BSE Limited. The Credit Rating for the existing subordinated debt instruments are rated AA+ (Stable) by CRISIL and CARE.

Commercial Papers

During the financial year, 2025-26 the company issue Commercial Papers amounting to Rs. 100 crores. These Commercial Papers are Listed on BSE Limited.

External Commercial Borrowings

During the year, 2025-26 the company has raised amount of Rs. 90 crores through ECBs

Large Corporate

Pursuant to Regulation 50B of SEBI (Issue and Listing of Non-Convertible Securities) Regulations, 2021 (NCS Regulations) read with Chapter XII of the NCS Master Circular on 'Fund raising by issuance of debt securities by large corporates' (LC Chapter), your company is categorized as a Large Corporate.

Listing With Stock Exchanges

Non-Convertible Debentures, Subordinate Debt, and Perpetual Debt issued by the HHF through Private Placements are listed on the Bombay Stock Exchange (BSE). Commercial Papers of HHF are also are listed on the Bombay Stock Exchange (BSE). HHF is up-to-date in the payment of annual listing fees to Bombay Stock Exchange (BSE).

Dividend

The Board of Directors aims to grow the business lines of the Company and enhance the rate of return on investments of the shareholders. With a view to finance the long-term growth plans of the Company, which requires substantial resources, the Board of Directors do not recommend any dividend for the year under review.

Transfer to Reserves

During the year under review, Rs 77.33 crores was transferred to the Statutory Reserve created under Section 29C of the National Housing Bank Act, 1987 read with section 36(1)(viii) of Income Tax Act, 1961. Further, an amount of INR 309.31 Crores was transferred to the General Reserves.

Deposits

The Company continued to operate as a non-deposit taking Housing Finance Company, categorised as NBFC-Middle Layer ('NBFC-ML') and accordingly, disclosure under Para 58 of the 'Master Direction – Reserve Bank of India (Non-Banking Financial Companies- Acceptance of Public Deposits) Directions, 2025, does not apply.

Further, the Company has not accepted any deposits under Chapter V of the Companies Act, 2013 during the period under review. The Company does not hold deposits as of the date of balance sheet.

Middle Layer NBFC

Pursuant to RBI Master Direction – Reserve Bank of India (Non-Banking Financial Companies – Registration, Exemptions and Framework for Scale Based Regulation) Directions, 2025 the company is categorized as Middle Layer NBFC.

Credit Rating

During the financial year ended 31st March 2026, your company's long-term credit ratings by rating agencies is maintained at AA+/Stable. The credit ratings for the Company's borrowings are provided below:

Nature of borrowings	Rating / Outlook	
	CARE	CRISIL
Long-term Bank Facilities	AA+/Stable	-
Short-term Bank Facilities	AA+/Stable	-
Commercial papers	A1+	A1+
NCDs	AA+/Stable	AA+/Stable
Subordinated Debt	AA+/Stable	AA+/Stable
Perpetual Debt	AA/Stable	AA/Stable

Capital Adequacy

As required under Master Direction – Reserve Bank of India (Housing Finance Companies) Directions, 2025 ('HFC Master Directions') issued by Reserve Bank of India, Your Company is presently required to maintain a minimum capital adequacy of 15.00% on a standalone basis. The Capital Adequacy Ratio (CRAR) of the Company as on 31st March 2026, was 23.43% (24.89% as on 31st March 2025)

Corporate Governance

The Board's mandate is to oversee the Company's strategic direction, monitor its performance, uphold the highest ethical standards of governance, assess the effectiveness of risk management measures, evaluate internal financial controls, authorize and monitor strategic investments, facilitate and review Board and Senior management succession planning, and oversee regulatory compliance and Corporate Social Responsibility initiatives. To support this, the Company has established the internal guidelines on Corporate Governance, in compliance with the directions issued by RBI for HFC's, enabling the adoption of best practices and ensuring greater transparency in business operations.

This report includes disclosures that align with the requirements of the Companies Act, 2013, as amended (the 'Act'), the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 and the regulations of RBI for HFC's and NBFC's as applicable to the Company. In accordance with the Master Direction - Reserve Bank of India (Housing Finance Companies) Directions, 2025 and Master Direction of Reserve Bank of India (Non-Banking Financial Companies – Financial Statements: Presentation and Disclosures) Directions, 2025, the disclosures related to Corporate Governance are provided in line with the recommendation of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as applicable to the company.

Separate 'Report on Corporate Governance' is included and forms part of this Annual Report.

The Chief Executive Officer and the Chief Financial Officer have certified to the Board on the accuracy of financial statements and other matters as specified in the Listing Regulations, which forms part of Report on Corporate Governance.

Code of Conduct

The Company has a duly approved Code of Conduct for the Board of Directors and Senior Management Personnel ["Code"] of the Company in place as per the terms of the Internal Corporate Governance guidelines. The subject Code identifies and lists out various elements of commitment, duties and responsibilities that serves as a basis for taking ethical decision-making in the conduct of day-to-day professional work. The Code requires the Directors and employees to act honestly, ethically and with integrity and in a professional and respectful manner. The Board of Directors and Senior management personnel have provided their affirmation to the compliance with this code.

Loans, Guarantees or Investments

Being a Housing Finance Company, the disclosures regarding the particulars of Loans made, Guarantees given and Security provided are exempted under the provisions of Section 186(11) of the Act. The details of the Company's investments are provided under note no.10 in the Financial Statements.

Directors & Key Managerial Personnel:

The Board of Directors had made the following Appointment & Re-appointments based on the recommendations of the Nomination and Remuneration Committee:

Appointment

There was no new appointment of director during the year under review.

Reappointment of Directors

Mr. Sachin Pillai (DIN: 06400793) was re-appointed as the Managing Director of the company effective from 1st April 2026 for a period of one year with the approval of board and the shareholders in their respective meetings held on 26th March 2026 and 27th April 2026.

In terms of Section 152 of the Companies Act, 2013 ("Act") and other applicable provisions, if any, of the Act and the Articles of Association of the Company, Mr. Sudip Basu (DIN 09743986) retires by rotation at the ensuing Annual General Meeting and being eligible, has offered himself for re-appointment. Your directors, recommend the re-appointment of Mr. Sudip Basu, as a Non - Executive, Non -Independent director. The agenda relating to re-appointment of Mr. Sudip Basu, Director forms part of the notice convening the ensuing Annual General Meeting.

Resignation

None of the company's director resigned during the year under review.

Declaration from Independent Directors

Your Company has received necessary declarations from all Independent Directors of the Company stating that they meet the criteria of independence as laid down in Section 149(6) of the Companies Act, 2013. In the opinion of the Board, the Independent Directors fulfil the conditions specified under the Companies Act, 2013 and rules made thereunder. All Independent Directors have registered with the Data Bank and passed 'Online Proficiency Self-Assessment Test' conducted by Indian Institute of Corporate Affairs (IICA).

Details of the terms and conditions of the appointment of the Independent Directors have been hosted on the Company's website at the web-link: https://hindujahousingfinance.com/pdf/governance/pdf21/privacy/Appointment%20of%20Independent%20Directors.pdf

Key Management Personnel

Pursuant to the provisions of Section 203 of the Companies Act, 2013 read with the Rules made thereunder, the whole-time key managerial personnel of the Company are Mr. Sachin Pillai, Managing Director, Mr. Prateek Parekh, Chief Financial Officer and Mr. Srinivas Rangarajan, Company Secretary and Compliance Officer.

Statutory Auditors

Pursuant to the provisions of Section 139 of the Companies Act, 2013 and the rules made there under and Guidelines for Appointment of Statutory Central Auditors (SCAs)/Statutory Auditors (SAs) of Commercial Banks (excluding RRBs), UCBs and NBFCs (including HFCs) issued by Reserve Bank of India dated April 27 2021, M/s. V Sankar Aiyar & Co, Chartered Accountants, ICAI (Firm Registration Number 109208W) was appointed as the Statutory Auditors of the Company, for a period of three years at the Annual General Meeting of the Company held on 4th September 2024. Further the Auditors' Report of M/s. V Sankar Aiyar & Co, Chartered Accountant for FY 2025-26 does not contain any qualification, modification, reservation or adverse remarks. The Auditors' Report is enclosed with the financial statements in this Annual Report.

Secretarial Auditors

Pursuant to the provisions of Section 204 of the Companies Act, 2013 read with Rule 9 of the Companies (Appointment and Remuneration of Managerial Personnel) Rules, 2014, the Board had appointed M/s. G Ramachandran & Associates, Company Secretaries, to undertake the secretarial audit of the Company for the financial year 2025-26. Their Secretarial audit report in the prescribed Form MR-3 forms part of this annual report (Annexure – A) and does not contain any qualification, modification, reservation or adverse remarks.

Maintenance of Cost Records & Cost Audit

Maintenance of cost records and requirement of cost audit as prescribed under the provisions of Section 148(1) of the Companies Act, 2013 is not applicable for the business activities carried out by the Company.

Directors' Responsibility Statement

To the best of our knowledge and belief and on the basis of the information and explanations obtained by us, your Directors make the following statements in terms of Section 134(5) of the Companies Act, 2013:

a) In the preparation of the annual financial statements for the year ended 31st March 2026, the applicable Accounting Standards had been followed along with proper explanation relating to material departures.

b) For the financial year ended 31st March 2026, such accounting policies as mentioned in the Notes to the financial statements have been applied consistently and judgments and estimates that are reasonable and prudent have been made so as to give a true and fair view of the state of affairs of the Company and of the Profit of the Company for the year ended 31st March 2026.

c) That proper and sufficient care has been taken for the maintenance of adequate accounting records in accordance with the provisions of the Companies Act, 2013 for safeguarding the assets of the Company and for preventing and detecting fraud and other irregularities.

d) The annual financial statements have been prepared on a going concern basis.

e) That proper internal financial controls were followed by the Company and that such internal financial controls are adequate and were operating effectively.

f) That proper systems to ensure compliance with the provisions of all applicable laws were in place and that such systems were adequate and operating effectively.

Details of Fraud Reporting:

There was no fraud reported by auditors of the Company as given under Section 143 (12) of the Companies Act, 2013 read with Companies (Audit and Auditors) Rules, 2014 during FY 2025-26 requiring a disclosure in the Board's report.

Employee's Remuneration

Pursuant to Rule 2A of the Companies (Specification of Definitions Details) Rules, 2014, public companies which have not listed their equity shares on a recognized stock exchange but have listed their Non-Convertible Debt Securities issued on private placement basis in terms of SEBI (Issue and Listing of Non-Convertible Securities) Regulations, 2021, shall not be considered as listed company in terms of the Act, 2013. Hence, Section 197 (12) read with rules 5 of Companies (Appointment and Remuneration of Managerial

Personnel) Rules, 2014 is not applicable to HHF.

Annual Return

Pursuant to the provisions of Section 134(3) (a) and Section 92 (3) read with Rule 11 of the Companies (Management and Administration) Rules, 2014, the Annual Return as on 31st March 2026 is available on the company's website and can be accessed at the web-link: https://hindujahousingfinance.com/investors.php#

Related Party Transactions

All transactions entered by the Company with related parties were in the ordinary course of business and at arms' length pricing basis. There were no materially significant related parties' transactions, pecuniary transactions or relationships between the Company and its Directors during the financial year 2025-26 that may have potential conflict with the interest of the Company. Suitable disclosures as required under IND AS-24 have been made in Note no. 34 of the Notes to the financial statements. Form AOC-2, as required under Section 134(3)(h) of the Act, read with Rule 8(2) of the Companies (Accounts) Rules 2014, forms part of this Board's Report (Annexure - B).

Further, the Company has formulated a Policy on Related Party Transactions and same has been hosted on the Company's website and can be accessed at the web-link: https://hindujahousingfinance.com/pdf/governance/pdf26/AUDIT_%20RELATED%20PARTY%20TRANSACTION%20POLICY.pdf

Material changes and commitments affecting the financial position of the Company

There were no material changes and commitments affecting the financial position of the Company between the end of financial year (31st March 2026) and the date of this report i.e. 13th May 2026.

Risk Management Policy

The company's business activities expose it to a variety of risks including credit risk, operational risk and interest rate risk. Risk management forms an integral part of company's business. The objective of the Company's risk management system is to measure and monitor various risks and to implement policies and procedures to mitigate such risks. The Company manages credit risk through stringent credit norms aided by a robust in-house developed IT infrastructure.

Liquidity risk and interest rate risk arising out of maturity mismatch of assets and liabilities are managed through regular monitoring of the maturity profiles. Operational risks arising from inadequate or failed internal processes, people and systems or from external events are adequately addressed by the internal control systems and are continuously reviewed and monitored. Standard Operating Procedures are well documented to ensure enhanced control over processes and regulatory compliance.

Internal Control Systems and their Adequacy

The Company has well defined and adequate internal financial controls and procedures, commensurate with the size and nature of its operations. These internal control and systems are devised as part of the principles of good governance; and are accordingly implemented within the framework of proper check and balances. Your Company ensures that a reasonably effective internal control framework operates throughout the organisation, which provides assurance about safeguarding the assets, reliability of financial and operational information, compliance with applicable statues, execution of transactions as per the authorisation and compliance with the internal policies of the Company. The Company has also established Risk Based Internal Audit (RBIA) in compliance with Reserve Bank of India (RBI) Circular No. RBI/2021- 22/53-DoS. CO. PPG.SEC/03/11.01.005/2021-22 dated 11th June, 2021. The current internal audit is robust and provides an assurance to the Board of Directors and the Senior Management on the quality and effectiveness of the organisation's internal controls, risk mitigation and governance related systems and processes.

Internal Audit

At the beginning of each financial year, an annual Internal audit plan is rolled out after receiving approval from the Audit Committee. The audit plan is aimed at evaluation of the efficacy and adequacy of internal control systems and compliance thereof, robustness of internal processes, policies and compliance with laws and regulations. Based on the reports of internal audit, functional process owners undertake corrective action in their respective areas. Significant audit observations and corrective actions thereon are presented to the Audit Committee of Board. The Audit Committee regularly reviews the annual audit plan status, audit findings as well as the adequacy and effectiveness of the internal control measures.

Corporate Social Responsibility Committee

The Company has in place a Corporate Social Responsibility policy (CSR Policy), as per the provisions of the Companies Act, 2013 and Companies (Corporate Social Responsibility Policy) Rules, 2014, as amended and the policy is hosted on the website of the Company and can be accessed at the web-link:https://hindujahousingfinance.com/pdf/governance/pdf21/privacy/Corporate%20Social%20Responsibility.pdf. We have, so far, put in place necessary measures and processes of identifying worthy causes as well as to monitor their progress with a view to ensuring that they are consistent with our policy, serving large public good and are sustainable over an extended period. Particulars of CSR activities, details of amount spent during the financial year and the details relating to composition of CSR Committee form part of corporate governance report, enclosed as an **(Annexure C)** to this report.

Remuneration Policy of the Company

Organization's success in achieving better performance and governance depends on its ability to attract and retain quality individuals on the Board. The Company has in place a remuneration policy which is guided by the principles and objectives as enumerated in section 178 of the Companies Act, 2013. The policy is made available on the website of the Company and can be accessed at the web-link: https://hindujahousingfinance.com/pdf/governance/pdf21/privacy/Remuneration%20Policy_V6.0-2024.pdf

Criteria for Board Nomination

The Nomination and Remuneration Committee is responsible for identifying persons for initial nomination as directors and evaluating incumbent directors for their continued service. The Committee has formulated a charter in terms of the provisions of the Companie Act, 2013, SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015 and RBI Directions applicable for non-banking finance companies, which inter alia, deals with the criteria for determining qualifications, positive attributes and independence of a director. These attributes shall be considered for nominating candidates for board positions / re-appointment of directors.

Policy on Board diversity

The Company believes that a diverse Board is fundamental to its success. Accordingly, the Nomination and Remuneration Committee has devised a policy on board diversity which sets out the approach to diversity on the Board of the Company.

Meetings of the Board

During the Financial Year 2025-26, 6 (Six) meetings of the Board of Directors were held and the related details, including that of various committees constituted by the Board, are made available in the Report of Directors on Corporate Governance forming part of the annual report placed before the members. Your Company has complied with all the requirements as applicable under Companies Act, 2013 and related rules thereon, SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015 and Master Direction – Reserve Bank of India (Housing Finance Companies) Directions, 2025, in relation to the Board of Directors and the Committees of the Board.

Committees of the Board:

Currently the Board has Eleven Committees viz. the Audit Committee, the Nomination & Remuneration Committee, the Risk Management Committee, the Asset Liability Management Committee, the Corporate Social Responsibility Committee, the IT Strategy Committee, the Credit Committee, Wilful defaulter review committee, Stakeholder's Relationship Committee, Committee for monitoring and follow up of cases of Fraud and Committee for making political contributions.

A detailed note on the composition of the Board and its Committees and other related particulars is provided in the Report of Directors on Corporate Governance forming part of this Annual Report.

Secretarial Standards

During the financial year 2025-26, the company has complied with the applicable Secretarial Standards issued by the Institute of Company Secretaries of India (ICSI) with regard to meetings of the Board of Directors and General Meetings held during the year.

Board Evaluation

Pursuant to the provisions of the Companies Act, 2013, SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015, guidance note issued by Securities and Exchange Board of India on Board Evaluation and other applicable regulatory provisions, the Board has carried out an annual evaluation of its own performance, and that of the Committees, Chairperson and Directors to ensure objectivity and equality based on the above criteria for the Financial Year 2025-26. The process involved evaluation of the effectiveness of the Board, Committees and individual Directors and independent feedback from all the Board members. The manner and criteria for such evaluation are enclosed in **(Annexure D)** forming part of the Corporate Governance Report.

Vigil Mechanism / Whistle Blower Policy

Pursuant to Section 177(9) of the Act read with Rule 7 of the Companies (Meetings of Board and its Powers) Rules, 2014, the Board of Directors of the Company had approved the Policy on Vigil Mechanism/Whistle Blower for the Directors, employees and other stakeholders to enable them to report concerns about unethical behaviour, actual or suspected fraud or violation of the Company's Code of Conduct. The Company affirms that the mechanism provides adequate safeguards against victimization of Director(s)/employee(s) who use the mechanism, provides for direct access to the Chairman of the Audit Committee and also affirms that no complaints were received during the year. The Policy is hosted on the Website of the company and can be accessed at the web-link: https://hindujahousingfinance.com/governance.php

Disclosures as per the Sexual Harassment of Women at Workplace (Prevention, Prohibition and Redressal) Act, 2013

Your Company has zero tolerance for sexual harassment at workplace and has adopted a Policy on Prevention, Prohibition and Redressal of Sexual Harassment at workplace in line with the requirements of the Sexual Harassment of Women at the Workplace (Prevention, Prohibition and Redressal) Act, 2013. In terms of the policy, an Internal committee has been set up to redress complaints received regarding sexual harassment. All employees are covered under this policy.

Incident Reporting and Resolution during the financial year

(a) number of complaints of sexual harassment received in the year; - Nil

(b) number of complaints disposed off during the year; - Nil

(c) number of cases pending for more than ninety days - Nil

Compliance with Maternity Benefit Act, 1961

Your Company recognises employees as key stakeholders and demonstrates its full commitment for the well-being of its women employees by complying with the provisions of the Maternity Benefit Act, 1961, and offering additional benefits as part of its employee welfare initiatives. This adherence reflects the company's core values, including sensitivity and integrity towards its workforce. The Company confirms adherence to applicable provisions of the Maternity Benefit Act, 1961, which include protection from dismissal or discharge during absence due to pregnancy or maternity.

Significant and material orders

There has been no penalty imposed by NHB, RBI or other Regulators during the year ended 31st March 2026.

Conservation of energy, technology absorption, foreign exchange earnings and outgo

The information pursuant to Section 134(3) (m) of the Act read with the Companies (Accounts) Rules, 2014 is as follows:

Conservation of energy

The need for adoption of clean technology, improving end-use efficiency and diversifying energy bases, etc. have all been seriously considered by the Government of India and the country is poised for a considerable increase in the use of renewable energy sources in its transition to a sustainable energy base. Your Company being a Non-Banking Finance Company, has no activities involving conservation of energy. However, being a responsible corporate citizen, your Company promotes and has taken various measures for conservation of energy as far as possible.

b) Technology Absorption

Your Company has been increasingly using information technology in its operations to improve business efficiency, ease of operation, improved risk management practice and providing the best stakeholder's experience

c) Foreign exchange earnings and outgo during the financial year 2025-26

Particulars	₹ in Crores
Total Foreign Exchange earned	Nil
Total Foreign Exchange expended	Nil

Details of application made or any proceeding pending under the Insolvency and Bankruptcy Code, 2016 during the year along with their status as at the end of the financial year

There is no application made or pending against the Company under the Insolvency and Bankruptcy Code, 2016 during the year and till date.

One time settlement with Banks and Financial Institutions

During the year, the Company had not made any one-time settlement with banks or financial institutions.

Disclosure under section 197(14) of Companies, Act, 2013.

Mr. Sachin Pillai, Managing Director of the company, also holds the position of Managing Director and CEO in Hinduja Leyland Finance limited (holding company). In accordance with Section 197(14) of the Companies Act, 2013, it is hereby disclosed that during the FY 2025-26, Mr. Sachin Pillai received ₹ 561.20 Lakhs as salary from Hinduja Leyland Finance limited." "The total remuneration drawn by Mr. Sachin Pillai from both companies is within the higher maximum limit admissible from either company as per Section V of Part II of Schedule V."

Statutory and Regulatory Compliance

The Company has complied with the applicable statutory provisions, including those of the Companies Act, 2013, the Income-tax Act, 1961 and other laws related to Goods and Services Tax (GST). Further, the Company has complied with the Reserve Bank of India (Housing Finance Companies) Directions, 2025, Reserve Bank of India (Non-Banking Financial Companies – Registration, Exemptions and Framework for Scale Based Regulation) Directions, 2025, SEBI (Listing Obligations & Disclosure Requirements) Regulations, 2015, Accounting Standards issued by the Ministry of Corporate Affairs (MCA), Secretarial Standards issued by the Institute of Company Secretaries of India (ICSI), Anti-Money Laundering guidelines, applicable labour laws and forex laws.

High Value Debt Listed Entity

Pursuant to the amendments notified by SEBI with effect from January 22, 2026, the threshold for classification as a High Value Debt Listed Entity (HVDLE) has been revised from ₹1,000 crore to ₹5,000 crore of outstanding listed non-convertible debt. Based on the outstanding listed non-convertible debt principal amount of ₹1,239.50 crore as on 31st March 2026, the Company does not fall within the revised HVDLE classification criteria and accordingly is no longer classified as an HVDLE.

Management Discussion and Analysis

Global Economic Overview

The global economy sustained its growth trajectory at 3.4% during 2025, picking up from 3.2% during 2024, despite increasing geopolitical and trade uncertainties. The IMF's World Economic Outlook report assesses that this moderate but resilient growth was supported by tailwinds including favourable fiscal policies, accommodative financial conditions, lower than expected tariffs and investments in technologies, which had partly offset the headwinds from higher trade barriers and geopolitical uncertainty.

The two largest economies, the United States and China, have both demonstrated stable growth. The Middle East conflict, which began at the end of February 2026, has again raised headwinds for growth through its impact on commodity supplies, inflation and financial conditions. The world treads into FY 2026-27 through a mist of uncertainties regarding the duration, intensity and scope of disruptions from this conflict.

Inflation pressures had not been able to recede during 2025 due to tariff hikes from the US governments which had disrupted trade flows. The latest Middle East conflict has elevated oil prices and triggered significant volatility in other commodity prices. Over the past few years, the series of trade barriers and geopolitical conflicts have incentivized countries to finalize trade agreements and foster economic ties between one another. However, with the global demand remaining strong and the supplies of essential commodities getting severely disrupted, inflation has shot up across most economies. As global trade patterns and supply chains are being continuously morphed to adjust to the fast-changing geopolitical dynamics, their impact on inflation will be a key monitorable for central banks world-wide.

Indian Economy Overview

The Indian economy has not only stood out as the fastest growing developing economy, but has also proven its stability amid global trade uncertainties. Albeit India's GDP growth has softened to 6.4% during FY 2025-26 as compared to 7.3% during the previous year, it has outpaced the growth of all major developing economies. The stability of private consumption demand and strengthening manufacturing and services sectors helped India sustain its growth against the global headwinds during the year.

Strong private consumption remained the key driver for economic growth. Consumption demand saw conditions improving in both rural and urban areas. Demand was further bolstered by the rationalization of GST rates and monetary easing. Household demand provided the most fillip to the demand growth, and investment demand retained its momentum, while net exports remained subdued. Key indicators in rural areas outpaced the urban areas, with tractor sales maintaining their strong growth momentum throughout the year and sales of two-wheelers picking up from the second half of the fiscal year. In urban areas, vehicle loans and personal loans showed strong growth rates in double digits and sales of consumer durables grew at a healthy 6-7%, whereas domestic air passenger traffic grew marginally but remained volatile.

Growth in services sector and sustained expansion in the manufacturing sector have kept up the economic growth rate for the country, whereas the agricultural sector grew modestly.

The expansion in manufacturing sector was aided by easing input cost prices and a strong domestic demand. Capital good, infrastructure and construction goods grew the most among manufactured products. Although manufacturing of all product categories showed growth, growth utilities generation remain benign due to uneven demand growth.

Services sector remained the largest contributor to the economic activity, having grown by 8.7% during FY 2025-26. The sector continued to experience the shift in the contribution towards high-skill services and high-value added services. Within non-IT segments, strong growth was witnessed in the trade, travel, transport, communication, finance, real-estate and professional services. The labour-intensive construction segment grew strongly, driven by government expenditure on infrastructure, and also pulled up the production of cement and steel. Finance, real estate and professional services were the largest components of the non-IT services sector, and grew with double digit growth rates. Associated lead indicators show strong growth in bank credit, deposits and insurance products.

The labour force participation rate improved during the fiscal 2025-26 and unemployment rate fell, with rural agricultural economy driving the labour engagement rates whereas the urban employment levels remained steady.

Inflation continued to remain benign through the most part of fiscal 2025-26, which created a stable environment for spurring growth and capital investment. However, the recent middle-east conflict has created inflationary pressures through supply disruption of key commodities.

Financial Sector overview

During much of 2025, global financial markets remained resilient but experienced intermittent volatility due to trade uncertainties and geopolitical tensions. Inflation levels remained low and monetary policies were accommodative. The markets generally remained orderly and were able to adjust to the geopolitical disruptions, partly due to the nature of these disruptions being short-termed and oscillating between escalation and de-escalation, which created volatility in the market conditions but did not result in sustained investor exodus. However, the geopolitical risks have not subsided and the markets still remain vulnerable. By March 2026, inflation worries got stoked again and bond yields hardened, especially in the long term. Emerging markets have been more sensitive by the changing risk sentiment, and have greater exposure to volatile capital flows from risk-averse investors.

Indian financial markets remained stable during the first half of the fiscal 2025-26, but experienced volatility intermittently during the second half.

India's credit rating was upgraded by Standard and Poor's (S&P) to BBB (Stable) in August 2025, following last year's upgrade in the outlook from BBB- (Stable) to BBB- (Positive), which reflects the confidence in India's strong domestic demand, fiscal discipline and external stability.

The equity capital markets remained highly volatile throughout the year, responding to waves of alternating adverse and favourable news, including the cross-border conflict leading to Operation Sindoor, international tariff changes, sovereign rating upgrade, corporate earnings results, GST reforms, policy rate cut by the US Federal Reserve, trade deals with major developed economies and finally the middle-east conflict. The FPIs had withdrawn significant funds from capital markets during the year, driven by global uncertainties. Domestic investors and mutual funds bolstered investments in the markets to balance the deficit and provide resilience to the markets, strongly supported by sustained increase in SIP inflows into mutual funds.

The RBI ensured adequate liquidity in the system during the fiscal 2025-26 through durable liquidity injections and the reduction in cash reserve ratio from 4% to 3%. Banks transmitted the liquidity onwards to the economy and their gross advances grew by a strong 14%, especially driven by lending to MSME, service sector and secured personal loans. Among the bank lending, housing loans comprised approximately 17% and grew by approximately 11% during the fiscal year. On-lending by NBFCs also saw steadily increasing growth rate in the double digits during the fiscal year, in which retail lending in vehicle loans and housing loans drove the growth, along with lending to infrastructure and services sector. Housing loans comprised 14% of NBFCs lending, and grew by approximately 9% during the fiscal year.

The Government bond yields remained soft during the first half of the fiscal 2025-26, following RBI's reduction of Repo rate and change, RBI's liquidity measures and low oil prices. However, rates hardened during the second half due to rising oil prices, hardening of US yields and continued FPI outflows. Corporate bond yields followed the trend of G-Sec yields of softening yields in the first half followed by rising yields in the second half of the fiscal 2025-26. Further, the average risk premium of AAA corporate bonds increased during the year as a result of mixed corporate earnings, within which average spreads rose by 26 bps for PSUs and FIs, 23 bps for NBFCs and 14 bps for other Corporates. Corporate bond issuance volumes declined progressively during the year primarily due to hardening yields.

RBI reduced Repo Rate by 100 bps during the year, resulting a cumulative decline of 125 bps in Repo Rate during the

current easing cycle which started in February 2025. Transmission of the policy rate by banks were gradual and were partly restricted by the limited growth of deposit and rising market rates. Median MCLR rates of banks reduced by 60 bps during the year.

India's financial systems have played a key role in driving financial inclusion, which has been a key policy agenda of the government in recent years. Technological developments in digital financial services have been at the centre of bringing a turnaround in financial inclusion at grass root levels of the society. These developments have been used very effectively by the central government in disbursal of benefits and subsidies, an achievement that has received global acclaim for poverty alleviation. Financial inclusion has given momentum to growth and employment in the country.

Real Estate industry & Affordable Housing segment – structure and developments

India's real estate sector plays a pivotal role as a catalyst for driving growth and employment as the country advances toward the Viksit Bharat 2047 vision. The momentum of real-estate growth has remained unabated over decades despite many intermittent global shocks, driven by the strong population growth, rising urbanization and nuclearization of families, resulting in a strong and sustained demand for housing. In a developing country, owning a house remains one of the life's objective for each family and Housing for All as key mission for the Government of India.

Over the last few decades, there has been a net migration of rural population to urban areas, resulting in a steeper rise in urban population. Housing transactions in cities had grown at a robust 10% CAGR during 2019 to 2025. Further, a KPMG report estimates towns and cities to house a population of 60 crores and contribute 70% to the GDP by 2036. This transition is driving a shift towards compact and sustainable housing units, and transit oriented urban models. This is also driving a change in Urban administration toward unified governance of land use and mobility, i.e. metro and last-mile linkage models. Projects are increasingly using blended financing models for faster implementation.

Affordable housing has played a pivotal role in anchoring the urbanization trend. A 2024 report by CII-Knight Frank had pegged the shortfall in urban affordable housing at 1 crore units and had projected this to increase to 3 crores units by 2030. In the tier-II and tier-III cities, rising incomes and development of urban infrastructure is increasingly attracting home buyers. Government's initiative such as Pradhan Mantri Awas Yojana – Urban (PMAY-U) 2.0, have effectively mobilized capital towards the sector, improving affordability and accelerating growth in the sector. Additionally, the dedicated governance frameworks under RERA, GST and IBC has improved the sectoral discipline and transparency, boosting the confidence of both home-buyers and investors.

Housing Finance Companies and banks have complemented the regulatory momentum with increased participation in lending to wider cohorts of income segments and expanded financial inclusion to more families. According to NHB's annual report of 2024-25, the individual home loans portfolio across all lenders grew 11.8% from Rs 32 lakh crores in March 2024 to Rs 36 lakh crores in March 2025. Within this portfolio, the Housing Finance Companies' portfolio grew by 12.7% from Rs 6 lakh crores in March 2024 to Rs 7 lakh crores in March 2025.

Expansion of the definition of priority sector housing loans have incentivized banks to increase participation in the affordable housing segment, through their wide branch networks. Housing Finance Companies have played a pivotal role in extending credit to the economically weaker and lower-income households who have historically faced limitations in accessing formal credit. Affordable housing finance companies serve a distinct albeit fast growing segment of housing finance market, which comprises of the section of society which has been away from the mainstream financial inclusion and are emerging aspirants for home ownership. This segment offers an immense growth opportunity for affordable housing finance companies due to the growing affluence of these families and low financial penetration in this segment. Affordable housing finance companies have built up a network to reach this segment of society to serve their housing demand, they have also developed skillset for underwriting to these segments which do not qualify as prime segment.

Regulatory changes

During FY 2025–26, the Reserve Bank of India undertook consolidation and rationalisation of various regulatory instructions through updated Master Directions and harmonised disclosure frameworks applicable to Regulated Entities, including Housing Finance Companies and Non-Banking Financial Companies. The initiative was aimed at improving regulatory clarity, reducing interpretational ambiguities, and creating a more streamlined and principle-based compliance framework.

As part of this exercise, various circulars, advisories, disclosure requirements, and supervisory instructions issued over the years were integrated into consolidated directions and updated frameworks, enabling regulated entities to have a single-point reference for compliance and improving consistency in interpretation, implementation, and regulatory reporting.

The revised framework placed increased emphasis on standardised disclosures, governance accountability,

fair lending practices, customer transparency, operational resilience, and strengthening of internal compliance and risk management systems. The changes also reflected RBI's continued supervisory focus on risk-based compliance monitoring, stronger control environments, and enhanced governance standards across financial institutions.

The Government of India notified the four Labour Codes relating to social security, occupational safety, industrial relations and wages, consolidating 29 existing Labour laws. Further, Government of India released the Digital Personal Data Protection (DPDP) Rules in order to operationalize the DPDP Act, 2023 which ensures protection of individuals' privacy rights over their personal data.

Company Overview

Hinduja Housing Finance Limited is a Housing Finance Company with its Corporate and Registered offices in Chennai, Tamil Nadu. The Company aims to provide affordable housing finance and mortgage finance to the unserved and the underserved sectors of people throughout the country by establishing a vast operational network. The primary target customer base of HHF are first-time home buyers in the economically weaker sections and low-income groups in Tier-2/3/4 cities across India. The Company currently operates across 19 states/UTs. The Company had a branch network of 367 branches and Assets under management of Rs 15,937 crores as at 31st March 2026.

Financial Performance

The Company earned Total Income of Rs 2,014 crores during the year ended 31st March 2026 as compared to Rs 1,769 crores during the previous year, resulting in a growth of 14%. The Company's Net Profit after Tax stood at Rs 387 crores for the year ended 31st March 2026 compared to Rs 372 crores in the previous year, growing by 4%.

Key indicators of Financial Performance for the Financial year ended 31st March 2026 stood as follows:

- The Company's Total Assets grew to Rs 12,881 crores, growing by 8% over the previous financial year.
- The Company's Total Income grew to Rs 2,014 crores, growing by 14% over the previous financial year.
- The Company's Total Expenses grew to Rs 1,496 crores, growing by 17% over the previous financial year.
- The Company's Profit before Tax grew to Rs 518 crores, growing by 6% over the previous financial year.
- The Company's Profit after Tax grew to Rs 387 crores, growing by 4% over the previous financial year.
- The Company's Earnings per Share grew to Rs 16.20 per share, growing by 4% over the previous financial year.

Operational Performance

- The Company has grown its branch network to 367 branches as on 31st March 2026, adding 4 branches during the financial year.
- The company disbursed Rs 5,710 crores during the financial year ended 31st March 2026 as compared to Rs 6,003 crores during the previous year, a decline of 5%.
- The Company's Assets under Management (AUM) grew to Rs 15,937 crores as at year ended 31st March 2026 compared to Rs 13,820 crores at the end of the previous year, registering a 15% growth.
- Stage 3 assets of the Company stood at Rs 347 crores as at 31st March 2026, compared to Rs 334 crores during the previous year.

Details of significant changes in key ratios

- Net profit margin – 19% for the year ended 31st March 2026 as compared to 21% for the previous year.
- The Company's Return on Average Assets was 3.1% for the year ended 31st March 2026, as compared to 3.4% for the previous year.
- Return on Average Equity (Net Worth) was 18.2% for the year ended 31st March 2026, as compared to 21.4% for the previous year. The softening of RONW was because of higher base of Net Worth in the current year compared to previous year.
- Debt equity ratio – 4.28x for the year ended 31st March 2026, as compared to 5.12x for the previous year.
- The Capital Adequacy Ratio of the Company stood at 23.43% as on 31st March 2026, as compared to 24.89% for the previous year.
- Debtors Turnover – Not applicable
- Inventory Turnover – Not applicable
- Interest Coverage Ratio – Not applicable
- Current Ratio – Not applicable
- Operating Profit Margin (%) – Not applicable

Segment-wise performance

The Company operates primarily in the asset class of mortgage finance, within which the company extends

housing loans and loan against property. The Company also takes additional indirect exposure to the real estate sector through loans to other Housing Finance Companies.

- The company's exposure in the mortgage finance grew to Rs 10,990 crores as at 31st March 2026 from Rs 10,301 crores as at the previous year-end, registering a growth of 7%.
- The Company's exposure of loans to HFCs reduced to Rs 125 crores as at 31st March 2026 from Rs 166 crores as at the previous year-end, registering a decline of 25%.

Resource Mobilization

- Share Capital – The company's issued and paid-up Equity share capital as on 31st March 2026 was Rs 238.68 crores, comprising of 23,86,77,425 equity shares of Rs 10 each, which did not change from the previous year.
- Borrowings – The Company availed fresh borrowings of Rs 2,145 crores during the financial year ended 31st March 2026. The outstanding Borrowings (other than Debt securities) stood at Rs 8,789 crores as at 31st March 2026, compared to Rs 8,620 crores as at the previous year-end.
- Non-Convertible Debentures – The Company issued secured NCDs of Rs 200 crores during the financial year ended 31st March 2026. The Company's outstanding Non-Convertible Debentures as at 31st March 2026 stood at Rs 1,115 crores, including subordinate debt of Rs 441 crores and perpetual debt of Rs. 145 crores.
- Commercial Paper – The company issued commercial papers of Rs 100 crores during the year ended 31st March 2026, compared to Nil issuance during the previous year.
- Assignment of loan receivables – The company received purchase consideration of Rs 2,299 crores from assignment of loans during the financial year ended 31st March 2026.
- Credit Rating – During the year ended 31st March 2026, the Company's long-term Credit ratings have been reaffirmed at AA+/stable for term loans by CARE ratings, at AA+/stable for secured NCDs and subordinated debt by CRISIL rating and CARE rating and at AA/stable for perpetual debt by CRISIL rating and CARE rating.

Material developments in Human Resources

Human Capital remains central to the Company's growth strategy and business performance. During FY 2025-26, the Company continued to strengthen its people agenda through focused investments in talent acquisition, leadership development, employee engagement, learning, rewards, and compliance readiness. The employee base increased to 2,650 as of 31st March 2026, compared to 2,335 as of 31st March 2025, supporting business growth, branch expansion, and capability enhancement across functions.

The Company continued to strengthen internal talent mobility and career progression to build a sustainable talent pipeline and improve retention. During the year, Career Progression Frameworks and Internal Elevation Programs were further strengthened, with continued emphasis on internal hiring and talent mobility across functions. The Company achieved 17% internal elevation across key roles and expanded its Hire, Train & Deploy (HTD) initiatives to support branch expansion and workforce readiness.

Learning and development remained a strategic focus area, with continued investments in capability building and digital learning adoption. Training participation increased by 65% over the prior year, supported by the launch of five new learning programs with 53% employee coverage. Mandatory compliance training achieved 100% completion, while adoption of the Hinduja EDGE digital learning platform reached 81%. The Company also expanded its Digital LMS Repository to over 65 learning programs, strengthening learning accessibility and role readiness across the organization.

The Company further strengthened its talent management framework to enhance succession readiness and leadership pipeline development. Organization-wide skill gap assessments were conducted to identify development priorities and strengthen the talent pipeline for critical roles. During the year, the Succession Planning Framework was further institutionalized, with N-1 Leadership Development completed and N-2/N-3 leadership programs currently in progress. The Talent Council framework, supported by a 9-Box methodology, was also strengthened to identify, and develop high-potential talent across the organization.

Employee engagement remained a priority through structured employee connect initiatives and stronger HR accessibility across branches. During FY 2025-26, the Company conducted 307 HR & People Connect / Managerial Orientation Program (MOP) Townhalls and completed 278 Branch HR Connect initiatives to strengthen employee communication, business alignment, and issue resolution. These interventions contributed to measurable improvement in engagement outcomes, which resulted in improvement in the employee engagement score during the fiscal year.

To reinforce a performance-driven culture, the Company launched a structured Rewards & Recognition framework

supported by employee well-being initiatives. Focus areas included strengthening recognition practices, employee wellness support, and workplace experience enhancement to drive motivation, retention, and organizational effectiveness. During FY 2025-26, the Company initiated a review and restructuring of compensation frameworks in preparation for implementation of revised wage codes. Key efforts included alignment with the revised definition of wages, assessment of cost implications, and review of compensation structures to ensure regulatory compliance and readiness. Aligned with business priorities, the Company continued to focus on strategic HR initiatives including Cluster Verticalization to improve sales productivity, increased adoption of technology and analytics for data-led decision-making.

The Company remains committed to building a future-ready, engaged, and high-performing workforce while maintaining focus on governance, cost discipline, and sustainable growth.

Key risks and concerns and their mitigants

Risk management core is a pillar of Hinduja Housing Finance's philosophy and operational framework. The Company's comprehensive risk management structure is overseen by our Board of Directors, which has constituted the Risk Management Committee (RMC) to ensure the effective implementation of the Company's risk management strategy. The RMC plays a pivotal role in formulating and guiding the development of risk related policies, procedures, and systems. It continuously assesses their effectiveness and alignment with the company's evolving business landscape, risk appetite, and long-term vision, ensuring resilient and adaptive risk management in achieving the Company's vision in a dynamic economic landscape.

The Company has a dedicated independent Risk Management team headed by Chief Risk Officer, who reports directly to the Managing Director. The CRO maintains regular communications with the Risk Management Committee (RMC). The Risk Management function is primarily responsible for implementing the risk strategy approved by the Board. This includes the development of policies, procedures and systems to systematically identify, assess and prioritize risks. It also involves deploying the appropriate resources to mitigate, monitor and control the probability and impact of adverse events, to maximize the realization of opportunities and manage risks effectively.

The company follows "The Enterprise Risk Management-Integrated Framework" issued by the Committee of Sponsoring Organizations (COSO) which defines Enterprise Risk Management as "A process effected by an Entity's Board of Directors, Management and other personnel, applied in strategy setting and across the enterprise designed to identify potential events that may affect the entity and manage risk to be within its risk appetite to provide reasonable assurance regarding the achievement of the entity's objectives". Hinduja Housing Finance leverages the Enterprise Risk Management Framework and the processes to proactively manage uncertainties and capitalise on opportunities, thereby supporting in achieving the organizational objectives.

The Company, under its Risk management framework, monitors and addresses a broad spectrum of risk including credit risk, concentration risk, financial risk, liquidity and interest rate risk, operational risk, people risk, legal risk, reputational risk, IT and cybersecurity risk, strategic risk, regulatory and compliance risk.

Internal Control Systems and their adequacy

The Company has put in place comprehensive system of internal controls, establishing systems and procedures to monitor transactions, maintain key backup procedures and undertake contingency planning, commensurate with the size and nature of operations. The internal control framework enables efficient conduct of business, adequate safeguarding of assets, prevention of frauds/errors and appropriate regulatory compliance. It helps in regular monitoring of the adequacy, efficacy and usefulness of financial and operational controls.

The independent assurance function of internal audit of the Company, supported by domain specific specialist firms where necessary, conduct a risk based internal audit to assess the adequacy of and compliance with internal controls, procedures and processes. The audit program is carried out as per a plan and calendar approved by the Audit Committee of the Board. Internal audit observations recommendations and ongoing remediation where applicable are reported to the Audit Committee, which monitors the same.

Opportunities and Threats

The Company operates in the housing finance sector, which has an immense and stable growth potential in the long term. India has a large unmet housing demand which is expanding year on year, driven by a fast growing population and nuclearization of families. A large part of the housing demand is expected to arise from the EWS, LIG and MIG segments of the society, which is the segment in which the Company has built its capabilities and has positioned itself to grow. The urban centres of the country are witnessing larger spurt in population due to continued migration towards cities. The Company has built a well-spread branch network across the country to be able to serve the housing requirements of the inflowing population.

Indian economy is also one of the fastest growing economies with a consistent growth rate. A strong and stable wage growth in India has been a key driver for the growth in house-ownership over the years. Fast improving urban civic infrastructure and transport network have been stimulating expansion of urban areas and development of housing projects around growing cities. These factors create a vibrant housing market for the Company to serve. The Indian government has made 'housing of all' as a key target and has been actively implementing large scale projects to promote the housing sector.

While the Company has many opportunities available in the market and the requisite capabilities to draw on, certain uncertainties have been emerging which pose threats and challenges in the near term. The Indian economy has shown a strong growth trajectory, however the growth rate during 2025-26 has softened from the previous year. Global geo-political conditions are turning turbulent and can have adverse impact on the economy's growth rate and input costs. Cost of construction has been increasing fast over the last three years, increasing the risk of non-affordability of homes for people. Housing sector attracts financial institutions due to its highly secure nature, resulting in growing competition. The interest rate environment is going through a phase shift, which will be a key monitorable for the Company.

Outlook for FY 2026-27

FY 2025-26 witnessed back to back turmoil with the US tariffs followed by the Middle-East conflict. Global demand has been resilient while supplies have been affected by tariffs and war. According to a World Bank report, average commodity prices are projected to rise globally by 16% during 2026 due to rising fuel and fertilizer prices, putting pressure on the prices of food commodities and metals. Rise in fuel prices is expected to slow growth in the emerging markets and developing economies. The duration and scale of Middle-East conflict and this impact on the commodities supply chain will determine the size of shock to the global economy. Other key monitorable developments at a global scale include any progress in bilateral trade agreements, alternate supply chain arrangement to mitigate commodities shock and progress in AI.

The latest forecasts for the global economic growth by IMF stood at 3.1% for 2026 and 3.2% for 2027, which, compared to their previous quarter's forecast, was lower than by 20 bps for 2026 and at the same level for 2027. However, uncertainty in global trade has increased due to recent changes in geopolitical conflicts and trade policies.

The Indian economy remains resilient with strong domestic private consumption and capital investments, supported by by the Government's continued emphasis on infrastructure development sowing the seeds for long-term economic growth. The country has witnessed high capacity utilization levels during FY 2025-26, a strong growth in bank credit and conducive financial conditions. The measures laid out in the Budget 2026-27 are also supportive of growth. However, the Indian economy is not immune from geopolitical tensions that have raised inflationary and supply chain concerns, the tenure and extent of which are uncertain as of now.

The Reserve Bank of India forecasts India's GDP to continue its growth momentum at 6.7% YoY during FY 2026-27 with risk indicators pointing downwards. The International Monetary Fund's (IMF's) World Economic Outlook (WEO) report of April 2026 has raised their projection of India's GDP growth rate for 2026 by 30 basis points to 6.5% as compared to their earlier projection release a year ago, on account of expectation to carry forward the strong economic momentum achieved in 2025 and the favourable correction in the US tariff rates on Indian goods

Indian economy has seen an inclusive growth across all strata of the society, which is a precursor to a strong domestic demand across urban areas as well as the hinterland. The company expects housing demand to remain elevated in an overall thriving domestic economy, which offers a strong growth opportunity for housing finance companies. The construction costs are expected to see a rise in the interim due to the global rise in prices of commodities. However, improving household incomes have increased affordability of buying houses in the middle and lower layers of the social pyramid. The wide-spread infrastructure development deep with semi-urban and rural areas have spurred the development of residential infrastructure on tier-II and tier-III cities. These trends are expected to sustain the growth opportunity for HFCs in the affordable housing market.

Acknowledgement

Your directors would like to thank Hinduja Leyland Finance Limited, the promoter, for their continuous support. Your directors acknowledge and appreciate the guidance and support extended by all the regulatory authorities namely National Housing Bank (NHB), Reserve Bank of India (RBI), Ministry of Corporate Affairs (MCA), Registrar of Companies – Chennai, and Securities and Exchange Board of India (SEBI).

Your directors wish to place on record their gratitude to the Company's customers, Bankers, Financial Institutions, Debt capital market investors and vendors for their continued support and faith reposed in the Company. The Board also places on record its deep appreciation for the dedication and commitment of the employees at all levels.

On behalf of the Board of Directors

Dheeraj G Hinduja
Chairman
DIN: 00133410

Place: London
Date: 13th May 2026

Annexure A

Form No. MR-3
SECRETARIAL AUDIT REPORT

FOR THE FINANCIAL YEAR ENDED 31ST MARCH 2026

[Pursuant to section 204(1) of the Companies Act, 2013 and rule No.9 of the Companies (Appointment and Remuneration of Managerial Personnel) Rules, 2014]

To,
The Members,
M/s. Hinduja Housing Finance Limited
CIN# U65922TN2015PLC100093
No. 27A, Developed Industrial Estate
Guindy, Chennai-600032

We have conducted the secretarial audit of the compliance of applicable statutory provisions and the adherence to good corporate practices by M/s. Hinduja Housing Finance Limited (hereinafter called "the company"). Secretarial Audit was conducted in a manner that provided us a reasonable basis for evaluating the corporate conducts / statutory compliances and expressing our opinion thereon.

Based on our verification of the Company's books, papers, minute books, forms and returns filed and other records maintained by the company and also the information, explanations and clarifications provided by the Company, its officers, agents and authorized representatives during the conduct of secretarial audit, we hereby report that in our opinion, the company has, during the audit period covering the financial year ended 31st March, 2026 complied with the statutory provisions listed hereunder and also that the Company has proper Board-processes and compliance - mechanism in place to the extent, in the manner and subject to the reporting made hereinafter:

We have examined the books, papers, minute books, forms and returns filed and other records maintained by M/s. Hinduja Housing Finance Limited for the financial year ended on 31st March 2026 according to the provisions of:

(i) The Companies Act, 2013 (the Act) and the rules made thereunder;

(ii) The Securities Contracts (Regulation) Act, 1956 ('SCRA') and the rules made thereunder;

(iii) The Depositories Act, 1996 and the Regulations and Bye-laws framed thereunder;

(iv) Foreign Exchange Management Act, 1999 and the rules and regulations made thereunder;

(v) SEBI (Issue and Listing of Non-Convertible Securities) Regulations 2021.

(vi) SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ('SEBI LODR') to the extent applicable.

(vii) Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015

(viii) The Reserve Bank of India Act, 1934 read with applicable Rules and Regulations relating to:

a. Reserve Bank of India (Housing Finance Companies) Directions, 2025

b. Master Direction – Reserve Bank of India (Non-Banking Financial Companies – Governance) Directions, 2025

c. Master Directions – Reserve Bank of India (Non-Banking Financial Companies – Registration, Exemptions and Framework for Scale Based Regulation) Directions, 2025

(ix) The National Housing Bank Act, 1987

(x) National Housing Bank Master Circular – Returns to be submitted by Housing Finance Companies (HFCs) dated 21st July 2023.

We have also examined compliance with the applicable clauses of the Secretarial Standards issued by the Institute of Company Secretaries of India. During the period under review the Company has complied with the provisions of the Act, Rules, Regulations, Guidelines, Standards, etc. mentioned above.

We report that

The Board of Directors of the Company is duly constituted with proper balance of Executive Director, Non-Executive Directors, Women Director and Independent Directors. There were no changes in the composition of the Board of Directors during the period under review.

Adequate notice is given to all directors to schedule the Board/Committee Meetings, agenda and detailed notes on agenda were sent at least seven days in advance and a system exists for seeking and obtaining further information and clarifications on the agenda items before the meeting and for meaningful participation at the meeting.

During the year under review, directors have participated in the board / committees' meetings through video conferencing, such meetings were properly convened and recorded in compliance with the provisions of Section 173(2) of the Companies Act read with Rule 3 of the Companies (Meetings of Board and its Powers) Rules, 2014.

All decisions in the Board meetings are approved by Directors unanimously and recorded as part of the minutes.

We further report that there are adequate systems and processes in the company commensurate with the size and operations of the company to monitor and ensure compliance with applicable laws, rules, regulations, and guidelines.

We further report that during the audit period under review;

On the recommendation of the Nomination and Remuneration committee and Board of Directors, the shareholders at the Annual General Meeting held on 16th June, 2025 approved payment of commission to Non – Executive Directors of the Company for a period of five years commencing from financial year 2024-25 to 2028-29 for an aggregate amount not exceeding overall limits as specified in Section 197 of the Companies Act, 2013 read with relevant rules made thereunder.

On the recommendation of the Nomination and Remuneration committee and Board of Directors, the shareholders at the Annual General Meeting held on 16th June, 2025 approved payment of one-time Managerial remuneration to Mr. Sachin Pillai (DIN: 06400793), Managing Director, who is also the Managing Director of the holding company. While computing the Managerial Remuneration by the holding Company under Section 197, 198 read with Schedule V of the Act, the one-time payment referred above shall be reckoned accordingly.

On recommendation of the Board of Directors, the shareholders at the Annual General Meeting held on 16th June, 2025 accorded its approval under Section 180(1)(c) of the Act to make an overall borrowing for an amount not exceeding Rs. 30,000 crores outstanding at any point in time and for fixing of the above limit for creation of charge or security on the assets of the Company under 180(1)(a) of the Act and the above overall limits were revised by the shareholders at the Extra-ordinary General Meeting held on 27th February 2026 to Rs. 13,500 crores outstanding at any point in time.

The company issued and allotted 20,000 Secured Rated Listed Redeemable Transferable Taxable Non-Convertible Debenture of Rs. 1,00,000/- each aggregating to Rs. 200,00,00,000/- (Rupees Two Hundred Crores only) on 10th November, 2025.

On the recommendation of Audit committee, the Board of Directors at their meeting held on 24th January 2026 appointed Mr. Thomas Raj as an Internal Auditor of the Company for a period of five years from 24th January, 2026.

Pursuant to the provisions of Sections 196, 197 and 203 read with schedule V of the Companies Act, 2013 and on recommendation of the Nomination and Remuneration committee, the Board of Directors at their meeting held on 26th March 2026 recommended re-appointment of Mr. Sachin Pillai as Managing Director for a period of one year effective from 1st April 2026. The said re-appointment was approved by the shareholders at the Extra-ordinary General Meeting held on 27th April 2026.

Pursuant to the amendment made under the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 dated 22nd January 2026, the Company ceased to be a High Value Debt Listed Entity (HVDLE) effective from that date.

The Company transferred an amount of Rs. 2,67,79,739/- (Rupees Two Crore Sixty Seven Lakhs Seventy Nine Thousand Seven Hundred and Thirty Nine only) remaining unspent for the Financial Year ended 31st March 2026 relating to ongoing projects to a separate bank account on 29th April 2026 as required under Section 135 of the Companies Act, 2013 read with the Companies (Corporate Social Responsibility Policy) Rules, 2014.

We further report that during the audit period none of the following events had taken place:

(i) Public/Rights/Preferential issue of shares/ sweat equity, etc.

(ii) Redemption / buy-back of securities

(iii) Merger / amalgamation / reconstruction, etc.

(iv) Foreign technical collaborations

For **M/s. G Ramachandran & Associates**
Company Secretaries

G. RAMACHANDRAN
Proprietor
FCS No.9687 CoP. No.3056
PR No.: 2968/2023

Place: Chennai
Date: 13th May 2026
UDIN: F009687H000352106

This Report is to be read with our letter of even date which is annexed as Annexure A and forms an integral part of this report.

ANNEXURE-A SECRETARIAL AUDIT REPORT OF EVEN DATE

To,
The Members,
M/s. Hinduja Housing Finance Limited
CIN# U65922TN2015PLC100093
No. 27A, Developed Industrial Estate
Guindy, Chennai - 600 032

Our Report of even date is to be read along with this letter.

1. Maintenance of Secretarial record is the responsibility of the management of the company. Our responsibility is to express an opinion on these secretarial records based on our audit.
2. We have followed the audit practices and processes as were appropriate to obtain reasonable assurance about the correctness of the contents of the secretarial records. The verification was done on test basis to ensure that correct facts are reflected in secretarial records. We believe that the processes and practices, we followed provide a reasonable basis for our opinion.
3. We have not verified the correctness and appropriateness of financial records and books of accounts of the Company.
4. Wherever required, we have obtained the Management representation about the compliance of laws, rules and regulations and happening of events etc.
5. The compliance of the provisions of corporate and other applicable laws, rules, regulations, standards is the responsibility of management. Our examination was limited to the verification of procedures on test basis.
6. The Secretarial Audit report is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

For **M/s. G Ramachandran & Associates**
Company Secretaries

G. RAMACHANDRAN
Proprietor
FCS No.9687 CoP. No.3056
PR No.: 2968/2023

Place: Chennai
Date: 13th May 2026
UDIN: F009687H000352106

Annexure - B

Form No. AOC-2

(Pursuant to clause (h) of sub-section (3) of Section 134 of the Act and Rule 8(2) of the Companies (Accounts) Rules, 2014)

Form for disclosure of particulars of contracts/arrangements entered into by the company with related parties referred to in sub-section (1) of section 188 of the Companies Act, 2013 including certain arm's length transactions under third proviso thereto.

1. Details of contracts or arrangements or transactions not at arm's length basis:

All transactions entered into by the Company during the year with related parties were on an arm's length basis.

2. Details of contracts or arrangement or transactions at arm's length basis:

Name of Parties	Nature of Relationship	Date of Approval by Board	Salient terms of contract /arrangements/ transactions	Nature of contract /arrangements/ transactions	Duration of Contract/ arrangements/ transactions	Amount paid as advance, if any	Amount Rs. In Lakhs
HLF services Limited	Associate of Holding company	27-01-2025	a) HSL provides marketing services wherein the HSL employee works at various business locations including vehicle dealer network to solicit business for HHF and the collections during the life time of the contract. b) The business is driven by loan account number and hence using the number of contracts solicited by HSL staff during a month based on product category is considered to be the most appropriate parameter. c) The Related Party transaction on Service Provider Fee was fixed at a limit of Rs 300 Crores.	Service provider Fee	FY 2025-26	NA	15,456.76
Hinduja Leyland Finance Limited (HLF)	Holding company	27-01-2025	Expense sharing agreement between HLF and HHF for sharing of HLF's costs at specified HLF branch locations and payroll costs of Senior Management.	Reimbursement of expenses incurred on behalf of HHF	FY 2025-26	NA	469.96
HLF	Holding company	07-05-2025	Expense sharing agreement between HLF and HHF for sharing of HHF's costs at specified HHF branch locations	Reimbursement of expenses from HLF	FY 2025-26	NA	20.85
HLF	Holding company	27-01-2025	Increase in the Company's operations and increase in governance requirements which warrants higher level of engagement with HLF's senior management for their consultancy/advisory services	Managerial service fee paid	FY 2025-26	NA	61.00
HLF	Holding company	27-01-2025	IT support provided by HLF to HHF	IT expenses	FY 2025-26	NA	5.00

On behalf of the Board of Directors

Dheeraj G Hinduja
Chairman
DIN: 00133410

Place: London
Date: 13th May 2026

Annexure - C

ANNUAL REPORT ON CSR ACTIVITIES FOR THE FINANCIAL YEAR 2025-26

(i) CSR Policy of the Company

CSR Policy of the Company specifies the activities to be undertaken by the Company as recommended by the CSR Committee and approved by the Board of Directors in such projects or programs relating to activities specified in Schedule VII of the Act. The Company's CSR Policy has been uploaded on the website of the Company under the web-link: www.hindujahousingfinance.com

(ii) Composition of CSR Committee

S. No.	Name of the Director	Designation / Nature of Directorship	Number of meetings of CSR Committee held during the year	Number of Meetings of CSR Committee attended during the year
1	Mr. Dheeraj G Hinduja - Chairperson	Non-Executive Director	2	2
2	Mr. Sachin Pillai - Member	Managing Director	2	2
3	Ms. Bhumika Batra - Member	Independent Director	2	2
4	Mr. Gopal Mahadevan - Member	Non-Executive Director	2	2

(iii) Provide the web-link (s) where Composition of CSR Committee, CSR Policy and CSR Projects approved by the Board are disclosed on the website of the company- www.hindujahousingfinance.com

(iv) Provide the executive summary along with web-link (s) of Impact Assessment of CSR Projects carried out in pursuance of sub – rule (3) of rule 8, if applicable: **Not Applicable**

(v) (a) Average net profit of the company as per sub-section (5) of the section 135: **Rs. 38,857.18 Lakhs**

(b) Two percent of average net profit of the Company as per Section 135 (5) of section 135: **Rs. 777.14 Lakhs**

(c) Surplus arising out of the CSR projects or programmes or activities of the previous financial year - **Nil**

(d) Amount required to be set off for the financial year, if any – **Nil**

(e) Total CSR obligation for the financial year (v(a)+v(b)-v(c): **Rs. 777.14 Lakhs**

(vi) (a) Amount spent on CSR projects (both Ongoing Project and other than Ongoing Projects): **509.34 Lakhs**

(b) Amount spent in Administrative Overheads - **Nil**

(c) Amount spent on Impact Assessment, if applicable. **Not Applicable**

(d) Total amount spent for the Financial Year [(a) +(b) +(c)]. **509.34 Lakhs**

(e) CSR amount spent or unspent for the Financial Year

Total Amount Spent for the Financial Year	Amount unspent (in Rs. Lakhs)				
	Total Amount transferred to Unspent CSR Account as per Section 135(6)		Amount transferred to any fund specified under Schedule VII as per second proviso to Section 135(5)		
	Amount	Date of Transfer	Name of the Fund	Amount	Date of Transfer
509.34	267.80	29-04-2026	Nil	Nil	Nil

(f) Excess amount for set off, if any: **Nil**

S No	Particulars	Amount (Rs. In Lakhs)
(i)	Two percent of average net profit of the Company as per Section 135(5)	
(ii)	Total Amount spent for the Financial Year	
(iii)	Excess amount spent for the Financial Year [(ii) – (i)]	
(iv)	Surplus arising out of the CSR projects or programmes or activities of the previous financial year if any.	
(v)	Amount available for set off in succeeding years [(iii) – (iv)]	

(vii) (a) Details of Unspent CSR amount for the preceding three financial years:

S.No	Preceding Financial Year	Amount transferred to unspent CSR Account under Section 135 (6)	Amount spent in the reporting Financial Year	Amount transferred to any fund specified under Schedule VII as per Section 135(6), if any.			Amount remaining to be spent in succeeding financial year
				Name of the Fund	Amount	Date of transfer	
1	**FY 2022-23**	**Nil**	Nil	Nil	Nil	Nil	**Nil**
2	**FY 2023-24**	**Nil**	Nil	Nil	Nil	Nil	**Nil**
3	**FY 2024-25**	**412.59**	412.59	Nil	Nil	Nil	**Nil**

(viii) Whether any capital assets have been created or acquired through Corporate Social Responsibility amount spent in the Financial Year: **No**

(ix) Specify the reasons, if the company has failed to spend two per cent of the average net profit as per Section 135(5)

The unspent amount on identified projects amounting to Rs. 267.80 Lakhs pertains to ongoing CSR projects. Hence, such unspent amount has been transferred to unspent CSR account and will be spent on the ongoing projects within the stipulated timelines.

Sachin Pillai
Managing Director
DIN: 06400793
Place: Chennai

Dheeraj G Hinduja
Chairman - CSR Committee
DIN: 00133410
Place: London

Date: 13th May 2026

Annexure - D

CRITERIA FOR EVALUATION OF DIRECTORS

1) Personal Traits/ General Criteria:

a) Highest personal and professional ethics, integrity and values;

b) Inquisitive and objective perspective, practical wisdom and mature judgment;

c) Demonstrated intelligence, maturity, wisdom and Independent Judgment

d) Self-confidence to contribute to board deliberations and stature such that other board members will respect his or her view;

e) The willingness and commitment to devote the extensive time necessary to fulfill his/her duties;

f) The ability to communicate effectively and collaborate with other board members to contribute effectively to the diversity of perspectives that enhances Board and Committee deliberations, including a willingness to listen and respect the views of others; and

g) The skills, knowledge and expertise relevant to the Company's business, with extensive experience at a senior leadership level in a comparable company or organization, including, but not limited to relevant experience in manufacturing, international operations, public service, finance, accounting, strategic planning, supply chain, technology and marketing.

2) Specific Criteria:

a) Participation and contribution by a director;

b) Commitment, including guidance provided to the Senior Management outside of Board / Committee Meetings;

c) Effective deployment of knowledge and expertise;

d) Effective management of relationship with various stakeholders;

e) Independence of behaviour and judgment.

f) Maintenance of confidentiality of critical issues

Factor	Attributes
Role & Accountability	Understanding of nature and role of independent directors' position
	Understanding of risks associated with the business
	Application of knowledge for rendering advice to Management for resolution of business issues
	Offer constructive challenge to Management strategies and proposals
	Active engagement with the Management and attentiveness to progress of decisions taken
Objectivity	Non-partisan appraisal of issues
	Own recommendations given professionally without tending to majority or popular views
Leadership & Initiative	Heading Board Sub Committees
	Driving any function or identified initiative based on domain knowledge and experience
Personal attributes	Commitment to role & fiduciary responsibilities as a board member
	Attendance and active participation and not done perfunctorily
	Proactive, strategic and lateral thinking

REPORT ON CORPORATE GOVERNANCE

Pursuant to the provisions of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (the 'SEBI Listing Regulations'), given below are the corporate governance policies and practices of Hinduja Housing Finance Limited.

This report outlines compliance with requirements of the Companies Act, 2013, as amended (the 'Act'), the SEBI Listing Regulations, Master Direction – Reserve Bank of India (Housing Finance Companies) Directions, 2025, Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions, 2025 and Master Direction – Reserve Bank of India (Non-Banking Financial Companies – Financial Statements Presentation and Disclosures) Directions, 2025 as applicable to the Company.

RESERVE BANK OF INDIA DIRECTIONS ON CORPORATE GOVERNANCE

In view of public interest and for the purpose of enabling better regulation over the housing finance Companies, the Reserve Bank of India has issued Master Direction – Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions, 2025. RBI has stipulated all NBFC's to frame an internal guideline on Corporate Governance. In pursuance of the aforesaid guidelines, the Company has framed an internal guideline on Corporate Governance.

1. COMPANY'S PHILOSOPHY ON CORPORATE GOVERNANCE

The Company recognises its role as a corporate citizen and endeavours to adopt the best practices and the highest standards of Corporate Governance through transparency in business ethics, accountability to its customers, government and others. The Company's activities are carried out in accordance with good corporate practices and the Company is constantly striving to better them and adopt the best practices. Being a part of Hinduja Group and a subsidiary of Hinduja Leyland Finance Limited, the Company's philosophy on Corporate Governance and the Company's corporate governance standards demonstrates strong commitment to values, ethics and business conduct.

2. BOARD OF DIRECTORS

1) As at 31st March 2026, the Board consists of 8 (Eight) directors, consisting of one (1) Non-Executive and Non-Independent Chairperson, One (1) Managing Director, Two (2) Non-Executive and Non-Independent Directors and Four (4) Independent Directors. Out of Eight directors, seven are Non-Executive Directors (88%) and Four are Independent Directors (50%) including Two Women Independent Directors, with Mr. Dheeraj G Hinduja as Non-Independent, Non-Executive Chairperson and Mr. Sachin Pillai as Managing Director. The composition of the Board is in conformity with Regulation 62D of the SEBI Listing Regulations and Section 149 of the Companies Act, 2013 ("Act"), read with the relevant rules made thereunder and Corporate Governance Directions issued by Reserve Bank of India.

2) The number of Directorships, Committee memberships/ Chairpersonships of all Directors is within the respective limits prescribed under the Act and SEBI Listing Regulations. Necessary disclosures regarding Board and Committee positions in other public companies as on March 31, 2026 have been made by all the Directors of the Company.

3) Every Independent Director, at the first meeting of the Board in which he/she participates as a Director and thereafter at the first meeting of the Board in every financial year, gives a declaration under Section 149(7) of the Act that he/she meets the criteria of independence as required under Section 149(6) of the Act and applicable SEBI Listing Regulations. The Board confirms that the Independent Directors fulfill the conditions specified in these regulations and are independent of the management.

4) The names and categories of the Directors on the Board, their attendance at Board meetings held during the year and the number of Directorships and Committee Chairmanships/ memberships held by them in other public companies as on March 31, 2026 are given below. Other directorships do not include Directorships of Private Limited Companies, Section 8 companies, and Foreign Companies. Chairmanships / Memberships of Board Committees shall include only Audit Committee and Stakeholders' Relationship Committee as per Regulation 62O of the SEBI Listing Regulations.

COMPOSITION OF THE BOARD *(Foreign companies, Private Companies and Section 8 Companies as per the Companies Act, 2013 are excluded for the above purpose. Audit Committee and Stakeholders Relationship Committee have been considered)*

Sr. No.	Name of the Director	Director since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	DIN	Number of Board Meetings		Whether attended last AGM held on 16th June 2025	Number of directorships in other public companies (as on 31st March 2026)		Number of committee positions held in other public companies including HHF		No. of other Director-ships exclu-ding HHF	Directorship in other listed entities excluding HHF	Remuneration (Rs. in Lakhs)			No. of shares held in and convertible instruments held in the NBFC/HFC
					Held	Attended		Director	Chairperson	Member	Chairperson			Salary and other compensation	Sitting Fee	Commission	
1.	Mr. Dheeraj. G. Hinduja	29-09-2023	Non-Executive - Chairperson	00133410	6	6	No	5	5	1	0	5	Chairperson/Non-Executive Director 1.Ashok Leyland Limited 2. Hinduja Leyland Finance Limited (HVDLE)	Nil	09.00	25.00*	0
2.	Mr. Sachin Pillai	15-04-2015	Managing Director	06400793	6	6	No	5	0	3	0	5	1. NDL Ventures Limited (Non-Executive Director) 2. Hinduja Leyland Finance Limited (HVDLE) (MD & CEO)	100.00	Nil	Nil	1#
3.	Mr. Gopal Mahadevan	15-04-2015	Non- Independent Non-Executive	01746102	6	6	Yes	5	0	6	1	7	1. Ashok Leyland Limited (Whole-Time Director) 2. Hinduja Leyland Finance Limited (HVDLE) (Non-Executive Director)	Nil	13.50	25.00*	1#
4.	Ms. Bhumika Batra	18-07-2016	Independent Non-Executive	03502004	6	6	No	9	0	8	3	11	Non-Executive Independent Director 1. Deepak Nitrite Limited 2. Jyothy Labs Limited 3. Hinduja Global Solutions Limited 4. Sudarshan Chemical Industries Limited	Nil	12.00	25.00*	0
5.	Mr. G S Sundararajan	31-03-2017	Independent Non-Executive	00361030	6	6	Yes	4	0	5	5	7	Non-Executive, Independent Director 1. One 97 Communications Limited 2. Hinduja Leyland Finance Limited (HVDLE)	Nil	16.00	25.00*	0
6.	Ms. Manju Agarwal	29-03-2023	Independent Non-Executive	06921105	6	6	No	7	0	9	4	8	Non-Executive, Independent Director 1. GOCL Corporation Limited 2. Gulf Oil Lubricants India Limited 3. Alivus Life Sciences Limited 4. Polycab India Limited 5. Hinduja Leyland Finance Limited (HVDLE)	Nil	11.00	25.00*	0
7.	Mr. S V Parthasarathy	29-09-2023	Independent Non-Executive	01111395	6	6	No	0	0	0	0	0	-	Nil	14.50	25.00*	0
8.	Mr. Sudip Basu	14-05-2024	Non - Independent, Non-Executive	09743986	6	6	No	1	0	0	0	3	Non-Executive-Non IndependentDirector 1. IndusInd Bank Limited	Nil	07.50	25.00*	0

 # One equity Share held as a nominee of M/s Hinduja Leyland Finance Limited
**The Commission was approval by the Board in its Meeting held on 13th of May 2026.*

Details of change in composition of the Board during the current and previous Financial Year

S No	Name of Director	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Nature of change (resignation, appointment)	Effective date	Financial Year
1	Mr. Sudip Basu	Non-Executive/ Additional Director	Appointment	14/05/2024	2024-25
2	Mr. Sudip Basu	Non-Executive Director	Regularization	27/06/2024	2024-25
3	Mr. Srinivas Acharya	Independent Director	Resignation	26/10/2024	2024-25

Mr. Srinivas Acharya resigned during FY 2024-25 w.e.f. 26/10/2024 due to personal reasons. It is confirmed that there were no other material reasons other than those provided.

None of the director is related to each other.

5) Meetings of the Board

The meetings of the Board of Directors shall be held at least four times a year, with a maximum time-gap of atleast 120 days between any two consecutive meetings. During the year under review, the Board duly met 6 (Six) times on the following dates:

FY 2025-26	Meeting Dates
April'25 – June'25(Q1)	7th May 2025 and 2nd June 2025
July'25 – September'25 (Q2)	30th July 2025
October'25 – December'25 (Q3)	1st November 2025
January'26 – March'26 (Q4)	24th January 2026 and 26th March 2026

The necessary quorum was present at all the meetings. In compliance with the applicable provisions of the Act and the Rules made thereunder, the Company facilitates the participation of the Directors in Board / Committee meetings through video conferencing or other audio-visual mode.

6) None of the Directors on the Board is a member of more than ten Committees or Chairman of more than five committee across all the companies in which he/she is a director.

7) None of the directors/key management personnel of the Company are related to each other.

8) Except Mr. Sachin Pillai & Mr. Gopal Mahadevan who is holding 1 equity share each, no other non-executive directors are holding equity shares in the company as on March 31st, 2026.

9) Meeting(s) of the Independent Directors

During the year under review, in line with the requirement under Section 149(8) and Schedule IV of the Companies Act, 2013, the Independent Directors had a separate meeting on 30th April, 2025, sans the presence of Non-Independent Directors and members of management, to review the performance of Non-Independent Directors and the Board as a whole, to review the performance of the Chairperson of the Company and to assess the quality, quantity and timeliness of flow of information between the Company Management and the Board. All the Independent Directors were present at the Meeting and no adverse feedback emanated from the meeting. All the Directors of the Company have declared compliance of the 'Fit and Proper' Criteria for Directors of Housing Finance Companies' in compliance with the Directions laid down by the Reserve Bank of India.

10) The details of familiarisation programme done for the financial year 2025-26 have been hosted in the website of the Company and can be accessed at the web-link: https://hindujahousingfinance.com/pdf/governance/pdf/Familiarisation%20Programme%20for%20Independent%20Directors%202024-25.pdf

11) The skills / expertise / competencies fundamental identified by the Board for the effective functioning of the Company which are currently available with the Board and the names of the directors who have such skills / expertise / competence

Core skills / competencies / expertise	Name of Directors
Governance	Mr. Dheeraj G Hinduja; Mr. Sachin Pillai; Mr. Gopal Mahadevan; Mr. G S Sundararajan; Ms. Manju Agarwal; Mr. Sudip Basu, Ms. Bhumika Batra, Mr. S V Parthasarathy
Financial Management, Risk management, Regulatory and Legal	Mr. S V Parthasarathy, Mr. Dheeraj G Hinduja; Mr. Sachin Pillai; Mr. Gopal Mahadevan; Mr. G S Sundararajan, Mr. Sudip Basu, Ms. Bhumika Batra
Investment Appraisal, Financing, Capital Structures	Mr. Dheeraj G Hinduja; Mr. Sachin Pillai; Mr. Gopal Mahadevan; Mr. G S Sundararajan; Ms. Manju Agarwal, Mr. S V Parthasarathy
Technology, Operations	Ms. Manju Agarwal; Mr. G S Sundararajan, Mr. Sachin Pillai
Human Resource Management	Mr. Dheeraj G Hinduja, Ms. Bhumika Batra, Mr. S V Parthasarathy
Management and Leadership, Marketing and Branding	Mr. Dheeraj G Hinduja; Mr. Sachin Pillai; Mr. Gopal Mahadevan; Mr. G S Sundararajan; Ms. Manju Agarwal; Mr. Sudip Basu, Ms. Bhumika Batra, Mr. S V Parthasarathy

Code of conduct

12) For the year under review, all the Directors and Senior Management Personnel have affirmed compliance with the provisions of the Code of Conduct. In terms of the Code of Conduct of Independent Directors as per Schedule IV of the Companies Act, 2013, the Board has adopted the said Code and all the Independent Directors have affirmed that they shall abide by the said Code. In terms of the RBI's Master Direction – Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions, 2025, all the Directors have executed the Declaration-cum undertaking as well as the Deed of Covenants with the Company. The code of conduct is available on the website of the Company. A declaration signed by the Managing Director to this effect is enclosed to this report.

3. Committees of the Board

To focus effectively on the issues and ensure expedient resolution of diverse matters, the Board has constituted the following set of Committees with specific terms of reference / scope. The Committees are operating as empowered agents of the Board as per their Charter / terms of reference. The Minutes of the meetings of all Committees of the Board are being placed before the Board for Discussions / Noting.

A. Audit Committee
B. Nomination and Remuneration Committee
C. Corporate Social Responsibility Committee
D. Risk Management Committee
E. Asset Liability Management Committee
F. IT Strategy Committee
G. Credit Committee
H. Wilful defaulter review Committee
I. Stakeholder's Relationship Committee
J. Committee for making political contributions
K. Committee for monitoring and follow up of cases of fraud

A. Audit Committee

Pursuant to Section 177 of the Companies Act, 2013 and other applicable provisions read with rules made thereunder and Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions, 2025, and SEBI (LODR) Regulations, 2015 the Board had constituted the Audit Committee. The Board of Directors of the Company, vide their resolution dated 31st March 2017, had constituted and entrusted the Audit Committee with the responsibility to supervise internal controls and financial reporting processes and thus ensure accurate and timely disclosures to maintain the transparency, integrity and quality of financial control and reporting.

The brief description of the terms of reference of the Committee is given below:

a) Oversight of our Company's financial reporting process and the disclosure of its financial information to ensure that the financial statements are correct, sufficient and credible;

b) Recommendation for appointment, remuneration and terms of appointment of auditors of our Company;

c) Approval of payment to Auditors for any other services rendered by the Auditors of our Company;

d) Reviewing, with the management, the annual financial statements and auditor's report thereon before submission to the Board for approval, with particular reference to:

- Matters required to be included in the Director's Responsibility Statement to be included in the Board's report in terms of clause (c) of sub-section 3 of section 134 of the Companies Act, 2013;
- Changes, if any, in accounting policies and practices and reasons thereto;
- Major accounting entries involving estimates based on the exercise of judgment by management;
- Significant adjustments made in the financial statements arising out of audit findings;
- Compliance with other legal requirements relating to financial statements;
- Disclosure of any related party transactions and
- Qualifications in the draft audit report.

e) Reviewing, with the management, the quarterly financial statements before submission to the Board for approval;

f) Reviewing, with the management, the statement of uses / application of funds raised through an issue (public issue, rights issue, preferential issue, etc.), the statement of funds utilized for purposes other than those stated in the offer document / prospectus / notice and the report submitted by the monitoring agency monitoring the utilisation of proceeds of a public or rights issue, and making appropriate recommendations to the Board to take up steps in this matter;

g) Reviewing and monitoring the auditor's independence and performance and effectiveness of audit process;

h) Formulating a policy on related party transactions, which shall include materiality of related party transactions;

i) Approval or any subsequent modification of transactions of our Company with related parties;

j) Scrutiny of inter-corporate loans and investments;

k) Valuation of undertakings or assets of our Company, wherever it is necessary;

l) Evaluation of internal financial controls and risk management systems;

m) Reviewing, with the management, performance of statutory and internal auditors, adequacy of the internal control systems;

n) Reviewing the adequacy of internal audit function, if any, including the structure of the internal audit department, staffing and seniority of the official heading the department, reporting structure coverage and frequency of internal audit;

o) Discussion with internal auditors of any significant findings and follow up thereon;

p) Reviewing the findings of any internal investigations by the internal auditors into matters where there is suspected fraud or irregularity or a failure of internal control systems of a material nature and reporting the matter to the Board;

q) Discussion with statutory auditors before the audit commences, about the nature and scope of audit as well as post-audit discussion to ascertain any area of concern;

r) Looking into the reasons for substantial defaults in the payment to the depositors, debenture holders, shareholders (in case of non-payment of declared dividends) and creditors;

s) To review the functioning of the whistle blower mechanism;

t) Approval of the appointment of the CFO of our Company (i.e., the whole-time Finance Director or any other person heading the finance function or discharging that function) after assessing the qualifications, experience and background, etc. of the candidate; and

u) Carrying out any other function as is mentioned in the terms of reference of the Audit Committee.

v) Reviewing the utilization of loans and/ or advances from/investment by the holding company in the subsidiary exceeding rupees 100 crore or 10% of the asset size of the subsidiary, whichever is lower including existing loans / advances / investments existing as on the date of coming into force of this provision

w) Consider and comment on rationale, cost-benefits and impact of schemes involving merger, demerger, amalgamation etc., on the listed entity and its shareholders.

Composition of Audit Committee is as follows

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		No of meetings attended/eligible	No. of shares held in the HFC
				Held	Attended		
1	Mr. G S Sundararajan	31.03.2017	Independent Non-Executive - Chairperson	4	4	7th May 2025, 30th July 2025, 1st November 2025 & 24th January 2026	Nil
2	Ms. Bhumika Batra	31.03.2017	Independent Non-Executive	4	4	7th May 2025, 30th July 2025, 1st November 2025 & 24th January 2026	Nil
3	Mr. Gopal Mahadevan	31.03.2017	Non- Independent Non-Executive	4	4	7th May 2025, 30th July 2025, 1st November 2025 & 24th January 2026	1#

 # Shares held as nominee of M/s Hinduja Leyland Finance Limited

B. Nomination and Remuneration Committee

In terms of the provisions of Section 178 of the Companies Act, 2013 and other applicable provisions read with rules made thereunder and Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions, 2025 and the SEBI (LODR) Regulations, 2015 the Board had constituted a Nomination and Remuneration Committee of the Directors. The Board of Directors of the Company, vide their resolution dated 31st March 2017, had constituted the Nomination and Remuneration Committee pursuant to the provisions of the Companies Act, 2013. The Committee also recommends candidates for appointment to the Board and is responsible for framing of policies. The brief description of the terms of reference of the Committee is given below:

a) Formulation of the criteria for ensuring the 'fit and proper' status of proposed/ existing directors.

b) Formulation of the criteria for determining qualifications, positive attributes and independence of a director and recommend to the Board a policy relating to the remuneration of the directors, key managerial personnel and other employees. For every appointment of an independent director, the Nomination and Remuneration Committee shall evaluate the balance of skills, knowledge and experience on the Board and on the basis of such evaluation, prepare a description of the role and capabilities required of an independent director. The person recommended to the Board for appointment as an independent director shall have the capabilities identified in such description. For the purpose of identifying suitable candidates, the Committee may:

   a. Use the services of an external agencies, if required;

   b. Consider candidates from a wide range of backgrounds, having due regard to diversity; and

   c. Consider the time commitments of the candidates.

c) Formulation of criteria for evaluation of independent directors and the Board.

d) Devising a policy on Board diversity.

e) Perform such functions as are required to be performed by the Nomination and Remuneration Committee under the Securities and Exchange Board of India (Share Based Employee Benefits) Regulations, 2014.

f) Identify persons who qualify to become directors or who may be appointed in senior management in accordance with the criteria laid down, recommend to the Board their appointment and removal and carry out evaluation of every director's performance. The company shall disclose the remuneration policy and the evaluation criteria in its annual report.

g) Framing suitable policies and systems to ensure that there is no violation, by an employee of any applicable law in India or overseas, including:

   - The Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015; (or)

   - The Securities and Exchange Board of India (Prohibition of Fraudulent and Unfair Trade Practices relating to the Securities Market) Regulations, 2003, as amended from time to time.

h) Whether to extend or continue the term of appointment of the independent director, on the basis of the report of performance evaluation of independent directors.

i) Performing such other activities as may be delegated by the Board of Directors and/or are statutorily prescribed under the Companies Act, 2013 or SEBI Listing Regulations and the equity listing agreement entered into with the stock exchanges and any other statutory enactments as may be applicable from time to time.

Composition of the Nomination and Remuneration Committee is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		No of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Ms. Bhumika Batra	31.03.2017	Independent Non-Executive - Chairperson	4	4	6th May 2025, 31st October 2025, 23rd January 2026 26th March 2026	Nil
2	Mr. Dheeraj G Hinduja	01.11.2023	Non - Independent, Non - Executive	4	4	6th May 2025, 31st October 2025, 23rd January 2026 26th March 2026	Nil
3	Mr. S V Parthasarathy	01.11.2023	Independent Non-Executive	4	4	6th May 2025, 31st October 2025, 23rd January 2026 26th March 2026	Nil

Performance evaluation criteria for the Director

The NRC has laid down the criteria for performance evaluation of all the Independent Directors of the Company. The performance evaluation has been done by the entire Board of Directors, except for the Director concerned being evaluated.

C. Corporate Social Responsibility Committee

In terms of the provisions of Section 135 of the Companies Act, 2013 and other applicable provisions read with rules made thereunder, the Board had constituted the CSR Committee. The Board of Directors of the Company, vide their resolution dated 11th February 2019, had constituted the Corporate Social Responsibility Committee pursuant to the provisions of Section 135 of the Companies Act, 2013. The terms of reference of the CSR Committee includes the following

(i) Formulate and Recommend to the Board, a Corporate Social Responsibility Policy indicating the activities to be undertaken by our Company as specified in Schedule VII of the Companies Act, 2013;

(ii) To review and recommend the amount of expenditure to be undertaken by our Company

(iii) To monitor the Corporate Social Responsibility Policy of our Company from time to time; and

(iv) To monitor the utilization of funds approved for the purpose of undertaking CSR projects and monitor implementation of ongoing projects

(v) To formulate and recommend Annual Action plan in pursuance of its CSR policy

(vi) Wherever applicable, to undertake impact assessment, through an independent agency, of their CSR projects having outlays of one crore rupees or more, and which have been completed not less than one year before undertaking the impact study.

(vii) Any other matter as the CSR Committee may deem appropriate after approval of our Board or as may be directed by our Board from time to time pursuant to the provisions of Section 135 of the Companies Act and rules in relation thereto, as amended from time to time.

Composition of Corporate Social Responsibility Committee is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Date of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. Dheeraj G Hinduja	01.11.2023	Non - Independent, Non-Executive - Chairperson	2	2	2nd May 2025 31st October 2025	Nil
2	Mr. Sachin Pillai	11.02.2019	Managing Director	2	2	2nd May 2025 31st October 2025	1#
3	Ms. Bhumika Batra	11.02.2019	Independent Non -Executive	2	2	2nd May 2025 31st October 2025	Nil
4	Mr. Gopal Mahadevan	31.03.2023	Non- Independent Non-Executive	2	2	2nd May 2025 31st October 2025	1#

Shares held as nominee of M/s Hinduja Leyland Finance Limited

Directors are not paid any sitting fee/remuneration for attending the CSR meetings.

D. Risk Management Committee

In accordance with the Directions issued by the National Housing Bank known as the "Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions, 2025" and SEBI Listing Regulations the Risk Management Committee was constituted by the Board vide its resolution dated 31st March 2017. The brief description of the terms of reference of the Risk Management Committee is given below:

a) To review and assess the risk management system and policy of the Company from time to time and recommend for amendment or modification thereof;

b) To frame and devise risk management plan and policy of the Company and review the progress made in putting in place a progressive risk management system;

c) To review and recommend potential risk involved in any new business plans and processes;

d) To ensure that the Company is in conformity with corporate governance standards pertaining to the composition, role and function of various committees formed by the Board; and

e) Any other similar or other functions as may be laid down by Board from time to time.

f) A framework for identification of internal and external risks specifically faced by the listed entity, in particular including financial, operational, sectoral, sustainability (particularly, ESG related risks), information, cyber security risks or any other risk as may be determined by the Committee.

g) The appointment, removal and terms of remuneration of the Chief Risk Officer (if any) shall be subject to review by the Risk Management Committee.

Composition of Risk Management Committee is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Date of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. S V Parthasarathy*	01.11.2023	Independent Non-Executive Chairperson	4	4	6th May 2025, 29th July 2025, 1st November 2025 23rd January 2026	Nil
2	Mr. Dheeraj G Hinduja	01.11.2023	Non- Independent Non-Executive	4	2	29th July 2025, & 23rd January 2026	Nil
3	Mr. Sachin Pillai	28.09.2022	Managing Director	4	3	6th May 2025, 1st November 2025 23rd January 2026	1#
4	Mr. Gopal Mahadevan	31.03.2017	Non- Independent Non-Executive	4	4	6th May 2025, 29th July 2025, 1st November 2025 23rd January 2026	1#
5	Mr. G S Sundararajan	31.03.2017	Independent Non-Executive	4	4	6th May 2025, 29th July 2025, 1st November 2025 23rd January 2026	Nil
6	Mr. Sudip Basu	04.11.2024	Non- Independent Non-Executive	4	3	6th May 2025, 29th July 2025, 1st November 2025	Nil

#Shares held as nominee of M/s Hinduja Leyland Finance Limited

*Redesignated as Chairperson with effect from 04/11/2024

E. Asset Liability Management Committee

The Asset Liability Management Committee (ALCO), was formed in accordance with Directions issued by the Reserve Bank of India. The Asset Liability Management Committee shall inter alia be responsible for Asset Liability Management of the Company (ALM), for complying with ALM requirements as may be stipulated by NHB from time to time and any other statutory authority and by recommending to the Board prudent asset / liability management policies and procedures and shall inter alia review the following:

a) Interest rate forecasts and spreads for the Company;

b) Internal cost of funds;

c) Liquidity position and risk management;

d) Management of risks;

e) Funding strategies and capital planning;

f) Profit planning and growth projection;

g) Gap Reports (liquidity and interest rate sensitivity analysis);

h) Interest Rate Risk measures;

i) Forecasting and analysing 'what if scenario' and preparation of contingency plans.

Composition of Asset Liability Management Committee is as follows:

S No	Name of Director/Member	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Dates of meeting attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. Sachin Pillai	23.01.2017	Managing Director - Chairperson	4	4	2nd May 2025, 29th July 2025, 31st October 2025 21st January 2026	1*
2	Mr. S V Parthasarathy	01.11.2023	Independent, Non-Executive	4	4	2nd May 2025, 29th July 2025, 31st October 2025 21st January 2026	Nil
3	Ms. Manju Agarwal	01.11.2023	Independent, Non-Executive	4	4	2nd May 2025, 29th July 2025, 31st October 2025 21st January 2026	Nil
4	Mr. Vivek Kannan	06.08.2021	Chief Operating Officer	4	4	2nd May 2025, 29th July 2025, 31st October 2025 21st January 2026	Nil
5	Mr. Prateek Parekh	06.08.2021	Chief Financial Officer	4	4	2nd May 2025, 29th July 2025, 31st October 2025 21st January 2026	Nil
6	Mr. Vikas Jain	17.03.2023	Chief Financial Officer of HLFL	4	3	29th July 2025, 31st October 2025 21st January 2026	1*

*Shares held as nominee of the Hinduja Leyland Finance Limited

F. Information Technology Strategy Committee

The Board of Directors of the Company, vide their resolution dated 11th February 2019, had constituted the IT Strategy Committee in pursuant to National Housing Bank (NHB) Circular "NHB/ND/DR5/Policy Circular No.90/2017-18" dated June 15, 2018. The terms of reference of IT Strategy Committee are as below:

a) Approving IT strategy and policy documents and ensuring that the management has put an effective strategic planning process in place;

b) Ascertaining that management has implemented processes and practices that ensure that the IT delivers value to the business;

c) Ensuring IT investments represent a balance of risks and benefits and that budgets are acceptable;

d) Monitoring the method that management uses to determine the IT resources needed to achieve strategic goals and provide high-level direction for sourcing and use of IT resources;

e) Ensuring proper balance of IT investments for sustaining the growth of the Company and becoming aware about exposure towards IT risks and controls;

f) Performing any other activity related to IT governance and cyber security arrangements;

g) Instituting an effective governance mechanism and risk management process for all IT outsourced operations;

h) Shall monitor compliance of RBI directions with respect to IT framework;

Composition of IT strategy Committee is as follows;

S No	Name of Director/Member	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Dates of meeting attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. G S Sundararajan	11.02.2019	Independent, Non-Executive - Chairperson	4	4	2nd May 2025, 29th July 2025, 16th October 2025 21st January 2026	Nil
2	Mr. Sachin Pillai	11.02.2019	Managing Director	4	3	2nd May 2025, 16th October 2025 21st January 2026	1#
3	Ms. Manju Agarwal	01.11.2023	Independent, Non-Executive	4	4	2nd May 2025, 29th July 2025, 16th October 2025 21st January 2026	Nil
4	Mr. Stalin Irudhaya Raj	16.03.2022	Head - IT	4	4	2nd May 2025, 29th July 2025, 16th October 2025 21st January 2026	Nil

Shares held as nominee of the Hinduja Leyland Finance Limited

G. Credit Committee

The Credit Committee was constituted by the Board in its meeting held on 16th March 2022. The Terms of Reference are as below:

a) To review credit policy and other policy related to lending and recommend for amendment or modification thereof;

b) To consider and approve all the wholesale lending proposals, including direct assignments into the Company, based on the exposure amount,

- Exposures up to Rs. 15 Crores will be approved by the Sub-committee, consisting of the Managing Director, Chief Operating Officer, and Head of Credit.
- Exposures between Rs. 15 Crores and Rs. 50 Crores will require approval from the Credit Committee.
- Exposures exceeding Rs. 50 Crores will be subject to approval by the Board.

c) To undertake a periodical review of the portfolio across multiple credit risk parameters.

d) To review and advise on credit underwriting norms for various product portfolio.

e) To take note of loan proposals approved by the committee through circulation.

f) Any other similar or other functions as may be laid down by Board from time to time.

Composition of the Credit Committee is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Dates of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. G S Sundararajan	16.03.2022	Independent Non-Executive - Chairperson	5	5	2nd May 2025, 29th July 2025, 16th October 2025, 3rd December 2025 23rd January 2026	Nil
2	Mr. Sachin Pillai	16.03.2022	Managing Director	5	4	2nd May 2025, 16th October 2025, 3rd December 2025 23rd January 2026	1#
3	Mr. Gopal Mahadevan	01.11.2023	Non- Independent Non-Executive	5	5	2nd May 2025, 29th July 2025, 16th October 2025, 3rd December 2025 23rd January 2026	1#
4	Mr. S V Parthasarathy	01.11.2023	Independent Non-Executive	5	5	2nd May 2025, 29th July 2025, 16th October 2025, 3rd December 2025 23rd January 2026	Nil

Shares held as nominee of the Hinduja Leyland Finance Limited

H. Wilful Defaulter Review Committee

Pursuant to Reserve Bank of India (Non-Banking Financial Companies – Treatment of Wilful Defaulters and Large Defaulters) Directions, 2025 issued by RBI on November 28, 2025, Housing Finance Companies are required to constitute Wilful Defaulters Review Committee. In this regard, the Board of Directors in it is meeting held on 6th August 2021 had constituted the Wilful defaulters Review Committee.

Composition of the Wilful Defaulter Review Committee is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Date of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. Sachin Pillai	06.08.2021	Managing Director - Chairperson	2	2	29th April 2025 31st October 2025	1#
2	Ms. Bhumika Batra	06.08.2021	Independent Non-Executive	2	2	29th April 2025 31st October 2025	Nil
3	Mr. G S Sundararajan	06.08.2021	Independent, Non-Executive	2	2	29th April 2025 31st October 2025	Nil
4	Ms. Manju Agarwal	01.11.2023	Independent Non-Executive	2	2	29th April 2025 31st October 2025	Nil

Shares held as nominee of the Hinduja Leyland Finance Limited

I. Stakeholder's Relationship Committee

In accordance with the provisions of Section 178(5) of the Companies Act, 2013 and SEBI (LODR) Regulations, 2015, the Stakeholders Relationship Committee (SRC) was constituted by the board vide resolution dated 4th November 2024. The brief Terms of Reference of the Stakeholder's Relationship Committee is as given below,

a) Considering and resolving grievances of shareholders', debenture holders and other security holders.

b) Redressal of grievances of the security holders of the Company, including complaints in respect of allotment of Equity Shares or debentures, transfer of Equity Shares, non-receipt of declared dividends, non-receipt of balance sheets of the Company, non-receipt of annual reports of the Company, etc. and assisting with quarterly reporting of such complaints

c) Allotment of Equity Shares, approval of transfer or transmission of Equity Shares, debentures or any other securities and review cases for refusal of transfer/transmission of shares and debentures

d) Issue of duplicate certificates and new certificates on split/consolidation/renewal, etc. and redress complaints relating to non-receipt of share certificates;

e) To review of adherence to the service standards adopted by the Company in respect of various services being rendered by the Registrar and Share Transfer Agent

f) To specifically look into various aspects of interest of shareholders, debenture holders and other security holders.

g) To review the measures taken for effective exercise of voting rights by shareholders.

h) To review the various measures and initiatives taken by the listed entity for reducing the quantum of unclaimed dividends and ensuring timely receipt of dividend warrants/annual reports/statutory notices by the shareholders of the company.

i) Carrying out any other function contained in the SEBI Listing Regulations as amended from time to time, and the equity listing agreement executed with the stock exchanges.

Composition of the Stakeholder's Relationship Committee is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Dates of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. Gopal Mahadevan	04.11.2024	Non-Independent, Non-Executive Chairperson	2	2	6th May 2025 & 31st October 2025	1#
2	Mr. Sachin Pillai	04.11.2024	Managing Director	2	2	6th May 2025 & 31st October 2025	1#
3	Ms. Bhumika Batra	04.11.2024	Independent, Non-Executive	2	2	6th May 2025 & 31st October 2025	Nil

 # Shares held as nominee of the Hinduja Leyland Finance Limited

Details of the investor complaints received during FY 2025-2026

The Company is registered with SEBI Complaints Redress System (SCORES). The investor complaints are processed in a centralised web-based complaints redressal system. The salient features of this system are Centralised database of all complaints, online upload of Action Taken Reports (ATRs) and online viewing by investors/customers of actions taken on the complaints and their current status.

No. of complaints outstanding at the beginning of the year	No. of complaints received	No. of complaints unresolved to the satisfaction of the shareholders	No. of Complaints resolved	No. of pending complaints at the end of the year
Nil	Nil	Nil	Nil	Nil

j) Committee for making political contributions:

The Committee for making political contributions was constituted by the board vide resolution dated 14th May 2024. The brief Terms of Reference of the Committee for making political contributions is as given below:

a) To decide on the quantum of contribution, subject to the limits specified as per Section 182 of the Companies Act, 2013 and any other order as applicable for the contributions, as applicable from time to time;

b) To decide on the political party(ies) to which the contribution is required to be made, the mode, timing & tranches of such contribution whether to be done directly / indirectly.

c) To decide on the Electoral Trust(s) through which the contribution to political party is required to be made

d) To decide on the combination of contribution through Trust/Directly/any other mode as allowed by applicable law in force

e) Decisions made by the Committee shall be reported to the Board at its subsequent meetings and the resolutions passed by the Committee shall also be placed at the board for its noting/ratification as required.

Composition of the Committee for making political contributions is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Dates of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Ms. Bhumika Batra	14.05.2024	Independent, Non-Executive Chairperson	-	-	No Meetings were held during FY 2025-26	Nil
2	Mr. Sachin Pillai	14.05.2024	Managing Director	-	-		1#
3	Mr. G S Sundararajan	14.05.2024	Independent, Non-Executive	-	-		Nil

 # Shares held as nominee of the Hinduja Leyland Finance Limited

k) Committee for monitoring and follow up of cases of fraud

The Committee for monitoring and follow up of cases of fraud was constituted by the board vide resolution dated 4th November 2024

Composition of the Committee for monitoring and follow up of cases of fraud is as follows:

S No	Name of Director	Member of Committee since	Capacity (i.e., Executive/ Non-Executive/ Chairman/ Promoter nominee/ Independent)	Number of Meetings of the Committee		Dates of meetings attended	No. of shares held in the HFC
				Held	Attended		
1	Mr. G S Sundararajan	04.11.2024	Chairperson	1	1	31st October 2025	Nil
2	Mr. Sachin Pillai	04.11.2024	Member	1	1	31st October 2025	1#
3	Mr. Vivek Kannan	04.11.2024	Member	1	1	31st October 2025	Nil
4	Mr. Sandeep Pant	04.11.2024	Member	1	1	31st October 2025	Nil
5	Mr. Prateek Parekh	04.11.2024	Member	1	1	31st October 2025	Nil
6	Mr. Vinod Kumar	04.11.2024	Member	1	1	31st October 2025	Nil
7	Mr. Sadheesh Kumar	04.11.2024	Member	1	1	31st October 2025	Nil

 # Shares held as nominee of the Hinduja Leyland Finance Limited

Mr. Srinivas Rangarajan, Company Secretary and Compliance Officer is the Secretary to all the Committees.

Senior Management:

Particulars of Senior Management as on 31st March 2026 are as follows:

S No	Name	Designation
1.	Mr. Vivek Kannan	Chief Operating Officer
2.	Mr. Prateek Parekh	Chief Financial Officer
3.	Mr. Sandeep Pant	Business Head
4.	Mr. Srinivas Rangarajan	Company Secretary & Compliance Officer
5.	Mr. Venkatasubramanian R	Chief Compliance Officer
6.	Mr. Sadheesh Kumar Arumugam	Chief Risk Officer
7.	Mr. P V Solomon Kiran	Head HR
8.	Mr. Vinodkumar PK	Head Credit
9.	Mr. Stalin Irudhayaraj	Head IT
10.	Mr. Maria Thomas Raj	Head Internal Audit

Particulars of change in Senior Management from 1st April 2025 to 31st March 2026

S No	Name	Designation	Change
1.	Mr. Krishna Kumar	Head Credit	Ex office period ended on 1st November 2025
2.	Mr. Pulkit Maheshwari	Head Internal Audit	Resignation w.e.f. 20th June 2025
3.	Ms. Kousalya V	Chief Compliance Officer	Resignation w.e.f. 21st July 2025
4.	Mr. Vinodkumar PK	Head Credit	Appointed w.e.f. 1st November 2025
5.	Mr. Venkatasubramanian R	Chief Compliance Officer	Appointed w.e.f. 24th January 2026
6.	Mr. Maria Thomas Raj	Head Internal Audit	Appointed w.e.f. 24th January 2026

4. Remuneration of Directors: -

(i) Details of Remuneration for Non-Executive Directors for the year ended March 31, 2026.

S No	Name of the Director	Sitting Fees (Rs. in Lakhs)	Commission (Rs. in Lakhs)	Total (Rs in Lakhs.)
1	Mr. Dheeraj G Hinduja	09.00	25.00*	34.00
2	Mr. Gopal Mahadevan	13.50	25.00*	38.50
3	Mr. Sudip Basu	07.50	25.00*	32.50
	Total	**30.00**	**75.00**	**105.00**

**The Commission was approval by the Board in its Meeting held on 13th of May 2026.*

(ii) Details of Remuneration for Non-Executive, Independent Directors for the year ended March 31, 2026.

S No	Name of the Director	Sitting Fees (Rs. in Lakhs)	Commission (Rs. in Lakhs)	Total (Rs in Lakhs.)
1	Ms. Bhumika Batra	12.00	25.00*	37.00
2	Ms. Manju Agarwal	11.00	25.00*	36.00
3	Mr. S V Parthasarathy	14.50	25.00*	39.50
4	Mr. G S Sundararajan	16.00	25.00*	41.00
	Total	**53.50**	**100.00**	**153.50**

**The Commission was approval by the Board in its Meeting held on 13th of May 2026.*

(iii) Details of Remuneration for the Executive Director for the year ended March 31st 2026:

S No	Particulars of Remuneration	Mr. Sachin Pillai, Managing Director (Rs. in Crores)
1	Salary & Allowances	1.00
2	Commission	-
3	Employee Stock Option	-
4	Others - Retirement benefits	-
	Total	**1.00**

The remuneration as specified above has been recommended by the Nomination and Remuneration Committee.

Criteria of making payments to non-executive directors have been hosted on the Company's website at the web-link: https://hindujahousingfinance.com/pdf/governance/pdf21/privacy/Remuneration%20Policy_V6.0-2024.pdf

5. General Body Meetings -

(i) Details regarding the location and timing of the Last three AGM's:

The following are the details of the Annual General Meeting's held over the past three years,

Financial Year	Date of Meeting	Time	Venue	Special Resolutions passed
2024-25	16.06.2025	3.00 PM	No. 27A, Developed Industrial Estate, Guindy 600 032.	1. Approval for enhancement in the borrowing limits of the company 2. Approval of the Sale, Mortgage or Creation of Charge on the assets of the company 3.Approval for the Issuance of Non-Convertible Debentures including Perpetual Debt Instruments
2023-24	04.09.2024	3.00 PM	No. 27A, Developed Industrial Estate, Guindy 600 032.	No Special Resolutions were passed
2022-23	14.07.2023	3.00 PM	No. 27A, Developed Industrial Estate, Guindy 600 032.	1. Approval of the Borrowing Limits 2. Approval of the Sale, Mortgage or Creation of Charge on the assets of the Company 3. Approval for Issuance of Non-Convertible Debentures

(ii) Postal Ballot

No resolutions were passed through postal ballot during the year ended 31st March 2026. None of the resolutions being placed at the ensuing Annual General Meeting is covered by the Postal Ballot Rules.

(iii) Details regarding the date, place and special resolutions passed in the EGMs held during financial Year 2025-2026:

The following are the details of the Extra Ordinary General Meeting's held during financial year 2025-26.

Sr.No.	Date of Meeting	Time	Venue	Special Resolutions passed
1	27.02.2026	05.00 PM	No. 27A, Developed Industrial Estate, Guindy 600 032.	1. Approval for Revision in the borrowing limits of the company 2. Approval of the Sale, Mortgage or Creation of Charge on the assets of the company 3. Approval for the Issuance of Non-Convertible Debentures including Perpetual Debt Instruments

6. Means of Communication

The Primary source of information to the shareholders, customers, analysts and other stakeholders of the Company and to the public at large is through the website of the Company i.e. https://hindujahousingfinance.com/.

In compliance with the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, and the Listing Agreement with BSE, the Company has submitted its Quarterly Unaudited, Half-yearly Unaudited, and Annual Audited financial results for the financial year 2025-26 to BSE in the prescribed format. Additionally, the results have been published in the "Business Standard" newspaper and are available on the Company's website at https://hindujahousingfinance.com/.

(i) Results: The quarterly, half yearly and annual results are normally published in "Business Standard" newspaper.

(ii) **Website:** The Company's website features a dedicated "Investors" section, which provides information of interest to various stakeholders, including submissions made to BSE. This can be accessed at https://hindujahousingfinance.com/.

(iii) **News release:** The Company has not listed its equity shares. Hence, does not give any news release.

(iv) **Presentations to institutional investors/ analysts:** The Company has not listed its equity shares.

7. General Shareholder Information

	Eleventh Annual General Meeting	
A	**Day, Date, Time and Venue**	Monday, 22nd June 2026 at 3.00 P.M. No 27A Developed Industrial Estate, Guindy, Chennai - 600032
B	**Financial Year**	April 1, 2025 to March 31, 2026
C	**Dividend Payment date**	The board of directors has not recommended any dividend for FY 2025-26.
D	**Listing of Privately placed Non - convertible Debentures and Commercial Papers**	BSE Limited ("BSE") Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai- 400001
	Listing Fee	Annual Listing fees for the financial year 2025-2026 has been paid to the BSE
	Depository Fee	Annual custody fee for the financial year 2025-2026 has been paid to the Depositories. (NSDL and CDSL)
	Corporate Identity Number	U65922TN2015PLC100093
E	**In case the securities are suspended from trading, the directors report shall explain the reason thereof;**	Not Applicable
	Stock Code **Non-Convertible Debentures and Commercial Papers**	INE401Y08017 INE401Y08025 INE401Y07019 INE401Y07027 INE401Y08033 INE401Y07035 INE401Y07043 INE401Y08041 (Perpetual Debt Instrument) INE401Y07050 INE401Y07068 INE401Y14064 (Commercial Papers)

<table>
<tr><td>F</td><td>Registrar to an Issue and Share Transfer agents</td><td>Integrated Registry Management Services Private Limited, a Category – I, RTA registered with SEBI.
(Registration Number: INR000000544).</td></tr>
<tr><td>G</td><td>Share Transfer system</td><td>The Company is a Wholly-Owned Subsidiary of M/s Hinduja Leyland Finance Limited and Company's equity shares are not listed on any stock exchange.
Company's Non-Convertible Debentures and Subordinated Debt which are issued by way of private placement are listed on BSE Limited.
Pursuant to Regulation 61 read with Regulation 40 of the SEBI Listing Regulations, as amended, requests for transfer of listed securities are required to be processed only in dematerialised form with a Depository. However, this restriction shall not be applicable to the requests received for effecting transmission or transposition of physical Securities.
The Stakeholders Relationship Committee is formed to, inter-alia, consider other requests for transfer / transmission of shares / debentures, issue of duplicate share / debenture certificates, and attend to grievances of the security holders of the Company.</td></tr>
<tr><td>H</td><td>Distribution of Shareholding

*Shares held as a nominee of M/s Hinduja Leyland Finance Limited</td><td>
<table>
<tr><th>No. of Equity Shares held by each Shareholder</th><th>No. of Shareholders</th><th>Total No. of Shares</th><th>% of Capital</th></tr>
<tr><td>1</td><td>6*</td><td>6*</td><td>Negligible</td></tr>
<tr><td>1,00,001 & above</td><td>1</td><td>23,86,77,419</td><td>100%</td></tr>
<tr><td>Total</td><td>7</td><td>23,86,77,425</td><td>100%</td></tr>
</table>
</td></tr>
<tr><td>I</td><td>Dematerialization of shares and liquidity</td><td>The Company is a Wholly-owned subsidiary of M/s Hinduja Leyland Finance Limited, which holds its equity shares in dematerialized form. However, the six (6) shares held on behalf of HLFL as a nominee are retained in physical form. The Company is not equity listed entity and hence, the Company's shares are not traded on stock exchanges.</td></tr>
<tr><td>J</td><td>Outstanding global depository receipts or American depository receipts or warrants or any convertible instruments, conversion date and likely impact on equity</td><td>As on 31st March 2026, the Company does not have any outstanding ADR, GDRs, warrants, or convertible notes that would affect its equity.</td></tr>
<tr><td>K</td><td>Commodity price risk or foreign exchange risk and hedging activities</td><td>The company is in financial services business and has no exposure to Commodity price risk and commodity hedging activities and hence the disclosure pertaining to SEBI circular dated 15 November 2018 is not applicable.</td></tr>
<tr><td>L</td><td>Plant Location</td><td>In view of the nature of business carried on by the Company, the Company operates from various offices in India and does not have any manufacturing plant.
List of branches/offices with address is available on the Company's website at the web-link:
https://hindujahousingfinance.com/contact.php</td></tr>
</table>

M. Address for Correspondence

	Registrar & Share Transfer Agents (RTA) (Matters relating to Shares, Dividends, Annual Reports)	For Equity and Debt: - Integrated Registry Management Services Private Limited, 2nd Floor, Kences Towers, No. 1 Ramakrishna Street, North Usman Road, T Nagar, Chennai - 600 017. Phone: 044-28141072,28141073 Email: einward@integratedindia.in
	For any other general matters or in case of any difficulties/ grievances	Secretarial Department No. 27A, Developed Industrial Estate, Guindy, Chennai – 600 032.
	Website Address	https://hindujahousingfinance.com/
	Email ID of Investor of Grievances Section	compliance@hindujahousingfinance.com
	Name of the Compliance Officer	Mr. Srinivas Rangarajan Company Secretary & Compliance Officer

N. Credit Ratings (assigned in FY 2025-26)

During Financial Year 2025-2026, there was no change in the credit ratings of the company. All the rating agencies i.e. CARE & CRISIL Ratings have maintained the same rating (as it was on 31st March 2025). The Company's credit rating as on 31st March 2026 as mentioned in the below table.

	Facility	Rating
	Long term bank facilities	CARE AA+(Stable) [Maintained and no revision during the year]
	Non-convertible debentures	CARE AA+ (Stable) [Maintained and no revision during the year] CRISIL AA+ (Stable) [Maintained and no revision during the year]
	Subordinated debt	CARE AA+ (Stable) [Maintained and no revision during the year] CRISIL AA+ (Stable) [Maintained and no revision during the year]
	Perpetual Debt	CARE AA (Stable) [Maintained and no revision during the year]. CRISIL AA (Stable) [Maintained and no revision during the year]
	Commercial paper	CARE A1+ [Maintained and no revision during the year] CRISIL A1+ [Maintained and no revision during the year]

8. Disclosures

(a) Related Party Transactions

There were no materially significant transactions with related parties during the year that conflicted with the interests of the Company or required approval under the SEBI Listing Regulations. The transactions with related parties during the financial year were conducted in the ordinary course of business and on an arm's length basis, and were approved by the Audit Committee. The Company's policy on Related Party Transactions is available on its website and can be accessed at the web-link:
https://hindujahousingfinance.com/governance.php

(b) Details of Non-Compliance by the Listed Entity, Penalties, Strictures imposed on the Listed Entity by the Stock Exchanges or SEBI or any statutory authority, on any matter related to capital markets, during the last three financial years 2023-24, 2024-25 and 2025-26 respectively: Your Company has complied with all the requirements of regulatory authorities. During the year under consideration, no penalties or strictures were imposed on the Company by Stock Exchange or SEBI or any statutory authority on any matter related to capital markets during the year.

(c) Vigil Mechanism / Whistle Blower Policy

Pursuant to Section 177(9) of the Act read with Rule 7 of the Companies (Meetings of Board and its Powers) Rules, 2014, and SEBI Listing Regulations the Board of Directors of the Company had approved the Policy on Vigil Mechanism/Whistle Blower for the Directors, Employees and other Stakeholders to enable them to report concerns about unethical behaviour, actual or suspected fraud or violation of the Company's Code of Conduct. The vigil mechanism provides for adequate safeguards against victimisation of persons who use such mechanism and makes provision for direct access to the Chairperson of the Audit Committee in appropriate or exceptional cases.

It is hereby affirmed that no personnel of the Company have been denied access to the Audit Committee. Furthermore, there were no complaints received from employees during the year 2025-26.

(d) Details of Compliance with the Mandatory Requirements and Adoption of Non-Mandatory Requirements

Compliance with Mandatory Requirements

Mandatory requirements as mentioned under SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 to the extent applicable have been complied by the Company. The Outstanding Value of the company's Listed Non-Convertible Debentures on 20th January 2026 was below 5,000 crores. As a result, the company was categorized as a "Non-High Value Debt Listed Entity" and was not required to comply with the provisions outlined in Chapter VA i.e. Regulations 62B to 62Q, relating to corporate governance on High Value Debt Listed entities. The Company not being high value debt listed entity has ensured compliance with the all the requirements to the extent applicable to the Company.

(e) Web link where policy for determining 'Material' Subsidiaries is disclosed - Not Applicable

(f) Web link where policy on dealing with Related Party Transactions is disclosed - The policy on dealing with the Related Party Transaction is hosted on the website of the Company - https://hindujahousingfinance.com/governance.php

(g) Disclosure of Commodity Price Risks and Commodity Hedging Activities - The Company is in financial services business and has no exposure to commodity price risk and commodity hedging activities and hence the disclosure pertaining to SEBI circular dated 15 November 2018 is not applicable

(h) Details of utilization of funds raised through preferential allotment or qualified institutions placement as specified under Regulation 32 (7A). Not Applicable

(i) Certificate from a Company Secretary in Practice that none of the Board members of the Company have been debarred or disqualified from being appointed or continuing as directors of Companies by the SEBI/Ministry of Corporate Affairs or any such Statutory Authority - Certificate from a Practicing Company Secretary has been provided under (Annexure 1).

(j) A disclosure, along with the reasons, if the board has not accepted any recommendation from a committee of the board that is mandatorily required during the relevant financial year - All the recommendations made by the committees of the Board during the relevant financial year were accepted by the Board.

(k) Remuneration to Statutory Auditors: -

In accordance with Sections 139 and 141 of the Companies Act, 2013, and the Companies (Audit and Auditors) Rules, 2014, M/s V Sankar Aiyar & Co., Chartered Accountants (FRN: 109208W), were appointed as the statutory auditor for a period of three years, starting from the conclusion of the Ninth AGM until the conclusion of the Twelfth AGM. Total fees for all services paid by the Company and its subsidiaries, on a consolidated basis, to the statutory auditor and all entities in the network firm/network entity of which the statutory auditor is a part is as given below,

For M/s. V Sankar Aiyar & Co,

S.No.	Nature of Service	FY 2025-26 (Rs. in Lakhs)
1.	Statutory fees	49.50
2.	Limited review	2.75
3.	Certification	13.75
	Total	**66.00**

(L) Disclosures in relation to the provisions of the Sexual Harassment of Women at Workplace (Prevention, Prohibition and Redressal) Act, 2013 for the FY 2025-26:

a) Number of complaints filed during the financial year: Nil

b) Number of complaints disposed off during the financial year: Not Applicable

c) Number of complaints pending as on end of the financial year: Nil

(m)Disclosure by Listed entity and its Subsidiaries of 'Loans and Advances in the nature of loans to firms/companies in which directors are interested by name and amount - No such loans and advances are given by the Company

(n) Details of material subsidiaries of the listed entity - The Company has no subsidiaries.

(n) The Company has complied with the discretionary requirements as specified in Part E of Schedule II of SEBI (LODR) Regulations, 2015 to the extent applicable

(o) The Company has complied with corporate governance requirements specified in chapter VA of Regulation 62 SEBI (LODR) Regulations, 2015 till the time it remained High Value Debt Listed Entity.

(p) The Company has complied with corporate governance requirements specified in Reserve Bank of India (Non-Banking Financial Companies - Governance) Directions 2025.

Registration with the National Housing Bank

The Registration Number allotted to the Company by National Housing Bank is 09.0129.15 under Section 29A of the National Housing Bank Act, 1987 on 30th September 2015. As per Scale Based Regulations issued by RBI, the company comes under the Middle Layer.

MD / CFO CERTIFICATION

Mr. Sachin Pillai, Managing Director and Mr. Prateek Parekh, Chief Financial Officer issued a certificate to the Board with regard to Financial Statements, Compliance and Internal control systems of the Company which is given as an (**Annexure 2**) at the end of this report.

DECLARATION ON CODE OF CONDUCT

This is to confirm that the Board had laid down a Code of Conduct for all board members and senior management of the Company. The Code of Conduct has also been posted on the website of the Company. It is further confirmed that all Directors and senior management personnel of the Company have affirmed compliance with the Code of Conduct of the Company during the year ended March 31st 2026. Declaration signed by the Managing Director stating that the members of board of directors and senior management personnel have affirmed compliance with the code of conduct of board of directors and senior management is provided as (**Annexure 3**) of this report.

Compliance certificate from practicing company secretaries regarding compliance of conditions of corporate governance has been annexed as (Annexure 4) with this report

Particulars of loans / advances, etc. pursuant to Para A of Schedule V of SEBI Listing Regulations

The Company has not made any loans and advances in the nature of loans to Firms/ Companies in which Directors are interested or to its associates. The Company has not availed any loans from Hinduja Leyland Finance Limited, its Holding Company and Promoter, during the year.

Disclosure on transactions of the Company for the year ended 31st March 2026 with Hinduja Leyland Finance Limited, holding company, are given in note no. 34 of the Financial Statements in the Annual Report.

Details of penalties and strictures

There has been no penalty or stricture imposed by NHB, RBI or other Regulators during the year ended 31st March 2026.

Default in compliance with the requirements of CA, 2013, including with respect to compliance with Accounting Standards & Secretarial Standards

There has been no instance of default in compliance with the requirements of CA, 2013, including with respect to compliance with AS & SS during financial year ended 31st March 2026

Breach of covenant

There have been no instances of breach of covenant of loan availed.

Divergence in Asset Classification and Provisioning

There has been no Divergence in Asset Classification and Provisioning.

On behalf of the Board of Directors

Sachin Pillai
Managing Director
DIN: 06400793

Place: Chennai
Date: 13th May 2026

Annexure 1

CERTIFICATE OF NON-DISQUALIFICATION OF DIRECTORS

(Pursuant to Regulation 34(3) and Schedule V Para C clause (10)(i) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015)

To,
The Members,
M/s. Hinduja Housing Finance Limited
CIN# U65922TN2015PLC100093
No. 27A, Developed Industrial Estate
Guindy, Chennai-600032

We have examined the relevant registers, records, forms, returns and disclosures received from the Directors of M/s. Hinduja Housing Finance Limited having CIN: U65922TN2015PLC100093 and having registered office at No. 27A, Developed Industrial Estate, Guindy, Chennai - 600032 (hereinafter referred to as 'the Company'), produced before us by the Company for the purpose of issuing this Certificate, in accordance with Regulation 34(3) read with Para-C Sub clause 10(i) of Schedule V of the Securities Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015.

In our opinion and to the best of our information and according to the verifications (including Directors Identification Number (DIN) status at the portal www.mca.gov.in) as considered necessary and explanations furnished to us by the Company & its officers, we hereby certify that none of the Directors on the Board of the Company as stated below for the financial Year ending on 31st March 2026 have been debarred or disqualified from being appointed or continuing as Directors of companies by the Securities and Exchange Board of India, Ministry of Corporate Affairs or any such other Statutory Authority.

S No	Name of Director	DIN	Designation	Date of appointment in Company
1	Mr. Dheeraj Gopichand Hinduja	00133410	Director	29/09/2023
2	Mr. Sachin Sundaram Pillai	06400793	Managing Director	15/04/2015
3	Mr. Gopal Mahadevan	01746102	Director	15/04/2015
4	Ms. Bhumika Batra	03502004	Director - Independent	18/07/2016
5	Mr. Gopalasamudram Srinivasaraghavan Sundararajan	00361030	Director - Independent	31/03/2017
6	Ms. Manju Agarwal	06921105	Director - Independent	29/03/2023
7	Mr. Sudip Basu	09743986	Director	14/05/2024
8	Mr. Sathupadi Venkatadri Parthasarathy	01111395	Director - Independent	29/09/2023

Ensuring the eligibility for the appointment / continuity of every Director on the Board is the responsibility of the management of the Company. Our responsibility is to express an opinion on these based on our verification. This certificate is neither an assurance as to the future viability of the Company nor of the efficiency or effectiveness with which the management has conducted the affairs of the Company.

For **M/s. G Ramachandran & Associates**
Company Secretaries

G. RAMACHANDRAN
Proprietor
FCS No.9687 CoP. No.3056
PR No.: 2968/2023

Place: Chennai
Date: 13th May 2026
UDIN: F009687H000352018

Annexure 2

MD & CFO CERTIFICATION

To,
The Board of Directors,
Hinduja Housing Finance Limited,

a) We have reviewed financial statements and cash flow statement for the year ended March 31st 2026 and that to the best of our knowledge and belief;

   i. These statements do not contain any materially untrue statement or omit any material fact nor do they contain statements that might be misleading;

   ii. These statements together present a true and fair view of the Company's affairs and are in the compliances with existing accounting standards, applicable laws and regulations.

b) There are, to the best of our knowledge and belief, no transactions entered into by the Company during the year ended March 31st 2026 are fraudulent, illegal or violative of the Company's code of conduct.

c) We accept responsibility for establishing and maintaining internal controls for financial reporting and that we have evaluated the effectiveness of internal control systems of the Company pertaining to financial reporting and we have disclosed to the Auditors and the Audit Committee, deficiencies in the design or operation of such internal controls, if any, of which we are aware and steps we have taken or propose to take to rectify these deficiencies.

d) We have indicated to the Auditors and the Audit Committee that:

   i. There has not been any significant change in internal control over financial reporting during year ended March 31st 2026

   ii. There has not been any significant change in accounting policies during the year ended March 31st 2026.

   iii. There have been no instances of significant fraud of which we have become aware and the involvement therein of the management or any employee having a significant role in the Company's internal control system over financial reporting.

Place: Chennai
Date: 13th May 2026

Sachin Pillai
Managing Director

Prateek Parekh
Chief Financial Officer

Annexure 3

DECLARATION BY THE MANAGING DIRECTOR UNDER PARAGRAPH D OF SCHEDULE V OF THE SECURITIES AND EXCHANGE BOARD OF INDIA (LISTING OBLIGATIONS AND DISCLOSURE REQUIREMENTS) REGULATIONS, 2015

I, Sachin Pillai, Managing Director of Hinduja Housing Finance Limited declare that all the Members of the Board of Directors and Senior Management Personnel have affirmed compliance with the Code of Conduct for the year ended 31st March 2026.

For Hinduja Housing Finance Limited

Sachin Pillai
Managing Director
06400793

Place: Chennai
Date: 13th May 2026

Annexure 4

CERTIFICATE OF COMPLIANCE OF CONDITIONS OF CORPORATE GOVERNANCE

To,
The Members,
HINDUJA HOUSING FINANCE LIMITED
CIN# U65922TN2015PLC100093
No. 27A, Developed Industrial Estate
Guindy, Chennai-600032

We, G Ramachandran & Associates, Practicing Company Secretaries have examined documents, books, papers, minutes, forms and returns filed and other relevant records maintained by M/s. HINDUJA HOUSING FINANCE LIMITED, a High Value Debt Listed entity, ("the Company"), for the purpose of certifying compliance of the conditions of the Corporate Governance, as stipulated under Regulations 62B to 62Q of Chapter VA read with para C and D of Schedule V of Securities Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended from time to time, ("the SEBI LODR Regulations"), for the financial year ended 31st March 2026. We have obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purpose of certification.

The compliance of conditions of Corporate Governance is the responsibility of the Management including the preparation and maintenance of all the relevant records and documents. Our examination is limited to procedures and implementation process adopted by the Company for ensuring compliance with the conditions of Corporate Governance. It is neither an audit nor an expression of opinion on the financial statements of the Company.

In our opinion and on the basis of our examination of the records produced, explanations and information furnished, we certify that the Company has complied with the conditions of Corporate Governance as applicable and stipulated under the SEBI LODR Regulations for the year ended 31st March 2026.

We further state that such compliance is neither an assurance as to the future viability of the Company nor of the efficacy or effectiveness with which the management has conducted the affairs of the Company.

For **M/s. G Ramachandran & Associates**
Company Secretaries

G. RAMACHANDRAN
Proprietor
FCS No.9687 CoP. No.3056
PR No.: 2968/2023

Place: Chennai
Date: 13th May 2026
UDIN: F009687H000351941

Note: The Company has complied with the regulations of Securities Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 to the extent applicable until 21st January 2026 and thereafter the Company ceased to be a High Value Debt Listed Entity in terms of Securities Exchange Board of India's Notification dated 20th January 2026, the effective date being 22nd January 2026.

INDEPENDENT AUDITOR'S REPORT

To the members of Hinduja Housing Finance Limited

Report on the audit of the financial statements

Opinion

We have audited the accompanying financial statements of Hinduja Housing Finance Limited (the 'Company'), which comprise the balance sheet as at 31 March 2026, the statement of profit and loss (including other comprehensive income), the statement of cash flows, and the statement of changes in equity for the year then ended, and notes to financial statements, including a summary of material accounting policies and other explanatory information.

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid financial statements give the information required by the Companies Act, 2013 (the 'Act') in the manner so required and give a true and fair view in conformity with the Indian Accounting Standards prescribed under Section 133 of the Act read with the Companies (Indian Accounting Standards) Rules, 2015, as amended ('Ind AS'), and other accounting principles generally accepted in India, of the state of affairs of the Company as at 31 March 2026, and its profit, total comprehensive income, its cash flows and the changes in equity for the year ended on that date.

Basis for Opinion

We conducted our audit of the financial statements in accordance with the Standards on Auditing (SA's or 'Standards') specified under section 143(10) of the Companies Act, 2013. Our responsibilities under those Standards are further described in the 'Auditor's responsibilities for the audit of the financial statements' section of our report.

We are independent of the Company in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India ('ICAI') together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Companies Act, 2013 and the Rules made thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the ICAI's Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the financial statements.

Key Audit Matters

Key audit matters are those matters that, in our professional judgment, were of most significance in our audit of the financial statements of the current period. These matters were addressed in the context of our audit of the financial statements as a whole, and in forming our opinion thereon and we do not provide a separate opinion on these matters. We have determined the matters described below to be the key audit matters to be communicated in our report.

Key Audit Matters	How the matter was addressed in our audit
Impairment of loans to customers: Under Ind AS 109, Financial Instruments, allowance for loan losses is determined using expected credit loss ("ECL") estimation model. As at 31 March 2026, the Company has total gross loan assets of INR 11,70,336.04 Lakhs against which an impairment loss of INR 18,255.42 Lakhs has been recorded. The calculation of impairment losses on loans is complex and is based on the application of significant management judgements, estimates and the use of different modelling techniques and assumptions, which have a material impact on reported profits. The Company has applied a three-stage approach based on changes in credit quality to measure expected credit loss on loans. The key areas where we identified greater levels of management judgement are: 1. Staging of loans and determining the criteria for a significant increase in credit risk. 2. Model estimations – the most significant judgement aspects are determining Probabilities of Default ("PD"), Loss Given Default ("LGD"), and Exposures at Default ("EAD") 3. Determining macro-economic factors impacting credit quality of receivables ECL involves an estimation of probability weighted loss on financial instruments over their life, considering reasonable and supportable information about past events, current conditions, and forecast of future economic conditions which could impact the credit quality of the Company's loans and advances. In view of such a high degree of Management's judgement involved in estimation of ECL, it is a key audit matter.	**Our key audit procedures included:** 1. Review of the Company's accounting policies for impairment of loan assets in terms of accounting principles laid down in Ind AS 109 and the governance framework approved by the Board of Directors pursuant to Reserve Bank of India guidelines issued from time to time. 2. Understanding the process of ECL estimation and related assumptions and tested the controls around data extraction and validation to evaluate the reasonableness of the Management estimates. 3. Assessed and tested the design and operating effectiveness of key manual and automated controls over completeness and accuracy of the key inputs and assumptions considered for calculation, recording and monitoring of the impairment loss recognized. Also, evaluated the controls over the modelling process, validation of data and related approvals. 4. Assessed the criteria for staging of loans based on their past due status. Also performed analytical reviews of disaggregated data 5. Tested a sample of performing (stage 1) loans to assess whether any Significant Increase in Credit Risk (SICR) or loss indicators were present requiring them to be classified under higher stages. 6. Test-checked the computation of ECL, including assumptions and underlying computation. Assessed the disclosures included in the financial statements
IT systems and controls: The Company's key financial accounting and reporting processes are highly dependent on the automated controls in information systems. Existence of gaps in IT control environment could result in risk of material misstatement in the financial accounting and reporting records. Accordingly, we identified IT systems and controls over financial reporting as a key audit matter for the Company.	**Our key audit procedures included:** 1. Obtained an understanding of the Company's IT related control environment, IT applications, databases, and IT Infrastructure. Based on our understanding, we have evaluated and tested relevant IT general controls and IT application controls on the systems identified as relevant for our audit of the financial statements. We have tested key IT general controls with respect to the following domains:

	i. User access management, which includes user access provisioning, de-provisioning, access review and access rights; ii. Program change management, which includes controls on program changes by authorised personnel. iii. Other areas included backup management, business continuity management and third-party management. 2. We tested the design and operating effectiveness of the Company's IT access controls over the information systems that are important for financial reporting and various configuration and other identified application controls. 3. Tested the design and operating effectiveness of key automated controls including testing of relevant system logic, automated calculations, and accounting entries. 4. We reviewed the report of the professional firm engaged by the management for review of information system and security assessment.
Financial assets measured at fair value through other comprehensive income (FVTOCI) (Refer note 3 for material accounting policies of Financial Statements) As at 31 March 2026, the Company has loans amounting to INR 2,02,811.36 lakhs – net of impairment (31 March 2025: INR 2,14,916.73 lakhs – net of impairment) that are carried and measured at fair value through other comprehensive income (FVOCI) in accordance with Ind AS 109. The classification of loans at FVTOCI is dependent on the business model of the Company whereby the management has determined that the aforesaid loans are to collect contractual cash flows and also to sell such financial assets. The fair value arrived by the management's valuation expert is derived using discounted cashflow models wherein the key assumptions include expected future cash flows, prepayment rate and discount rate. Given the business model assessment, the fair valuation of the aforesaid loans and relative significance of these loans to the financial statements, we determined this to be a key audit matter.	**Our key audit procedures included:** 1. Obtained an understanding of the 'Business Model Assessment Policy approved by the Board of Directors of the Company 2. Evaluated the criteria adopted by the management in identification of the loan portfolio and reviewed the input used by the management in fair valuation. 3. Assessed the management's valuation expert's competence in performing the valuation of these loans. 4. Reviewed the valuation report, valuation methodology and underlying assumptions used to estimate the fair value. Also, test checked the arithmetical accuracy of the workings. 5. Reviewed the appropriateness and adequacy of disclosures made in the financial statements as per the requirements of Ind AS. 6. Obtained written representations from the management in relation to reasonableness of the assumptions and judgements used in the valuation of these loans.

Information other than the financial statements and auditor's report thereon

The Company's Board of Directors are responsible for the preparation of other information. The other information comprises the information included in the Board's Report including Annexures to Board's Report and Corporate Governance but does not include the financial statements and our auditor's report thereon. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained during the course of our audit or otherwise appears to be materially misstated. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Responsibilities of management and those charged with governance for the financial statements.

The Company's Board of Directors are responsible for the matters stated in Section 134(5) of the Companies Act, 2013 (the 'Act') with respect to the preparation of these financial statements that give a true and fair view of the financial position, financial performance including other comprehensive income, cash flows and changes in equity of the Company in accordance with Ind AS and the other accounting principles generally accepted in India. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation, and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Company or cease operations, or has no realistic alternative but to do so.

The Board of Directors of the Company are also responsible for overseeing the company's financial reporting process.

Auditor's responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under section 143(3)(i) of the Companies Act, 2013, we are also responsible for expressing our opinion on whether the company has adequate internal financial controls system in place and the operating effectiveness of such controls.

- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the management.

- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that

may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.

- Evaluate the overall presentation, structure, and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

Materiality is the magnitude of misstatements in the financial statements that, individually or in aggregate, makes it probable that the economic decisions of a reasonably knowledgeable user of the financial statements may be influenced. We consider quantitative materiality and qualitative factors in

(i) Planning the scope of our audit work and in evaluating the results of our work; and

(ii) To evaluate the effect of any identified misstatements in the financial statements.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the financial statements of the current period and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.

Report on other legal and regulatory requirements

1) As required by the Companies (Auditor's Report) Order, 2020 (the 'Order') issued by the Central Government of India in terms of Section 143(11) of the Act, we give in Annexure 'A' to this Report, a statement on the matters specified in para 3 and 4 of the said Order, to the extent applicable.

2) As required by Section 143 (3) of the Act, we report that:

(i) We have sought and obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purposes of our audit;

(ii) In our opinion, proper books of account as required by law have been kept by the Company so far as it appears from our examination of those books;

(iii) The balance sheet, the statement of profit and loss, the statement of cash flows and the statement of changes in equity dealt with by this Report are in agreement with the books of account;

(iv) In our opinion, the aforesaid financial statements comply with the Indian Accounting Standards notified under Section 133 of the Act, read with Companies (Indian Accounting Standards) Rules, 2015, as amended;

(v) On the basis of the written representations received from the directors as on 31 March 2026 taken on record by the Board of Directors, none of the directors is disqualified as on 31 March 2026 from being appointed as a director in terms of Section 164 (2) of the Act;

(vi) With respect to the adequacy of the internal financial controls with reference to financial statements of the Company and the operating effectiveness of such controls, refer to our separate Report in Annexure 'B;'

(vii) With respect to the other matters to be included in the Auditor's Report in accordance with Rule 11 of the Companies (Audit and Auditors) Rules, 2014, as amended, in our opinion and to the best of our information and according to the explanations given to us:

i. The Company did not have any pending litigation which would impact its financial position;

ii. The Company did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses;

iii. There were no amounts that were required to be transferred to the Investor Education and Protection Fund by the Company;

iv. (a) The management has represented that, to the best of its knowledge and belief (which are material either aggregate or individually), as disclosed in Note 47 to the financial statements, no funds have been advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) by the company to or in any other person or entity, including foreign entity ("Intermediaries"), with the under--standing, whether recorded in writing or otherwise, that the Intermediary shall, whether, directly or indirectly lend to or invest in other persons or entities identified in any manner whatsoever by or on behalf of the company ("Ultimate Beneficiaries") or provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries;

(b) The management has represented, that, to the best of its knowledge and belief, (which are material either aggregate or individually), as disclosed in Note 47 to the financial statements, no funds have been received by the company from any person or entity, including foreign entity ("Funding Parties"), with the understanding, whether recorded in writing or otherwise, that the company shall, whether, directly or indirectly, lend to or invest in other persons or entities identified in any manner whatsoever by or on behalf of the Funding Party ("Ultimate Beneficiaries") or provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries and

(c) Based on our audit procedures, nothing has come to our notice that has caused us to believe that the representations provided by the management under sub- clause (a) and (b) above contain any material misstatement.

v. The Company has not declared or paid dividend during the year and till the date of the audit report.

vi. Based on our examination which included test checks, the company has used an accounting software for maintaining its books of account which has a feature of recording audit trail (edit log) facility and the same has operated throughout the year for all relevant transactions recorded in the software (Refer note 48 to the financial statements). Further, during the course of our audit we did not come across any instance of audit trail feature being tampered with. Additionally, the audit trail has been preserved by the company as per the statutory requirements for record retention.

3) With respect to the matter to be included in the Auditors' Report under Section 197(16) of the Act.

(i) In our opinion and according to the information and explanations given to us, the remuneration paid by the Company to its director during the current year is in accordance with the provisions of Section 197 of the Act. The remuneration paid to any director is not in excess of the limit laid down under Section 197 of the Act. The Ministry of Corporate Affairs has not prescribed other details under Sec 197(16) which are required to be commented upon by us.

For **V.SANKAR AIYAR & CO.**
Chartered Accountants
ICAI Regn. No.109208W

K. BALAJI
Partner
M. No.224922
UDIN:26224922IONFGP7716

Place: Chennai
Date: 13th May 2026

ANNEXURE "A" TO THE INDEPENDENT AUDITORS' REPORT

(Referred to in paragraph 1 under 'Report on Other Legal and Regulatory Requirements' section of our report to the Members of Hinduja Housing Finance Limited of even date)

(i) (a) A. The Company has maintained proper records showing full particulars, including quantitative details and the situation of its property, plant, and equipment and relevant details of right-of-use assets.

B. The Company has maintained proper records showing full particulars of its intangible assets.

(b) The Company has a regular program of physically verifying all the Property, Plant and Equipment at its branches/ offices annually, which in our opinion is reasonable having regard to the size of the Company and the nature of its assets. No material discrepancies as compared to book records were noticed on such verification

(c) According to the information and explanations given to us and the records of the Company examined by us, there are no immovable properties held by the Company. Therefore, reporting under clause (i)(c) of para 3 of the order is not applicable to the Company.

(d) The Company has not revalued any of its property, plant, and equipment (including right of use assets) or intangible assets during the year. Hence, reporting under paragraph 3 (i)(d) of the Order does not arise.

(e) According to the information and explanations given to us, no proceeding has been initiated or is pending against the Company for holding any benami property, if any, under the Benami Transactions (Prohibition) Act, 1988 (45 of 1988), as amended and Rules made thereunder.

(ii) (a) Since the Company is a Housing Finance Company whose principal business is to give loans and hence, the requirement to report on paragraph 3(ii)(a) of the Order is not applicable to the Company.

(b) According to the information and explanations given to us, and the records of the Company examined by us, the Company has been sanctioned working capital limits in excess of five crores, in aggregate, from banks during the year on the basis of security of current assets, and as disclosed in Note 18.1 to the financial statements, the quarterly returns or statements filed by the Company with such banks are in agreement with the unaudited books of account of the Company.

(iii) (a) During the year, in the ordinary course of its business, the Company has not made investments in, stood any guarantee or provided any security or granted any loans or advances in the nature of loans, secured or unsecured, to firms and Limited Liability Partnerships, to companies and other parties.

The Company is primarily engaged in lending activities and hence reporting under paragraph 3(iii)(a) of the Order is not applicable to the Company

(b) According to the information and explanations given to us and based on the audit procedures performed by us, in our opinion, the terms and conditions of all loans granted by the company during the year are, *prima facie,* not prejudicial to the company's interest.

(c) In respect of loans and advances in nature of loans, granted by the Company during the normal course of its business, having regard to the voluminous nature of loan transactions, it is not practicable to furnish entity-wise details of amount, due date for repayment or receipt and the extent of delay in this report (as suggested in the Guidance Note on CARO 2020, issued by the Institute of Chartered Accountants of India for reporting under this clause), in respect of loans and advances which were not repaid / paid when they were due or were repaid / paid with a delay. Further, for loans where there are delays or defaults in repayment of principal and / or payment of interest as at the balance sheet date, the summary of the same are disclosed by the Management in Note 44(i)(A) of Notes to Financial Statements.

(d) The total amount overdue for more than ninety days as at the balance sheet date is disclosed in Note 44(i)(A) to the financial statements. Based on our audit procedures and the information and explanations given to us, in our opinion, reasonable

steps have been taken by the company for recovery of the principal and interest.

(e) Reporting under paragraph 3(iii)(e) of the Order does not arise as it is not applicable to housing finance companies.

(f) The company has not granted any loans or advances in the nature of loans during the year, either repayable on demand or without specifying any terms or period of repayment to Promoters, related parties as defined in clause (76) of section 2 of the Companies Act, 2013. Hence, reporting under paragraph 3(iii)(f) of the Order does not arise.

(iv) According to the information and explanations given to us, the Company has not advanced any loan, given any guarantee, or provided any security to the parties covered under Section 185 of the Companies Act, 2013 and the Company has not given any loan or made investment covered under section 186 of the Companies Act, 2013. Hence, reporting under paragraph 3 (iv) of the Order does not arise

(v) According to the information and explanations given to us and the records of the Company examined by us, the provisions of sections 73 to 76 of the Companies Act and the Companies (Acceptance of Deposits) Rules, 2014 made thereunder, are not applicable to housing finance companies. Further, according to the information and explanations given to us, no Order has been passed by the Company Law Board or National Company Law Tribunal or Reserve Bank of India or any court or any other tribunal in this regard. Hence, reporting under paragraph 3 (v) of the Order does not arise.

(vi) The Central Government has not specified maintenance of cost records under section 148(1) of the Companies Act, 2013 read together with Companies (Cost Records and Audit) Rules, 2014 (as amended) for the operations of the Company. Hence, reporting under paragraph 3 (vi) of the Order does not arise.

(vii) (a) According to the information and explanations given to us and the records of the Company examined by us, in our opinion, the Company is generally regular in depositing undisputed statutory dues including Goods and Services tax, Provident Fund, Employees' State Insurance, Income Tax, Professional Tax, Labour Welfare Fund, Cess and other material statutory dues applicable to the Company, if any, with appropriate authorities. According to the information and explanations given to us, and the records of the Company examined by us, there were no undisputed amounts payable in respect of Goods and Services tax, Provident Fund, Employees' State Insurance, Income Tax, Professional Tax, Labour Welfare Fund, Cess and other material statutory dues, if any, outstanding as at 31 March 2026 for a period of more than six months from the date they became payable. Sales-tax, Service Tax, Duty of Customs, Duty of Excise, Value Added Tax are not applicable to the Company.

(b) According to the information and explanations given to us and the records of the Company examined by us, there are no statutory dues in respect of Goods and Services Tax, Provident Fund, Employees' State Insurance, Income-Tax, Professional Tax, Labour Welfare Fund, Cess and other material statutory dues, if any, as at 31 March 2026 which have not been deposited on account of any dispute. Hence, reporting under paragraph 3 (vii)(b) of the Order does not arise.

(viii) According to the information and explanations given to us, and on the basis of our audit procedures, the Company has not surrendered or disclosed any transaction not recorded in the books of account, if any, as income in the tax assessments under Income Tax Act, 1961 (43 of 1961) during the year. Hence, reporting under paragraph 3 (viii) of the Order does not arise.

(ix) (a) According to the information and explanations given to us, and on the basis of our audit procedures, the Company has not defaulted in repayment of loans or other borrowings or in the payment of interest thereon to any lenders during the year.

(b) According to the information and explanations given to us, and on the basis of our audit procedures, the Company has not been declared willful defaulter by any bank or financial institution or Government or Government authority.

(c) In our opinion and according to the information and explanations given to us, on an overall basis, the company has applied the term loans for the purposes for which they were obtained.

(d) According to the information and explanations given to us, and the procedures performed by us, and on an overall examination of the financial statements of the company, the funds raised on a short-term basis have not been used for long-term purposes by the company.

(e & f) The Company does not have any subsidiary or associate or joint venture. Hence, reporting under paragraph 3 (ix)(e) & (f) of the Order does not arise.

(x) (a) According to the information and explanations given to us, the Company has not raised any money by way of an initial public offer or further public offer (including debt instruments) during the year. Hence, reporting under paragraph 3(x)(a) of the Order does not arise.

(b) According to the information and explanations given to us, the Company has not made any preferential allotment or private placement of shares or convertible debentures (fully or partly or optionally) during the year. Hence, reporting under paragraph 3 (x)(b) of the Order does not arise.

(xi) (a) To the best of our knowledge and during the course of our examination of the books and records of the Company and according to the information and explanations given to us, no fraud by the Company, and no material fraud on the Company has been noticed or reported during the year.

(b) According to the information and explanations given to us, and based on our audit procedures, no report under section 143(12) of the Companies Act, 2013 has been filed during the year in Form ADT-4 by us and by secretarial auditor as prescribed under Rule 13 of Companies (Audit and Auditors) Rules, 2014 with the Central Government.

(c) As represented to us by the management, there are no whistle-blower complaints received by the Company during the year.

(xii) The Company is not a Nidhi Company. Hence, reporting under paragraph 3(xii) of the Order does not arise.

(xiii) In our opinion and according to the information and explanations given to us and the records of the Company examined by us, all transactions with the related parties are in compliance with Section 177 and 188 of Companies Act, 2013 where applicable and the details have been disclosed in the financial statements as required by the applicable Indian Accounting Standards.

(xiv) (a) In our opinion and based on our examination, the company has an internal audit system commensurate with the size and nature of its business.

(b) We have considered the internal audit reports of the Company issued till date, for the year under audit.

(xv) According to the information and explanations given to us, and the records of the Company examined by us, in our opinion, the company has not entered into any non- cash transactions with its directors or persons connected with its directors during the year, and hence provisions of section 192 of the Companies Act, 2013 are not applicable to the company.

(xvi) (a) The Company is a housing finance company and is not required to be registered under Section 45-IA of the Reserve Bank of India Act, 1934 (2 of 1934).

(b) The Company is a Housing Finance Company and it holds a valid Certificate of Registration (COR) from the National Housing Bank issued under Section 29A(2) of the National Housing Bank Act 1987 for conducting housing finance business.

(c) According to the information and explanations given to us, and the records of the Company examined by us, in our opinion, the Company is not a Core Investment Company as defined in the Regulations made by the Reserve Bank of India. Hence, reporting under paragraph 3(xvi)(c) of the Order does not arise.

(d) The Company is a subsidiary of Hinduja Leyland Finance Limited (Group) and as represented to us by the management, the Group does not have any Core Investment Companies.

(xvii) The Company has not incurred cash losses in the current financial year and the immediately preceding financial year.

(xviii) There has been no resignation of the statutory auditors during the year and accordingly the reporting under clause 3(xviii) of the Order is not applicable.

(xix) According to the information and explanations given to us and on the basis of the financial ratios, ageing and expected dates of realization of financial assets and payment of financial liabilities, other information accompanying the financial statements, our knowledge of the Board of Directors and management plans and based on our examination of the evidence supporting the assumptions, nothing has come to our attention, which causes us to believe that any material uncertainty exists as on the date of the audit report that company is not capable of meeting its liabilities existing at the date of the balance sheet as and when they fall due within a period of one year from the balance sheet date. We, however, state that this is not an assurance as to the future viability of the company as the information provided being futuristic in nature has been verified only to the extent of information and explanations given to us. We further state that our reporting is based on the facts up to the date of the audit report and we neither provide any guarantee nor any assurance that all liabilities falling due within a period of one year from the balance sheet date, will get discharged by the company as and when they fall due. We are not responsible for any reporting changes in current situation.

(xx) (a) According to the information and explanations given to us, and based on our audit procedures, in respect of other than ongoing projects, the Company is not required to transfer any amount to a Fund specified in Schedule VII of the Companies Act, 2013. Hence, reporting under paragraph 3(xx)(a) of the Order does not arise.

(b) According to the information and explanations given to us, and based on our audit procedures, the Company has transferred the amount remaining unspent under sub-section (5) of section 135 of the Companies Act, pursuant to any ongoing project, to special account in compliance with the provision of sub-section (6) of section 135 of the said Act.

(xxi) The Company is not required to prepare the consolidated financial statements and hence reporting under paragraph 3(xxi) of the Order is not applicable to the Company.

For **V. SANKAR AIYAR & CO.**
Chartered Accountants
ICAI Regn. No.109208W

K. BALAJI
Partner
M. No.224922
UDIN:26224922IONFGP7716

Place: Chennai
Date: 13th May 2026

ANNEXURE 'B' TO THE INDEPENDENT AUDITOR'S REPORT

(Referred to in paragraph 2(f) under 'Report on Other Legal and Regulatory Requirements' section of our report to the Members of Hinduja Housing Finance Limited of even date)

Report on the Internal Financial Controls under Clause (i) of Sub-section 3 of Section 143 of the Companies Act, 2013

We have audited the internal financial controls with reference to financial statement of Hinduja Housing Finance Limited ("the Company") as of 31 March 2026 in conjunction with our audit of the financial statements of the Company for the year ended on that date.

Management's responsibility for internal financial controls

The Company's management is responsible for establishing and maintaining internal financial controls based on the internal control with reference to financial statement criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls Over Financial Reporting ("the Guidance Note") issued by the Institute of Chartered Accountants of India ("ICAI"). These responsibilities include the design, implementation, and maintenance of adequate internal financial controls that were operating effectively for ensuring the orderly and efficient conduct of its business, including adherence to the Company's policies, the safeguarding of its assets, the prevention and detection of frauds and errors, the accuracy and completeness of the accounting records, and the timely preparation of reliable financial information, as required under the Companies Act, 2013 ("the Act").

Auditors' responsibility

Our responsibility is to express an opinion on the Company's internal financial controls with reference to financial statement based on our audit. Our audit is conducted in accordance with the Guidance Note on Audit of Internal Financial Controls Over Financial Reporting ("the Guidance Note") issued by the ICAI and the Standards on Auditing prescribed under Section 143(10) of the Companies Act, 2013, to the extent applicable to an audit of internal financial controls. Those Standards and the Guidance Note require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether adequate internal financial controls with reference to financial statement was established and maintained and if such controls operated effectively in all material respects.

Our audit involves performing procedures to obtain audit evidence about the adequacy of the internal financial controls with reference to financial statement and their operating effectiveness. Our audit of internal financial controls with reference to financial statement included obtaining an understanding of internal financial controls over financial reporting, assessing the risk that a material weakness exists, and testing and evaluating the design and operating effectiveness of internal control based on the assessed risk. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Company's internal financial controls with reference to financial statement.

Meaning of internal financial controls with reference to financial statement

A Company's internal financial controls with reference to financial statement is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of financial statements for external purposes in accordance with generally accepted accounting principles. A Company's internal financial controls with reference to financial statement includes those policies and procedures that (1) pertain to the maintenance of records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the Company; (2) provide reasonable assurance that transactions are recorded as necessary to permit preparation of financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the Company are being made only in accordance with authorizations of management and directors of the Company; and (3) provide reasonable assurance regarding prevention or timely detection of unauthorized acquisition, use, or disposition of the Company's assets that could have a material effect on the financial statements.

Inherent Limitations of internal financial controls with reference to financial statement

Because of the inherent limitations of internal financial controls with reference to financial statement, including the possibility of collusion or improper management override of controls, material misstatements due to error or fraud may occur and not be detected. Also, projections of any evaluation of internal financial controls with reference to financial statement to future periods are subject to the risk that the internal financial controls with reference to financial statement may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

Opinion

In our opinion, the Company has, in all material respects, an adequate internal financial controls with reference to financial statement and such internal financial controls with reference to financial statement were operating effectively as at 31 March 2026, based on the internal financial controls with reference to financial statement criteria established by the Company considering the essential components of internal control stated in the Guidance Note issued by the ICAI.

For **V. SANKAR AIYAR & CO.**
Chartered Accountants
ICAI Regn. No.109208W

K. BALAJI
Partner
M. No.224922
UDIN:26224922IONFGP7716

Place: Chennai
Date: 13th May 2026

Balance sheet as at 31st March 2026

(INR in Lakh)

Particulars	Note No.	As at 31st March 2026	As at 31st March 2025
ASSETS			
Financial assets			
Cash and cash equivalents	5	13,439.28	40,434.02
Bank Balances other than cash and cash equivalents	6	2.65	2.65
Derivative Financial Instruments	7	7,661.38	-
Receivables			
- Other Receivables	8	2,314.20	1,046.32
Loans	9	11,52,080.62	10,83,790.67
Investments	10	14,009.20	11,782.82
Other financial assets	11	89,830.18	50,680.38
Total Financial Assets		**12,79,337.51**	**11,87,736.86**
Non-financial assets			
Current Tax Assets (net)	12A	754.09	600.05
Property, plant and equipment	13	2,870.93	1,772.18
Intangible Assets Under Development	13A	50.06	-
Other Intangible assets	13B	249.56	29.80
Right of use asset	13C	2,848.81	2,076.83
Other non-financial assets	14	1,971.39	1,039.52
Total Non Financial Assets		**8,744.84**	**5,518.38**
TOTAL ASSETS		**12,88,082.35**	**11,93,255.24**
LIABILITIES AND EQUITY			
LIABILITIES			
Financial liabilities			
Derivative Financial Instruments	15	-	741.32
Trade Payables			
(i) total outstanding dues of micro and small enterprises	16	-	-
(ii) total outstanding dues of creditors other than micro and small enterprises	16	805.59	639.08
Debt Securities	17	67,339.38	50,512.75
Borrowings (Other than Debt Securities)	18	8,78,907.81	8,61,962.07
Subordinated Liabilities	19	58,587.04	58,427.26
Other financial liabilities	20	18,312.28	12,140.91
Total Financial Liabilities		**10,23,952.10**	**9,84,423.39**
Non-financial liabilities			
Provisions	21	1,233.96	687.25
Deferred tax liability (net)	12B	27,492.53	17,538.36
Other non-financial liabilities	22	833.05	935.38
Total Non Financial Liabilities		29,559.54	19,160.99
Total Liabilities		**10,53,511.64**	**10,03,584.38**
EQUITY			
Equity share capital	23	23,867.74	23,867.74
Other equity	24	2,10,702.97	1,65,803.12
Total Equity		**2,34,570.71**	**1,89,670.86**
TOTAL LIABILITIES AND EQUITY		**12,88,082.35**	**11,93,255.24**
Material accounting policies	1-4		

The notes referred to above form an integral part of these financial statements.
As per our report of even date

for **V. Sankar Aiyar & Co**
Chartered Accountants
Firm's registration number: 109208W

Balaji K
Partner
Membership No: 224922

Place : Chennai
Date : May 13th, 2026

For and on behalf of the Board of Directors of
Hinduja Housing Finance Limited
CIN No: U65922TN2015PLC100093

Dheeraj Hinduja
Non Executive Chairman
DIN No. 00133410
Place : London

Sachin Pillai
Managing Director
DIN No. 06400793
Place : Chennai

Prateek Parekh
Chief Financial Officer
Place : Chennai
Date : May 13th, 2026

Srinivas Rangarajan
Company Secretary
Place : Chennai

Statement of Profit and Loss for the period ended 31st March 2026

(INR in Lakh)

Particulars	Note No.	Year ended 31st March 2026	Year ended 31st March 2025
Revenue from operations			
Interest income	25	1,46,345.25	1,29,108.21
Fees and commission income	25	4,183.27	3,095.16
Net Gain/(Loss) on Derecognition of Financial Instruments			
- under Amortised cost Category	25	20,624.14	9,819.23
- under Fair value through Other comprehensive Income	25	21,777.85	24,185.47
Net Gain on fair value changes		319.26	-
Total Revenue from operations		**1,93,249.77**	**1,66,208.07**
Other Income	26	**8,143.38**	**10,703.08**
Total Income		**2,01,393.15**	**1,76,911.15**
Expenses			
Finance costs	27	88,129.42	82,148.92
Net loss on fair value changes		-	166.05
Impairment on financial assets	28	17,318.15	12,605.96
Employee benefits expenses	29	26,255.56	20,006.24
Depreciation and amortization	30	1,752.58	1,300.71
Other expenses	31	16,166.52	11,668.97
Total Expenses		**1,49,622.23**	**1,27,896.85**
Profit/(Loss) before exceptional items and tax		**51,770.92**	**49,014.30**
Exceptional items		**-**	**-**
Profit/(loss) before tax		**51,770.92**	**49,014.30**
Tax expense:	32		
Current tax		5,251.10	6,697.76
Deferred tax		7,856.62	5,142.33
		13,107.72	**11,840.09**
Profit/(Loss) for the year		**38,663.20**	**37,174.21**
Other comprehensive income			
(A) (i) Items that will not be reclassified to profit or loss			
- Remeasurement of defined benefit plans		(100.33)	(70.70)
(ii) Income tax relating to items that will not be reclassified to profit or loss		25.25	17.79
(B) (i) Items that will be reclassified to profit or loss			
(i)(a) Fair value gain/(loss) on financial assets carried at Fair Value Through Other Comprehensive Income (FVTOCI)		31.84	(6,497.46)
(b) Effective Portion of gain/(loss) on designated portion of hedging instruments in a cash flow hedge		8,402.70	(741.32)
(ii) Income tax relating to items that will be reclassified to profit or loss		(2,122.81)	1,821.85
Total other comprehensive income		6,236.65	(5,469.83)
Total comprehensive Income for the period		**44,899.85**	**31,704.38**

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Earnings per equity share (face value Rs.10 each)	33		
- Basic (in ₹)		16.20	15.58
- Diluted (in ₹)		16.20	15.58
Material accounting policies	1-4		

The notes referred to above form an integral part of these financial statements.

As per our report of even date
for **V. Sankar Aiyar & Co**
Chartered Accountants
Firm's registration number: 109208W

Balaji K
Partner
Membership No: 224922

Place : Chennai
Date : May 13th, 2026

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Prateek Parekh
Chief Financial Officer
Place : Chennai
Date : May 13th, 2026

Srinivas Rangarajan
Company Secretary
Place : Chennai

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Statement of Cash Flows for the period ended 31st March 2026

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
A. Cash flow from operating activities		
Net profit/(Loss) before tax	**51,770.92**	**49,014.30**
Adjustments:		
Depreciation and amortization	1,752.58	1,300.71
Impairment on financial assets	17,318.15	12,605.96
Interest income on loans to customers	(1,45,218.17)	(1,27,770.80)
Net (Gain)/loss on Derecognition of Financial Instruments		
- under Amortised cost Category	(20,624.14)	(9,819.23)
- under Fair value through Other comprehensive Income	(21,777.85)	(24,185.47)
Net (gain)/loss on fair value changes	(319.26)	166.05
Finance costs	88,129.42	82,148.92
Interest on security deposit	(37.41)	(39.15)
Interest on Alternative Investment Funds	-	(14.93)
Interest on Treasury Bills	(372.77)	(244.10)
Interest on Government Securities	(101.46)	(127.42)
Profit on sale of Investment	(2,073.14)	(2,186.58)
Loss on Disposal of Asset	122.08	45.50
Rent expense	11.22	11.13
Gratuity and Compensated Absences	578.27	209.14
CSR Expenditure	509.34	412.59
Gain/ loss on Termination of leases	(11.24)	(1.30)
Operating cash flow before working capital changes	**(30,343.46)**	**(18,474.68)**
Changes in working capital:		
Adjustments for (increase) / decrease in operating assets:		
Other bank balances	-	39.18
Loans	(77,222.65)	(1,70,037.06)
Other financial assets	2,021.72	8,512.02
Other non- financial assets	(943.09)	(368.27)
Adjustments for increase / (decrease) in operating liabilities:		
Trade payables	166.51	263.34
Other financial liabilities	5,297.39	775.59
Provisions	(131.88)	(45.44)
Other non financial liabilities	(611.67)	(286.89)
Net cash (used in)/ generated from operating activities	**(1,01,767.13)**	**(1,79,622.22)**
Finance costs paid	(87,145.95)	(82,889.55)
Interest income received	1,36,864.56	1,17,570.77
Taxes paid (net of refund)	(5,405.14)	(6,762.10)
Net cash (used in)/generated from operating activities (A)	**(57,453.66)**	**(1,51,703.11)**
B. Cash flow from investing activities		
Investment in securities (net)	(38,571.99)	(26,440.49)
Purchase of Investement in Mutual Funds	(6,77,466.13)	(5,86,070.80)
Redemption of Investment in Mutual Funds	6,79,539.27	5,88,257.38
Proceeds from Disposal of Investments	37,139.12	22,711.21
Disposal of Property, plant and Equipment and Intangible Assets	89.25	61.86
Purchase of property, plant and equipment and Intangible Assets	(2,574.85)	(1,031.37)
Net cash generated/(used in) investing activities (B)	**(1,845.33)**	**(2,512.21)**

(INR in Lakh)

Particulars	Note No.	Year Ended 31st March 2026	Year Ended 31st March 2025
C. Cash flow from financing activities			
Proceeds from borrowings		2,21,512.67	2,76,768.53
Proceeds from Subordinated Liabilities		-	36,000.00
Proceeds from Debt Securities		20,000.00	25,000.00
Repayment of borrowings		(2,04,584.86)	(1,66,261.29)
Repayment of Debt Securities		(3,750.00)	-
Payment of lease liabilities		(873.56)	(659.02)
Net cash generated /(used in) financing activities (C)		**32,304.25**	**1,70,848.22**

Particulars	Note No.	Year Ended 31st March 2026	Year Ended 31st March 2025
Net increase/(decrease) in cash and cash equivalents (A+B+C)		(26,994.74)	16,632.89
Cash and cash equivalents at the beginning of the year		**40,434.02**	**23,801.13**
Cash and cash equivalents at the end of the year		**13,439.28**	**40,434.02**

	Note No.	Year Ended 31st March 2026	Year Ended 31st March 2025
Components of cash and cash equivalents			
Cash on hand	5	1,090.20	806.79
Balances with banks			
- In current / cash credit accounts	5	10,848.50	4,526.83
- In deposit accounts - Original maturity less than 3 months	5	1,500.58	35,100.40
		13,439.28	**40,434.02**

Change in liabilities arising from financing activities

Particulars	01 April 2025	Cash Flow (+)	IndAS Adjustments (-)	31 March 2026
Debt securities	50,512.75	20,000.00	3,173.37	67,339.38
Borrowings (Other than Debt securities)	8,61,962.07	16,927.81	(17.93)	8,78,907.81
Subordinated liabilities	58,427.26	-	(159.78)	58,587.04
Lease liabilities	2,227.83	873.56	18.33	3,083.06

Particulars	01 April 2024	Cash Flow (+)	IndAS Adjustments (-)	31 March 2025
Debt securities	25,172.00	25,000.00	(340.75)	50,512.75
Borrowings (Other than Debt securities)	7,53,120.44	1,10,506.51	1,664.88	8,61,962.07
Subordinated liabilities	22,024.69	36,000.00	(402.57)	58,427.26
Lease liabilities	1,909.52	(659.02)	(977.34)	2,227.83

The above Statement of Cash Flow is prepared using Indirect Method

As per our report of even date
for **V. Sankar Aiyar & Co**
Chartered Accountants
Firm's registration number: 109208W

Balaji K
Partner
Membership No: 224922

Place : Chennai
Date : May 13th, 2026

For and on behalf of the Board of Directors of
Hinduja Housing Finance Limited
CIN No: U65922TN2015PLC100093

Dheeraj Hinduja
Non Executive Chairman
DIN No. 00133410
Place : London

Prateek Parekh
Chief Financial Officer
Place : Chennai
Date : May 13th, 2026

Sachin Pillai
Managing Director
DIN No. 06400793
Place : Chennai

Srinivas Rangarajan
Company Secretary
Place : Chennai

Statement of Changes in Equity for the year ended 31st March 2026

A Equity Share Capital

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Balance at the beginning of the current reporting period	**23,867.74**	**23,867.74**
Changes in Equity Share Capital due to prior period errors	-	-
Restated balance at the beginning of the current reporting period	23,867.74	23,867.74
Changes in equity share capital during the current year		
- Shares Issued during the year	-	-
Balance at the end of the current reporting period	**23,867.74**	**23,867.74**

B Other equity

Particulars	Reserves and Surplus				Other items of other comprehensive income			Total
	Securities Premium	Special Reserve*	Statutory Reserve**	Retained Earnings	Remeasure -ment of defined benefit plans	Effective Portion of cash flow hedge	Fair value gain/(loss) on financial Assets	
Balance as at 1st April 2024	**25,414.04**	**10,667.13**	**4,598.80**	**61,038.09**	**57.01**	**-**	**32,323.67**	**1,34,098.74**
Other comprehensive income (net of tax)	-	-	-	-	(52.91)	(554.74)	-	(607.65)
Fair Value changes on loans classified under "Hold & Sell" business model (net off tax)	-	-	-	-	-	-	11,984.50	11,984.50
Gain/(loss) reclassified to Profit & loss (net off tax)	-	-	-	-	-	-	(16,846.68)	(16,846.68)
Profit for the year	-	-	-	37,174.21	-	-	-	37,174.21
Premium on issue of share capital	-	-	-	-	-	-	-	-
Appropriation to Reserves	-	3,765.49	3,669.37	(7,434.86)	-	-	-	-
Balance as at 31st March 2025	**25,414.04**	**14,432.62**	**8,268.17**	**90,777.44**	**4.10**	**(554.74)**	**27,461.49**	**1,65,803.12**
Balance as at 1st April 2025	**25,414.04**	**14,432.62**	**8,268.17**	**90,777.44**	**4.10**	**(554.74)**	**27,461.49**	**1,65,803.12**
Other comprehensive income (net of tax)	-	-	-	-	(75.08)	6,287.90	-	6,212.82
Fair Value changes on loans classified under "Hold & Sell" business model (net off tax)	-	-	-	-	-	-	15,355.23	15,355.23
Gain/(loss) reclassified to Profit & loss (net off tax)	-	-	-	-	-	-	(15,331.40)	(15,331.40)
Profit for the year	-	-	-	38,663.20	-	-	-	38,663.20
Premium on issue of share capital	-	-	-	-	-	-	-	-
Appropriation to Reserves	-	2,147.71	5,584.93	(7,732.64)	-	-	-	-
Balance as at 31st March 2026	**25,414.04**	**16,580.33**	**13,853.10**	**1,21,708.00**	**(70.98)**	**5,733.16**	**27,485.32**	**2,10,702.97**

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* As per section 36(1)(viii) of Income Tax Act, 1961
** As per Section 29C of The National Housing Bank Act,1987 to be read with 36(1)(viii) of Income Tax Act, 1961

Material accounting policies

The notes referred to above form an integral part of these financial statements

As per our report of even date
for **V. Sankar Aiyar & Co**
Chartered Accountants
Firm's registration number: 109208W

Balaji K
Partner
Membership No: 224922

Place : Chennai
Date : May 13th, 2026

For and on behalf of the Board of Directors of
Hinduja Housing Finance Limited
CIN No: U65922TN2015PLC100093

Dheeraj Hinduja
Non Executive Chairman
DIN No. 00133410
Place : London

Prateek Parekh
Chief Financial Officer
Place : Chennai
Date : May 13th, 2026

Sachin Pillai
Managing Director
DIN No. 06400793
Place : Chennai

Srinivas Rangarajan
Company Secretary
Place : Chennai

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Notes to financial statements for the year ended 31st March 2026

1 Reporting entity

Hinduja Housing Finance Limited (the Company), incorporated on 15 April 2015 and headquartered in Chennai, India. The Company is registered with National Housing Bank (NHB) under section 29A of the National Housing Bank Act, 1987 with effect from 30 September 2015. The Company is primarily engaged in the business of providing loans for the purchase or construction of residential houses.

2 Basis of preparation

2.1 Statement of compliance

The financial statements have been prepared in accordance with the Companies (Indian Accounting Standards) Rules, 2015 as per Section 133 of the Companies Act, 2013 and relevant amendment rules issued thereafter ("Ind AS").

These financial statements were authorised for issue by the Company's Board of Directors on 13th May 2026

2.2 Presentation of financial statements

The Company presents its balance sheet in order of liquidity. An analysis regarding recovery or settlement within 12 months after the reporting date (current) and more than 12 months after the reporting date (non–current) is presented separately.

Financial assets and financial liability are generally reported gross in the balance sheet. They are only offset and reported net when, in addition to having an unconditional legally enforceable right to offset the recognized amounts without being contingent on a future event, the parties also intend to settle on a net basis in all of the following circumstances:

(i) The normal course of business

(ii) The event of default

The Balance Sheet and the Statement of Profit and Loss are prepared and presented in the format prescribed in the Schedule III to the Act. The Statement of Cash Flows has been prepared and presented as per the requirements of Ind AS 7 "Statement of Cash Flows".

2.3 Functional and presentation currency

These financial statements are presented in Indian Rupees (INR), which is also the Company's functional currency. All amounts have been rounded-off to the nearest lakhs and at two decimal places, unless otherwise indicated.

2.4 Basis of measurement

The financial statements have been prepared on historical cost basis except for certain financial instruments that are measured at fair values.

A historical cost is a measure of value used in accounting in which the price of an asset on the balance sheet is based on its nominal or original cost when acquired by the Company.

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date, regardless of whether that price is directly observable or estimated using another valuation technique. In estimating the fair value of an asset or a liability, the Company takes into account the characteristics of the asset or liability if market participants would take those characteristics into account when pricing the asset or liability at the measurement date. Fair value for measurement and/or disclosure purposes in these financial statements is determined on such a basis.

Fair value measurements under Ind AS are categorised into fair value hierarchy based on the degree to which the inputs to the fair value measeurements are observable and the significance of the inputs to the fair value measurement in its entirity, which are described as follows:

i) Level 1 quoted prices (unadjusted) in active markets for identical assets or liabilities that the Company can access on measurement date.

ii) Level 2 inputs, other than quoted prices included with level 1, that are observable for the asset or liability, either directly or indirectly, and

iii) Level 3 where unobservable inputs are used for the valuation of assets or liabilities

2.5 Use of estimates and judgements

The preparation of the financial statements in conformity with Ind AS requires the management to make estimates, judgements and assumptions. These estimates, judgements and assumptions affect the application of accounting policies and the reported amounts of assets and liabilities, the disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the year. Accounting estimates could change from period to period. Actual results could differ from those estimates. Revisions to accounting estimates are recognized prospectively. The Management believes that the estimates used in preparation of the financial statements are prudent and reasonable.

Future results could differ due to these estimates and the differences between the actual results and the estimates are recognized in the periods in which the results are known / materialize.

i) Business model assessment

Classification and measurement of financial assets depends on the results of business model and the solely payments of principal and interest ("SPPI") test. The Company determines the business model at a level that reflects how groups of financial assets are managed together to achieve a particular business objective. This assessment includes judgement reflecting all relevant evidence including how the performance of the assets is evaluated and their performance measured, the risks that affect the performance of the assets and how these are managed and how the managers of the assets are compensated. The Company monitors financial assets measured at amortised cost which are consistent with the objective of the business for which the asset was held. Monitoring is part of the Company's continuous assessment of whether the business model for which the remaining financial assets are held continues to be appropriate and if it is not appropriate whether there has been a change in business model and so a prospective change to the classification of those assets.

ii) Impairment of financial asset

The measurement of impairment losses across all categories of financial assets requires judgement, in particular, the estimation of the amount and timing of future cash flows and collateral values when determining impairment losses and the assessment of a significant increase in credit risk. These estimates are driven by a number of factors, changes in which can result in different levels of allowances.

The Company's expected credit loss ("ECL") calculations are outputs of complex models with a number of underlying assumptions regarding the choice of variable inputs and their interdependencies. Elements of the ECL models that are considered accounting judgements and estimates include:

a) The Company's criteria for assessing if there has been a significant increase in credit risk and so allowances for financial assets should be measured on a life time expected credit loss ("LTECL") basis.

b) Development of ECL models, including the various formulas and the choice of inputs.

c) Determination of associations between macroeconomic scenarios and economic inputs, such as gross domestic products, lending interest rates and collateral values, and the effect on probability of default ("PD"), exposure at default ("EAD") and loss given default ("LGD").

d) Selection of forward-looking macroeconomic scenarios and their probability weightings, to derive the economic inputs into ECL models.

iii) Defined benefit plan

The cost of the defined benefit gratuity plan and the present value of the gratuity obligation are determined using actuarial valuations. An actuarial valuation involves making various assumptions that may differ from actual developments in the future. These include the determination of the discount rate, future salary increases and mortality rates. Due to the complexities involved in the valuation and its long-term nature, a defined benefit obligation is highly sensitive to changes in these assumptions. All assumptions are reviewed at each reporting date.

iv) Fair value of financial instruments

The fair value of financial instruments is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction in the

principal (or most advantageous) market at the measurement date under current market conditions (i.e. an exit price) regardless of whether that price is directly observable or estimated using another valuation technique. When the fair values of financial assets and financial liabilities recorded in the balance sheet cannot be derived from active markets, they are determined using a variety of valuation techniques that include the use of valuation models. The inputs to these models are taken from observable markets where possible, but where this is not feasible, estimation is required in establishing fair values.

v) Leases

a) Determining the lease term of contracts with renewal and termination options - Group as lessee

The Group determines the lease term as the non-cancellable term of the lease, together with any periods covered by an option to extend the lease if it is reasonably certain to be exercised, or any periods covered by an option to terminate the lease, if it is reasonably certain not to be exercised. The Group applies judgment in evaluating whether it is reasonably certain whether or not to exercise the option to renew or terminate the lease. That is, it considers all relevant factors that create an economic incentive for it to exercise either the renewal or termination.

b) Estimating the incremental borrowing rate

The Group cannot readily determine the interest rate implicit in the lease, therefore, it uses its incremental borrowing rate (IBR) to measure lease liabilities. The IBR is the rate of interest that the Group would have to pay to for its borrowings

3 Material accounting policies

3.1 Revenue Recognition

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the Company and the revenue can be reliably measured and there exists reasonable certainty of its recovery.

i) Interest income

Interest income on financial instruments is recognized on a time proportion basis taking into account the amount outstanding and the effective interest rate applicable.

ii) Fee and Commission Income

The Company recognises revenue from contract with customers based on five step model as set out in Ind AS 115, Revenue from Contracts with Customers to determine when to recognise revenue and at what amount. Revenue is measured based on the consideration specified in the contract with a customers. Revenue from contracts with customers is recognized when services are provided and it is highly probable that a significant reversal of revenue is not expected to occur.

iii) Income from transfer and servicing of Assets

The Company transfers loans through direct assignment transactions. The transferred loans are de-recognized and gains/losses are accounted for, only if the Company transfers substantially all risks and rewards specified in the underlying assigned loan contract. In accordance with the Ind AS 109, on de-recognition of a financial asset under assigned transactions, the difference between the carrying amount and the consideration received are recognized in the Statement of Profit and Loss.

The Company recognises either a servicing asset or a servicing liability for servicing contract. If the fee to be received is not expected to compensate the Company adequately for performing the servicing activities, a servicing liability for the servicing obligation is recognized at its fair value. If the fee to be received is expected to be more than adequate compensation for the servicing activities, a servicing asset is recognized. Corresponding amount is recognized in Statement of Profit and Loss.

iv) Other Income

Other Income represents income earned from the activities incidental to the business and is recognized when the right to receive the income is established as per the terms of the contract.

3.2 Financial instrument - Initial recognition

i) Date of recognition

Debt securities issued are initially recognized when they are originated. All other financial assets and financial liabilities are initially recognized when the Company becomes a party to the contractual provisions of the instrument.

ii) Initial measurement of financial instruments

The classification of financial instruments at initial recognition depends on their contractual terms and the business model (refer note 3.3A) for managing

the instruments. Financial instruments are initially measured at their fair value, except in the case of financial assets and financial liabilities recorded at fair value through other comprehensive income (FVTOCI), transaction costs are added to, or subtracted from this amount.

iii) Measurement categories of financial assets and liabilities

The Company classifies all of its financial assets based on the business model for managing the assets and the asset's contractual terms, measured at amortised cost.

3.3 Financial assets and liabilities

A) Financial assets

Business model assessment

The Company determines its business model at the level that best reflects how it manages groups of financial assets to achieve its business objective.

The Company's business model is not assessed on an instrument-by-instrument basis, but at a higher level of aggregated portfolios and is based on observable factors such as:

a) How the performance of the business model and the financial assets held within that business model are evaluated and reported to the Company's key management personnel.

b) The risks that affect the performance of the business model (and the financial assets held within that business model) and, in particular, the way those risks are managed.

c) How managers of the business are compensated (for example, whether the compensation is based on the fair value of the assets managed or on the contractual cash flows collected).

d) The expected frequency, value and timing of sales are also important aspects of the Company's assessment.

Solely payments of principal and interest (SPPI) test

As a second step of its classification process, the Company assesses the contractual terms of financial asset to identify whether they meet SPPI test. Accordingly, financial assets are measured as follows;

i) Financial assets carried at amortised cost (AC)

A financial asset is measured at amortised cost if it is held within a business model whose objective is to hold the asset in order to collect contractual cash flows and the contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding.

ii) Financial assets at fair value through other comprehensive income (FVTOCI)

A financial asset is measured at FVTOCI if it is held within a business model whose objective is achieved by both collecting contractual cash flows and selling financial assets and the contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding. Since, the loans and advances are held to sale and collect contractual cash flows, they are measured at FVTOCI.

iii) Financial assets at fair value through profit or loss (FVTPL)

A financial asset which is not classified in any of the above categories are measured at FVTPL.

Financial assets: Subsequent measurement and gains and losses

i) Financial assets at fair value through profit or loss (FVTPL)

These assets are subsequently measured at fair value. Net gains and losses, including any interest or dividend income, are recognized in statement of profit or loss.

ii) Financial assets carried at amortized cost (AC)

These assets are subsequently measured at amortized cost using the effective interest method. The amortized cost is reduced by impairment losses. Interest income, foreign exchange gains and losses and impairment are recognized in statement of profit and loss. Any gains and losses on derecognition is recognized in statement of profit and loss.

B) Financial liability

i) Initial recognition and measurement

All financial liabilities are initially recognized at fair value. Transaction costs that are directly attributable to the acquisition or issue of financial liability, which are not at fair value through profit or loss, are adjusted to the fair value on initial recognition.

ii) Subsequent measurement

Financial liabilities are carried at amortized cost using the effective interest method.

iii) **Derivatives and hedge Accounting** Derivatives are used only for economic hedging purposes and not as speculative instruments. However, where derivates do not meet the hedge accounting criteria, they are classified as "held for trading" for accounting purposes and are accounted as FVTPL.

Derivatives are initially recognised at fair value at the date of a derivative contract is entered into and are subsequently remeasured to their fair value at each balance sheet date.

The resulting gain/loss is recognised in Statement of Profit or Loss immediately unless the derivative is designated and effective as a hedging instrument, in which event the timing of the recognition in Profit or Loss depends on the nature of hedge relationship.

The company makes use of derivative instruments to manage the exposures to interest rate and foreign currency. In order to manage particular risks, the company applies hedge accounting for transactions that meet specified Criteria. At the inception of a hedge relationship, the company formally designates and documents the hedge relationship to which the company wishes to apply hedge accounting and the risk management objective and strategy for undertaking the hedge. The documentation includes the company's risk management objective and strategy for undertaking hedge, the hedging/economic relationship, the hedged item or transaction, the nature of risk being hedged,hedge ratio and how the entity will assess the effectiveness of changes in the hedging instrument's fair value in offsetting the exposure to changes in the hedge item's fair value or cash flows attributable to hedge risk. Such hedges are expected to be highly effective in achieving offsetting changes in fair value or cash flows and are assessed on an ongoing basis to determine that they actually have been highly effective throughout the financial reporting periods for which they were designated.

Hedges that meet the strict criteria for hedge accounting are accounted for as cash flow hedge

A cash flow hedge is a hedge of the exposure to variability in cash flows that is attributable to a particular risk associated with a recognised asset or liability (such as all or some future interest payments on variable risk rate debt) or a highly probable forecast transaction and could affect profit or loss. For designated and qualifying cash flow hedges, the effective portion of cash flow hedges, the effective portion of the cumulative gain or loss on the hedging instrument is initially recognised directly in OCI within equity(cash flow hedges reserve).

The ineffective portion of the gain or loss on the hedging instrument is recognised immediately in net gain/loss on fair value changes in the profit and loss statement. When the hedged cash flow affects the statement of profit and loss, the effective portion of the gain or loss on the hedging instrument is recorded in the corresponding income or expense line of the statement of profit and loss. When the forecast transaction subsequently results in the recognition of a non-financial asset or a non-financial liability, the gains and losses previously recognised in OCI are reversed and included in the Initial cost of the asset or liability. When a hedging instrument expires, is sold, terminated, exercised, or when a hedge no longer meets the criteria for hedge accounting, any cumulative gain or loss that has been recognised in OCI at that time remains in OCI and is recognised when the hedged forecast transaction is ultimately recognised in the statement of profit and loss. When a forecast transaction is no longer expected to occur, the Cumulative gain or loss that was reported in OCI is immediately transferred to the statement of profit and loss.

3.4 Reclassification of financial assets and liabilities

The Company does not reclassify its financial assets subsequent to their initial recognition, apart from the exceptional circumstances in which the Company acquires, disposes of, or terminates a business line. Financial liabilities are never reclassified. The Company did not reclassify any of its financial assets or liabilities in the year ended 31 March 2026 and 31 March 2025.

3.5 Derecognition of financial assets and liabilities

Derecognition of financial assets other than due to substantial modification

i) Financial Assets

A financial asset (or, where applicable, a part of a financial asset or part of a group of similar financial assets) is derecognized when the contractual rights to the cash flows from the

financial asset expires or it transfers the rights to receive the contractual cash flows in a transaction in which substantially all of the risks and rewards of ownership of the financial asset are transferred or in which the Company neither transfers nor retains substantially all of the risks and rewards of ownership and it does not retain control of the financial asset.

On derecognition of a financial asset in its entirety, the difference between the carrying amount (measured at the date of derecognition) and the consideration received (including any new asset obtained less any new liability assumed) is recognized in the statement of profit and loss.

Accordingly, gain on sale or derecognition of assigned portfolio are recorded upfront in the statement of profit and loss as per Ind AS 109. Also, the Company recognizes servicing income as a percentage of interest spread over tenure of loan in cases where it retains the obligation to service the transferred financial asset.

ii) Financial Liability

A financial liability is derecognized when the obligation under the liability is discharged, cancelled or expired. Where an existing financial liability is replaced by another from the same lender on substantially different terms, or the terms of an existing liability are substantially modified, such an exchange or modification is treated as a derecognition of the original liability and the recognition of a new liability. The difference between the carrying value of the original financial liability and the consideration paid is recognized in the statement of profit and loss.

3.6 Impairment of financial assets

A) Overview of ECL principles

In accordance with Ind AS 109, the Company uses ECL model, for evaluating impairment of financial assets other than those measured at fair value through profit and loss (FVTPL).

Expected credit losses are measured through a loss allowance at an amount equal to:

i) The 12-months expected credit losses (expected credit losses that result from those default events on the financial instrument that are possible within 12 months after the reporting date); or

ii) Full lifetime expected credit losses (expected credit losses that result from all possible default events over the life of the financial instrument)

Both Life Time ECLs and 12 months ECLs are calculated on collective basis.

Based on the above, the Company categorizes its loans into Stage 1, Stage 2 and Stage 3, as described below:-

Stage 1:

When loans are first recognized, the Company recognizes an allowance based on 12 months ECL. Stage 1 loans includes those loans where there is no significant credit risk observed and also includes facilities where the credit risk has been improved and the loan has been reclassified from stage 2 or stage 3.

Stage 2:

When a loan has shown a significant increase in credit risk since origination, the Company records an allowance for the life time ECL. Stage 2 loans also includes facilities where the credit risk has improved and the loan has been reclassified from stage 3.

Stage 3:

Loans considered credit impaired are the loans which are past due for more than 90 days. The Company records an allowance for lifetime ECL

Loan commitments:

When estimating LTECLs for undrawn loan commitments, the Company estimates the expected portion of the loan commitment that will be drawn down over its expected life. The ECL is then based on the present value of the expected shortfalls in cash flows if the loan is drawn down

The mechanics of ECL calculations are outlined below and the key elements are, as follows:

PD:

Probability of Default ("PD") is an estimate of the likelihood of default over a given time horizon. A default may only happen at a certain time over the assessed period, if the facility has not been previously derecognized and is still in the portfolio.

EAD:

Exposure at Default ("EAD") is an estimate of the exposure at a future default date, taking into account expected changes in the exposure after the reporting date, including repayments of principal

LGD:

Loss Given Default ("LGD") is an estimate of the loss

arising in the case where a default occurs at a given time. It is based on the difference between the contractual cash flows due and those that the lender would expect to receive, including from the realisation of any collateral. It is usually expressed as a percentage of the EAD

The Company has calculated PD, EAD and LGD to determine impairment loss on the portfolio of loans and discounted at an approximation to the EIR. At every reporting date, the above calculated PDs, EAD and LGDs are reviewed and changes in the forward looking estimates are analyzed.

The mechanics of the ECL method are summarized below:

Stage 1:

The 12 months ECL is calculated as the portion of LTECLs that represent the ECLs that result from default events on a financial instrument that are possible within the 12 months after the reporting date. The Company calculates the 12 months ECL allowance based on the expectation of a default occurring in the 12 months following the reporting date. These expected 12-months default probabilities are applied to a forecast EAD and multiplied by the expected LGD and discounted by an approximation to the original EIR.

Stage 2:

When a loan has shown a significant increase in credit risk since origination (if financial asset is more than 30 days but upto 90 days past due), the Company records an allowance for the LTECLs. The mechanics are similar to those explained above, but PDs and LGDs are estimated over the lifetime of the instrument. The expected cash shortfalls are discounted by an approximation to the original EIR.

Stage 3:

For loans considered credit-impaired (if financial asset is more than 90 days past due), the Company recognizes the lifetime expected credit losses for these loans. The method is similar to that for Stage 2 assets, with the PD set at 100%.

B) Loans and advances measured at FVTOCI

The ECLs for loans and advances measured at FVTOCI do not reduce the carrying amount of these financial assets in the balance sheet, which remains at fair value. Instead, an amount equal to the allowance that would arise if the assets were measured at amortised cost is recognized in OCI as an accumulated impairment amount, with a corresponding charge to profit or loss. The accumulated loss recognized in OCI is recycled to the profit and loss upon derecognition of the assets.

3.7 Presentation of allowance for expected credit losses in the balance sheet

Loss allowance for financial assets measured at amortised cost are deducted from the gross carrying amount of the assets.

3.8 Write-offs

Financial assets are written off when the Company has no reasonable expectations of recovering the financial asset (either in its entirety or a portion of it). This is the case when the Company determines that possibility of recovery of debt from all sources is remote because the borrower does not have assets or sources of income that could generate sufficient cash flows to repay the amounts subject to the write-off. A write-off constitutes a derecognition event. The Company may apply enforcement activities to financial assets written off. Recoveries resulting from the Company's enforcement activities could result in impairment gains.

3.9 Determination of fair value

i) Fair Value Hierarchy

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date, regardless of whether that price is directly observable or estimated using another valuation technique. In estimating the fair value of an asset or a liability, the Company has taken into account the characteristics of the asset or liability if market participants would take those characteristics into account when pricing the asset or liability at the measurement date.

In addition, for financial reporting purposes, fair value measurements are categorized into Level 1, 2, or 3 based on the degree to which the inputs to the fair value measurements are observable and the significance of the inputs to the fair value measurement in its entirety, which are described as follows:

Level 1 financial instruments: Those where the inputs used in the valuation are unadjusted quoted

prices from active markets for identical assets or liabilities that the Company has access to at the measurement date. The Company considers markets as active only if there are sufficient trading activities with regards to the volume and liquidity of the identical assets or liabilities and when there are binding and exercisable price quotes available on the balance sheet date;

Level 2 financial instruments: Those where the inputs that are used for valuation and are significant, are derived from directly or indirectly observable market data available over the entire period of the instrument's life. Such inputs include quoted prices for similar assets or liabilities in active markets, quoted prices for identical instruments in inactive markets and observable inputs other than quoted prices such as interest rates and yield curves, implied volatilities, and credit spreads; and

Level 3 financial instruments: Those that include one or more unobservable input that is significant to the measurement as whole.

ii) Valuation Process

The management of the Company performs the valuations of financial assets and liabilities required for financial reporting purposes. The carrying amounts of trade receivables, trade payables, capital creditors and cash and cash equivalents are considered to be the same as their fair values, due to their short-term nature. The fair values for loans are calculated based on cash flows discounted using a current lending rate. They are classified as level 3 fair values in the fair value hierarchy due to the inclusion of unobservable inputs including counterparty credit risk. The fair values of borrowings are based on discounted cash flows using a current borrowing rate. They are classified as level 3 fair values in the fair value hierarchy due to the use of unobservable inputs, including own credit risk. For financial assets and liabilities that are measured at fair value, the carrying amounts are equal to the fair values.

4.1 Leases (as a lessee)

Operating lease:

The Company evaluates each contract or arrangement, whether it qualifies as lease as defined under Ind AS 116

The Company assesses, whether the contract is, or contains, a lease. A contract is, or contains, a lease if the contract involves-

a) the use of an identified asset,

b) the right to obtain substantially all the economic benefits from use of the identified asset, and

c) the right to direct the use of the identified asset.

The Company at the inception of the lease contract recognizes a Right-of-Use (RoU) asset at cost and a corresponding lease liability, for all lease arrangements in which it is a lessee, except for leases with term of less than twelve months (short term) and low-value assets.

The cost of the right-of-use assets comprises the amount of the initial measurement of the lease liability, any lease payments made at or before the inception date of the lease plus any initial direct costs, less any lease incentives received. Subsequently, the right-of-use assets is measured at cost less any accumulated depreciation and accumulated impairment losses, if any. The right-of-use assets is depreciated using the straight-line method from the commencement date over the shorter of lease term or useful life of right-of-use assets.

Right of use assets are evaluated for recoverability whenever events or changes in circumstances indicate that their carrying amounts may not be recoverable. For the purpose of impairment testing, the recoverable amount (i.e. the higher of the fair value less cost to sell and the value-in-use) is determined on an individual asset basis unless the asset does not generate cash flows that are largely independent of those from other assets. In such cases, the recoverable amount is determined for the Cash Generating Unit (CGU) to which the asset belongs.

For lease liabilities at inception, the Company measures the lease liability at the present value of the lease payments that are not paid at that date. The lease payments are discounted using the interest rate implicit in the lease, if that rate is readily determined, if that rate is not readily determined, the lease payments are discounted using the incremental borrowing rate.

The Company recognizes the amount of the re-measurement of lease liability as an adjustment to the right-of-use assets. Where the carrying amount of the right-of-use assets is reduced to zero and there is a further reduction in the measurement of the lease liability, the Company recognizes any remaining amount of the re-measurement in the Statement of profit and loss.

For short-term and low value leases, the Company recognizes the lease payments as an operating expense on a straight-line basis over the lease term.

Lease liability has been presented in Note 20 "Other Financial Liabilities" and ROU asset has been presented in Note 13C "Property, Plant and Equipment" and lease payments have been classified as financing cash flows.

Finance lease:

Assets held under finance leases are initially recognised as assets of the Group at their fair value at the inception of the lease or, if lower, at the present value of the minimum lease payments. The corresponding liability to the lessor is included in the balance sheet as a finance lease obligation.

Lease payments are apportioned between finance expenses and reduction of the lease obligation so as to achieve a constant rate of interest on the remaining balance of the liability. Finance expenses are recognised immediately in Statement of Profit and Loss, unless they are directly attributable to qualifying assets, in which case they are capitalised in accordance with the Company's policy on borrowing costs.

4.2 Income Tax

Income Tax comprises current and deferred tax. It is recognized in Statement of profit or loss except to the extent that it relates to a business combination or to an item recognized directly in equity or in other comprehensive income.

i) Current Tax

Current tax comprises the expected Tax payable or receivable on the taxable income or loss for the year and any adjustment to the Tax payable or receivable in respect of previous years. The amount of current Tax reflects the best estimate of the Tax amount expected to be paid or received after considering the uncertainty, if any, related to income Taxes. It is measured using Tax rates (and tax laws) enacted or substantively enacted by the reporting date.

Current Tax assets and current Tax liabilities are offset only if there is a legally enforceable right to set off the recognized amounts, and it is intended to realise the asset and settle the liability on a net basis or simultaneously.

ii) Deferred Tax

Deferred Tax is recognized in respect of temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and the corresponding amounts used for taxation purposes.

Deferred Tax is also recognized in respect of carried forward Tax losses and Tax credits. Deferred Tax is not recognized for temporary differences arising on the initial recognition of assets or liabilities in a transaction that is not a business combination and that affects neither accounting nor taxable profit or loss at the time of the transaction; temporary differences related to investments in subsidiaries, associates and joint arrangements to the extent that the Company is able to control the timing of the reversal of the temporary differences and it is probable that they will not reverse in the foreseeable future; and Taxable temporary differences arising on the initial recognition of goodwill.

Deferred Tax assets are recognized to the extent that it is probable that future Taxable profits will be available against which they can be used. The existence of unused Tax losses is strong evidence that future Taxable profit may not be available. Therefore, in case of a history of recent losses, the Company recognises a deferred Tax asset only to the extent that it has sufficient Taxable temporary differences or there is convincing other evidence that sufficient Taxable profit will be available against which such deferred Tax asset can be realised. Deferred Tax assets – unrecognized or recognized, are reviewed at each reporting date and are recognized/ reduced to the extent that it is probable/ no longer probable respectively that the related Tax benefit will be realised.

Deferred Tax is measured at the Tax rates that are expected to apply to the period when the asset is realised or the liability is settled, based on the laws that have been enacted or substantively enacted by the reporting date. The measurement of deferred Tax reflects the Tax consequences that would follow from the manner in which the Company expects, at the reporting date, to recover or settle the carrying amount of its assets and liabilities.

Deferred Tax assets and liabilities are offset if there is a legally enforceable right to offset current Tax liabilities and assets, and they relate to income Taxes levied by the same Tax authority on the same Taxable entity, or on different Tax entities, but they intend to settle current Tax liabilities and assets on a net basis or their Tax assets and liabilities will be realised simultaneously.

4.3 Borrowing Cost

Borrowing costs are interest and other costs incurred in connection with the borrowings of funds. Borrowing costs directly attributable or construction

of an asset which necessarily take a substantial period of time to get ready for their intended use are capitalized as part of the cost of the asset. Other borrowings costs are recognized as an expense in the statement of profit and loss account on an accrual basis using the effective interest method.

Interest expenses are calculated using the EIR and all other Borrowing costs are recognized in the Statement of profit and loss in the period in which they are incurred.

4.4 Foreign Currency Transactions

Transactions in foreign currencies are translated into the functional currency of the Company, at the exchange rates at the dates of the transactions or an average rate if the average rate approximates the actual rate at the date of the transaction.

Monetary assets and liabilities denominated in foreign currencies are translated into the functional currency at the exchange rate at the reporting date. Non-monetary assets and liabilities that are measured at fair value in a foreign currency are translated into the functional currency at the exchange rate when the fair value was determined. Non-monetary assets and liabilities that are measured based on historical cost in a foreign currency are translated at the exchange rate at the date of the transaction. Exchange differences are recognized in profit or loss.

4.5 Property, Plant and Equipment

i) Recognition and Measurement

Items of property, plant and equipment are measured at cost, which includes capitalized borrowing costs, less accumulated depreciation and accumulated impairment losses, if any.

Cost of an item of property, plant and equipment comprises its purchase price, including import duties and non-refundable purchase taxes, after deducting trade discounts and rebates, any directly attributable cost of bringing the item to its working condition for its intended use and estimated costs of dismantling and removing the item and restoring the site on which it is located.

If significant parts of an item of property, plant and equipment have different useful lives, then they are accounted for as separate items (major components) of property, plant and equipment.

Any gain or loss on disposal of an item of property, plant and equipment is recognized in profit or loss.

ii) Subsequent expenditure

Subsequent expenditure is capitalized only if it is probable that the future economic benefits associated with the expenditure will flow to the Company.

iii) Depreciation

Depreciation is calculated on cost of items of property, plant and equipment less their estimated residual values over their estimated useful lives using the straight line method, and is generally recognized in the statement of profit and loss.

The Company follows estimated useful lives which are given under Part C of the Schedule II of the Companies Act, 2013. The estimated useful lives of items of property, plant and equipment for the current and comparative periods are as follows:

Asset category	Estimated Useful life
Furniture and fittings	10 years
Office equipment	5 years
Computers	3 years
Servers	6 years
Vehicles	5 years

iv) Capital work in progress

Capital work in progress includes assets not ready for the intended use and is carried at cost, comprising direct cost and related incidental expenses

4.6 Intangible assets

i) Intangible Assets

Intangible assets including those acquired by the Company are initially measured at cost. Such intangible assets are subsequently measured at cost less accumulated amortisation and any accumulated impairment losses.

ii) Subsequent Expenditure

Subsequent expenditure is capitalized only when it increases the future economic benefits embodied in the specific asset to which it relates. All other expenditure, including expenditure on internally generated goodwill and brands, is recognized in profit or loss as incurred.

iii) Amortisation

Amortisation is calculated to write off the cost of intangible assets less their estimated residual values over their estimated useful lives using the straight line method, and is included in depreciation and amortisation in Statement of Profit and Loss.

Asset category	Estimated Useful life
Computer software's	3-5 years

Amortisation method, useful lives and residual values are reviewed at the end of each financial year and adjusted if appropriate.

4.7 Impairment of non-financial assets

The Company determines periodically whether there is any indication of impairment of the carrying amount of its non-financial assets. The recoverable amount (higher of net selling price and value in use) is determined for an individual asset, unless the asset does not generate cash inflow that are largely independent of those from other assets or group of assets. The recoverable amounts of such asset are estimated, if any indication exists and impairment loss is recognized wherever the carrying amount of the asset exceeds its recoverable amount. Where it is not possible to estimate the recoverable amount of an individual asset, the Company estimates the recoverable amount of the cash-generating unit to which the asset belongs.

4.8 Employee Benefits

i) Post-employment benefits

Defined contribution plan

The Company's contribution to provident fund are considered as defined contribution plan and are charged as an expense as they fall due based on the amount of contribution required to be made and when the services are rendered by the employees.

Defined benefit plans

Gratuity

A defined benefit plan is a post-employment benefit plan other than a defined contribution plan. The Company's net obligation in respect of defined benefit plans is calculated separately for each plan by estimating the amount of future benefit that employees have earned in the current and prior periods, discounting that amount and deducting the fair value of any plan assets.

The Company's gratuity plan is funded. The calculation of defined benefit obligation is performed annually by a qualified actuary using the projected unit credit method. When the calculation results in a potential asset for the Company, the recognized asset is limited to the present value of economic benefits available in the form of any future refunds from the plan or reductions in future contributions to the plan ('the asset ceiling'). In order to calculate the present value of economic benefits, consideration is given to any minimum funding requirements.

Remeasurements of the net defined benefit liability, which comprise actuarial gains and losses and the effect of the asset ceiling (if any, excluding interest), are recognized in OCI. The Company determines the net interest expense (income) on the net defined benefit liability (asset) for the period by applying the discount rate used to measure the defined benefit obligation at the beginning of the annual period to the then-net defined benefit liability (asset), taking into account any changes in the net defined benefit liability (asset) during the period as a result of contributions and benefit payments. Net interest expense and other expenses related to defined benefit plans are recognized in Statement of profit or loss.

When the benefits of a plan are changed or when a plan is curtailed, the resulting change in benefit that relates to past service ('past service cost' or 'past service gain') or the gain or loss on curtailment is recognized immediately in Statement of profit or loss. The Company recognizes gains and losses on the settlement of a defined benefit plan when the settlement occurs.

ii) Other long-term employee benefits

Compensated absences

The employees can carry forward a portion of the unutilized accrued compensated absences and utilize it in future service periods. Since the compensated absences do not fall due wholly within twelve months after the end of such period, the benefit is classified as a long-term employee benefit. The Company records an obligation for such compensated absences in the period in which the employee renders the services that increase this entitlement. The obligation is measured on the basis of independent actuarial valuation using the projected unit credit method.

iii) Short-term employee benefits

'The undiscounted amount of short-term employee benefits expected to be paid in exchange for the services rendered by employees are recognized during the year when the employees render the service. These benefits include performance incentive which are expected to occur within twelve months after the end of the year in which the employee renders the related service.

4.9 Provisions, contingent liabilities and contingent assets

i) Provisions

Provisions are recognized when the Company has a present obligation (legal or constructive) as a result of past events, and it is probable that an outflow of

resources embodying economic benefits will be required to settle the obligation, and a reliable estimate can be made of the amount of the obligation. When the effect of the time value of money is material, the Company determines the level of provision by discounting the expected cash flows at a pre-tax rate reflecting the current rates specific to the liability. The expense relating to any provision is presented in the statement of profit and loss net of any reimbursement.

4.9 Provisions, contingent liabilities and contingent assets *(continued)*

ii) Contingent liability

A possible obligation that arises from past events and the existence of which will be confirmed only by the occurrence or non-occurrence of one or more uncertain future events not wholly within the control of the Company or; present obligation that arises from past events where it is not probable that an outflow of resources embodying economic benefits will be required to settle the obligation; or the amount of the obligation cannot be measured with sufficient reliability are disclosed as contingent liability and not provided for.

iii) Contingent asset

A contingent asset is a possible asset that arises from past events and whose existence will be confirmed only by the occurrence or non-occurrence of one or more uncertain future events not wholly within the control of the Company. Contingent assets are not recognized in the financial statements.

4.10 Commitments

Commitments are future liabilities for contractual expenditure, classified and disclosed as follows:

a) Estimated amount of contracts remaining to be executed on capital account and not provided for;

b) Uncalled liability on shares and other investments partly paid;

c) Funding related commitment to associate; and

d) Other non-cancellable commitments, if any, to the extent they are considered material and relevant in the opinion of management.

4.11 Cash and cash equivalents

Cash and cash equivalents comprises cash on hand, cheques on hand and balances with banks. Cash equivalents are short-term balances (with an original maturity of three months or less from the date of acquisition), highly liquid investments that are readily convertible into known amounts of cash and which are subject to insignificant risk of changes in value.

4.12 Segment reporting- Identification of segments:

An operating segment is a component of the Company that engages in business activities from which it may earn revenues and incur expenses, whose operating results are regularly reviewed by the Company's Chief Operating Decision Maker (CODM) to make decisions for which discrete financial information is available. Based on the management approach as defined in Ind AS 108, the CODM evaluates the Company's performance and allocates resources based on an analysis of various performance indicators by business segments and geographic segments.

4.13 Earnings per share

The Company reports basic and diluted earnings per equity share in accordance with Ind AS 33, Earnings Per Share. Basic earnings per equity share is computed by dividing the **net profit / loss (before other comprehensive income)** attributable to the equity share holders for the year by the weighted average number of equity shares outstanding during the year. Diluted earnings per equity share is computed and disclosed by dividing the **net profit / loss (before other comprehensive income)** attributable to the equity share holders for the year after giving impact of dilutive potential equity shares for the year by the weighted average number of equity shares and dilutive potential equity shares outstanding during the year, except where the results are anti-dilutive.

4.14 Cash flow statement

Cash flows are reported using the indirect method, whereby profit before tax is adjusted for the effects of transactions of a non–cash nature and any deferrals or accruals of past or future cash receipts or payments. The cash flows from regular revenue generating, financing and investing activities of the Company are segregated. Cash and cash equivalents (including bank balances) shown in the Statement of Cash Flows exclude items which are not available for general use as on the date of Balance Sheet.

4.15 Goods and Services Input Tax Credit

Goods and Services tax input credit is recognized for in the books in the period in which the supply of goods or service received is recognized and when there is no uncertainty in availing/utilising the credits.

4.16 Segment Reporting

The Company's main business is financing by way of loans for the purchase or construction of residential houses, commercial real estate or certain other purposes, in India. All other activities of the Corporation revolve around the main business. This in the context of Ind AS 108 – Operating Segments reporting is considered to constitute one reportable segment.

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(INR in Lakh)

	Particulars	As at 31st March 2026	As at 31st March 2025
5	**Cash and cash equivalents**		
	Cash on hand	1,090.20	806.79
	Balances with Banks		
	- In current / cash credit accounts	10,848.50	4,526.83
	- In deposit accounts - Original maturity less than 3 months	1,500.58	35,100.40
	Total	**13,439.28**	**40,434.02**
6	**Bank Balances other than cash and cash equivalents**		
	Ear Marked Balances		
	- Fixed Deposit	2.65	2.65
	Total	**2.65**	**2.65**
7	**Derivative Financial Instruments**		
	Measured at Notional Amounts		
	Part-I		
	(i) Other Derivatives-Cross Currency Swaps	7,524.68	-
	(ii) Interest Rate Swaps	136.70	-
	Total	**7,661.38**	-
	Part-II		
	Included in (Part-I) are derivatives held for heding and risk management purposes as follows :		
	(i) Cash flow hedging :	7,524.68	-
	Others- Cross Currency Interest Rate swaps		
	(ii) Interest Rate Swaps	136.70	-
	Total	**7,661.38**	-
8	**Other Receivables**		
	Unsecured, considered good - Unsecured		
	Receivable from others	2,314.20	1,046.32
	Less: Allowance for impairment loss	-	-
	Total	**2,314.20**	**1,046.32**

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9 Loans

(INR in Lakh)

Particulars	As at 31st March 2026			As at 31st March 2025		
	At amortised cost	At fair value through OCI (Refer Foot Note 3)	Total	At amortised cost	At fair value through OCI (Refer Foot note 3)	Total
A. Based on nature						
Retail Loans	9,54,973.05	2,02,811.36	11,57,784.41	8,68,139.33	2,14,916.73	10,83,056.06
Term Loans	12,493.82	-	12,493.82	16,509.11	-	16,509.11
Total gross	**9,67,466.87**	**2,02,811.36**	**11,70,278.23**	**8,84,648.44**	**2,14,916.73**	**10,99,565.17**
Less : Impairment loss allowance	(18,197.61)	-	(18,197.61)	(15,774.50)	-	(15,774.50)
Total net	**9,49,269.26**	**2,02,811.36**	**11,52,080.62**	**8,68,873.94**	**2,14,916.73**	**10,83,790.67**
B. Based on security						
(i) Secured by tangible assets	9,67,466.87	2,02,811.36	11,70,278.23	8,84,648.44	2,14,916.73	10,99,565.17
Total gross	**9,67,466.87**	**2,02,811.36**	**11,70,278.23**	**8,84,648.44**	**2,14,916.73**	**10,99,565.17**
Less : Impairment loss allowance	(18,197.61)	-	(18,197.61)	(15,774.50)	-	(15,774.50)
Total net	**9,49,269.26**	**2,02,811.36**	**11,52,080.62**	**8,68,873.94**	**2,14,916.73**	**10,83,790.67**
C. Based on region						
(I) Loans in India						
(i) Public Sector	-	-	-	-	-	-
(ii) Others	9,67,466.87	2,02,811.36	11,70,278.23	8,84,648.44	2,14,916.73	10,99,565.17
Total Gross	**9,67,466.87**	**2,02,811.36**	**11,70,278.23**	**8,84,648.44**	**2,14,916.73**	**10,99,565.17**
Less : Impairment loss allowance	(18,197.61)	-	(18,197.61)	(15,774.50)	-	(15,774.50)
Total net (I)	**9,49,269.26**	**2,02,811.36**	**11,52,080.62**	**8,68,873.94**	**2,14,916.73**	**10,83,790.67**
(II) Loans outside India						
Loans outside India	-	-	-	-	-	-
Total net (II)						
Total (I) + (II)	**9,49,269.26**	**2,02,811.36**	**11,52,080.62**	**8,68,873.94**	**2,14,916.73**	**10,83,790.67**

Notes :
1. Retail loans are secured exposures that are secured by assets mortgaged to the company
2. Term loans are secured exposures that are secured by assets/ underlying portfolio hypothecated to the company by the borrower
3. Loans Fair valued through OCI is Net of Impairment allowance amounting to Rs.57.81 lakhs at Mar 31st 2026 (March 31st 2025 : Rs. 90.09 lakhs)

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(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
10 Investments		
Measured at amortised cost		
Investment in Government Securities (quoted)	-	3,537.64
Investment in Treasury Bills (quoted)	11,934.71	6,489.95
Measured at fair value through profit and loss (unquoted)		
Vasuki India AIF	2,074.49	1,755.23
Gross Investments	**14,009.20**	**11,782.82**
(i) Investments outside India	-	-
(ii) Investments in India	14,009.20	11,782.82
Gross Investments	**14,009.20**	**11,782.82**
Less: Allowance for impairment loss	-	-
Net Investments	**14,009.20**	**11,782.82**
11 Other financial assets		
At Amortised cost		
Employee advances	89.86	36.86
Debenture Recovery Expenses Fund	12.77	10.77
Security deposits	530.07	422.09
Receivable from assignment of portfolio	83,490.62	49,114.04
Receivables towards insurance refund	5,706.86	1,096.62
Total	**89,830.18**	**50,680.38**
12 Taxes paid net of provisions		
Current tax assets (net)		
12 A Advance income tax (net of provision)	754.09	600.05
Deferred tax		
12 B Deferred tax assets / (liability) (net)	(27,492.53)	(17,538.36)

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13 Property, Plant and Equipment

(INR in Lakh)

Particulars	Vehicle	Furniture and fixtures	Office equipment	Computers	Total
Cost (gross carrying amount)					
Balance as at 1st April 2024	**2.64**	**235.35**	**252.87**	**2,008.55**	**2,499.41**
Additions	-	117.18	96.32	817.86	1,031.37
Deletion	-	-	-	226.61	226.61
Balance as at 31st March 2025	**2.64**	**352.53**	**349.19**	**2,599.80**	**3,304.17**
Balance as at 1st April 2025	2.64	352.53	349.19	2,599.80	3,304.17
Additions	857.96	99.77	83.92	1,244.35	2,286.00
Deletion	-	42.07	52.20	752.90	847.17
Balance as at 31st March 2026	**860.60**	**410.23**	**380.91**	**3,091.25**	**4,743.00**
Accumulated depreciation					
Balance as at 1st April 2024	**2.42**	**31.57**	**53.46**	**890.39**	**977.83**
Depreciation for the year	0.22	36.11	55.02	582.06	673.41
Deletion	-	-	-	119.25	119.25
Balance as at 31st March 2025	**2.64**	**67.68**	**108.48**	**1,353.20**	**1,531.99**
Balance as at 1st April 2025	2.64	67.68	108.48	1,353.20	**1,531.99**
Depreciation for the year	93.38	32.46	74.81	775.27	975.92
Deletion	-	22.99	36.93	575.92	635.84
Balance as at 31st March 2026	**96.02**	**77.15**	**146.36**	**1,552.55**	**1,872.07**
Carrying amount (net)					
As at 31th March 2025	-	284.85	240.71	1,246.60	1,772.18
As at 31th March 2026	764.58	333.08	234.55	1,538.70	2,870.93

13A Intangible Assets Under Development

	Amount	Total
Cost incurred for Analytical Dashboards	50.06	50.06

CWIP Ageing Schedule

Particulars	Less than 1 year	1-2 years	2-3 years	More than 3 years	Total
Projects in Progress*	50.06	-	-	-	50.06
Projects Temporarily suspended	-	-	-	-	-

*There is no Intangible asset under development whose completion is overdue or has exceeded its cost compared to its original plan.

13B Other Intangible assets

Particulars	Computer Software	Total
Cost (gross carrying amount)		
Balance as at 1st April 2024	87.50	87.50
Additions	-	-
Deletion	-	-
Balance as at 31st March 2025	**87.50**	**87.50**
Balance as at 1st April 2025	**87.50**	**87.50**
Additions	238.79	238.79
Deletion	-	-
Balance as at 31st March 2026	**326.29**	**326.29**
13B Accumulated Amortisation		
Balance as at 1st April 2024	**37.44**	**37.44**
Amortisation for the year	20.26	20.26
Deletion	-	-
Balance as at 31st March 2025	**57.70**	**57.70**
Balance as at 1st April 2025	**57.70**	**57.70**
Amortisation for the year	19.03	19.03
Deletion	-	-
Balance as at 31st March 2026	**76.73**	**76.73**
Carrying amount (net)		
As at 31st March 2025	29.80	29.80
As at 31st March 2026	249.56	249.56

13C Right of Use Asset

(INR in Lakh)

Particulars	Right of use asset	Total
Cost (gross carrying amount)		
Balance as at 1st April 2024	2,219.94	2,219.94
Additions	881.95	881.95
Deletion	76.99	76.99
Balance as at 31st March 2025	**3,024.90**	**3,024.90**
Balance as at 1st April 2025	3,024.90	3,024.90
Additions	1,603.88	1,603.88
Deletion	74.29	74.29
Balance as at 31st March 2026	**4,554.50**	**4,554.49**
Accumulated Amortisation		
Balance as at 1st April 2024	355.34	355.34
Depreciation for the year	607.04	607.04
Deletion	14.31	14.31
Balance as at 31st March 2025	**948.07**	**948.07**
Balance as at 1st April 2025	948.07	948.07
Depreciation for the year	757.62	757.62
Deletion	-	-
Balance as at 31st March 2026	**1,705.69**	**1,705.69**
Carrying amount (net)		
As at 31st March 2025	2,076.83	2,076.83
As at 31st March 2026	2,848.81	2,848.81

Notes:

1. No CWIP during the year and previous year.
2. Intangible assets under development amounting to Rs.50.05 lakhs during the period ended 31st March 2026 and there are no intangible assets under development in previous year.
3. No Investment property during the year and previous year.

14 Other Non-Financial Assets

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Prepaid Expenses	629.36	502.40
GST - Input Tax Credit GST Input Tax Credit	1,109.41	360.56
Other advances Trade Advances	232.61	176.56
Total	**1,971.39**	**1,039.52**

15 Derivative Financial Instruments

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Measured at Notional Amounts		
Part-I		
(i) Other Derivatives-Cross Currency Swaps	-	741.32
Total	-	741.32
Part-II	-	-
Included in(Part-I) are derivatives held for heding and risk management purposes as follows		
(i) Cash flow hedging :		
Others- Cross Currency Interest Rate swaps	-	741.32
Total	**-**	**741.32**

16 Trade Payable

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
(i) Total outstanding dues of micro and small enterprises	-	-
(ii) Total outstanding dues of creditors other than micro and small enterprises	805.59	639.08
Total	**805.59**	**639.08**

17 Debt Securities

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Measured at amortised cost		
In India		
Secured		
Non Convertible Debentures		
- From Related Party	-	-
- From Others	67,339.38	50,512.75
Total	**67,339.38**	**50,512.75**

17 Debt Securities *(Continued)*

17.1 Securities: The redeemable non-convertible debentures issued by the Company are secured by exclusive charge on hypothecation of specific loan receivables and other free assets with a security cover of upto 110% (on a case to case basis) as per the terms of issue

17.2 66,250 (Nos) debentures with a face value of Rs. 1,00,000/- each were outstanding as on 31 March 2026 (31 March 2025: 50,000 (Nos)). These debentures carry interest rates ranging from 8.05% p.a to 8.85% p.a. and the redemption period is ranging from 35 to 60 months from the date of allotment. The aforesaid debentures are listed at BSE Limited.

17.3 Details of terms of redemption/ repayment and security provided in respect of debt securities:

(INR in Lakh)

ISIN	Rate of Interest	Date of Redemption	Amount
INE401Y07019		01-Jan-27	12,500.00 (12,500.00)
INE401Y07027		01-Feb-27	12,500.00 (12,500.00)
INE401Y07035		29-Dec-28	5,625.00 (7,500.00)
INE401Y07050		27-Mar-29	5,625.00 (7,500.00)
INE401Y07043		03-Feb-30	10,000.00 (10,000.00)
INE401Y07068		10-Nov-30	20,000.00 (-)

(i) Figures in bracket represents the figures for FY 2024-25

18 Borrowings (other than debt securities)

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Measured at amortised cost		
Secured borrowings		
Term Loan		
(i) from banks	8,07,365.38	8,17,893.78
(ii) from other parties	45,543.93	44,068.08
(iii) External Commercial Borrowings	8,972.10	-
Loans Repayable on Demand		
(i) Cash credit from banks	7,332.41	0.21
Total(A)	**8,69,213.82**	**8,61,962.07**
Unsecured borrowings		
Commercial Papers	9,693.99	-
Total(B)	**9,693.99**	**-**
Borrowings in India	8,69,935.71	8,61,962.07
Borrowings outside India	8,972.10	-
Total	**8,78,907.81**	**8,61,962.07**
Total (A+B)	**8,78,907.81**	**8,61,962.07**

18 Borrowings (other than debt securities) *(continued)*

18.1 'Term loan, cash credit and working capital demand loans from banks and financial institutions are secured by charge on loan receivables and eligible investments other than those that are specifically charged to the lenders. The company generally gives exclusive charges. These facilities carry interest rates ranging from "MCLR of the respective bank" per annum" to "MCLR of the respective bank + spread". Some of the facilities also carry interest linked with other benchmark like T-bill rates or Repo rates. As at 31st March, 2026, the rate of interest across the loans was in the range of 7.03% p.a to 9.85% p.a

18.2 The Company has not defaulted in repayment of principal and interest.

18.3 Term loans from banks are secured by exclusive charge by way of hypothecation of specific receivables with security covers ranging from 105% to 111% of loan amount.

18.4 Commercial Papers carry a interest rate of 7.4% p.a. Commercial Papers are issued for a period of 180 days.The outstanding commercial papers as at 31st March 2026 are repayable within a period of one year

18.5 External Commercial Borrowings carry a interest rate of 8.34% p.a. and are issued for a period of 36 months with security cover 110% of loan amount.

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18.6 Details of terms of redemption/ repayment and security provided in respect of term loans:

(INR in Lakh)

Particulars	Amount	Terms of redemption/repayment	Security
Term loans from banks			
Term loan - 1	1,817.41 (4,322.29)	Repayable in 96 Equal Monthly installments Remaining no. of installments: 9	Exclusive charge on Specific receivables
Term loan - 2	3,208.00 (4,824.00)	Repayable in 31 Equal Quarterly installments Remaining no. of installments: 8	Exclusive charge on the company's receivables
Term loan - 3	1,934.00 (2,902.00)	Repayable in 31 Equal Quarterly installments Remaining no. of installments: 8	Exclusive charge on the priority sector receivables (housing) (created out of loan proceeds)
Term loan - 4	- (3,561.81)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 0	Exclusive charge on the receivables
Term loan - 5	1,756.83 (3,189.43)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 5	Exclusive floating charge on specific book debts and future receivables
Term loan - 6	- (331.93)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 0	Exclusive charge on receivables of the company
Term loan - 7	508.98 (1,227.85)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 3	Exclusive Floating charge on specific book debts and future receivables
Term loan - 8	715.15 (2,140.61)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 2	Exclusive charge on receivables of the company
Term loan - 9	244.32 (1,248.06)	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 1	Exclusive charge on the nencumbered identified set of receivables from tandard assets portfolio of receivables.
Term loan - 10	6,401.04 (9,979.03)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 9	Exclusive charge on the receivables
Term loan - 11	2,020.74 (3,131.85)	Repayable in 81 Equal Quarterly installments Remaining no. of installments: 22	Exclusive charge on the priority sector receivables (housing)
Term loan - 12	- (5,342.21	Repayable in 28Equal Quarterly installments Remaining no. of installments: 0	First charge by way of hypothecation of the specific future receivables from the performing loan portfolio, which are identified by the company from time to time
Term loan - 13	0.00 (2,000.00)	Repayable in 60 Equal Monthly installments Remaining no. of installments: 0	Exclusive charge on the priority sector receivables (housing)
Term loan - 14	- (4,985.33)	Repayable in 84 Equal Monthly installments Remaining no. of installments: 0	Exclusive charge of specific receivables from the performing loan portfolio
Term loan - 15	9,637.78 (12,497.86)	Repayable in 28 Equal Monthly installments Remaining no. of installments: 14	Exclusive charge on the receivables
Term loan - 16	2,387.76 (3,995.14)	Repayable in 20 Equal Monthly installments Remaining no. of installments: 6	Exclusive charge on specific housing loan receivables
Term loan - 17	774.24 (3,887.94)	Repayable in 81 Equal Monthly installments Remaining no. of installments: 9	Exclusive hypothecation of PSL receivables

(INR in Lakh)

Particulars	Amount	Terms of redemption/repayment	Security
Term loan - 18	2,000.00 (4,000.00)	Repayable in 60 Equal Monthly installments Remaining no. of installments: 12	Exclusive charge on specific loan receivables
Term loan - 19	5,678.56 (6,749.99)	Repayable in 30 Equal Monthly installments Remaining no. of installments: 16	Exclusive charge on the standard receivables
Term loan - 20	8,326.52 (12,494.90)	Repayable in 24 Equal Quarterly installments Remaining no. of installments: 10	Exclusive charge on standard loan receivables
Term loan - 21	4,834.33 (6,090.01)	Repayable in 96 Equal Quarterly installments Remaining no. of installments: 47	Exclusive charge on priority sector house mortgage loans/assets
Term loan - 22	6,125.19 (7,381.71)	Repayable in 96 Equal Monthly installments Remaining no. of installments: 59	Exclusive charge on priority sector house mortgage loans/assets
Term loan - 23	6,288.00 (8,224.00)	Repayable in 31 Equal Monthly installments Remaining no. of installments: 24	Exclusive charge on the company's receivables
Term loan - 24	6,749.99 (8,178.21)	Repayable in 30 Equal Quarterly installments Remaining no. of installments: 13	Exclusive charge on the standard receivables
Term loan - 25	- (1,253.90	Repayable in 16 Equal Quarterly installments Remaining no. of installments: 0	Exclusive charge of specific standard receivables
Term loan - 26	6,920.78 (10,768.68)	Repayable in 26 Equal Monthly installments Remaining no. of installments: 9	Exclusive charge on the receivables
Term loan - 27	- (5,948.41)	Repayable in 84 Equal Monthly installments Remaining no. of installments: 0	Exclusive hypothecation of book debts
Term loan - 28	11,534.46 (15,382.94)	Repayable in 26 Equal Quarterly installments Remaining no. of installments: 12	Exclusive charge of specific standard receivables
Term loan - 29	- (2,221.15)	Repayable in 18 Equal Quarterly installments Remaining no. of installments: 0	Exclusive charge on identified receivables of the company
Term loan - 30	26,670.00 (32,002.00)	Repayable in 30 Equal Quarterly installments Remaining no. of installments: 20	Exclusive charge of specific standard receivables
Term loan - 31	2,772.80 (3,455.58)	Repayable in 81 Equal Quarterly installments Remaining no. of installments: 45	Exclusive charge of specific standard receivables which are forming part of PSL portfolio
Term loan - 32	5,421.97 (6,911.07)	Repayable in 81 Equal Monthly installments Remaining no. of installments: 44	Exclusive charge of specific standard receivables which are forming part of Non PSL portfolio
Term loan - 33	3,870.95 (4,999.98)	Repayable in 93 Equal Quarterly installments Remaining no. of installments: 48	Exclusive charge on the company's receivables
Term loan - 34	- (5,161.29)	Repayable in 93 Equal Quarterly installments Remaining no. of installments: 0	Exclusive charge on the company's receivables

(INR in Lakh)

Particulars	Amount	Terms of redemption/repayment	Security
Term loan - 35	6,451.61 (7,741.93)	Repayable in 93 Equal Quarterly installments Remaining no. of installments: 60	Exclusive charge on the company's receivables
Term loan - 36	6,331.50 (7,588.34)	Repayable in 96 Equal Monthly installments Remaining no. of installments: 61	Exclusive charge of specific standard receivables
Term loan - 37	14,972.15 (17,485.42)	Repayable in 96 Equal Monthly installments Remaining no. of installments: 72	Exclusive charge of specific standard receivables
Term loan - 38	18,197.64 (23,558.74)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 17	Exclusive charge on the company's receivables
Term loan - 39	10,523.69 (14,140.59)	Repayable in 72 Equal Monthly installments Remaining no. of installments: 38	Exclusive charge of specific standard receivables
Term loan - 40	9,749.30 (13,800.36)	Repayable in 84 Equal Monthly installments Remaining no. of installments: 41	Exclusive charge of specific standard receivables
Term loan - 41	5,714.29 (6,785.71)	Repayable in 28 Equal Quarterly installments Remaining no. of installments: 16	Exclusive charge of specific standard receivables
Term loan - 42	2,164.91 (3,038.19)	Repayable in 23 Equal Quarterly installments Remaining no. of installments: 10	Exclusive charge of specific standard receivables
Term loan - 43	4,398.12 (7,398.48	Repayable in 18 Quarterly installments Remaining no. of installments: 6	Exclusive charge of specific standard receivables
Term loan - 44	3,375.00 (4,875.00)	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 9	Exclusive charge of specific standard receivables
Term loan - 45	20,777.15 (27,339.05)	Repayable in 32 Equal Quarterly installments Remaining no. of installments: 19	Exclusive charge of specific standard receivables
Term loan - 46	36,684.16 (42,600.90)	Repayable in 102 Equal Monthly installments Remaining no. of installments: 75	Exclusive charge of specific standard receivables
Term loan - 47	2,213.56 (3,330.90)	Repayable in 18 Equal Quarterly installments Remaining no. of installments: 8	Exclusive charge on identified receivables of the company
Term loan - 48	13,577.82 (16,914.97)	Repayable in 78 Equal Monthly installments Remaining no. of installments: 53	Exclusive charge of specific standard receivables
Term loan - 49	6,999.20 (8,999.33)	Repayable in 18 Quarterly installments Remaining no. of installments: 10	Exclusive charge of specific standard receivables
Term loan - 50	6,654.53 (8,145.07)	Repayable in 81 Equal Monthly installments Remaining no. of installments: 54	Exclusive charge of specific standard receivables
Term loan - 51	22,470.03 (27,846.90	Repayable in 28 Quarterly installments Remaining no. of installments: 21	Exclusive charge of specific standard receivables
Term loan - 52	7,097.95 (10,261.50)	Repayable in 19 Quarterly installment1 Remaining no. of installments: 9	Exclusive charge on identified receivables of the company

(INR in Lakh)

Particulars	Amount	Terms of redemption/repayment	Security
Term loan - 53	14,387.45 (17,500.00)	Repayable in 27 Quarterly installments Remaining no. of installments: 20	Exclusive charge of specific standard receivables
Term loan - 54	57,500.00 (67,500.00)	Repayable in 30 Quarterly installments Remaining no. of installments: 23	Exclusive charge of specific standard receivables which are forming part of PSL portfolio
Term loan - 55	37,500.00 (45,828.70)	Repayable in 24 Quarterly installments Remaining no. of installments: 18	Exclusive charge of specific standard receivables
Term loan - 56	8,250.00 (11,250.00)	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 11	Exclusive charge of specific standard receivables
Term loan - 57	17,963.30 (21,872.77)	Repayable in 32 Equal Quarterly installments Remaining no. of installments: 23	Exclusive charge of specific standard receivables
Term loan - 58	9,000.00 (12,000.00)	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 12	Exclusive charge of specific standard receivables
Term loan - 59	22,492.95 (28,569.91)	Repayable in 84 Equal Quarterly installments Remaining no. of installments: 63	Exclusive charge of specific standard receivables
Term loan - 60	3,500.00 (4,500.00)	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 14	Exclusive charge of specific standard receivables
Term loan - 61	36,911.51 (39,751.15)	Repayable in 114 Equal Monthly installments Remaining no. of installments: 101	Exclusive charge of specific standard receivables
Term loan - 62	7,363.17 (9,474.64)	Repayable in 19 Equal Quarterly installments Remaining no. of installments: 14	Exclusive charge on identified receivables of the company
Term loan - 63	16,559.14 (19,139.78)	Repayable in 93 Equal Monthly installments Remaining no. of installments: 77	Exclusive charge of specific standard receivables
Term loan - 64	40,669.56 (48,998.27)	Repayable in 30 Equal Quarterly installments Remaining no. of installments: 25	Exclusive charge of specific standard receivables
Term loan - 65	16,663.28 (19,999.31)	Repayable in 78 Equal Monthly installments Remaining no. of installments: 65	Exclusive charge of specific standard receivables
Term loan - 66	26,444.62 (29,991.82)	Repayable in 102 Equal Monyhly installments Remaining no. of installments: 90	Exclusive charge of specific standard receivables
Term loan - 67	15,000.00 (4,999.86)	Repayable in 24 Equal Quarterly installments Remaining no. of installments: 24	Exclusive charge of specific standard receivables
Term loan - 68	94,740.00 (17,500.00)	Repayable in 38 Equal Quarterly installments Remaining no. of installments: 36	Exclusive charge of specific standard receivables which are forming part of PSL portfolio
Term loan - 69	5,000.00 -	Repayable in 38 Equal Quarterly installments Remaining no. of installments: 38	Exclusive charge of specific standard receivables which are forming part of PSL portfolio

(INR in Lakh)

Particulars	Amount	Terms of redemption/repayment	Security
Term loan - 70	5,000.00	Repayable in 114 Equal Quarterly installments Remaining no. of installments: 114	Exclusive charge of specific standard receivables
Term loan - 71	5,400.00 -	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 18	Exclusive charge of specific standard receivables
Term loan - 72	4,750.00 -	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 19	Exclusive charge of specific standard receivables
Term loan - 73	7,000.00 -	Repayable in 20 Equal Quarterly installments Remaining no. of installments: 20	Exclusive charge of specific standard receivables
Term loan - 74	11,997.78 -	Repayable in 78 Equal Monthly installments Remaining no. of installments: 78	Exclusive charge of specific standard receivables
Term loan - 75	24,993.66 -	Repayable in 38 Equal Quarterly installments Remaining no. of installments: 38	Exclusive charge of specific standard receivables
Term loan - 76	3,000.00 -	Repayable in 96 Equal Monthly installments Remaining no. of installments: 96	Exclusive charge of specific standard receivables
Term loan - 77	7,104.71 -	Repayable in 19 Equal Quarterly installments Remaining no. of installments: 18	Exclusive charge on identified receivables of the company
Term loan - 78	12,500.00	Repayable in 19 Equal Quarterly installments Remaining no. of installments: 19	Exclusive charge on identified receivables of the company
Term loan - 79	15,000.00	Repayable in 38 Equal Quarterly installments Remaining no. of installments: 38	Exclusive charge of specific standard receivables
Term loan - 80	8,968.00	Repayable in Bullet repayment in three years	Exclusive charge of specific standard receivables
Total term loans from banks	**866,186.55 (866,245.55)**		

Note:

(i) Figures in bracket represents the figures for FY 2024-25

(ii) Maturity profile above is disclosed at face value which excludes the impact of effective rate of interest amounting to INR 4,564.39 Lakhs (31st March 2025 - INR 5,113.93 Lakhs) & Accrued Interest amounting and others amounting to INR (242.82) Lakhs (31st March 2025-INR (830.45) Lakhs).

19 Subordinated Liabilities

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Measured at amortised cost		
Unsecured Subordinated Redeemable Non-Convertible Debentures	44,118.32	44,038.57
Perpetual debt to the extent they do not qualify as equity instruments (unsecured)	14,468.72	14,388.69
Total (A)	**58,587.04**	**58,427.26**
Subordinated Liabilities in India	58,587.04	58,427.26
Subordinated Liabilities outside India	-	-
Total (B)	**58,587.04**	**58,427.26**

19.1 42,700 (Nos) debentures with a face value of Rs. 1,00,000/- each were outstanding as on 31st March 2026 (31st March 2025: 42,700 (Nos)). These debentures carry interest rates ranging from 9.50% p.a. to 9.75% p.a. and the redemption period is 7 years to 15 years. The aforesaid debentures are listed at BSE Limited.

19.2 150 (Nos) debentures with a face value of Rs.1,00,00,000/- each were outstanding as on 31st March 2026 (31st March 2025: 150). These debentures carry interest rate of 9.50% p.a . The aforesaid debentures are listed at BSE Limited.

19.3 Details of terms of redemption/ repayment and security provided in respect of debt securities:

(INR in Lakh)

ISIN	Date of Redemption	Amount
INE401Y08017	12-Jun-30	10,000.00 (10,000.00)
INE401Y08025	29-Dec-38	11,700.00 (11,700.00)
INE401Y08033	11-Oct-39	21,000.00 (21,000.00)
INE401Y08041	Perpetual	15,000.00 (15,000.00)

(i) Figures in bracket represents the figures for FY 2024-25

20 Other Financial Liabilities

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Accrued employee benefits expenses	1,606.27	1,254.21
Payable to customer	3,606.06	2,411.18
Payable towards assignment of portfolio	9,861.30	6,236.64
Lease liability	3,083.06	2,227.82
Commission and Fees Payable	155.59	11.06
Total	**18,312.28**	**12,140.91**

21 Provisions

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Provision for Employee Benefits		
- Gratuity	348.56	131.72
- Compensated Absences	885.40	555.53
Total	**1,233.96**	**687.25**

22 Other non-Financial Liabilities

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Statutory dues	565.25	522.80
Corporate Social Responsibility Payable	267.80	412.58
Total	**833.05**	**935.38**

23 Equity Share Capital

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Authorised		
400,000,000 (31 March 2025: 400,000,000) equity shares of Rs.10/- each	40,000.00	40,000.00
	40,000.00	**40,000.00**
Issued, Subscribed and fully paid up		
238,677,425 (31 March 2025: 238,677,425) equity shares of Rs.10/- each	23,867.74	23,876.74
	23,867.74	**23,867.74**

Notes:

a) Reconciliation of the number of equity shares and amount outstanding as at beginning and as at end of the year:

(INR in Lakh)

	Year ended 31st March 2026		Year ended 31st March 2025	
	No. of shares	Amount	No. of shares	Amount
Equity shares				
At the beginning of the year	23,86,77,425	2,386.77	23,86,77,425	23,867.74
Add: Shares issued during the year	-	-	-	-
At the end of the year	**23,86,77,425**	**2,386.77**	**23,86,77,425**	**23,867.74**

b) Terms/ rights attached to equity shares

The Company has a single class of equity shares having face value of Rs. 10/- each. Accordingly, all equity shares rank equally with regard to dividends and share in the Company's residual assets. The equity shares are entitled to receive dividend as declared from time to time. The voting rights of an equity shareholder on a poll (not on show of hands) are in proportion to its share of the paid-up equity capital of the Company. On winding up, the holders of equity shares will be entitled to receive the residual assets of the Company, remaining after distribution of all preferential amounts in proportion to the number of equity shares held.

c) Shares held by holding / ultimate holding company and / or their subsidiaries / associates

Particulars	As at 31st March 2026		As at 31st March 2025	
	No. of shares	% held	No. of shares	% held
Equity shares				
Hinduja Leyland Finance Limited,holding company and it's nominees	23,86,77,425	100.00%	23,86,77,425	100.00%

d) Details of shareholders holding more than 5% shares in the Company

Particulars	As at 31st March 2026		As at 31st March 2025	
	No. of shares	% held	No. of shares	% held
Equity shares				
Hinduja Leyland Finance Limited, holding company and it's nominees	23,86,77,425	100.00%	23,86,77,425	100.00%

e) Shareholding of Promoters

Shares held by promoters at the end of the year Promoter name	As at 31st March 2026			As at 31st March 2025		
	No. of Shares	% of total shares	% Change During the year	No. of Shares	% of total shares	% Change During the year
Hinduja Leyland Finance Limited	23,86,77,419	100%	-	23,86,77,419	100%	-
Srinivas Rangarajan*	1	-	-	1	-	-
Shivkumar Iyer*	1	-	-	1	-	-
Sachin Pillai*	1	-	-	1	-	-
Gopal Mahadevan*	1	-	-	1	-	-
Vikas Jain*	1	-	-	1	-	-
Vamsi Kumar*	1	-	-	1	-	-

* Beneficiary interest in 6 equity shares are held by Hinduja Leyland Finance Limited

f) Aggregate number of bonus shares issued during the year of five years immediately preceding the reporting date is nil (31st March 2025: nil)

24 Other Equity

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
a) Securities Premium		
Balance at the beginning of the year	25,414.04	25,414.04
Add: Premium on issue of share capital	-	-
Balance at the end of the year	**25,414.04**	**25,414.04**
b) Special Reserve		
(As per section 36(1)(viii) of Income Tax Act, 1961)		
Balance at the beginning of the year	14,432.62	10,667.13
Add: Amount transferred from surplus in statement of profit and loss	2,147.71	3,765.49
Balance at the end of the year	**16,580.33**	**14,432.62**
c) Statutory Reserve		
(As per section 29C of The National Housing Bank Act,1987)		
Balance at the beginning of the year	8,268.17	4,598.80
Add: Amount transferred from surplus in statement of profit and loss	5,584.93	3,669.37
Balance at the end of the year	**13,853.10**	**8,268.17**
d) Retained Earnings (Surplus in Statement of Profit and Loss)		
Balance at the beginning of the year	90,777.44	61,038.09
Add: Profit for the year	38,663.20	37,174.21
Less :Transferred to Special Reserve	(2,147.71)	(3,765.49)
Less :Transferred to Statutory Reserve	(5,584.93)	(3,669.37)
Balance at the end of the year	**1,21,708.00**	**90,777.44**
e) Other comprehensive income		
(i) Fair value gain/(loss) on financial assets carried at FVTOCI		
Balance at the beginning of the year	27,461.49	32,323.67
Add: Fair Value changes on loans classified under "Hold & Sell" business model (net off tax)	15,355.23	11,984.50
Less: Gain/(loss) reclassified to Profit & loss (net off tax)	(15,331.40)	(16,846.68)
Balance at the end of the year	**27,485.32**	**27,461.49**
(ii) Effective portion of gain/(loss) on designated portion of hedging instruments in a cashflow hedge		
Balance at the beginning of the year	(554.74)	-
Add: Gain/(loss) on cashflow hedge reserve (net off tax)	6,287.90	(554.74)
Balance at the end of the year	**5,733.16**	**(554.74)**
(iii) Remeasurement of Defined benefit plans		
Balance at the beginning of the year	4.10	57.01
Add: Gain/(loss) on remeasurement of benefit plan	(75.08)	(52.91)
Balance at the end of the year	**(70.98)**	**4.10**
Total	**2,10,702.97**	**1,65,803.12**

Nature and purpose of reserve

24.1 Statutory & Special Reserve

Section 29C (i) of The National Housing Bank (NHB), 1987 defines that every housing finance institution which is a company shall create a reserve fund and transfer therein a sum not less than twenty percent of its net profit every year as disclosed in the statement of profit and loss before any dividend is declared. For this purpose any special reserve created by the company under section 36(1)(viii) of the Income Tax Act,1961, is considered to be an eligible transfer. The Company does not anticipate any withdrawal from Statutory & Special Reserves in the foreseeable future.

24.2 Surplus in the statement of profit and loss

Surplus in the statement of profit and loss is the accumulated profit of the Company carried forward from earlier years. These reserve are free reserves which can be utilised for any purpose as may be required.

24.3 Remeasurement of the defined benefit liabilities

Remeasurement of the net defined benefit liabilities

comprise actuarial gain or loss, return on plan assets excluding interest and the effect of asset ceiling, if any.

24.4 Other comprehensive Income

a) The Company has elected to recognise changes in the fair value of certain loans and advances where the business model is to collect contractual cash flows and also sell financial assets in other comprehensive income. These changes are accumulated within the FVOCI - loans and advances reserve within equity.

b) Remeasurement of the net defined benefit liabilites comprise actuarial gain or loss, return on plan assets excluding interest and the effect of asset ceiling, if any.

c) Cash flow hedge reserve represents the cumulative effective portion of gains or losses arising on changes in fair value of hedging instruments entered into for cash flow hedges, which shall be reclassified to profit or loss only when the hedged transaction affects the profit or loss, or included as a basis adjustment to the non-financial hedged item, consistent with the companys accounting policies.

25 Revenue from operations

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Interest income on financial assets measured at amortised cost		
- Interest income on loans to customers	1,30,845.54	1,13,393.66
- Interest income from investments		
- on alternative investment funds	-	14.93
- on fixed of deposit	615.44	911.81
- on Treasury Bills	372.77	244.10
- on Government Securities	101.46	127.42
- Interest on security deposit	37.41	39.15
Interest income on financial assets measured at fair value through OCI		
- Interest income on loans to customers	14,372.63	14,377.14
Total (A)	**1,46,345.25**	**1,29,108.21**
Fees and commission income		
- Service charges	4,183.27	3,095.16
Total (B)	**4,183.27**	**3,095.16**
Net Gain on Derecognition of Financial Instruments		
- under Amortised cost Category	20,624.14	9,819.23
- under Fair value through Other comprehensive Income	21,777.85	24,185.47
Total (C)	**42,401.99**	**34,004.70**
Total	**1,92,930.51**	**1,66,208.07**

26 Other Income

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
- Income from marketing/display services	6,059.00	8,513.00
- Profit on sale of Investment	2,073.14	2,186.58
- Gain on Termination of leases	11.24	3.50
Total	**8,143.38**	**10,703.08**

27 Finance Costs

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Finance costs on financial liabilities measured at amortised cost		
Interest on borrowings		
- on term loans	76,973.09	75,956.66
- on cash credits and working capital demand loans	127.32	80.22
- on sub debt	5,683.83	3,310.57
- on debt securities	5,008.52	2,578.32
Interest on deferred lease liability	267.96	223.15
Other Borrowing cost-Discount on Commercial Paper	68.70	-
Total	**88,129.42**	**82,148.92**

28 Impairment on financial assets

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
On financial assets measured at amortised cost		
Provision for expected credit loss		
- on loans	2,340.03	3,884.59
On financial assets measured at fair value through OCI		
Provision for expected credit loss		
- on loans	50.80	60.65
Others - Waiver	14,927.32	8,660.72
Total	**17,318.15**	**12,605.96**

29 Employee benefits expenses

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Salaries, wages and bonus	24,211.01	18,521.45
Contribution to provident and other funds	1,045.29	822.48
Staff welfare expenses	420.99	453.17
Gratuity and Compensated Absenses	578.27	209.14
Total	**26,255.56**	**20,006.24**

30 Depreciation and amortization

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Depreciation of property, plant and equipment (Refer Note 13)	975.92	673.41
Amortisation of intangible assets (Refer Note 13B)	19.03	20.26
Depreciation of right to use assets (Refer Note 13C)	757.63	607.04
Total	**1,752.58**	**1,300.71**

31 Other expenses

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Advertisement and sale promotion	341.87	290.87
Bank charges	245.26	201.57
Communication expenses	781.15	677.71
Commission & Sitting fees to directors	398.50	40.35
Donation (Refer Note 31.1)	1,800.00	1,000.00
Electricity charges	274.76	271.02
Expenditure incurred on Corporate Social Responsibility	777.14	540.25
Insurance	812.47	581.82
IT Expenses	396.75	100.24
egal and professional charges Legal and professional charges	5,082.13	3,035.31
Loss on disposal of asset	122.08	45.50
Manpower Cost	43.32	188.50
Office maintenance	548.35	622.62
Payment to Auditors (Refere Note 31.2)	75.88	65.95
Printing and stationery	368.14	406.99
Rates and taxes	445.12	277.61
Rent	392.75	499.95
Repairs & Maintanence	90.35	103.95
Subscription and licensing charges	119.09	150.36
Service Fees	264.10	385.91
Travelling and conveyance	2,746.28	2,153.13
Miscellaneous expenses	41.03	29.36
Total	**16,166.52**	**11,668.97**

31.1 The Board of Directors of the Company, approved a proposal for a contribution to a political party in accordance with the provision of section 182 of the Companies Act, 2013. Pursuant to this approval, the Company made a political contribution amounting to INR 1,800 Lakhs during the year ended 31st March 2026 (31st March 2025 : 1,000 lakhs)

31.2 Payment to auditors

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Statutory audit	33.00	30.00
Tax audit	2.75	2.50
Certification	13.75	12.50
Limited Review *	16.50	15.00
Reimbursement of expenses	3.61	0.50
Total Payment	**69.61**	**60.50**
Tax Expenses thereon	6.26	5.45
Grand Total	**75.88**	**65.95**

*For the year Ended 31st March 2025 Includes predecessor auditors' audit fees amounting to INR 5 lakhs

32 Income Tax

The components of income tax expense for the years ended 31st March 2026 and 31st March 2025 are

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Current tax	5,251.10	6,697.76
Deferred tax	7,856.62	5,142.33
Total tax charge	**13,107.72**	**11,840.09**

32.1 Reconciliation of the total tax expense

The tax expense shown in the statement of profit and loss differs from the tax charge that would apply if all profits had been charged at India corporate tax rate. A reconciliation between the tax expense and the accounting profit multiplied by India's domestic tax rate for the year ended 31st March 2026 and 31st March 2025 is, as follows:-

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Profit before tax	51,770.92	49,014.30
Applicable tax rate	25.17%	25.17%
Computed tax expense	**13,029.70**	**12,335.92**
Tax effect of :		
Deduction under section 36(1) of Income Tax Act, 1961	(540.54)	(947.70)
CSR expenses	195.61	135.97
Non deductible items and other adjustments	422.94	315.90
Tax expenses	**13,107.72**	**11,840.09**
Effective tax rate	25.32%	24.16%
Tax expenses recognised in the statement of profit and loss	**13,107.72**	**11,840.09**

32.2 Deferred tax

(INR in Lakh)

The following table shows deferred tax recorded in the balance sheet and changes recorded in the Income tax expense

	As at 31st March 2025	Recognised in Statement of profit and loss	Recognised in Other comprehensive Income	As at 31st March 2026
Component of Deferred tax asset / (liability)				
Deferred tax asset / (liability) in relation to:				
Provision for expected credit losses	3,677.41	678.04	-	4,355.45
Provision for employee benefits	180.66	67.67	25.25	273.58
Lease Liabiltiy	560.70	215.24	-	775.94
Unrealised Income on Investment-AIF	-	(80.35)	-	(80.35)
Impact of cashflow hedge	186.57	-	(2,114.80)	(1,928.23)
Right of use assets	(522.70)	(194.29)	-	(716.99)
Property, plant and equipment (including Intangible assets)	(29.88)	106.97	-	77.09
Impact of fair value of assets	(9,236.04)	-	(8.01)	(9,244.04)
Net gain on derecognition of financial instruments	(12,355.07)	(8,649.90)	-	(21,004.97)
Total	**(17,538.36)**	**(7,856.62)**	**(2,097.56)**	**(27,492.52)**

	As at 31 March 2024	Recognised in Statement of profit and loss	Recognised in Other comprehensive Income	As at 31st March 2025
Component of Deferred tax asset / (liability)				
Deferred tax asset / (liability) in relation to:				
Provision for expected credit losses	2,697.43	979.98	-	3,677.41
Provision for employee benefits	97.81	65.06	17.79	180.66
Lease Liabiltiy	480.59	80.11	-	560.70
Impact of cashflow hedge	-	-	186.57	186.57
Right of use assets	(469.29)	(53.41)	-	(522.70)
Property, plant and equipment (including Intangible assets)	(27.22)	(2.66)	-	(29.88)
Impact of fair value of assets	(10,871.32)	-	1,635.28	(9,236.04)
Net gain on derecognition of financial instruments	(6,143.66)	(6,211.41)	-	(12,355.07)
Total	**(14,235.67)**	**(5,142.33)**	**1,839.64**	**(17,538.35)**

33 Earnings per share ("EPS")

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Net profit after tax attributable to equity shareholders	38,663.20	37,174.21
Weighted average number of equity shares outstanding during the year for calculation of basic and diluted EPS	23,86,77,425	23,86,77,425
Face value per share (INR)	10.00	10.00
Earnings per share (INR)		
- Basic	16.20	15.58
- Diluted	16.20	15.58

34 Related party disclosure

Name of the related parties and nature of relationship

Holding company / Ultimate holding company	Amas Holdings S.A. – Holding Company of MDC
	Machen Development Corporation ("MDC") – Holding Company of Machen
	Machen Holdings S.A ("Machen") – Holding Company of HAL
	Hinduja Automotive Limited ("HAL") – Holding Company of ALL
	Ashok Leyland Limited (“ALL”) – Holding Company of HLF
	Hinduja Leyland Finance Limited ("HLF") - Holding company of Hinduja Housing Finance Limited
	Hinduja Housing Finance Limited ("HHF")
Associate of the holding company	HLF Services Limited ("HSL")
Key management personnel ("KMP")	Mr. Dheeraj Hinduja, Non Executive Chairman
	Mr. Sachin Pillai, Managing Director
	Mr. Gopal Mahadevan, Non Executive Director
	Mr. G S Sundararajan, Non Executive Independent Director
	Mr. Bhumika Batra, Non Executive Independent Director
	Ms. Manju Agarwal,Non Executive Independent Director
	Mr. S V Parthasarathy,Non Executive Independent Director
	Mr. Sudip Basu, Non Executive Director

(INR in Lakh)

Related party transactions	Holding company (HLF)	Associate of the holding company (HSL)	KMP
Reimbursement of expenses incurred on behalf of HHF	474.96	-	-
	(718.52)	-	-
Reimbursement of expenses from HLF	20.85	-	-
	-	-	-
Managerial Services fee paid	61.00	-	-
	(21.00)	-	-
Service provider fees	-	15,456.76	-
	-	(12,637.85)	-
Rental expense	11.22	-	-
	(11.13)	-	-
Interest on security deposit	12.00	-	-
	(11.32)	-	-
Managerial Remuneration			
- Mr. Sachin Pillai	-	-	100.00
	-	-	(100.00)
Director's sitting fee & Commission			
- Mr. Dheeraj G Hinduja	-	-	54.00
	-	-	-
- Mr. Gopal Mahadevan	-	-	58.50
	-	-	-
- Mr. Sudip Basu	-	-	52.50
	-	-	-
- Mr. G S Sundararajan	-	-	61.00
	-	-	(10.35)
- Ms. Bhumika Batra	-	-	57.00
	-	-	(7.95)
- Mr. Srinivas Acharya	-	-	-
	-	-	(4.65)
- Ms. Manju Agarwal	-	-	56.00
	-	-	(7.95)
- Mr. S V Parthasarathy	-	-	59.50
	-	-	(9.45)

Note: Figures in bracket represents the figures for FY 2024-25

34 Related party disclosure *(continued)*

(INR in Lakh)

Related party balances	Year ended 31st March 2026	Year ended 31st March 2025
Hinduja Leyland Finance Limited		
Security deposit (recoverable)	130.28	152.91
Right to use asset	31.72	7.96

34.1 There are no provisions for doubtful debts / advances or amounts written off or written back for debts due from/ due to related parties.

34.2 The transactions disclosed above are exclusive of GST.

34.3 The Company enters into transactions, arrangements and agreements involving related parties and their business associates, or close family members, in the ordinary course of business under the same commercial and market terms, interest and commission rates that apply to non-related parties.

34.4 There are no loans or advances in the nature of loans, that are granted to promoters, directors, KMPs and the related parties, either severally or jointly with any other person.

35 Segment reporting

The Company is primarily engaged into business of providing housing & term loans. The company has its operations within India and all revenues are generated within India. As such, there are no separate reportable segments as per the provisions of IND AS 108 on 'Operating Segments

36 Contingent liabilities and commitments

a) Contingent liabilities	- There are no contingent liabilities as at 31st March 2026. (31st March 2025: Nil)
b) Other Commitments	- Sanctioned and undisbursed amounts of loans assets as at 31st March 2026 : INR 45,163.38, lakhs (31st March 2025 : INR 43,287.90 lakhs)

37 Corporate Social Responsibility (CSR) expenses

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
(a) Amount required to be spent by the company during the year	777.14	540.25
(b) Amount of expenditure incurred	509.35	127.67
(c) Shortfall at the end of the year	267.80	412.58
(d) Total of previous years shortfall	-	-
(e) Reason for shortfall	The Company has identified CSR projects and allocated the CSR budget. As the project is ongoing, the unspent amount has been transferred to unspent CSR account and will be spent towards the projects.	
(f) Nature of CSR activities	1. Water Conservation 2. Road to School (Education) 3. Road to Livelihood 4. Diabetes curing program	
(g) Details of related party transactions, e.g., contribution to a trust controlled by the company in relation to CSR expenditure as per relevant Accounting Standard	Nil	Nil
(h) Where a provision is made with respect to a liability incurred by entering into a contractual obligation, the movements in the provision during the year shall be shown separately	Nil	Nil

38 Retirement benefits

(a) Defined contribution plans:

The Company makes contributions, determined as a specified percentage of employee salaries, in respect of qualifying employees towards provident fund, which is a defined contribution plan. The Company has no obligations other than to make the specified contributions. The contributions are charged to the statement of profit and loss as they accrue. The amount recognised as an expense towards contribution to provident fund for the year aggregated to INR 1,039.27 lakhs (31st March 2025 : INR 821.17 lakhs)

(b) Defined benefit plan:

Gratuity plan

The Company operates a defined benefit plan (the gratuity plan) covering eligible employees. The gratuity plan is governed by the Payment of Gratuity Act, 1972. Under the act, employee who has completed five years of service is entitled to specific benefit. The level of benefits provided depends on the member's length of service and salary at retirement age/ resignation date.

The defined benefit plans expose the Company to risks such as actuarial risk, investment risk, liquidity risk, market risk, legislative risk etc. These are discussed as follows:

Interest Rate Risk: The defined benefit obligation calculated using a discount rate based on government bonds. If the bond yields fall, the defined benefit obligation will tend to increase.

Investment risk: For funded plans that rely on insurers for managing the assets, the value of assets certified by the insurer may not be the fair value of instruments backing the liability. In such cases, the present value of the assets is independent of the future discount rate. This can result in wide fluctuations in the net liability or the funded status if there are significant changes in the discount rate during the inter-valuation period

Salary Inflation Risk: The benefits under the plan are related to the employee's last drawn salary.

Consequently, any unusual rise in future salary of the employee raises the quantum of benefit payable by the company, which results in a higher liability for the company and is therefore a plan risk for the company.

Market risk: Market risk is a collective term for risks that are related to the changes and fluctuations of the financial markets. One actuarial assumption that has a material effect is the discount rate. The discount rate reflects the time value of money. An increase in discount rate leads to decrease in defined benefit obligation of the plan benefits and vice versa. This assumption depends on the yields on the government bonds and hence the valuation of liability is exposed to fluctuations in the yields as at the valuation date.

Legislative risk: Legislative risk is the risk of increase in the plan liabilities or reduction in the plan assets due to change in the legislation/regulation. The government may amend the Payment of Gratuity Act, 1972, thus requiring the companies to pay higher benefits to the employees. This will directly affect the present value of the defined benefit obligation and the same will have to be recognized immediately in the year when any such amendment is effective.

The following table sets out the status of the gratuity plan as required under IND AS 19. Reconciliation of opening and closing balances of the present value of the defined benefit obligation.

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Present value of obligations	603.06	280.28
Fair value of plan assets	254.50	148.55
Asset / (Liability) recognised in the Balance Sheet	**(348.56)**	**(131.72)**

Movement in present values of defined benefit obligations

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Defined benefit obligation at the beginning of the year	280.28	152.87
Current service cost	113.76	59.45
Interest cost	20.50	10.07
Past service cost-Plan Amendments	126.47	-
Actuarial (gains) / losses	105.48	71.79
Benefits paid by the plan	(43.43)	(13.90)
Defined benefit obligation at the end of the year	603.06	280.28

Movement in fair value of plan assets

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Fair value of plan assets at the beginning of the year	148.55	107.43
Contributions paid into the plan	131.88	45.43
Benefits paid by the plan	(43.43)	(13.90)
Expected Interest income of assets	12.34	8.50
Actuarial (losses) / gains	5.15	1.09
Fair value of plan assets at the end of the year	**254.49**	**148.55**

Expense recognised in the statement of profit or loss

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Current service cost	240.23	59.45
Interest on obligation	20.50	10.07
Expected return on plan assets	(12.34)	(8.50)
Net actuarial (gain)/ loss recognised in the year	100.17	70.70
Total	**348.56**	**131.72**

(b) Defined benefit plan: *(continued)*

(INR in Lakh)

Particulars	Year ended 31 March 2026	Year ended 31 March 2025
Remeasurements on the net defined benefit liability :		
- Actuarial (gain)/loss from change in demographic assumptions	-	-
- Actuarial (gain)/loss from change in financial assumptions	(6.33)	5.68
- Actuarial (gain)/loss from change in experience DBO	111.80	66.11
- Return on plan assets more/less than expected based on discount rate	(5.15)	(1.09)
Total amount recognised in other comprehensive income	**100.33**	**70.70**

Actuarial assumptions		
Discount rate	6.20%	6.40%
Estimated rate of return on plan assets	7.00%	7.00%
Attrition rate	M1-M7: 39.6% M8-M12: 17.5%	M1-M7: 38% M8-M12: 18%
Future salary increases	8%	8.00%
Retirement age	58 years	58 years
Mortality Rate	Indian Assured Lives Mortality (2006-08) Ultimate	Indian Assured Lives Mortality (2006-08) Ultimate

The estimates of future salary increases, considered in actuarial valuation, take account of inflation, seniority, promotion and other relevant factors, such as supply and demand in the employment market. Assumptions regarding future mortality are based on published statistics and mortality tables. The calculation of the defined benefit obligation is sensitive to the mortality assumptions.

Five year information

(INR in Lakh)

Gratuity	Year ended 31 March 2026	Year ended 31 March 2025	Year ended 31 March 2024	Year ended 31 March 2023	Year ended 31 March 2022
Defined benefit obligation	603.06	280.28	152.87	93.95	107.70
Fair value of plan assets	254.50	148.55	107.43	110.03	98.45
Deficit/(surplus) in plan	348.56	131.72	61.52	(16.08)	9.25
Experience adjustments on plan liabilities	-	-	-	(62.09)	(35.76)
Experience adjustments on plan assets	100.33	70.70	30.58	-	-

Sensitivity Analysis

Reasonably possible changes at the reporting date to one of the relevant actuarial assumptions, holding other assumptions constant, would have affected the defined benefit obligation by the amounts shown below:

(INR in Lakh)

Particulars	Year ended 31 March 2026	Year ended 31 March 2025
Defined benefit obligation (Base)	603.06	280.28

(INR in Lakh)

Particulars	Year ended 31 March 2026		Year ended 31 March 2025	
100 base points increase/decrease	Increase	Decrease	Increase	Decrease
Discount rate (- / + 1%)	(22.55)	24.23	(111.15)	12.01
(% change compared to base due to sensitivity)	(3.7%)	4.0%	(4%)	4.3%
Future salary growth (- / + 1%)	20.03	(19.30)	10.55	(10.20)
(% change compared to base due to sensitivity)	3.3%	(3.2%)	3.80%	(3.6%)
Attrition rate (- / + 1%)	(10.01)	10.27	(5.18)	5.34
(% change compared to base due to sensitivity)	(1.7%)	1.7%	(1.8%)	1.90%

Although the analysis does not take account of the full distribution of cash flows expected under the plan, it does provide an approximation of the sensitivity of the assumptions shown

(c) Other long term employee benefits

The liability for compensated absences as at 31 March 2026 is INR 885.40 lakhs (31 March 2025 - INR 555.53 lakhs)

(d) Code on Social Security, 2020

On November 21, 2025, the Government of India notified the four Labour Codes-the code on Wages, 2019, the Industrial Relations Code, 2020, the Code on Social Security, 2020, and the Occupational

Safety, Health, and Working conditions code, 2020-consolidating 29 existing Labour laws. The Ministry of Labour & Employment published draft Central Rules and FAQs to enable assessment of the financial impact due to changes in regulations. The Company has assessed the incremental impact of these changes on the basis of actuarial report obtained and the best information available, consistent with the guidance provided by the Institute of Chartered Accountants of India. . Consequently, the Company has evaluated the impact and recognized an estimated past service costs relating to gratuity of Rs. 1.62 Crores and long-term compensated absences of Rs. 2.19 Crores which has been included under employee benefit expenses in the financial results for the year ended March 31, 2026

39 Micro and small enterprises

Under the Micro, Small and Medium Enterprises Development Act, 2006 which came into force from 2 October 2006, certain disclosures are required to be made relating to Micro, Small and Medium enterprises. There have been no reported cases of delays in payments to micro and small enterprises or of interest payments due to delays in such payments. The disclosure as required by section 22 of MSMED Act has been given below:

(INR in Lakh)

Particulars	Year ended 31 March 2026	Year ended 31 March 2025
(i) Principal amount remaining unpaid to any supplier as at the end of the accounting year	-	-
(ii) Interest due thereon remaining unpaid to any supplier as at the end of the accounting year	-	-
(iii) The amount of interest paid along with the amounts of the payment made to the supplier beyond the appointed day	-	-
(iv) The amount of interest due and payable for the year	-	-
(v) The amount of interest accrued and remaining unpaid at the end of the accounting year	-	-
(vi) The amount of further interest due and payable even in the succeeding year, until such date when the interest dues as above are actually paid	-	-

40 Trade Payable Ageing Schedule

Year ended 31 March, 2026

(INR in Lakh)

Particulars	Outstanding for following periods from due date of payment						
	Unbilled Dues	Less than 6 months	6 months - 1 year	1-2 years	2-3 years	More than 3 years	Total
(i) MSME	-	-	-	-	-	-	-
(ii) Others	805.59	-	-	-	-	-	805.59
(iii) Disputed dues – MSME	-	-	-	-	-	-	-
(iv) Disputed dues - Others	-	-	-	-	-	-	-

Year ended 31 March, 2025

(INR in Lakh)

Particulars	Outstanding for following periods from due date of payment						
	Unbilled Dues	Less than 6 months	6 months - 1 year	1-2 years	2-3 years	More than 3 years	Total
(i) MSME	-	-	-	-	-	-	-
(ii) Others	639.08	-	-	-	-	-	639.08
(iii) Disputed dues – MSME	-	-	-	-	-	-	-
(iv) Disputed dues - Others	-	-	-	-	-	-	-

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41 Maturity Analysis Of Assets And Liabilities

The table below shows an analysis of assets and liabilities analysed according to when they are expected to be recovered or settled. With regard to loans and advances to customers, the company uses the same basis of expected repayment behavior as used for estimating the EIR.

(INR in Lakh)

Particulars	As at 31 March 2026			As at 31 March 2025		
	Within 12 Months	After 12 Months	Total	Within 12 Months	After 12 Months	Total
ASSETS						
Financial assets						
Cash and cash equivalents	13,439.28	-	13,439.28	40,434.02	-	40,434.02
Bank Balances other than cash and cash equivalents	2.65	-	2.65	2.65	-	2.65
Derivative Financial Instruments	7,661.38	-	7,661.38	-	-	-
Receivable	2,314.20	-	2,314.20	1,046.32	-	1,046.32
Loans	70,690.48	10,81,390.14	11,52,080.62	63,159.54	10,20,631.13	10,83,790.67
Investments	11,934.71	2,074.49	14,009.20	10,027.59	1,755.23	11,782.82
Other financial assets	30,462.08	59,368.10	89,830.18	16,222.00	34,458.38	50,680.38
Non-financial assets						
Current tax assets (net)	-	754.09	754.09	-	600.05	600.05
Property, plant and equipment	-	2,870.93	2,870.93	-	1,772.18	1772.18
Intangible Assets Under Development	-	50.06	50.06			
Other Intangible assets	-	249.56	249.56	-	29.80	29.8
Right of use asset	-	2,848.81	2,848.81	-	2,076.83	2076.83
Other non-financial assets	1,868.78	102.61	1,971.39	936.18	103.34	1039.52
TOTAL ASSETS	**1,38,373.56**	**11,49,708.79**	**12,88,082.35**	**1,31,828.31**	**10,61,426.94**	**11,93,255.24**
LIABILITIES						
Financial Liabilities						
Derivative Financial Instruments	-	-	-	741.32	-	741.32
Trade payables						
(i) Total outstanding dues of micro and small enterprises	-	-	-	-	-	-
(ii) Total outstanding dues of creditors other than micro and small enterprises	805.59	-	805.59	639.08	-	639.08
Debt Securities	29,939.74	37,399.64	67,339.38	2,456.56	48,056.19	50,512.75
Borrowings	1,93,319.49	6,85,588.32	8,78,907.81	1,56,188.31	7,05,773.76	8,61,962.07
Subordinated Liabilities	2,190.04	56,397.00	58,587.04	2,030.27	56,396.99	58,427.26
Other financial liabilities	15,911.85	2,400.43	18,312.28	10,397.48	1,743.43	12,140.91
Non-financial liabilities						
Provisions	348.56	885.40	1,233.96	555.53	131.72	687.25
Deferred tax liabilities (net)	-	27,492.53	27,492.53	-	17,538.36	17,538.36
Other non-financial liabilities	833.05	-	833.05	935.38	-	935.38
TOTAL LIABILITIES	**2,43,348.33**	**8,10,163.31**	**10,53,511.64**	**1,73,943.94**	**8,29,640.44**	**10,03,584.38**
NET	**(1,04,974.77)**	**3,39,545.48**	**2,34,570.71**	**(42,115.63)**	**2,31,786.50**	**1,89,670.86**

42 Financial instrument

a) **Fair value measurement**

The non-housing loan (excluding stage 2,NPA and refinance loans) portfolio has been held to collect contractual cash flows and sales; accordingly, it has been classified at fair value through OCI

The fair value of the loan assets as at 31 March 2026 is INR 36,729.38 Lakhs, including a gain of INR 31.84 Lakhs has been recognised in OCI

Valuation Principles

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an an orderly transaction in the principal (or most advantageous) market at the measurement date under current market conditions i.e, exit price. This is regardless of whether that price is directly observable or estimated using a valuation technique.

To calculate the Fair value, we have used Income approach as defined in Ind AS 113 Fair Value Measurement as: "Valuation techniques that convert future amounts (e.g. cash flows or income and expenses) to a single current (i.e. discounted) amount. The fair value measurement is determined on the basis of the value indicated by current market expectations about those future amounts."

The valuation technique used to determine the fair valuation of the Loan Portfolio under Income approach is expected present value technique. This technique, for each loan, uses:

a) The expected future cash flows after considering the probability of default and loss given default for each product category of the loan portfolio

b) A discount rate adjusted to include the risk premium for the credit rating of the company

Fair value is arrived by discounting each expected future cash flow after considering the PD and LGD for each product category in the Loan Portfolio using the appropriate Discount rate to its present value as of Valuation Date

Financial instruments by category

The carrying value and fair value of financial instruments measured at fair value were as follows:

(INR in Lakh)

Particulars	Carrying amount Amortised cost	Fair Value(FVOCI)			
		Level 1	Level 2	Level 3	Total
As at 31st March, 2026					
Financial Assets					
Loans	1,66,197.62	-	-	2,02,811.36	2,02,811.36
Derivative Instruments	7,661.38	-	7,661.38	-	7,661.38
As at 31 stMarch, 2025					
Financial Assets					
Loans	1,78,219.20	-	-	2,14,916.73	2,14,916.73
Financial Liabilities					
Derivative Instruments	741.32	-	741.32	-	741.32

Foreign currency risk for the company arise majorly on account of foreign currency borrowings.The Company manages this foreign currency risk by entering into cross curency swaps. When a derivative is entered in to for the purpose hedeing, the company negotiates the terms of those derivatives to match with the terms of the hedge exposure.The company holds derivative financial instruments such as cross currency interest rate swap to mitigate risk of changes in exchange rate in foreign currency and floating interest rate. The counterparty for these contracts is generally a bank. These derivative financial instruments are valued based on quoted prices for similar assets and liabilities in active markets or inputs that are directly or indirectly observable in market place. During the year, a MIBOR benchmarked term loan from axis bank was converted to floating to fixed rate

Hedging Policy

The company's policy is to fully hedge its foreign currency borrowings at the time of drawdown and remain so till repayment and hence the hedge Ratio is 1:1

As at 31st March 2026

(INR in Lakh)

Foreign exchange Risk	Nominal value of Hedging Instruments (No. of Contracts)		Carrying value of Hedging Instruments (INR in Lakhs)		Maturity Date	Changes in Fair Value of Hedging Instrument (INR in Lakhs)
	Asset	Liability	Asset	Liability		
Cash Flow Hedge-Forward Contract Hedge	17	-	7,072.42	-	27 April 2026 to 29 May 2026	7,072.42
Cash Flow Hedge-Forward Contract Hedge	22	-	503.49	-	2 April 2026 to 2 February 2027	503.49
Cash Flow Hedge-Forward Contract Hedge	2	1	29.54	(80.76)	18 May 2029	(51.22)
Interest rate Hedge-Forward Contract Hedge	1	-	136.70	-	23 December 2030	136.70

As at 31st March 2025

(INR in Lakh)

Foreign exchange Risk	Nominal value of Hedging Instruments (No. of Contracts)		Carrying value of Hedging Instruments (INR in Lakhs)		Maturity Date	Changes in Fair Value of Hedging Instrument (INR in Lakhs)
	Asset	Liability	Asset	Liability		
Cash Flow Hedge-Forward Contract Hedge	-	8	-	741.32	31 July 2025	741.32

Cash Flow Hedge

(INR in Lakh)

As at 31st March 2026	Foreign currency (in USD)	Notional Value (INR in Lakhs)	Fair Value (INR in Lakhs)*	Maturity date
Buy USD-Sell INR	185.64 Million	1,69,429.70	7,072.42	27April 2026 to 29 May 2026
Buy USD-Sell INR	12.35 Million	11,473.42	503.49	2 April 2026 to 2 February 2027
Buy USD-Sell INR	9.5 Million	8,968.00	(51.22)	18 May 2029

Interest Rate Hedge

(INR in Lakh)

As at 31st March 2026	Foreign currency (in USD)	Notional Value (INR in Lakhs)	Fair Value (INR in Lakhs)*	Maturity date
Buy USD-Sell INR	NA	12,500.00	136.70	23 December 2030

Cash Flow Hedge

(INR in Lakh)

As at 31st March 2025	Foreign currency (in USD)	Notional Value (INR in Lakhs)	Fair Value (INR in Lakhs)*	Maturity date
Buy USD-Sell INR	36.75 Million	32,002.00	741.32	31 July 2025

* Fair value represents loss or gain on closing value of hedging instruments

42 Financial instrument *(continued)*

a. Fair value measurement (continued)

Reconciliation of level 3 fair value measurement is as follows

(INR in Lakh)

Particulars	Year ended 31 March 2026	Year ended 31 March 2025
Loans, measured at FVOCI		
Balance at the beginning of the year	36,697.53	43,194.99
Fair Value changes on loans classified under "Hold & Sell" business model	20,519.60	16,015.21
Gain/(loss) reclassified to Profit & loss	(20,487.76)	(22,512.66)
Balance at the end of the year	**36,729.38**	**36,697.54**

Sensitivity Analysis

(INR in Lakh)

Particulars	Increase	Decrease
For the year ended 31st March 2026		
Loans		
Interest rates (1% movement)	6,108.58	6,443.16
For the year ended 31st March 2025		
Loans		
Interest rates (1% movement)	6,354.95	6,694.91

Investment in Alternative investment funds measured at fair value through profit and loss is valued at NAV as on the reporting date

The carrying value and fair value of financial instruments measured at fair value were as follows:

(INR in Lakh)

Particulars	Carrying amount	Fair value (FVTPL)			
		Level 1	Level 2	Level 3	Total
As at 31st March, 2026					
Investment in Alternative Investment Fund	2,074.49	-	2,074.49	-	2,074.49
As at 31st March, 2025					
Investment in Alternative Investment Fund	1,755.23	-	1,755.23	-	1,755.23

The carrying value and fair value of other financial instruments by categories as at 31st March 2026 were as follows:

(INR in Lakh)

Particulars	Carrying amount	Fair value			
	Amortised cost	Level 1	Level 2	Level 3	Total
Financial assets not measured at fair value					
Cash and cash equivalents	13,439.28	-	-	13,439.28	13,439.28
Bank Balances other than cash and cash equivalents	2.65	-	-	2.65	2.65
Receivables	2,314.20	-	-	2,314.20	2,314.20
Loans	9,49,269.26	-	-	9,49,269.26	9,49,269.26
Investments	11,934.71	11,933.27	-	-	11,933.27
Other financial assets	89,830.18	-	-	89,830.18	89,830.18
Total	**10,66,790.28**	**11,933.27**	**-**	**10,54,855.57**	**10,66,788.83**
Financial liabilities not measured at fair value					
Trade Payables	805.59	-	-	805.59	805.59
Debt Securities	67,339.38	67,339.38	-	-	67,339.38
Borrowing	8,78,907.81	-	-	8,78,907.81	8,78,907.81
Subordinated Liabilities	58,587.04	58,587.04	-	-	58,587.04
Other financial liabilities	18,312.28	-	-	18,312.28	18,312.28
Total	**10,23,952.10**	**1,25,926.42**	**-**	**8,98,025.68**	**10,23,952.10**

The carrying value and fair value of financial instruments by categories as at 31 March 2025 were as follows:

(INR in Lakh)

Particulars	Carrying amount	Fair value			
	Amortised cost	Level 1	Level 2	Level 3	Total
Financial assets not measured at fair value					
Cash and cash equivalents	40,434.02	-	-	40,434.02	40,434.02
Bank Balances other than cash and cash equivalents	2.65	-	-	2.65	2.65
Receivables	1,046.32	-	-	1,046.32	1,046.32
Loans	868,873.94	-	-	8,68,873.94	8,68,873.94
Investments	10,027.59	10,033.68	-	-	10,033.68
Other financial assets	50,680.38	-	-	50,680.38	50,680.38
Total	**9,71,064.90**	**10,033.68**	**-**	**9,61,037.31**	**9,71,070.99**
Financial liabilities not measured at fair value					
Trade Payables	639.08	-	-	639.08	639.08
Debt Securities	50,512.75	50,512.75	-	-	50,512.75
Borrowing	861,962.07	-	-	8,61,962.07	8,61,962.07
Subordinated Liabilities	58,427.26	58,427.26	-	-	58,427.26
Other financial liabilities	12,140.91	-	-	12,140.91	12,140.91
Total	**9,83,682.07**	**108,940.01**	**-**	**8,74,742.06**	**9,83,682.07**

42 Financial instrument *(continued)*

Fair value measurement *(continued)*

(INR in Lakh)

Sensitivity Analysis	Increase	Decrease
For the year ended 31st March 2026		
Loans		
Interest rates (1% movement)	10,584.41	(10,584.41)
For the year ended 31st March 2025		
Loans		
Interest rates (1% movement)	8,066.04	(8,066.04)

b. Measurement of Fair Values

Valuation methodologies of financial instruments not measured at fair value

Below are the methodologies and assumptions used to determine fair values for the above financial instruments which are not recorded and measured at fair value in the financial statements. These fair values were calculated for disclosure purposes only.

Short-term financial assets and liabilities

For financial assets and financial liabilities that have a short-term maturity (less than twelve months), the carrying amounts, which are net of impairment, are a reasonable approximation of their fair value. Such instruments include: cash and cash equivalent, other financial assets (excluding security deposit), trade payables and other financial liability.

Loans and advances to customers

In case of retail loans and term loans with floating rates, the interest rate represents the market rate. Consequently the carrying amount represents the fair value. Term loans with fixed rate, fair values are estimated by discounted cash flow model that incorporates assumptions for credit risk, probability of default and loss given default estimates

Investments

The fair values are estimated by discounted cash flow model that incorporates assumptions for credit risk, probability of default and loss given default estimates.

Borrowings

The debt securites, borrowings and subordinated liabilities are primarily variable rate instruments. Accordingly, the fair value has been assumed to be equal to the carrying amount

c. Capital Management

The primary objectives of the Company's capital management policy are to ensure that the Company complies with externally imposed capital requirements and maintains strong credit ratings and healthy capital ratios in order to support its business and to maximize shareholder value.

The Company manages its capital structure and makes adjustments to it according to changes in economic conditions and the risk characteristics of its activities. In order to maintain or adjust the capital structure, the Company may adjust the amount of dividend payment to shareholders, return capital to shareholders or issue capital securities. No changes have been made to the objectives, policies and processes from the previous years. However, they are under constant review by the Board.

The company monitors capital using adjusted net debt (total borrowings net of cash and cash equivalents) to equity ratio.

(INR in Lakh)

Particulars	Year ended 31 March 2026	Year ended 31 March 2025
Gross Debt	**10,04,834.23**	**9,70,902.08**
Less:		
Cash and Cash equivalent	13,439.28	40,434.02
Adjusted Net Debt	9,91,394.95	9,30,468.06
Total Equity	2,34,570.71	1,89,670.86
Adjusted Net Debt to Equity Ratio	**4.23**	**4.91**

The Company is subject to capital adequacy ratio ("CRAR") requirements which are prescribed by the NHB. Refer Note 60(11)

43 Disclosure on Liquidity Coverage Ratio

(i) Quarterly Liquidity Coverage Ratio Disclosure

(INR in Lakh)

Liquidity Coverage Ratio	Q1 FY26		Q2 FY26		Q3 FY26		Q4 FY26	
	Total Unweighted value (average)	Total weighted value (average)	Total Unweighted value (average)	Total weighted value (average)	Total Unweighted value (average)	Total weighted value (average)	Total Unweighted value (average)	Total weighted value (average)
Total High Quality Liquid Assets								
1. Cash in hand including demand deposits with Banks	10,954.36	10,954.36	10,227.86	10,227.86	11,595.74	11,595.74	11,627.73	11,627.73
Cash outflows								
2. Deposits (for deposit taking companies)	-	-	-	-	-	-	-	-
3. Unsecured wholesale funding	-	-	-	-	-	-	-	-
4. Secured wholesale funding	-	-	-	-	-	-	-	-
5. Additional requirements, of which	-	-	-	-	-	-	-	-
i) Outflows related to derivative exposures and other collateral requirements								
ii) Outflows related to loss of funding on debt products								
iii) Credit and liquid facilities								
6. Other contractual funding obligations	21,992.57	25,291.46	21,182.49	24,359.86	22,664.75	26,064.46	24,812.96	28,534.91
7. Other contingent funding obligations	-	-	-	-	-	-	-	-
Total Cash outflows	**21,992.57**	**25,291.46**	**21,182.49**	**24,359.86**	**22,664.75**	**26,064.46**	**24,812.96**	**28,534.91**
Cash inflows								
8. Secured lending	-	-	-	-	-	-	-	-
9. Inflows from fully performing exposures	12,518.84	9,389.13	12,131.92	9,098.94	12,441.02	9,330.77	13,237.17	9,927.88
10. Other cash inflows	31,203.30	23,402.47	33,277.17	24,957.88	33,116.40	24,837.30	33,788.89	25,341.67
Total Cash inflows	**43,722.13**	**32,791.60**	**45,409.10**	**34,056.82**	**45,557.42**	**34,168.06**	**47,026.06**	**35,269.55**
Total High Quality Liquid Assets	10,954.36	10,954.36	10,227.86	10,227.86	11,595.74	11,595.74	11,627.73	11,627.73
Total Net Cash outflows		6,322.86		6,089.96		6,516.12		7,133.73
Liquidity coverage ratio (%)		**173.25%**		**167.95%**		**177.95%**		**163.00%**

43 Disclosure on Liquidity Risk Management
Public disclosure on liquidity risk

(a) Funding concentration based on significant counterparty* (both deposits and borrowings):

(INR in Lakh)

Particulars	As at 31 March 2026	As at 31 March 2025
Number of Significant Counterparties	19	19
Balance as at year-end	9,33,348.50	9,11,904.51
% of Total Deposits	Not applicable	Not applicable
% of Total Liabilities**	88.59%	90.86%

*Significant counterparty is as defined in RBI Circular RBI/2019-20/88 DOR.NBFC (PD) CC. No.102/03.10.001/2019-20 dated November 4, 2019 on Liquidity Risk Management Framework for Non-Banking Financial Companies and Core Investment Companies.

** Total Liabilities has been computed as Total Assets less Equity Share Capital less Reserves & Surplus and computed basis extant regulatory ALM guidelines

(b) Top 20 large deposits:

Not applicable. The Company does not accept public deposits

(c) Top 10 Borrowings

(INR in Lakh)

Particulars	As at 31 March 2026	As at 31 March 2025
Balance as at year-end for Top 10 Borrowings	7,19,318.65	7,02,663.96
% of Total Borrowings	71.59%	72.37%

(d) Funding Concentration based on significant instrument / product@:

(INR in Lakh)

Particulars	As at 31 March 2026	As at 31 March 2025
(i) Term Loans	8,52,909.32	8,61,961.86
% of Total Liabilities	80.96%	85.89%
(ii) Non Convertible Debentures	67,339.38	50,512.75
% of Total Liabilities	6.39%	5.03%
(iii) Subordinated Liabilities	58,587.04	58,427.26
% of Total Liabilities	5.56%	5.82%
(ii) Working Capital Loans	7,332.41	0.21
% of Total Liabilities	0.70%	0.00%
(v) External Commercial Borrowings	8,972.10	-
% of Total Liabilities	0.85%	0.00%
(vi) Commercial Paper	9,693.99	-
% of Total Liabilities	0.92%	0.00%

@ Significant instrument/productise as defined in RBI Circular RBI/2019-20/88 DOR.NBFC (PD) CC. No.102/03.10.001/2019-20 dated November 4, 2019 on Liquidity Risk Management Framework for Non-Banking Financial Companies and Core Investment Companies.

(e) Stock Ratios:

(INR in Lakh)

Particulars	As at 31 March 2026	As at 31 March 2025
(i) Commercial papers	0.92%	Not Applicable
(ii) Non-convertible debentures (original maturity of less than one year)	Not Applicable	Not Applicable
(iii) Other short-term liabilities, if any as a % of total assets	0.70%	0.00%

(f) Institutional set-up for liquidity risk management

The Board of Directors of the Company have adopted the ALM policy, which contains the guidelines and framework for Liquidity Risk management, among other things. The changes brought in the Liquidity Risk Management Framework vide Reserve Bank of India (Non-Banking Financial Companies – Asset Liability Management) Directions, 2025 dated November 28, 2025 are also being covered as part of the ALM Policy which will be reviewed by the Board periodically for compliance and implementation.

The Board shall have the overall responsibility for management of liquidity risk by reviewing the implementation of the ALM Policy. The AssetLiability Management Committee constituted by the Board carries out the functions as listed out in the circular.

(g) Liquidity Coverage Ratio

(INR in Lakh)

Particulars	For the quarter ended 31st March 2026	For the quarter ended 31st March 2025
Liquidity Coverage Ratio	163.00%	177.10%

44 Financial risk management objectives and policies

The Company's principal financial liabilities comprise borrowings. The main purpose of these financial liabilities is to finance the Company's operations and to support its operations.

The Company's financial assets include loans, cash and cash equivalents, investments and other financial assets that derive directly from its operations.

The Company is exposed to credit risk, liquidity risk and market risk. The Company's board of directors has an overall responsibility for the establishment and oversight of the Company's risk management framework. The board of directors has established the risk management committee, which is responsible for developing and monitoring the Company's risk management policies. The committee reports regularly to the board of directors on its activities.

The Company's risk management policies are established to identify and analyse the risks faced by the Company, to set appropriate risk limits and controls and to monitor risks and adherence to limits. risk management policies and systems are reviewed regularly to reflect changes in market conditions and the Company's activities.

The Company's risk management committee oversees how management monitors compliance with the Company's risk management policies and procedures, and reviews the adequacy of the risk management framework in relation to the risks faced by the Company.

(i) Credit risk

Credit risk is the risk of financial loss to the Company if a customer or counter-party to financial instrument fails to meet its contractual obligations and arises primarily from the Company's loans and investments.

The carrying amounts of financial assets represent the maximum credit risk exposure.

A. Loans and advances

The Company's exposure to credit risk is influenced mainly by the individual characteristics of each customer. However, management also considers the factors that may influence the credit risk of its customer base, including the default risk associated with the industry.

The risk management committee has established a credit policy under which each new customer is analysed individually for creditworthiness before the Company's standard payment and delivery terms and conditions are offered. The Company's review includes external ratings, if they are available, financial statements, credit agency information, industry information etc.

The Company's gross exposure to credit risk for loans and investments by type of counterparty is as follows:

(INR in Lakh)

Particulars	Gross Carrying Amount	
	Year Ended 31st March 2026	Year Ended 31st March 2025
Retail loans	11,57,726.60	10,83,146.15
Term loans	12,493.82	16,509.11
Investments	14,009.20	11,782.82
	11,84,229.61	**11,11,438.09**

The above exposure is entirely concentrated in India. There are no overseas exposure

An impairment analysis is performed at each reporting date based on the facts and circumstances existing on that date to identify expected losses on account of time value of money and credit risk. For the purposes of this analysis, the loan receivables are categorised into groups based on days past due. Each group is then assessed for impairment using the Expected Credit Loss (ECL) model as per the provisions of Ind AS 109 - financial instruments.

Staging:

As per the provision of Ind AS 109 general approach all financial instruments are allocated to stage 1 on initial recognition. However, if a significant increase in credit risk is identified at

the reporting date compared with the initial recognition, then an instrument is transferred to stage 2. If there is objective evidence of impairment, then the asset is credit impaired and transferred to stage 3.

The Company considers a financial instrument defaulted and therefore Stage 3 (credit-impaired) for ECL calculations in all cases when the borrower becomes more than 90 days past due on its contractual payments

For financial assets in stage 1, the impairment calculated based on defaults that are possible in next twelve months, whereas for financial instrument in stage 2 and stage 3 the ECL calculation considers default event for the lifespan of the instrument.

As per Ind AS 109, Company assesses whether there is a significant increase in credit risk at the reporting date from the initial recognition. Company has staged the assets based on the day past dues criteria and other market factors which significantly impact the portfolio.

Days past dues status	Stage	Provisions
Current - 31 Days*	Stage 1	12 Months Provision
32 - 90 Days	Stage 2	Lifetime Provision
90+ Days	Stage 3	Lifetime Provision

* All financial assets with current / zero days past due upto one month past due (30 / 31 days past due depending on the number of days in the month of reporting) shall be classified as Stage 1 assets.

Grouping

As per Ind AS 109, Company is required to group the portfolio based on the shared risk characteristics. Company has assessed the risk and its impact on the various portfolios and has divided the portfolio into following groups:

- Retail Loans
- Term Loans
- Investments

Expected credit loss ("ECL"):

ECL on financial assets is an unbiased probability weighted amount based out of possible outcomes after considering risk of credit loss even if probability is low. ECL is calculated based on the following components:

a. Marginal probability of default ("MPD")

b. Loss given default ("LGD")

c. Exposure at default ("EAD")

d. Discount factor ("D")

Marginal probability of default:

PD is defined as the probability of whether borrowers will default on their obligations in an ensuing period of 12 months. Historical PD is derived from the HFC's internal data calibrated with forward looking macroeconomic factors. Macroeconomic factors having a high correlation with the HFC's internal data are selected as references for estimating future probabilities of default, which are:

1. Consumer Prices
2. Real Private Consumption
3. Real Services
4. Real GDP

Loss given default ("LGD"):

LGD is an estimate of the loss from a transaction given that a default occurs. Under Ind AS 109, lifetime LGD's are defined as a collection of LGD's estimates applicable to different future periods.

The Company has adopted a discounted cash flow method applied on the historic data available in order to determine the recovery rate post a loan becoming NPA, which is then adopted to compute Loss Given Default for Retail Portfolio.

For Corporate Term Loan, the company does not have any sufficient default history as of now in order to have a recovery based LGD model as what the company has for retail segment. Considering that the portfolio is fully secured, an LGD of 10% as per regulatory guidelines was assumed for the Corporate Term Loan

Exposure at default ("EAD"):

As per Ind AS 109, EAD is estimation of the extent to which the financial entity may be exposed to counterparty in the event of default and at the time of counterparty's default. Company has modelled EAD based on the contractual and behavioral cash flows till the lifetime of the loans considering the expected prepayments.

Company has considered expected cash flows ,principal component for all the loans at DPD bucket level for each of the segments, which was used for computation of ECL.Discounting was done for computation of expected credit loss

Discounting:

As per Ind AS 109, ECL is computed by estimating the timing of the expected credit shortfalls associated with

the defaults and discounting them using effective interest rate.

ECL computation:

Conditional ECL at DPD pool level was computed with the following method:

Conditional ECL for year (yt) = EAD (yt) * conditional PD (yt) * LGD (yt) * discount factor (yt)

The calculation is based on provision matrix which considers actual historical data adjusted appropriately for the future expectations and probabilities. Proportion of expected credit loss provided for across the stage is summarized below:

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Stage 1	369.90	136.25
Stage 2	4,723.73	1,391.26
Stage 3	13,161.79	14,337.07
Amount of expected credit loss provided for	**18,255.42**	**15,864.59**

The loss rates are based on actual credit loss experience over past years. These loss rates are then adjusted appropriately to reflect differences between current and historical economic conditions and the Company's view of economic conditions over the expected lives of the loan receivables. Movement in provision of expected credit loss has been provided in below note.

Movement of ECL:

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Opening provision of ECL	15,864.59	11,919.35
Addition during the year	9,600.25	7,206.94
Utilization / reversal during the year	(7,209.43)	(3,261.70)
Closing provision of ECL	**18,255.42**	**15,864.59**

Reconciliation of ECL balance is given below:

(INR in Lakh)

Particulars	As at 31st March 2026			
	Stage 1	Stage 2	Stage 3	Total
Gross carrying amount opening balance	**136.25**	**1,391.26**	**14,337.07**	**15,864.59**
Assets repaid (excluding write offs)*	(18.42)	(285.55)	(2,439.44)	(2,743.41)
Transfers from Stage 1 **	(821.37)	4.59	0.31	(816.47)
Transfers from Stage 2 **	536.69	3,204.84	51.97	3,793.50
Transfers from Stage 3 **	382.93	94.31	1,195.86	1,673.10
Amounts written off	-	-	-	-
New assets originated	153.82	314.28	16.02	484.11
Gross carrying amount closing balance	**369.90**	**4,723.73**	**13,161.79**	**18,255.42**

(INR in Lakh)

Particulars	As at 31st March 2025			
	Stage 1	Stage 2	Stage 3	Total
Gross carrying amount opening balance	**618.89**	**622.80**	**10,677.66**	**11,919.35**
Assets repaid (excluding write offs)*	(77.71)	(122.93)	(2,080.11)	(2,280.75)
Transfers from Stage 1 **	(904.38)	54.67	6.66	(843.05)
Transfers from Stage 2 **	104.93	641.02	68.27	814.22
Transfers from Stage 3 **	326.64	101.98	5,570.17	5,998.79
Amounts written off	-	-	-	-
New assets originated	67.88	93.72	94.42	256.02
Gross carrying amount closing balance	**136.25**	**1,391.26**	**14,337.07**	**15,864.59**

An analysis of changes in the gross carrying amount:

(INR in Lakh)

Particulars	As at 31st March 2026			
	Stage 1	Stage 2	Stage 3	Total
Gross carrying amount opening balance	**9,50,892.52**	**1,15,164.92**	**33,597.81**	**10,99,655.25**
Assets derecognised or repaid (excluding write offs)*	(1,26,972.96)	(23,751.37)	(5,623.65)	(1,56,347.98)
Transfers from Stage 1 **	(2,54,641.51)	31,406.42	2,217.71	(2,21,017.38)
Transfers from Stage 2 **	44,741.85	(53,527.35)	4,065.83	(4,719.67)
Transfers from Stage 3 **	1,420.45	540.54	542.71	2,503.70
Amounts written off	-	-	-	-
New assets originated	4,44,948.58	5,259.27	54.30	4,50,262.15
Gross carrying amount closing balance	**10,60,388.93**	**75,092.43**	**34,854.72**	**11,70,336.07**

(INR in Lakh)

Particulars	As at 31st March 2025			
	Stage 1	Stage 2	Stage 3	Total
Gross carrying amount opening balance	**8,35,197.23**	**74,825.23**	**24,553.88**	**9,34,576.34**
Assets derecognised or repaid (excluding write offs)*	(1,07,374.44)	(14,644.67)	(5,590.34)	(1,27,609.45)
Transfers from Stage 1 **	(2,67,464.91)	77,505.66	6,368.35	(1,83,590.90)
Transfers from Stage 2 **	12,491.81	(30,975.40)	7,895.28	(10,588.31)
Transfers from Stage 3 **	1,433.56	405.41	(576.38)	1,262.59
Amounts written off	-	-	-	
New assets originated	4,76,609.27	8,048.69	947.02	4,85,604.98
Gross carrying amount closing balance	**9,50,892.52**	**1,15,164.92**	**33,597.81**	**10,99,655.25**

Note: The gross carrying value includes retail loans, term loans and investments.

* Excludes the unamortized component of sourcing cost/ income which is adjusted as part of loan balances.

** Represents the balance outstanding as at beginning of the year, net of repayments made during the year, if any. The repayments are forming part of "Assets derecognised or repaid".

In respect of loans and advances in the nature of loans, the schedule of repayment of principal and payment of interest has been stipulated. In accordance with Company's accounting policy relating to impairment of financial assets, which include loans assets, with balances as at 31st March 2026, aggregating INR 34,708.98 lakh were categorised as credit impaired ("Stage 3") and INR 74,043.76 lakh were categorised as those where the credit risk has increased significantly since initial recognition ("Stage 2"). Total amount overdue for more than ninety days is INR 12,369.89 lakh as on 31st March 2026

Incorporation of forward-looking statements in ECL model:

The Company considers a broad range of forward-looking information with reference to external forecasts of economic parameters such as GDP growth, Inflation, Government Expenditure etc., as considered relevant so as to determine the impact of macro-economic factors on the Company's ECL estimates.

The inputs and models used for calculating ECLs are recalibrated periodically through the use of available incremental and recent information.

Further, internal estimates of PD, LGD rates used in the ECL model may not always capture all the characteristics of the market / external environment as at the date of the financial statements. To reflect this, qualitative adjustments or overlays are made as temporary adjustments to reflect the emerging risks reasonably.

Time series macroeconomic data was sourced from Economist Intelligence Unit (EIU) which is a reliable source for historical economic data. From EIU, the data provided for India is used for the analysis. Macro variables that were compared against default rates at segment level to determine the key variables having correlation with the default rates using appropriate statistical techniques. Vasicek model has been incorporated to find the Point in Time (PIT) PD. The company has formulated the methodology for creation of macro-economic scenarios under the premise of economic baseline, upside and downside condition. A final PIT PD is arrived as the scenario weighted PIT PD under different macroeconomic scenarios.

(INR in Lakh)

Segment	Macro-Economic Variables correlated for each segment
Retail Loan portfolio(FY 2025-26)	Consumer prices Real private consumption Real Services Real GDP
Retail Loan portfolio(FY 2024-25)	Real GDP Domestic Demand

Year ended	Increase/(Decrease) of GDP	Impact on Expected Credit Losses (ECL) - Increase/(Decrease)
31-Mar-26		
Consumer prices	Increase / (Decrease) by 5%	72.37 / (78.06)
Real private consumption	Increase / (Decrease) by 5%	(41.12) / 34.62
Real Services	Increase / (Decrease) by 5%	(41.83) / 35.41
Real GDP	Increase / (Decrease) by 5%	(35.23) / 28.63
31-Mar-25		
Real GPD	Increase / (Decrease) by 5%	(27.28) / 28.34
Domestic Demand	Increase / (Decrease) by 5%	(23.98) / 25.08

B. Collateral and other credit enhancements

The amount and type of collateral required depends on an assessment of the credit risk of the counterparty. Guidelines are in place covering the acceptability and valuation of each type of collateral. The main types of collateral obtained are mortgaged properties based on the nature of loans. Management monitors the market value of collateral and will request additional collateral in accordance with the underlying agreement. The Company advances loan to maximum extent of 90% of the value of the mortgaged properties.

(ii) Liquidity risk

Liquidity risk is the risk that the Company will encounter difficulty in meeting its obligations associated with its financial liabilities. The Company's approach in managing liquidity is to ensure that it will have sufficient funds to meet its liabilities when due. The Company is monitoring its liquidity risk by estimating the future inflows and outflows during the start of the year and planned accordingly the funding requirement. The Company manages its liquidity by unutilized cash credit facility, term loans and direct assignment.

The composition of the Company's liability mix ensures healthy asset liability maturity pattern and well diverse resource mix. The total cash credit and working capital limit available to the Company is INR 29,500 lakh spread across 6 banks. The utilization level is maintained in such a way that ensures sufficient liquidity on hand.

The table below summarizes the maturity profile of the Company's financial assets and financial liabilities based on contractual undiscounted payments along with its carrying value as at the balance sheet date.

(INR in Lakh)

As at 31st March 2026	Contractual cash flows				
	Carrying Amount	0-1 Year	1-3 Year	3-5 Year	More than 5 Year
Financial Liabilities					
Derivative Financial Instruments	-	-	-	-	-
Trade Payable	805.59	805.59	-	-	-
Debt Securities	67,339.38	29,939.74	7,486.85	29,912.78	-
Borrowings other than Debt Securities	8,78,907.81	1,93,319.49	3,26,973.00	2,22,326.42	1,36,288.90
Subordinated Liabilities	58,587.04	2,190.04	-	9,791.61	46,605.39
Other financial liabilities	18,312.28	15,911.85	1,586.55	558.89	254.99
Total	**10,23,952.10**	**2,42,166.72**	**3,36,046.40**	**2,62,589.70**	**1,83,149.28**
Financial Assets					
Cash and cash equivalents	13,439.28	13,439.28	-	-	-
Bank Balances other than cash and cash equivalents	2.65	2.65	-	-	-
Derivative Financial Instruments	7,661.38	7,661.38			
Other Receivables	2,314.20	2,314.20	-	-	-
Loans & Investments	11,66,089.82	83,092.43	99,950.06	1,16,067.65	8,66,979.68
Other financial assets	89,830.18	29,996.43	31,463.14	15,990.95	12,379.65
Total	**12,79,337.51**	**1,36,506.37**	**1,31,413.21**	**1,32,058.60**	**8,79,359.33**

As at 31st March 2025	Contractual cash flows				
	Carrying Amount	0-1 Year	1-3 Year	3-5 Year	More than 5 Year
Financial Liabilities					
Derivative Financial Instruments	741.32	741.32	-	-	-
Trade Payable	639.08	639.08	-	-	-
Debt Securities	50,512.75	2,456.56	28,683.99	19,372.20	-
Borrowings	8,61,962.07	1,56,188.32	3,12,421.59	2,36,974.57	1,56,377.59
Subordinated Liabilities	58,427.26	2,030.27	-	-	56,396.99
Other financial liabilities	12,140.91	10,441.35	740.42	551.90	407.24
Total	**9,84,423.39**	**1,72,496.90**	**3,41,846.00**	**2,56,898.67**	**2,13,181.82**
Financial Assets					
Cash and cash equivalents	40,434.02	40,434.02	-	-	-
Bank Balances other than cash and cash equivalents	2.65	2.65	-	-	-
Other Receivables	1,046.32	1,046.32	-	-	-
Loans & Investments	10,95,573.49	73,187.13	94,607.29	1,12,381.38	8,15,397.69
Other financial assets	50,680.38	16,180.99	18,834.31	9,335.73	6,329.36
Total	**11,87,736.86**	**1,30,851.11**	**1,13,441.60**	**1,21,717.11**	**8,21,727.05**

(iii) Market risk

Market risk is the risk that the fair value of future cash flows of a financial instrument will fluctuate because of changes in market prices. Market risk includes interest rate risk and foreign currency risk. The objective of market risk management is to manage and control market risk exposures within acceptable parameters, while optimizing the return.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates. The Company's exposure to the risk of changes in market interest rates relates primarily to the Company's investment in bank deposits and variable interest rate borrowings and lending. Whenever there is a change in borrowing interest rate for the Company, necessary change is reflected in the lending interest rates over the timeline in order to mitigate the risk of change in interest rates of borrowings.

The sensitivity analysis have been carried out based on the exposure to interest rates lending and borrowings carried at variable rate.

(INR in Lakh)

Particulars	Year ended 31st March 2026		Year ended 31st March 2025	
	100 bp increase	100 bp decrease	100 bp increase	100 bp decrease
Change in interest rates				
Impact on profit for the year	9,174.39	(9,174.39)	8,393.00	(8,393.00)

45 Leases

The company has taken office premises on lease. These leases are generally renewed on mutual consent and at prevailing market rate. Short team leases are recognised as an expense on a straight line basis over the lease term.

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Amortisation for right of use assets	757.62	607.04
Interest expense on deferred lease liabilities	267.96	223.15
Expenses pertaining to short term leases	392.75	499.95
Total cash outflow for leases	873.56	674.62
Additions to right of use asset (Refer note 13B)	1,603.88	881.95
Short term and Low value of assets	-	-

(i) Refer note 13C for carrying amount of right of use assets as at end of the reporing period.
(ii) Contractual cash maturities of lease liabilities on an undiscounted basis :

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Within one year	920.29	528.26
After one year but not more than five years	2,376.26	1,292.32
More than five years	541.03	407.24
Total	**3,837.58**	**2,227.82**

46 Expenditure in Foreign currency

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Legal and professional charges	-	3.33

47 As a part of normal lending business, the Company grants loans and advances on the basis of security / guarantee provided by the borrower/ co-borrower. These transactions are conducted after exercising proper due diligence.

a. No funds have been advanced or loaned or invested by the Company to or in any other person(s) or entity(is) including foreign entities ("Intermediaries") with the understanding that the Intermediary shall lend or invest in a party identified by or on behalf of the Company (Ultimate Beneficiaries);

b. No funds have been received by the Company from any party(s) (Funding Party) with the understanding that the Company shall whether, directly or indirectly, lend or invest in other persons or entities identified by or on behalf of the Company ("Ultimate Beneficiaries") or provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.

48 The company has used an accounting software for maintaining its books of account which has a feature of recording audit trail (edit log) facility and the same has operated throughout the year for all relevant transactions recorded without tampering in the software. Additionally, the audit trail has been reserved by the company as per the statutory requirements for record retention.

49 The Company does not hold any immovable property as on 31st March 2026 and 31st March 2025. All the lease agreements are duly executed in favour of the company for properties where the company is the lessee.

50 No proceedings have been initiated or pending against the company for holding any benami property under the Benami Transactions (prohibition) Act 1988 and rules made thereunder, as at 31st March 2026 and 31st March 2025.

51 The company is not a declared wilful defaulter by any bank or financial institution or other lender, in accordance with the guidelines on wilful defaulters issued by the Reserve Bank of India, during the year ended 31st March 2026 and 31st March 2025.

52 There are no pending charges or satisfaction yet to be registered with Registrar of Companies beyond the statutory period as on 31st March 2026 and 31st March 2025.

53 The company does not have any transactions with the companies struck off under section 248 of Companies Act, 2013 or section 560 of Companies Act, 1956 during the year ended 31st March 2026 and 31st March 2025

54 Clause (87) of section 2 of the act read with the Companies (Restriction on number of Layers) Rules, 2017 is not applicable to company.

55 No scheme of arrangement has been approved by the competent authority in terms of Section 230 to 237 of the Companies Act, 2013

56 The company has taken borrowings from banks and utilised them for the specific purpose for which they were taken as at the Balance sheet date.

57 There have been no transactions which have not been recorded in the books of accounts, that have been surrendered or disclosed as income during the year ended 31st March 2026 and 31st March 2025, in the tax assessments under the Income Tax Act, 1961. There have been no previously unrecorded income and related assets which were to be properly recorded in the books of account during the year ended 31st March 2026 and 31st March 2025.

58 The company has not traded or investment in Crypto currency or Virtual Currency during the year ended 31 March 2026 and 31st March 2025

59 Previous year figures have been regrouped / reclassified wherever necessary to conform to current year's classification.

As per our report of even date
for **V. Sankar Aiyar & Co**
Chartered Accountants
Firm's registration number: 109208W
Balaji K
Partner
Membership No: 224922

Place : Chennai
Date : May 13th, 2026

For and on behalf of the Board of Directors of
Hinduja Housing Finance Limited
CIN No: U65922TN2015PLC100093

Dheeraj Hinduja
Non Executive Chairman
DIN No. 00133410
Place : London

Sachin Pillai
Managing Director
DIN No. 06400793
Place : Chennai

Prateek Parekh
Chief Financial Officer
Place : Chennai
Date : May 13th, 2026

Srinivas Rangarajan
Company Secretary
Place : Chennai

60 Disclosure required as per Reserve Bank of India (Non-Banking Financial Companies – Financial Statements: Presentation and Disclosures) Directions, 2025 dated November 28,2025

(1) Disclosures on Co lending arrangements

Summary of information of Co lending Arrangements where the Company is partner - RE :

(INR in Lakh)

S.No	Particulars	As at 31st March 2026	As at 31st March 2025
	Quantum of Outstanding loans under Colending Arrangements	1,785.43	968.87
	Weighted average rate of Interest	10.81%	10.98%
	Fees charged/paid	-	-
	Sector	Residential Mortgage	Residential Mortgage
	GNPA	-	-
	Default loss Guarantee	Nil	Nil

(2) Disclosure on transfer of loan exposure

(i) Summary of loans not in default which were transferred/ acquired :

(INR in Lakh)

S.No	Particulars	For the year ended 31st March 2026	
		Transferred	Acquired
	Aggregate amount of loans transferred / acquired (INR in lakh)	2,29,896.69	10,671.42
	Weighted average maturity (in months)	158.97	134.53
	Weighted average holding period (in months)	15.70	27.13
	Retention of beneficial economic interest by the Originator	10%	10%
	Tangible security coverage	205%	343%
	Rating-wise distribution of rated loans	Not applicable	Not applicable

S.No	Particulars	For the year ended 31st March 2026	
		Transferred	Acquired
	Aggregate amount of loans transferred / acquired (INR in lakh)	79,895.82	1,313.74
	Weighted average maturity (in months)	152.91	173.19
	Weighted average holding period (in months)	15.66	17.83
	Retention of beneficial economic interest by the Originator	10%	10%
	Tangible security coverage	209%	312%
	Rating-wise distribution of rated loans	Not applicable	Not applicable

(ii) The Company has not transferred / acquired any loans which are in default or special mentioned category during the year ended 31st March 2026 and 31st March 2025

(3) Exposure

(i). Exposure to Real Estate Sector

S.No	Category	As at 31st March 2026	As at 31st March 2025
	(a) **Direct exposure**		
	(i) **Residential Mortgage**		
	Lending fully secured by mortgage on residential property that is or will be occupied by borrower or that is rented. Exposure would also include Non-Fund Based(NFB) limits	10,98,969.77	10,29,980.56
	(ii) **Commercial real estate**		
	Lending fully secured by mortgages on commercial real estates (Office building or retail space, multi-purpose commercial premises, multi-family residential building, multi-tenanted commercial building, industrial or warehouse space, hotels, land acquisitions, developments and constructions, etc.). Exposure shall also include Non-Fund Based (NFB) limits.	53.09	80.39
	(iii) **Investment in mortgage backed securities (MBS) and Other securitized exposures**		
	(a) Residential		-
	(b) Commercial Real Estate		-
	(b) **Indirect Exposure**		
	Fund based and non fund based exposure on National Housing Bank (NHB) and Housing Finance Corporations (HFCs)	12,525.89	16,557.76

Note: Includes exposures to Non-Housing loans secured by residential mortgages. The total outstanding amount mean principal + accrued interest + other charges pertaining to loans without netting off.

(ii) Exposure to capital market

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
Direct investment in equity shares, convertible bonds, convertible debentures and units of equity oriented mutual funds the corpus of which is not exclusively invested in corporate debt	-	-
ii) Advances against shares / bonds / debentures or other securities or on clean basis to individuals for investment in shares (including IPOs / ESOPs), convertible bonds, convertible debentures, and units of equity oriented mutual funds	-	-
iii) Advances for any other purposes where shares or convertible bonds or convertible debentures or units of equity oriented mutual funds are taken as primary security	-	-
iv) Advances for any other purposes to the extent secured by the collateral security of shares or convertible bonds or convertible debentures or units of equity oriented mutual funds i.e. where the primary security other than shares / convertible bonds / convertible debentures / units of equity oriented mutual funds does not fully cover the advances	-	-
v) Secured and unsecured advances to stockbrokers and guarantees issued on behalf of stockbrokers and market makers	-	-
vi) Loans sanctioned to corporates against the security of shares / bonds / debentures or other securities or on clean basis for meeting promoter's contribution to the equity of new companies in anticipation of raising resources	-	-
vii) Bridge loans to companies against expected equity flows / issues	-	-
viii) Underwriting commitments taken up by the NBFCs in respect of primary issue of shares or convertible bonds or convertible debentures or units of equity oriented mutual funds	-	-
ix) Financing to stockbrokers for margin trading	-	-
x) All exposures to Alternative Investment Funds:	-	-
(a) Category I	-	-
(b) Category II	-	-
(c) Category III	2,074.49	1,755.23

(iii) Sectoral Exposure

(INR in Lakh)

Sectors	As at 31st March 2026			As at 31st March 2025		
	Total Exposure (including on balance sheet and off balance sheet exposure	Gross NPA	Percentage of Gross NPAs to total exposure in that sector	Total Exposure (including on balance sheet and off balance sheet exposure	Gross NPA	Percentage of Gross NPAs to total exposure in that sector
Agricultural and Allied activities	-	-	-	-	-	-
2. **Industry**	-	-	-	-	-	-
i)	-	-	-	-	-	-
ii)	-	-	-	-	-	-
Others	-	-	-	-	-	-
Total of Industry-	-	-	-	-	-	
3. **Services**						
i)	-	-	-	-	-	-
ii)	-	-	-	-	-	-
Others	-	-	-	-	-	-
Total of Services	-	-	-	-	-	-
4. **Personal Loans**						
i. Housing	7,72,137.03	19,749.93	2.56%	7,16,366.87	19,121.79	2.67%
ii. Non Housing	3,26,832.74	10,993.50	3.36%	3,13,613.69	10,474.79	3.34%
iii. CRE	53.09	-	0.00%	80.39	-	0.00%
Others						
Total of Personal Loans	**10,99,022.86**	**30,743.43**	**2.80%**	**10,30,060.95**	**29,596.58**	**2.87%**
5. Others - Corporate	**12,525.89**	**3,965.55**	**31.66%**	**16,557.76**	**3,821.10**	**23.08%**

(iv) Intragroup Exposures

The company does not have any intra group exposures during the year ended 31st March 2026 and 31st March 2025 other than related party balances as disclosed in note no 34

(v) Unhedged foreign currency exposures

There is no unhedged foreign currency exposures during the year ended 31st March 2026 and 31st March 2025

Notes to financial statements for the year ended 31st March 2026

(4) Related Party Disclosure

(INR in Lakh)

Particulars	Parent (as per owner ship or control)	Subsidiaries	Associates / Joint Ventures	Key Management Personnel	Relatives of Key Management Personnel	Others (Associate of holding company)	Others (Directors)	Total
1. Borrowing	-	-	-	-	-	-	-	-
2. Deposits	-	-	-	-	-	-	-	-
3. Placement of Deposits	-	-	-	-	-	-	-	-
4. Advances	-	-	-	-	-	-	-	-
5. Purchase of investments	-	-	-	-	-	-	-	-
6. Purchase of fixed/other assets	-	-	-	-	-	-	-	-
7. Sale of fixed/other assets	-	-	-	-	-	-	-	-
8. Interest Paid	-	-	-	-	-	-	-	-
9. Interest on security deposit	12.00	-	-	-	-	-	-	12.00
	(11.32)	-	-	-	-	-	-	(11.32)
10. Others								
(a) Allotment of equity shares (including securities premium)	-	-	-	-	-	-	-	-
	-	-	-	-	-	-	-	-
(b) Reimbursement of expenses	474.96	-	-	-	-	-	-	474.96
incurred on behalf of HHF	(718.52)	-	-	-	-	-	-	(718.52)
(c) Reimbursement of expenses from HLF	20.85	-	-	-	-	-	-	20.85
(d) Managerial Services	61.00							61.00
(e) Rental expense	11.22	-	-	-	-	-	-	11.22
	(11.13)	-	-	-	-	-	-	(11.13)
(f) Salary								
- Chief Financial Officer	-	-	-	169.64	-	-	-	169.64
	-	-	-	(130.98)	-	-	-	(130.98)
- Company Secretary	-	-	-	37.37	-	-	-	37.37
	-	-	-	(30.98)	-	-	-	(30.98)
(g) Service provider fees	-	-	-	-	-	15,456.76	-	15,456.76
	-	-	-	-	-	(12,637.85)	-	(12,637.85)
(h) Managerial Remuneration	-	-	-	100.00	-	-	-	100.00
(i) Sitting Fee & Commission	-	-	-	(100.00)	-	-	-	(100.00)
- Mr. Dheeraj G Hinduja	-	-	-	-	-	-	54.00	54.00
	-	-	-	-	-	-	-	-
- Mr. Gopal Mahadevan	-	-	-	-	-	-	58.50	58.50
	-	-	-	-	-	-	-	-
- Mr. Sudip Basu	-	-	-	-	-	-	52.50	52.50
	-	-	-	-	-	-	-	-
- Mr. G S Sundararajan	-	-	-	-	-	-	61.00	61.00
	-	-	-	-	-		-	-
- Ms. Bhumika Batra	-	-	-	-	-	-	57.00	57.00
							(7.95)	(7.95)
- Mr. Srinivas Acharya	-	-	-	-	-	-	-	-
							(4.65)	(4.65)
- Ms. Manju Agarwal							56.00	56.00
							(7.95)	(7.95)
- Mr. S V Parthasarathy							59.50	59.50
							(9.45)	(9.45)

Note: Figures in bracket represents the figures for FY 2024-25

(4A) Exposures to Rlated Parties

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
A. Loans to Related parties		
1. Aggregate value of loan to related parties during the year	-	-
2. Aggregate value of outstanding loans to related parties as on 31st March	-	-
3. Aggregate value of outstanding loans to related parties as a proportion of total credit exposure as on 31st March (%)		
4. Aggregate value of outstanding loans to related parties which are categorised as		
(i) Special Accounts as on 31st March	-	-
(i) Non-performing Assets as on 31st March	-	-
5. Amount of provisions held in respect of loans to related parties as on 31st March	-	-
B. Contracts and arrangements Involving Related Parties		
6. Aggregate value of contracts and arrangements awarded to related parties during the year	-	-
7. Aggregate value of outstanding contracts and arrangements involving related parties as on 31st March	-	-

(5) Disclosure of Compliants

(i) Summary information on complaints received by the HFCs from customers and from the Offices of Ombudsman

(INR in Lakh)

S.No	Particulars	As at 31st March 2026	As at 31st March 2025
	Complaints received by the HFC from its customers		
1	Number of complaints pending at beginning of the year	4	10
2	Number of complaints received during the year	3,817	1,702
3	Number of complaints disposed during the year	3,758	1,708
3.1	Of which, number of complaints rejected by the HFC	-	-
4	Number of complaints pending at the end of the year	63	4
	Maintainable complaints received by the HFC from Office of Ombudsman	-	-
5	Number of maintainable complaints received by the HFC from Office of Ombudsman	-	-
5.1	Of 5, number of complaints resolved in favour of the HFC by Office of Ombudsman	-	-
5.2	Of 5, number of complaints resolved through conciliation/mediation/advisories issued by Office of Ombudsman	-	-
5.3	Of 5, number of complaints resolved after passing of Awards by Office of Ombudsman	-	-
6	Number of Awards unimplemented within the stipulated time (other than those appealed)	-	-

(ii) Top five grounds of complaints received by the HFCs from customers

Grounds of complaints, (i.e. complaints relating to)	Number of complaints pending at the beginning of the year	Number of complaints received during the year	% increase/ decrease in the number of complaints received over the previous year	Number of complaints pending at the end of the year	Of 5, number of complaints pending beyond 30 days
1	2	3	4	5	6
For Year ended 31st March 2026					
Foreclosure	1	478	Increase by 102%	8	-
ROI	-	416	Increase by 1287%	5	-
EMI	2	376	Increase by 41%	6	-
Legal Proceedings	-	338	Increase by 231%	10	-
Insurance	-	300	Increase by 127%	7	-
For Year ended 31st March 2025					
EMI	3	267	Increase by 77%	2	-
Foreclosure	1	237	Increase by 65%	1	-
Loan Related Query	-	174	Increase by 100%	-	-
Loan Documents	-	170	Increase by 133%	1	-
Statement of Accounts (SOA)	-	135	Increase by 1127%	-	-
Others	6	719	Increase by 291%	-	

(6) Loans to Directors, senior officers and relatives of Directors

The company has neither undertaken any transactions nor has any outstanding balances with Directors, Senior Officers and Relatives of Directors during the year Ended 31st March 2026 and 31st March 2025

(7) Currency Futures

The company has not undertaken any transactions in Currency Futurues during the year ended 31st March 2026 and 31st March 2025

(8) Liquidity

(i) Funding concentration based on significant counterparty (both deposits and borrowings)

S.No	Number of significant counter	Amount(₹ in lakhs)	% of Total Deposits	% of Total liabilities
1	19	9,33,348.50	Not applicable	88.59%

(ii) Top 20 large deposits

Not applicable. The Company does not accept public deposits.

(iii) Top 10 Borrowings

Particulars	As at 31st March 2026	As at 31st March 2025
Balance as at year-end for Top 10 Borrowings	7,19,318.65	7,02,663.96
% of Total Borrowings	71.59%	72.37%

(iv) Funding Concentration based on significant instrument / product

S.No	Number of significant counter parties	Amount(₹ in lakhs)	% of Total liabilities
1	Term Loans	8,52,909.32	80.96%
2	Non Convertible Debentures	67,339.38	6.39%
3	Subordinated Liabilities	58,587.04	5.56%
4	Working Capital Loans	7,332.41	0.70%
5	External Commercial Borrowings	8,972.10	0.85%
6	Commercial Paper	9,693.99	0.92%

(v) Stock Ratios

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
1. Commercial papers	0.92%	Not Applicable
2. Non-convertible debentures (original maturity of less than one year)	Not Applicable	Not Applicable
3. Other short-term liabilities, if any as a % of total assets	0.70%	0.00%
4. Institutional set-up for liquidity risk management : The Board of Directors of the Company have adopted the ALM policy, which contains the guidelines and framework for Liquidity Risk management, among other things. The changes brought in the Liquidity Risk Management Framework vide Reserve Bank of India (Non-Banking Financial Companies – Asset Liability Management) Directions, 2025 dated November 28, 2025 are also being covered as part of the ALM Policy which will be reviewed by the Board periodically for compliance and implementation. The Board shall have the overall responsibility for management of liquidity risk by reviewing the implementation of the ALM Policy. The Asset-Liability Management Committee constituted by the Board carries out the functions as listed out in the circular.		

(9) Comparison between provisions required under IRACP and Impairment Allowances made under Ind AS 109 For year ending 31 March 2026

Asset Classification as per RBI Norms	Asset Classification as per INDAS	Gross Carrying amount as per INDAS	Loss Allowances (Provisions) as required under Ind AS 109	Net Carrying Amount	Provisions required as per IRACP norms	Difference between Ind AS 109 provisions and IRACP norms
Performing assets						
Standard	Stage 1	10,02,796.02	354.66	10,02,441.36	2,984.35	(2,629.69)
	Stage 2	74,043.76	4,595.88	69,447.88	235.89	4,359.99
Subtotal - Standard		**10,76,839.77**	**4,950.53**	**10,71,889.24**	**3,220.24**	**1,730.30**
Non performing assets						
Substandard	Stage 3	6,666.58	2,030.79	4,635.79	999.99	1,030.80
Doubtful - upto 1 year	Stage 3	12,099.07	4,098.66	8,000.40	3,484.50	614.17
1 to 3 years	Stage 3	9,210.93	2,975.32	6,235.60	3,684.37	(709.05)
More than 3 years	Stage 3	3,982.75	1,307.37	2,675.38	3,982.75	(2,675.38)
Subtotal - Doubtful		**25,292.75**	**8,381.36**	**16,911.39**	**11,151.62**	**(2,770.26)**
Loss assets	Stage 3	2,749.66	2,749.66	-	2,749.66	-
Subtotal - NPA		**34,708.98**	**13,161.81**	**21,547.17**	**14,901.27**	**(1,739.46)**
Other items such as guarantees, loan commitments, etc, which are in scope of IND AS 109 but not covered under current IRACP norms	Stage 1	43,073.62	15.24	43,058.38	110.45	(95.20)
	Stage 2	2,089.76	127.84	1,961.92	5.25	122.58
	Stage 3	-	-	-	-	-
	Sub total	**45,163.38**	**143.08**	**45,020.30**	**115.70**	**27.38**
Total	**Stage 1**	**10,45,869.64**	**369.90**	**10,45,499.74**	**3,094.79**	**(2,724.89)**
	Stage 2	**76,133.52**	**4,723.71**	**71,409.80**	**241.15**	**4,482.57**
	Stage 3	**34,708.98**	**13,161.81**	**21,547.17**	**14,901.27**	**(1,739.46)**
	Total	**11,56,712.14**	**18,255.42**	**11,38,456.72**	**18,237.20**	**18.22**

For year ending 31 March 2025

Asset Classification as per RBI Norms	Asset Classification as per INDAS	Gross Carrying amount as per INDAS	Loss Allowances (Provisions) as required under Ind AS 109	Net Carrying Amount	Provisions required as per IRACP norms	Difference between Ind AS 109 provisions and IRACP norms
Performing assets						
Standard	Stage 1	9,00,324.38	136.26	9,00,188.11	2,790.89	(2,654.63)
	Stage 2	1,12,876.64	1,391.24	1,11,485.40	357.17	1,034.08
Subtotal - Standard		**10,13,201.02**	**1,527.51**	**10,11,673.51**	**3,148.06**	**(1,620.55)**
Non performing assets						
Substandard	Stage 3	15,022.22	1,513.41	13,508.80	2,253.33	(739.92)
Doubtful - upto 1 year	Stage 3	6,629.43	4,135.76	2,493.67	1,657.36	2,478.40
1 to 3 years	Stage 3	6,244.16	4,058.79	2,185.37	2,497.66	1,561.12
More than 3 years	Stage 3	2,550.82	1,658.07	892.75	2,550.82	(892.75)
Subtotal - Doubtful		**15,424.41**	**9,852.61**	**5,571.79**	**6,705.84**	**3,146.77**
Loss assets	Stage 3	2,971.06	2,971.06	-	2,971.06	-
Subtotal - NPA		**33,417.68**	**14,337.08**	**19,080.59**	**11,930.23**	**2,406.85**
Other items such as guarantees, loan commitments, etc, which are in scope of IND AS 109 but not covered under current IRACP norms	Stage 1	40,963.97	-	40,963.97	-	-
	Stage 2	2,484.39	-	2,484.39	-	-
	Stage 3	-	-	-	-	-
	Sub Total	**43,448.36**	**-**	**43,448.36**	**-**	**-**
Total	**Stage 1**	**9,41,288.35**	**136.26**	**9,41,152.08**	**2,790.89**	**(2,654.63)**
	Stage 2	**1,15,361.03**	**1,391.24**	**1,13,969.79**	**357.17**	**1,034.08**
	Stage 3	**33,417.68**	**14,337.08**	**19,080.59**	**11,930.23**	**2,406.85**
	Total	**10,90,067.06**	**15,864.59**	**10,74,202.47**	**15,078.29**	**786.30**

(10) Significant Accounting Policies - Refer note no 1-4 of Financial Statement.

(11) Capital

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
CRAR %	23.43%	24.89%
CRAR - Tier I Capital %	17.74%	18.51%
CRAR - Tier II Capital %	5.69%	6.38%
Amount of subordinated debt raised as Tier II Capital	-	21,000.00
Amount raised by issue of perpetual debt instruments	-	15,000.00

Disclosure of issuance of Perpetual Debt Instrument

(INR in Lakh)

Particulars	As at 31st March 2026	As at 31st March 2025
(a) Amount of funds raised through PDI during the year	-	15,000.00
(b) Outstanding at end of the financial year	14,468.72	14,388.69
(c) Percentage of the amount of PDI of the amount of its Tier 1 capital	10.95%	11.24%
(d) Financial year in which interest has not been paid	Not Applicable	Not Applicable

(12) Investments

(INR in Lakh)

S.No	Particulars	As at 31st March 2026	As at 31st March 2025
1	Value of investment		
	(i) Gross value of investment		
	(a) In India	14,009.20	11,782.82
	(b) Outside India	Nil	Nil
	(ii) Provision for depreciation		
	(a) In India	Nil	Nil
	(b) Outside India	Nil	Nil
	(iii) Net Value of Investment		
	(a) In India	14,009.20	11,782.82
	(b) Outside India	Nil	Nil
2	**Movement of provisions held towards depreciation on investments**		
	(i) Opening balance (ii) Add : Provisions made during the year (iii) Less: Write off/ write back of excess provisions during the year (iv) Closing balance	Nil	Nil

(13) Derivatives

(INR in Lakh)

S.No	Particulars	As at 31st March 2026	As at 31st March 2025
(i)	**Forward Rate Agreement/ Interest Rate Swap**		
	(1) The notional principal of forward contract agreements	2,02,371.12	32,002.00
	(2) Losses which would be incurred if counterparties failed to fulfill their obligations under	-	-
	(3) Collateral required by NBFC upon entering into forward contract agreements	-	-
	(4) Concentration of credit risk arising from the forward rate	-	-
	(5) Fair value of forward contract	7,661.38	(741.32)

(ii) Exchange Traded Interest Rate(IR) Derivatives

The company has not entered into any Exchange Traded Interest Rate (IR) derivative contract during the year ended 31 March 2026 and 31 March 2025.

(iiii) Disclosure on risk exposure in Derivative

Qualitative Disclosure

1 The company does not indulge into any derivative trading transactions.

2 The company undertakes the derivative transaction to prudently hedge the risk in context of particular borrowing. The company reviews, the proposed transaction and outline any considerations associated with the transaction, including identification of the benefits and potential risks (worst case scenarios) ; an independent analysis of potential savings from the proposed transaction. The company evaluates all the risks inherent in the transaction viz., counter party risk, Market risk, operational risk, Basis risk etc. Credit risk is controlled by restricting the counterparties that the company deals with, to those who either have banking relationship with the company or are internationally renowned or can provide sufficient information. Market/price risk arising from the fluctuations of interest rates and foreign exchange rates or from other factors shall be closely monitored and controlled.Transactions entered for hedging, will run for its life, irrespective of profit or loss.

3 The company's policy is to fully hedge its foreign currency borrowings at the time of drawdown and remain so till repayment and hence the hedge Ratio is 1:1

4 Refer Note no 3.3(b)(iii) for Material accounting policy on derivatives and hedging.

Quantitative Disclosure

(INR in Lakh)

Particulars	As at 31st March 2026		As at st 31 March 2025	
	Currency Derivatives	Interest Rate Derivatives	Currency Derivatives	Interest Rate Derivatives
(i) Derivatives (Notional Principal Amount)	1,89,871.12	12,500.00	32,002.00	-
(ii) Marked to Marked Positions				
a) Asset (+)	7,605.45	136.70	-	-
a) Liability (-)	(80.76)	-	(741.32)	-
(iii) Credit Expsoure	-	-	-	-
(iv) Unhedged Exposures	-	-	-	-

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(14) Asset liability Management (Maturity pattern of certain items of Assets and liabilities)

Maturity pattern of certain items assets and liabilities - As at 31st March 2026

(INR in Lakh)

Particulars	1 day to 7 days	8 days to 14 days	15 days to 30/31 days	Over one month to 2 months	Over 2 months to 3 months	Over 3 months to 6 months	Over 6 months to 1 year	Over 1 year to 3 years	Over 3 years to 5 years	Over 5 years	Total
Deposits	-	-	-	-	-	-	-	-	-	-	-
Advances #	28,005.69	6,058.68	3,729.78	15,972.77	15,810.36	46,403.81	88,285.75	2,93,539.24	2,12,745.66	4,41,528.88	11,52,080.62
Investments	-	9,488.71	-	-		2,446.00	-	2,074.49	-	-	14,009.20
Borrowings*	530.43	140.62	5,583.69	6,919.86	24,378.36	48,763.73	1,07,676.81	2,65,691.35	2,13,021.92	1,44,636.04	8,17,342.81
Foreign currency assets											
Foreign currency liabilities**	678.56	-	621.31	61.98	7,317.50	8,035.88	16,114.88	70,612.29	50,261.53	33,787.49	1,87,491.42

Maturity pattern of certain items assets and liabilities - As at 31 March 2025

(INR in Lakh)

Particulars	1 day to 7 days	8 days to 14 days	15 days to 30/31 days	Over one month to 2 months	Over 2 months to 3 months	Over 3 months to 6 months	Over 6 months to 1 year	Over 1 year to 3 years	Over 3 years to 5 years	Over 5 years	Total
Deposits	-	-	-	-	-	-	-	-	-	-	
Advances #	26,998.10	4,063.88	3,843.08	14,770.38	14,617.03	42,923.09	81,544.48	2,73,743.52	2,00,204.63	4,21,082.50	10,83,790.67
Investments	-	6,489.95	-	-	1,004.45	1,535.92	997.27	-	1,755.23	-	11,782.82
Borrowings*	1,302.23	-	4,616.19	5,368.98	24,094.00	38,139.11	83,429.42	3,32,520.70	2,46,803.87	2,02,771.96	9,39,046.46
Foreign currency assets											
Foreign currency liabilities**	-	-	-	-	1,333.00	1,333.00	2,666.00	10,664.00	10,664.00	5,195.62	31,855.62

Maturity pattern of advances has been disclosed based on their behavioural pattern of cashflows.

*Borrowings excludes foreign currency liabilities. Cash credit borrowings and working capital demand loan from banks are usually for a period of 1 year. As per the prevalent practice, these facilities are renewed on a year to year basis. Accordingly, repayments of cash credit borrowings and working capital demand loans from banks aggregating INR 7,332.41 Lakhs as on 31March 2026 (31 March 2025 - INR 0.21 Lakh) has been distributed over the same period as the maturity pattern of assets on finance within the period of 1 year.

** Foreign Currency liabilities includes ECB and Foreign Currency Term Loan (FCTL) availed by converting a Rupee Term Loan (RTL).The FCTL will have short tenor with option to roll-over further or reconvert into RTL on maturity date.The reconverted RTL will be repayable as per the actual repayment terms of original schedule of RTL and in view of the same, the maturity buckets in foreign currency liability pertaining to FCTL has been stated on basis of repayment schedule of RTL.

(15) Exposures

(i) Exposure of Parent Company Products

There is no exposure to financing of parent company products during the year ended 31st March 2026 and 31st March 2025

(ii) Details of Single Borrower Limit (SGL)/ Group Borrower Limit (GBL)

During the year, company had not exceeded single borrower limit and group borrower limit as stipulated by the Prudential Norms in respect of loans and advances.

(iii) Unsecured advances

There is no exposure to unsecured loans during the year ended 31st March 2026 and 31st March 2025.

(16) Corporate Governanace - Refer Report on Corporate Governance

(17) Breach of covenant - There are no breach of convenant during the year ended 31st March 2026 and 31st March 2025

(18) Divergence in Asset Classification and Provisioning

There are no additional provisioning requirement identified by RBI during the year ended 31st March 2026 and 31st March 2025

(19) Registration from other financial regulators

Registration/ License	Authority issuing the registration / license	Registration / License reference
Certificate of registration	National Housing Bank	09.0129.15

There are no other registrations obtained from other financial sector regulators

(20) Area of operation

Company's area of operation is in India. There are no joint venture and overseas subisdiaries.

(21) Disclosure of Rating

Ratings assigned by credit rating agency and migration of ratings during the year

Facility	Rating agency	As at 31st March 2026	Date of rating
Long-term : Bank borrowings	CARE	AA+/Stable	12-Jan-26
Short-term : Bank borrowings	CARE	AA+/Stable, A1+	12-Jan-26
Short-term : Commercial paper	CARE	A1+	18-Feb-26
Long-term: Non-convertible debentures	CARE	AA+/Stable	18-Feb-26
Long-term: Subordinated debt	CARE	AA+/Stable	09-Dec-25
Long-term: Non-convertible debentures	CRISIL	AA+/Stable	20-Feb-26
Long-term: Subordinated debt	CRISIL	AA+/Stable	27-Oct-25
Long-term: Perpetual Debt	CRISIL	AA/Stable	27-Oct-25
Long-term: Perpetual Debt	CARE	AA/Stable	09-Dec-25
Short-term : Commercial paper	CRISIL	A1+	20-Feb-26

(22) Remuneration to Directors

For Remuneration paid to non executive directors, kindly refer note no 60(4) - Related Party Disclosure

(23) Net Profit or Loss for the period, prior period items and changes in accounting policies

The Company does not have any prior period items / change in accounting policies during the current year other than those disclosed in financial statement.

(24) Revenue Recognition

There has been no instance where revenue recognition has been postponed pending the resolution of significant uncertainties.

(25) Provisions and Contingencies

(INR in Lakh)

Breakup of 'Provisions and Contingencies' shown under the head Expenditure in Profit and Loss Account	For year ended 31st March 2026	For year ended 31st March 2025
Provisions for depreciation on investment	-	-
Provisions made towards income tax	13,107.72	11,840.09
Provisions towards non-performing assets	(1,175.28)	3,659.41
Provision for Standard Assets	3,566.11	285.83
Other provision and contingencies		
- Provision for Expenses	1,073.39	1,095.53
- Provision for Employee Benefits	2,840.23	1,941.46

(26) Draw Down from Reserves

There has not been any draw down from reserves during the year ended 31 March 2026 and 31 March 2025

(27) Concentration of deposits, advances and exposure for NPAs

(INR in Lakh)

S. No.	Particulars	For year ended 31st March 2026	For year ended 31st March 2025
1	**Concentration of Public Deposits (for Public Deposit taking/holding HFCs)**	**NA**	**NA**
2	**Concentration of loans & advances**		
	Total advances to twenty largest borrowers	13,019.79	16,818.14
	Percentage of Advances to twenty largest borrowers to Total Advances of the HFC	1.17%	1.61%
3	**Concentration of all Exposures**		
	Total Exposure to twenty largest borrowers / customers	13,019.79	16,818.14
	Percentage of Exposures to twenty largest borrowers / customers to Total Exposure of the HFC on borrowers / customers	1.17%	1.61%
4	**Concentration of NPAs**		
	Total exposure to top ten NPA accounts	3,590.96	3,309.71

(28) Movement of NPAs

(INR in Lakh)

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
(i) Net NPAs to Net Advances (%)	1.96%	1.85%
(ii) Movement of NPAs (Gross)		
(a) Opening balance	33,417.68	24,397.94
(b) Additions during the year	8,994.55	16,520.80
(c) Reductions during the year	(7,703.25)	(7,501.06)
(d) Closing balance	34,708.98	33,417.68
(iii) Movement of Net NPAs		
(a) Opening balance	19,080.59	13,720.26
(b) Additions during the year	9,082.35	13,650.55
(c) Reductions during the year	(6,615.77)	(8,290.22)
(d) Closing balance	21,547.17	19,080.59
(iv) Movement of provisions for NPAs (excluding provisions on standard assets)		
(a) Opening balance	14,337.08	10,677.67
(b) Provisions made during the year	5,212.07	6,219.28
(C) Write-off / write-back of excess provisions	(6,387.35)	(2,559.87)
(d) Closing balance	13,161.80	14,337.08

(29) Overseas assets

The Company does not have any joint ventures and subsidiaries abroad during the year ended 31 March 2026 and 31 March 2025 and hence this disclosure is not applicable.

(30) Off-balance sheet SPVs sponsored

There were no off-balance sheet SPVs sponsored by the Company during the year ended 31 March 2026 and 31 March 2025.

(31) Off-balance sheet exposures and structured products

There were no off-balance sheet exposures and no structured products issued by the company during the year ended 31st March 2026 and 31st March 2025

(32) Disclosure on Liquidity Coverage Ratio

(i) Quarterly Liquidity Coverage Ratio Disclosure

(INR in Lakh)

S. No	Liquidity Coverage Ratio	Q1 FY26		Q2 FY26		Q3 FY26		Q4 FY26	
		Total Unweighted value (average)	Total weighted value (average)	Total Unweighted value (average)	Total weighted value (average)	Total Unweighted value (average)	Total weighted value (average)	Total Unweighted value (average)	Total weighted value (average)
	Total High Quality Liquid Assets								
1	Cash in hand including demand deposits with Banks	10,954.36	10,954.36	10,227.86	10,227.86	11,595.74	11,595.74	11,627.73	11,627.73
	Cash outflows								
2	Deposits (for deposit taking companies)	-	-	-	-	-	-	-	-
3	Unsecured wholesale funding	-	-	-	-	-	-	-	-
4	Secured wholesale funding	-	-	-	-	-	-	-	-
5	Additional requirements, of which								
	i) Outflows related to derivative exposures and other collateral requirements								
	ii) Outflows related to loss of funding on debt products								
	iii) Credit and liquid facilities								
6	Other contractual funding obligations	21,992.57	25,291.46	21,182.49	24,359.86	22,664.75	26,064.46	24,812.96	28,534.91
7	Other contingent funding obligations	-	-	-	-	-	-	-	-
	Total Cash outflows	**21,992.57**	**25,291.46**	**21,182.49**	**24,359.86**	**22,664.75**	**26,064.46**	**24,812.96**	**28,534.91**
	Cash inflows								
8	Secured lending	-	-	-	-	-	-	-	-
9	Inflows from fully performing exposures	12,518.84	9,389.13	12,131.92	9,098.94	12,441.02	9,330.77	13,237.17	9,927.88
10	other cash inflows	31,203.30	23,402.47	33,277.17	24,957.88	33,116.40	24,837.30	33,788.89	25,341.67
	Total Cash inflows	**43,722.13**	**32,791.60**	**45,409.10**	**34,056.82**	**45,557.42**	**34,168.06**	**47,026.06**	**35,269.55**
	Total High Quality Liquid Assets	10,954.36	10,954.36	10,227.86	10,227.86	11,595.74	11,595.74	11,627.73	11,627.73
	Total Net Cash outflows		6,322.86		6,089.96		6,516.12		7,133.73
	Liquidity coverage ratio (%)		**173.25%**		**167.95%**		**177.95%**		**163.00%**

(ii) Qualitative discussion around the LCR

1. Main drivers of LCR are the trends in collections from perfoming exposures, repayment schedule of borrowings and debt securities which have remained range bound during the financial year ended 31st March 2026
2. The repayment of borrowings are scheduled mostly towards the end of each month whereas collections are largely concentrated in the beginning of the month.LCR requirements are modulated according to these patterns
3. High quality liquid assets maintained by the company comprises of soverign instruments and bank balances
4. Concentration of funding sources - Refer Note 43(d) of Notes to Financial Statements
5. The company's Derivative exposures do not generate any additional volatility in cash flows that may impact LCR . The company does not have any potential collateral obligations
6. The company does not have any Currency mismatch in its components of LCR
7. The company has considered all the relevant inflows and outflows for the LCR calculation

(33) Currency options

There are no transactions involving currency options during the year ended 31st March 2026 and 31st March 2025

(34) Consolidated Financial Statements- As per Indian Accounting Standard 110

The company does not control any other entity (subsidiary) hence preparation of Consolidated Financial Statements is not applicable.

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(35) Schedule to Balance sheet

(INR in Lakh)

S. No	Particulars	As at 31st March 2026		As at 31st March 2025	
	Liabilities Side	**Amount Outstanding**	**Amount Overdue**	**Amount Outstanding**	**Amount Overdue**
	Loans and advances availed by the HFC inclusive of interest accrued thereon but not paid:				
	(a) Debentures				
	- Secured	67,339.38	-	50,512.75	-
	- Unsecured	58,587.04	-	58,427.26	-
	(b) Deferred Credits	-	-	-	-
	(c) Term Loans	8,61,881.41	-	8,61,961.86	-
	(d) Inter-corporate loans and borrowing	-	-	-	-
	(e) Commercial Paper	9,693.99	-	-	-
	(f) Public Deposits	-	-	-	-
	(g) Other Loans				
	- Cash credit and Working capital demand loans from bank	7,332.41	-	0.21	-
2.	**Break up of (1)(f) above (Outstanding public deposits inclusive of interest accrued thereon but not paid) :**				
	(a) In form of Unsecured debentures	-	-	-	-
	(b) In form of partly secured debentures	-	-	-	-
	(c) Other public deposits	-	-	-	-

	Asset Side	**As at 31st March 2026**	**As at 31st March 2025**
3.	**Break up of Loans and Advances including bills receivables (other than those included in (4) below):**		
	(a) Secured	11,52,080.62	10,83,790.67
	(b) Unsecured	-	-
4.	**Break up of Leased Assets and stocks on hire and other assets counting towards asset financing activities**		
	(i) Lease assets including lease rentals under sundry debtors	-	-
	(a) Financial lease	-	-
	(b) Operating lease	-	-
	(ii) Stocks on hire including hire charges under sundry debtors		
	(a) Assets on hire	-	-
	(b) Repossessed Assets	-	-
	(iii) Other loans counting towards asset financing activities		
	(a) Loans where assets have been repossessed	-	-
	(b) Loans other than (a) above	-	-
5.	**Break-up of Investments**		
	Current Investments		
	(i) Quoted		
	(a) Shares		
	- Equity	-	-
	- Preference	-	-
	(b) Debentures and Bond	-	-
	(c) Units of mutual fund	-	-
	(d) Government securities	11,934.71	10,027.59
	(e) Others	-	-

(ii) Unquoted		
(a) Shares		
- Equity	-	-
- Preference	-	-
(b) Debentures and Bond	-	-
(c) Units of mutual fund	-	-
(d) Government securities	-	-
(e) Others	-	-
Long Term Investments		
(i) Quoted		
(a) Shares		
- Equity	-	-
- Preference	-	-
(b) Debentures and Bond	-	-
(c) Units of mutual fund	-	-
(d) Government securities	-	-
(e) Others	-	-
(ii) Unquoted		
(a) Shares		
- Equity	-	-
- Preference	-	-
(b) Debentures and Bond	-	-
(c) Units of mutual fund	-	-
(d) Government securities	-	-
(e) Others		
- Investment in Alternative Investment Fund	2,074.49	1,755.23

6. Borrower group-wise classification of assets financed as in (3) and (4) above :

Amount net of provision

Category	As at 31st March 2026			As at 31st March 2025		
	Secured	Unsecured	Total	Secured	Unsecured	Total
(i) Related Party						
(a) Subsidiaries	-	-	-	-	-	-
(b) Companies in the same group	-	-	-	-	-	-
(c) Other related party	-	-	-	-	-	-
(ii) Other than related party	11,52,080.62	-	11,52,080.62	10,83,790.67	-	10,83,790.67

7. Investor group wise classification of all investments (current and long term) in shares and securities (both quoted and unquoted)

Category	As at 31st March 2026		As at 31st March 2025	
	Market value/Break up or fair value/NAV	Book Value (net of provision)	Market value/Break up or fair value/NAV	Book Value (net of provision)
(i) Related Party				
(a) Subsidiaries	-	-	-	-
(b) Companies in the same group	-	-	-	-
(c) Other related party	-	-	-	-
(ii) Other than related party	**14,009.20**	**14,009.20**	**11,782.82**	**11,782.82**

8. Other Information	Year ended 31st March 2026	Year ended 31st March 2025
(i) Gross Non-Performing Assets		
(a) Related parties	-	-
(b) Other than related parties	34,708.98	33,417.68
(ii) Net Non-Performing Assets		
(a) Related parties	-	-
(b) Other than related parties	21,547.17	19,080.59
(iii) Assets acquired in satisfaction of debt	-	-

61. Disclosure required as per Reserve Bank of India (Housing Finance Companies) Directions, 2025 dated November 28th, 2025

(1) Reserve Fund u/s 29C of NHB Act, 1987 as per paragraph 52

	Year ended 31st March 2026	Year ended 31st March 2025
Balance at the beginning		
a) Statutory reserve as per section 29C of the National Housing Bank Act, 1987	8,268.17	4,598.80
b) Amount of special reserve u/s 36(1)(viii) of Income tax Act, 1961 taken in to account for the purpose of statutory reserve u/s 29C of the National Housing Bank Act, 1987	14,432.62	10,667.13
c) Total	**22,700.79**	**15,265.93**
Addition/Appropriation/withdrawals during the year		
Add:		
a) Amount transferred as per section 29C of the National Housing Bank Act, 1987	5,584.93	3,669.37
b) Amount of special reserve u/s 36(1)(viii) of Income tax Act, 1961 taken in to account for the purpose of statutory reserve u/s 29C of the National Housing Bank Act, 1987	2,147.71	3,765.49
Less:		
a) Amount transferred as per section 29C of the National Housing Bank Act, 1987	-	-
b) Amount withdrawn from special reserve u/s 36(1)(viii) of Income tax Act, 1961 taken in to account for the purpose of statutory reserve u/s 29C of the National Housing Bank Act, 1987	-	-
Balance as at end of the year		
a) Statutory reserve as per section 29C of the National Housing Bank Act, 1987	13,853.10	8,268.17
b) Amount of special reserve u/s 36(1)(viii) of Income tax Act, 1961 taken in to account for the purpose of statutory reserve u/s 29C of the National Housing Bank Act, 1987	16,580.33	14,432.62
c) Total	**30,433.43**	**22,700.79**

(2) Exposure to group companies engaged in real estate business as per para 60

There is no exposure to group companies engaged in real estate business during the year ended 31st March 2026 and 31st March 2025.

(3) Principal Business Criteria - as per para 10(9)

Housing Finance Company shall mean a company incorporated under the Companies Act, 2013 that fulfills the following conditions;

a) It is an NBFC whose financial assets, in the business of providing finance for housing, constitute at least 60% of its total assets (netted off by intangible assets)

b) Out of the total assets (netted off by intangible assets and deferred revenue expenditure), not less than 50% should be by way of housing financing for individuals.

The company meets the aforesaid principal business criteria ;

Particulars	Year ended 31st March 2026	Year ended 31st March 2025
Total Assets*	12,51,352.97	11,56,557.71
Less: Intangible assets	3,777.79	2,609.03
Net total assets	12,47,575.18	11,53,948.68
Housing Finance	7,76,972.34	7,17,963.45
Individual Housing Finance	7,76,972.34	7,17,963.45
Percentage of housing finance to total assets (net of intangible assets)	62.28%	62.22%
Percentage of individual housing finance to total assets (net of intangible assets)	62.28%	62.22%

* Excluding Fair value gain or loss

62 Break up of loans and advances and provisions thereon

(INR in Lakh)

Particulars	Housing loan		Non-housing loan	
	As at 31st March 2026	As at 31st March 2025	As at 31st March 2026	As at 31st March 2025
Standard assets				
Total outstanding	7,52,387.10	6,97,245.07	3,24,452.67	3,15,955.95
Provisions	(2,973.68)	(956.98)	(2,119.93)	(570.52)
Sub-standard assets				
Total outstanding	4,662.29	7,987.06	2,004.28	7,035.15
Provisions	(1,417.81)	(796.88)	(612.97)	(716.54)
Doubtful assets 1				
Total outstanding	5,477.43	3,688.31	6,621.64	2,941.12
Provisions	(1,780.10)	(2,397.45)	(2,318.57)	(1,738.31)
Doubtful assets 2				
Total outstanding	5,124.03	3,642.45	4,086.89	2,601.71
Provisions	(1,680.23)	(2,367.64)	(1,295.09)	(1,691.14)
Doubtful assets 3				
Total outstanding	2,506.67	1,574.09	1,476.08	976.73
Provisions	(822.84)	(1,023.18)	(484.54)	(634.89)
Loss assets				
Total outstanding	1,979.51	2,229.88	770.15	741.18
Provisions	(1,979.51)	(2,229.88)	(770.15)	(741.18)
Total				
Total outstanding	7,72,137.03	7,16,366.87	3,39,411.72	3,30,251.83
Provisions	(10,654.17)	(9,772.01)	(7,601.25)	(6,092.58)

Note: The total outstanding amount mean principal + accrued interest + other charges pertaining to loans without netting off

63 Previous year figures have been regrouped / reclassified wherever necessary to conform to current year's classification

for and on behalf of the Board of Directors of
Hinduja Housing Finance Limited
CIN No: U65922TN2015PLC100093

Dheeraj Hinduja
Non Executive Chairman
DIN No. 00133410
Place : London

Sachin Pillai
Managing Director
DIN No. 06400793
Place : Chennai

Prateek Parekh
Chief Financial Officer
Place : Chennai

Srinivas Rangarajan
Company Secretary
Place : Chennai

Place : Chennai
Date : May 13th, 2026

Hinduja Housing Finance Limited

REGISTERED OFFICE
27-A, Developed Industrial Estate, Guindy, Chennai - 600 032.

HEAD OFFICE
No. 167-169, 2nd Floor, Anna Salai, Saidapet, Chennai - 600 015.
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