

UNITECH LIMITED

CIN: L74899DL1971PLC009720

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

Statement of Standalone Results

for the Quarter & Half Year Ended September 30, 2014

(₹ in Lacs except EPS)

Sl. No.	Particulars	Quarter Ended			Half Year Ended		Year Ended
		30.09.2014 (Unaudited)	30.06.2014 (Unaudited)	30.09.2013 (Unaudited)	30.09.2014 (Unaudited)	30.09.2013 (Unaudited)	31.03.2014 (Audited)
1.	Income from Operations (a) Net sales / Income from Operations	12,595.37	30,082.91	30,253.50	42,678.28	58,362.66	169,697.31
	Total income from Operations (Net)	12,595.37	30,082.91	30,253.50	42,678.28	58,362.66	169,697.31
2.	Expenses (a) Real estate, Construction and Related Expenses	10,799.10	24,560.28	27,314.92	35,359.38	48,008.37	147,898.26
	(b) Changes in Inventories of finished properties, land, land development right and work in progress	40.33	682.07	-	722.40	44.88	818.77
	(c) Employee Benefits Expense	3,303.23	3,379.33	3,976.20	6,682.56	8,030.64	15,709.17
	(d) Depreciation and Amortisation Expense	212.35	283.06	92.70	495.41	185.71	656.47
	(e) Other expenses	2,193.92	1,777.49	2,006.99	3,971.41	3,776.24	10,166.41
	Total Expenses	16,548.93	30,682.23	33,390.81	47,231.16	60,045.84	175,249.08
3.	Profit/(Loss) from Operations before Other income, Finance costs, Exceptional items and Prior Period Adjustments (1-2)	(3,953.56)	(599.32)	(3,137.31)	(4,552.88)	(1,683.18)	(5,551.77)
4.	Other income	11,299.53	9,977.22	10,983.53	21,276.75	21,366.19	45,559.17
5.	Profit/(Loss) from Ordinary activities before Finance Costs, Exceptional Items and Prior Period Adjustments (3+4)	7,345.97	9,377.90	7,846.22	16,723.87	19,683.01	40,007.40
6.	Finance Costs	6,837.93	6,788.52	6,785.44	13,626.45	13,381.53	27,422.17
7.	Profit/(Loss) from Ordinary activities after Finance costs but before Exceptional items and Prior Period Adjustments (5-6)	508.04	2,589.38	1,060.78	3,097.42	6,301.48	12,585.23
8.	Exceptional items	-	-	-	-	-	-
9.	Prior Period Adjustments	-	-	-	-	-	-
10.	Profit/(Loss) from Ordinary Activities before Tax (7+8+9)	508.04	2,589.38	1,060.78	3,097.42	6,301.48	12,585.23
11.	Tax Expense (a) Current Tax Current Year Earlier Years (b) Deferred Tax	180.00 - - (118.52)	900.00 - - (153.27)	400.00 - - (24.89)	1,080.00 - - (271.79)	2,100.00 - - (77.56)	5,203.23 - - (504.77)
12.	Net Profit from Ordinary Activities after tax (10-11)	446.56	1,842.65	685.67	2,289.21	4,279.04	7,886.77
13.	Less : Extraordinary items	-	-	-	-	-	-
14.	Net Profit for the Period (12-13)	446.56	1,842.65	685.67	2,289.21	4,279.04	7,886.77
15.	Paid-up equity share capital (Face Value - ₹ 2 per share)	52,326.02	52,326.02	52,326.02	52,326.02	52,326.02	52,326.02
16.	Reserves excluding Revaluation Reserves as per Balance sheet of previous accounting year						934,656.39
17.i	Earning Per share (Before Extraordinary Items) (of ₹ 2 each) *(Not Annualised) Basic and Diluted (₹)	0.02*	0.07*	0.02*	0.09*	0.16*	0.30
17.ii	Earning Per share (After Extraordinary Items) (of ₹ 2 each) *(Not Annualised) Basic and Diluted (₹)	0.02*	0.07*	0.02*	0.09*	0.16*	0.30

Select Information for the Quarter & Half Year Ended September 30,2014

Sl. No.	Particulars	Quarter Ended			Half Year Ended		Year Ended
		30.09.2014	30.06.2014	30.09.2013	30.09.2014	30.09.2013	31.03.2014
A	PARTICULARS OF SHAREHOLDING						
1	Public Shareholding - Number of shares - Percentage of shareholding	1370468179 52.38	1365468179 52.19	1353394179 51.73	1370468179 52.38	1353394179 51.73	1360394179 52.00
2	Promoters and Promoter Group Shareholding a) Pledged / Encumbered - 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) Non - encumbered - 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)	1125331541 90.33 43.01	1037830441 82.97 39.67	1049640501 83.11 40.12	1125331541 90.33 43.01	1049640501 83.11 40.12	1141902391 90.92 43.64
		120501327 9.67 4.61	213002427 17.03 8.14	213266367 16.89 8.15	120501327 9.67 4.61	213266367 16.89 8.15	114004477 9.08 4.36
B	Investor Complaints - Pending at the beginning of the Quarter - Received during the Quarter - Disposed of during the Quarter - Remaining unresolved at the End of the Quarter			1 7 8 NIL			

Notes:

1	The above Financial Results (prepared on standalone basis) have been reviewed by the Audit Committee and approved by the Board of Directors of the Company at their respective meetings held on November 12, 2014 and the statutory auditors have carried out the Limited Review of the said Standalone Financial Results.
2	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.
3	Advances for the purchase of land, projects pending commencement, to joint ventures and collaborators amounting to ₹74,107.75 Lacs (previous year ending on 31st March, 2014 - ₹77,188.9 Lacs) have been given in the normal course of business to land owning companies, collaborators, projects and for purchase of land. The management of the company based on the internal assessment and evaluations considers that these advances, which are in the normal course of business are recoverable/adjustable and that no provision is necessary at this stage. Further, significant portion has already been adjusted/ recovered during the previous years as well as during the current quarter and the management is confident of recovering/ appropriately adjusting the balance in due course.
4	There are no material transactions that have not been properly recorded in the accounting record underlying the financial statements. However, material reconciliation for certain sites are under process and necessary adjustments, if any, which may be required subsequent to such reconciliation, would be made accordingly. Management is confident that no material difference will arise on reconciliation.
5	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 : November 12, 2014

Sd/-

Ramesh Chandra
Chairman

Unitech Limited

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

Standalone Statement of Assets & Liabilities

(₹ in Lacs)

Sr.No.	Particulars	As at September 30, 2014 Unaudited	As at March 31, 2014 Audited
A	EQUITY AND LIABILITIES		
1	Shareholders' funds		
	(a) Share Capital	52,326.02	52,326.02
	(b) Reserves and Surplus	936,670.40	934,656.39
	Sub-total - Shareholders' funds	988,996.42	986,982.41
2	Non-current Liabilities		
	(a) Long-Term Borrowings	112,088.96	120,258.62
	(b) Other Long-Term Liabilities	24,420.31	32,115.01
	(c) Long-Term Provisions	2,298.78	2,265.59
	Sub-total - Non-current Liabilities	138,808.05	154,639.22
3	Current Liabilities		
	(a) Short-Term Borrowings	161,021.03	152,908.59
	(b) Trade Payables	98,465.46	93,866.14
	(c) Other Current Liabilities	560,104.95	515,816.17
	(d) Short-Term Provisions	415.83	391.94
	Sub-total - Current Liabilities	820,007.27	762,982.84
	TOTAL- EQUITY AND LIABILITIES	1,947,811.74	1,904,604.47
B	ASSETS		
1	Non-current Assets		
	(a) Fixed Assets	6,795.94	10,206.38
	(b) Non-current Investments	328,840.02	324,284.92
	(c) Deferred Tax Assets (Net)	3,860.44	3,588.65
	(d) Long-Term Loans and Advancess	8,826.52	11,050.95
	Sub-total - Non-current Assets	348,322.92	349,130.90
2	Current Assets		
	(a) Current Investments	3.91	9.92
	(b) Inventories	95,645.52	96,367.91
	(c) Trade Receivables	83,122.49	93,090.71
	(d) Cash and Bank Balances	5,308.85	8,876.23
	(e) Short-Term Loans and Advancess	728,722.04	712,412.78
	(f) Other Current Assets	686,686.01	644,716.02
	Sub-total - Current Assets	1,599,488.82	1,555,473.57
	TOTAL- ASSETS	1,947,811.74	1,904,604.47

Note : Previous year figure(s) have been regrouped wherever considered necessary.