

**UNITECH LIMITED**

Regd. Office: 6, Community Centre, Saket, New Delhi 110017

**Statement of Standalone Results  
for the Quarter & Year Ended March 31, 2013**

(₹ In Crores except EPS)

Sl. No.	Particulars	Quarter Ended			Year Ended	
		31.03.2013 (Unaudited)	31.12.2012 (Unaudited)	31.03.2012 (Unaudited)	31.03.2013 (Audited)	31.03.2012 (Audited)
1.	<b>Income from Operations</b> (a) Net sales / Income from Operations	368.15	254.03	273.67	1,053.09	1,287.91
	<b>Total income from Operations (Net)</b>	368.15	254.03	273.67	1,053.09	1,287.91
2.	<b>Expenses</b> (a) Real estate, Construction and Related Expenses	253.46	160.02	171.01	717.14	828.70
	(b) Changes in Inventories of finished properties, land, land development right and work in progress	2.11	-	1.92	4.12	2.45
	(c) Employee Benefits Expense	45.25	33.78	35.80	140.02	128.51
	(d) Depreciation and Amortisation Expense	1.22	1.42	1.89	5.60	6.78
	(e) Other expenses	38.84	19.70	23.18	88.78	70.94
	<b>Total Expenses</b>	340.88	214.92	233.80	955.66	1,037.38
3.	<b>Profit from Operations before Other income, Finance costs and Exceptional items (1-2)</b>	27.27	39.11	39.87	97.43	250.53
4.	Other income	121.25	117.43	110.92	473.35	488.68
5.	<b>Profit from Ordinary activities before Finance Costs and Exceptional Items (3+4)</b>	148.52	156.54	150.79	570.78	739.21
6.	Finance Costs	50.67	91.92	70.33	304.39	279.94
7.	<b>Profit from Ordinary activities after Finance costs but before Exceptional items (5-6)</b>	97.85	64.62	80.46	266.39	459.27
8.	Exceptional items	-	-	-	-	-
9.	Prior Period Adjustments	26.73	-	-	-	(0.16)
10.	<b>Profit from Ordinary Activities before tax (7+8+9)</b>	124.58	64.62	80.46	266.39	459.11
11.	Tax Expense (a) Current Tax Current Year	33.53	25.50	29.72	98.03	135.04
	Earlier Years	8.52	-	-	8.52	(0.28)
	(b) Deferred Tax	(15.50)	(0.17)	8.29	(26.64)	(2.36)
12.	<b>Net Profit from Ordinary Activities after tax (10-11)</b>	98.03	39.29	42.45	186.48	326.71
13.	Less: Extraordinary items ( Net of Tax Expense of ₹ Nil)	34.50	-	-	34.50	-
14.	<b>Net Profit for the Year (12-13)</b>	63.53	39.29	42.45	151.98	326.71
15.	Paid-up equity share capital (Face Value - ₹ 2 per share)	523.26	523.26	523.26	523.26	523.26
16.	Reserves excluding Revaluation Reserves as per Balance sheet of previous accounting year				9,267.69	9,115.73
17.i	<b>Earning Per share (Before Extraordinary Items) (of ₹ 2 each ) *( Not Annualised)</b> Basic and Diluted	0.37*	0.15*	0.16*	0.71	1.25
17.ii	<b>Earning Per share (After Extraordinary Items) (of ₹ 2 each ) *( Not Annualised)</b> Basic and Diluted	0.24*	0.15*	0.16*	0.58	1.25

Select Information for the Quarter & Year Ended March 31,2013

Sl. No.	Particulars	Quarter Ended			Year Ended	
		31.03.2013	31.12.2012	31.03.2012	31.03.2013	31.03.2012
<b>A</b>	<b>PARTICULARS OF SHAREHOLDING</b>					
1	<b>Public Shareholding</b> - Number of shares - Percentage of shareholding	1351344179 51.65	1351344179 51.65	1351344179 51.65	1351344179 51.65	1351344179 51.65
2	<b>Promoters and Promoter Group Shareholding</b> <b>a) Pledged / Encumbered</b> - Number of shares - Percentage of shares (as a % of the total shareholding of promoter and promoter group) - Percentage of shares (as a % of the total share capital of the company) <b>b) Non - encumbered</b> - Number of shares - Percentage of shares (as a % of the total shareholding of promoter and promoter group) - Percentage of shares (as a % of the total share capital of the company)	957920410 75.73 36.61	970320908 76.71 37.09	862809729 68.21 32.98	957920410 75.73 36.61	862809729 68.21 32.98
		307036458 24.27 11.74	294635960 23.29 11.26	402147139 31.79 15.37	307036458 24.27 11.74	402147139 31.79 15.37
<b>B</b>	<b>Investor Complaints</b> - Pending at the beginning of the Quarter - Received during the Quarter - Disposed of during the Quarter - Remaining unresolved at the End of the Quarter			NIL 22 22 NIL		

**Notes:**

I	The above Audited Standalone Financial Results have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on 30 <sup>th</sup> May, 2013.
II	The figures of last quarter are the balancing figures between audited figures in respect of the full financial year and the published year to date figures upto the third quarter of the current financial year.
III	The company is primarily in the business of real estate development and related activities including construction, consultancy and rentals etc. Further most of the business conducted is within the geographical boundaries of India. Accordingly, the company's business activities primarily represent a single business segment and the company's operations in India represent a single geographical segment.
IV	The Company has accounted for ₹34.50 crores with respect to diminution in the value of its investments in Unitech Wireless Companies and related losses on account of cessation of telecom operations of Unitech Wireless Companies post-cancellation of their telecom licenses and non-participation in recent spectrum auctions of DoT.
V	<p>The Auditors' in their report on the Audited Financial statements of the Company for the year ended 31<sup>st</sup> March, 2013 has stated the following qualification:-</p> <p>Of the total outstanding amount of ₹1,607.43 Crores as of 31.03.2012, company has recovered an amount of ₹682.55 Crores during the year 2012-13.</p> <p>An amount of ₹924.87 Crores is outstanding as at 31.03.2013 in respect of advances for purchase of land, projects pending commencement, joint ventures and collaborators which, as represented by the management, have been given in the normal course of business to land owning companies, collaborators, projects and for purchase of land. Although significant portion has been adjusted/recovered during the current financial year, considering that the remaining balances as at balance sheet date are outstanding/unadjusted for long periods of time, we are unable to ascertain whether all of the remaining balances as at balance sheet date are fully recoverable. Accordingly, we are unable to ascertain the impact, if any, that may arise in case any of these remaining advances are subsequently determined to be doubtful of recovery.</p> <p>The management in response of the above qualification states the following:-</p> <p>These advances have been given in the normal course of business for the purchase of land, projects pending commencement, joint ventures and collaborators. The management is confident of recovering/ adjusting the balance advances in due course.</p>
VI	The figures of previous periods have been re-grouped/re-arranged wherever considered necessary for the purpose of comparison.

Place : Gurgaon

For Unitech Limited

Date : May 30, 2013

Ramesh Chandra  
Chairman