

Form No. MGT-7

Annual Return (other than OPCs and Small Companies)

[Pursuant to sub-section (1) of section 92 of the Companies Act, 2013 and sub-rule (1) of rule 11 of the Companies (Management and Administration) Rules, 2014]

All fields marked in * are mandatory

Refer instruction kit for filing the form



Form language

☒ English ☐ Hindi

I REGISTRATION AND OTHER DETAILS

i *Corporate Identity Number (CIN)

L74899DL1971PLC009720

ii (a) *Financial year for which the annual return is being filed (From date) (DD/MM/YYYY)

01/04/2024

(b) *Financial year for which the annual return is being filed (To date) (DD/MM/YYYY)

31/03/2025

(c) *Type of Annual filing

☒ Original

☐ Revised

(d) SRN of MGT-7 filed earlier for the same financial years

iii

Particulars	As on filing date	As on the financial year end date
Name of the company	UNITECH LIMITED	UNITECH LIMITED
Registered office address	6 COMMUNITY CENTRE SAKET,NA,NEW DELHI,South Delhi,Delhi,India,110017	6 COMMUNITY CENTRE SAKET,NA,NEW DELHI,South Delhi,Delhi,India,110017
Latitude details	28.54	28.54
Longitude details	77.20	77.20

(a) *Photograph of the registered office of the Company showing external building and name prominently visible

Registered Offcie Address_.pdf

(b) *Permanent Account Number (PAN) of the company

AA*****2H

(c) *e-mail ID of the company

*****.dept@unitechgroup.com

(d) *Telephone number with STD code

+91*****38

(e) Website

www.unitechgroup.com

iv *Date of Incorporation (DD/MM/YYYY)

v (a) *Class of Company (as on the financial year end date)
(Private company/Public Company/One Person Company)

(b) *Category of the Company (as on the financial year end date)
(Company limited by shares/Company limited by guarantee/Unlimited company)

(c) *Sub-category of the Company (as on the financial year end date)
(Indian Non-Government company/Union Government Company/State Government Company/
Guarantee and association company/Subsidiary of Foreign Company)

vi *Whether company is having share capital (as on the financial year end date) ☒ Yes ☐ No

vii (a) Whether shares listed on recognized Stock Exchange(s) ☒ Yes ☐ No

(b) Details of stock exchanges where shares are listed

S. No.	Stock Exchange Name	Code
1	National Stock Exchange (NSE)	A1024 - National Stock Exchange (NSE)
2	Bombay Stock Exchange (BSE)	A1 - Bombay Stock Exchange (BSE)

viii Number of Registrar and Transfer Agent

CIN of the Registrar and Transfer Agent	Name of the Registrar and Transfer Agent	Registered office address of the Registrar and Transfer Agents	SEBI registration number of Registrar and Transfer Agent
U74210DL1991PLC042569	ALANKIT ASSIGNMENTS LIMITED	205-208ANARKALI COMPLEX JHANDEWALAN EXTENSION, NEW DELHI, Delhi, India, 110055	INR000002532

ix * (a) Whether Annual General Meeting (AGM) held ☐ Yes ☒ No

(b) If yes, date of AGM (DD/MM/YYYY)

(c) Due date of AGM (DD/MM/YYYY)

(d) Whether any extension for AGM granted ☐ Yes ☒ No

(e) If yes, provide the Service Request Number (SRN) of the GNL-1 application form filed for extension

(f) Extended due date of AGM after grant of extension (DD/MM/YYYY)

(g) Specify the reasons for not holding the same

AGM is scheduled to be held on Thursday ,25th September,2025

II PRINCIPAL BUSINESS ACTIVITIES OF THE COMPANY

i *Number of business activities

1

S. No.	Main Activity group code	Description of Main Activity group	Business Activity Code	Description of Business Activity	% of turnover of the company
1	L	Real Estate activities	68	Real Estate activities	100

III PARTICULARS OF HOLDING, SUBSIDIARY AND ASSOCIATE COMPANIES (INCLUDING JOINT VENTURES)

i *No. of Companies for which information is to be given

1

S. No.	CIN /FCRN	Other registration number	Name of the company	Holding/ Subsidiary/Associate/Jo int Venture	% of shares held
1	U45400DL2007PTC165659		ABOHAR BUILDERS PRIVATE LIMITED	Subsidiary	100

IV SHARE CAPITAL, DEBENTURES AND OTHER SECURITIES OF THE COMPANY

I SHARE CAPITAL

(a) Equity share capital

Particulars	Authorised Capital	Issued capital	Subscribed capital	Paid Up capital
Total number of equity shares	4000000000.00	2616301047.00	2616301047.00	2616301047.00
Total amount of equity shares (in rupees)	8000000000.00	5232602094.00	5232602094.00	5232602094.00

Number of classes

1

Class of shares	Authorised Capital	Issued capital	Subscribed Capital	Paid Up capital
NORMAL				
Number of equity shares	4000000000	2616301047	2616301047	2616301047
Nominal value per share (in rupees)	2	2	2	2
Total amount of equity shares (in rupees)	8000000000.00	5232602094.00	5232602094	5232602094

(b) Preference share capital

Particulars	Authorised Capital	Issued capital	Subscribed capital	Paid Up capital
Total number of preference shares	200000000.00	0.00	0.00	0.00
Total amount of preference shares (in rupees)	2000000000.00	0.00	0.00	0.00

Number of classes

1

Class of shares	Authorised Capital	Issued capital	Subscribed Capital	Paid Up capital
NORMAL				
Number of preference shares	200000000	0	0	0
Nominal value per share (in rupees)	10	10	10	10
Total amount of preference shares (in rupees)	2000000000.00	0.00	0	0

(c) Unclassified share capital

Particulars	Authorised Capital
Total amount of unclassified shares	0

(d) Break-up of paid-up share capital

Particulars	Number of shares			Total Nominal Amount	Total Paid-up amount	Total premium
	Physical	DEMAT	Total			
(i) Equity shares						
At the beginning of the year	10398089	2605902958	2616301047.00	5232602094	5232602094	
Increase during the year	0.00	327821.00	327821.00	655642.00	655642.00	0
i Public Issues	0	0	0.00	0	0	
ii Rights issue	0	0	0.00	0	0	
iii Bonus issue	0	0	0.00	0	0	
iv Private Placement/ Preferential allotment	0	0	0.00	0	0	
v ESOPs	0	0	0.00	0	0	
vi Sweat equity shares allotted	0	0	0.00	0	0	
vii Conversion of Preference share	0	0	0.00	0	0	
viii Conversion of Debentures	0	0	0.00	0	0	
ix GDRs/ADRs	0	0	0.00	0	0	
x Others, specify DEMAT/REMAT	0	327821	327821.00	655642	655642	
Decrease during the year	327821.00	0.00	327821.00	655642.00	655642.00	0
i Buy-back of shares	0	0	0.00	0	0	
ii Shares forfeited	0	0	0.00	0	0	
iii Reduction of share capital	0	0	0.00	0	0	
iv Others, specify DEMAT/REMAT	327821	0	327821.00	655642	655642	
At the end of the year	10070268.00	2606230779.00	2616301047.00	5232602094.00	5232602094.00	
(ii) Preference shares						
At the beginning of the year	0	0	0.00	0	0	
Increase during the year	0.00	0.00	0.00	0.00	0.00	0

Particulars	Number of shares			Total Nominal Amount	Total Paid-up amount	Total premium
i Issues of shares	0	0	0.00	0	0	
ii Re-issue of forfeited shares	0	0	0.00	0	0	
iii Others, specify NA	0	0	0.00	0	0	
Decrease during the year	0.00	0.00	0.00	0.00	0.00	0
i Redemption of shares	0	0	0.00	0	0	
ii Shares forfeited	0	0	0.00	0	0	
iii Reduction of share capital	0	0	0.00	0	0	
iv Others, specify 			0			
At the end of the year	0.00	0.00	0.00	0.00	0.00	0.00

ISIN of the equity shares of the company

INE694A01020

ii Details of stock split/consolidation during the year (for each class of shares)

0

Class of shares		
Before split / Consolidation	Number of shares	
	Face value per share	
After split / consolidation	Number of shares	
	Face value per share	

iii Details of shares/Debentures Transfers since closure date of last financial year (or in the case of the first return at any time since the incorporation of the company)

☒ Nil

Number of transfers

Attachments:

1. Details of shares/Debentures Transfers

iv Debentures (Outstanding as at the end of financial year)

(a) Non-convertible debentures

*Number of classes

3

Classes of non-convertible debentures	Number of units	Nominal value per unit	Total value (Outstanding at the end of the year)
NORMAL	15000000	100	1500000000.00
NORMAL	445	1000000	445000000.00
NORMAL	140.01	1000000	140010000.00
Total	15000585.01	2000100.00	2085010000.00

Classes of non-convertible debentures	Outstanding as at the beginning of the year	Increase during the year	Decrease during the year	Outstanding as at the end of the year
NORMAL	1500000000	0	0	1500000000.00
NORMAL	445000000	0	0	445000000.00
NORMAL	140010000	0	0	140010000.00
Total	2085010000.00	0.00	0.00	2085010000.00

(b) Partly convertible debentures

*Number of classes

0

Classes of partly convertible debentures	Number of units	Nominal value per unit	Total value (Outstanding at the end of the year)
Total			

Classes of partly convertible debentures	Outstanding as at the beginning of the year	Increase during the year	Decrease during the year	Outstanding as at the end of the year

Total				

(c) Fully convertible debentures

*Number of classes

0

Classes of fully convertible debentures	Number of units	Nominal value per unit	Total value (Outstanding at the end of the year)
Total			

Classes of fully convertible debentures	Outstanding as at the beginning of the year	Increase during the year	Decrease during the year	Outstanding as at the end of the year
Total				

(d) Summary of Indebtedness

Particulars	Outstanding as at the beginning of the year	Increase during the year	Decrease during the year	Outstanding as at the end of the year
Non-convertible debentures	2085010000.00	0.00	0.00	2085010000.00
Partly convertible debentures	0.00	0.00	0.00	0.00
Fully convertible debentures	0.00	0.00	0.00	0.00
Total	2085010000.00	0.00	0.00	2085010000.00

v Securities (other than shares and debentures)

0

Type of Securities	Number of Securities	Nominal Value of each Unit	Total Nominal Value	Paid up Value of each Unit	Total Paid up Value

Total					
--------------	--	--	--	--	--

V Turnover and net worth of the company (as defined in the Companies Act, 2013)

i *Turnover

975032000

ii * Net worth of the Company

-39073954000

VI SHARE HOLDING PATTERN

A Promoters

S. No	Category	Equity		Preference	
		Number of shares	Percentage	Number of shares	Percentage
1	Individual/Hindu Undivided Family				
	(i) Indian	22237020	0.85	0	0.00
	(ii) Non-resident Indian (NRI)	0	0.00	0	0.00
	(iii) Foreign national (other than NRI)	0	0.00	0	0.00
2	Government				
	(i) Central Government	0	0.00	0	0.00
	(ii) State Government	0	0.00	0	0.00
	(iii) Government companies	0	0.00	0	0.00
3	Insurance companies	0	0.00	0	0.00
4	Banks	0	0.00	0	0.00
5	Financial institutions	0	0.00	0	0.00
6	Foreign institutional investors	0	0.00	0	0.00
7	Mutual funds	0	0.00	0	0.00

8	Venture capital	0	0.00	0	0.00
9	Body corporate (not mentioned above)	112020654	4.28	0	0.00
10	Others <div></div>	0	0.00	0	0.00
	Total	134257674.00	5.13	0.00	0

Total number of shareholders (promoters)

20

B Public/Other than promoters

S. No	Category	Equity		Preference	
		Number of shares	Percentage	Number of shares	Percentage
1	Individual/Hindu Undivided Family				
	(i) Indian	2009839901	76.82	0	0.00
	(ii) Non-resident Indian (NRI)	136231194	5.21	0	0.00
	(iii) Foreign national (other than NRI)	0	0.00	0	0.00
2	Government				
	(i) Central Government	0	0.00	0	0.00
	(ii) State Government	0	0.00	0	0.00
	(iii) Government companies	0	0.00	0	0.00
3	Insurance companies	23195905	0.89	0	0.00
4	Banks	71017	0.00	0	0.00
5	Financial institutions	4096579	0.16	0	0.00
6	Foreign institutional investors	0	0.00	0	0.00
7	Mutual funds	169000	0.01	0	0.00

8	Venture capital	0	0.00	0	0.00
9	Body corporate (not mentioned above)	189046895	7.23	0	0.00
10	Others	119392882	4.56		
	IEPF FPI TRUST HUF				
	Total	2482043373.00	94.88	0.00	0

Total number of shareholders (other than promoters)

634500

Total number of shareholders (Promoters + Public/Other than promoters)

634520.00

Breakup of total number of shareholders (Promoters + Other than promoters)

Sl.No	Category	
1	Individual - Female	} _____
2	Individual - Male	
3	Individual - Transgender	0
4	Other than individuals	9248
	Total	634520.00

C Details of Foreign institutional investors' (FIIs) holding shares of the company

Name of the FII	Address	Date of Incorporation	Country of Incorporation	Number of shares held	% of shares held

VII NUMBER OF PROMOTERS, MEMBERS, DEBENTURE HOLDERS

[Details of Promoters, Members (other than promoters), Debenture holders]

Details	At the beginning of the year	At the end of the year
Promoters	20	20
Members (other than promoters)	625342	634500

Debtenture holders	1	1
--------------------	---	---

VIII DETAILS OF DIRECTORS AND KEY MANAGERIAL PERSONNEL

A Composition of Board of Directors

Category	Number of directors at the beginning of the year		Number of directors at the end of the year		Percentage of shares held by directors as at the end of year	
	Executive	Non-executive	Executive	Non-executive	Executive	Non-executive
A Promoter	0	0	0	0	0	0
B Non-Promoter	0	0	0	0	0.00	0.00
i Non-Independent	0	0	0	0	0	0
ii Independent	0	0	0	0	0	0
C Nominee Directors representing	1	4	1	4	0.00	0.00
i. Banks and FIs	0	0	0	0	0	0
ii Investing institutions	0	0	0	0	0	0
iii Government	1	4	1	4	0	0
iv Small share holders	0	0	0	0	0	0
v Others	0	0	0	0	0	0
Total	1	4	1	4	0.00	0.00

*Number of Directors and Key managerial personnel (who is not director) as on the financial year end date

8

B (i) Details of directors and Key managerial personnel as on the closure of financial year

Name	DIN/PAN	Designation	Number of equity shares held	Date of cessation (after closure of financial year : If any) (DD/MM/YYYY)
YUDHVIR SINGH MALIK	00000555	Managing Director	0	
GIRISH KUMAR AHUJA	00446339	Nominee Director	0	

PRABHAKAR SINGH	08696229	Nominee Director	0	
JITENDRA MOHANDAS VIRWANI	00027674	Nominee Director	0	
UMA SHANKAR	07165728	Nominee Director	0	
ASHOK KUMAR YADAV	AACPY3293M	CEO	0	
ANURADHA MISHRA	AWGPM4243H	Company Secretary	0	
TAJINDERPAL SINGH MADAN	AARPM6301M	CFO	0	

B (ii) *Particulars of change in director(s) and Key managerial personnel during the year

0

Name	DIN/PAN	Designation at the beginning / during the financial year	Date of appointment/ change in designation/ cessation (DD/MM/YYYY)	Nature of change (Appointment/ Change in designation/ Cessation)

IX MEETINGS OF MEMBERS/CLASS OF MEMBERS/ BOARD/COMMITTEES OF THE BOARD OF DIRECTORS

A MEMBERS/CLASS /REQUISITIONED/NCLT/COURT CONVENED MEETINGS

*Number of meetings held

1

Type of meeting	Date of meeting (DD/MM/YYYY)	Total Number of Members entitled to attend meeting	Attendance	
			Number of members attended	% of total shareholding
ANNUAL GENERAL MEETING	26/09/2024	649694	164	2.14

B BOARD MEETINGS

*Number of meetings held

7

S.No	Date of meeting (DD/MM/YYYY)	Total Number of directors as on the date of meeting	Attendance	
			Number of directors attended	% of attendance

1	25/04/2024	5	4	80
2	28/05/2024	5	5	100
3	26/06/2024	5	4	80
4	08/08/2024	5	5	100
5	13/11/2024	5	5	100
6	17/01/2025	5	5	100
7	13/02/2025	5	5	100

C COMMITTEE MEETINGS

Number of meetings held

6

S.No	Type of meeting	Date of meeting (DD/MM/YYYY)	Total Number of Members as on the date of meeting	Attendance	
				Number of members attended	% of attendance
1	Audit And Risk Management Committee	28/05/2024	4	4	100
2	Audit And Risk Management Committee	08/08/2024	4	4	100
3	Audit And Risk Management Committee	13/11/2024	4	4	100
4	Audit And Risk Management Committee	13/02/2025	4	4	100
5	Nomination And Remuneration Committee	13/02/2025	3	3	100
6	Stakeholders Relationship Committee	25/04/2024	3	3	100

D ATTENDANCE OF DIRECTORS

S. N o	Name of the Director	Board Meetings	Committee Meetings	Whether attended AGM held on
--------------	----------------------------	----------------	--------------------	------------------------------------

		Number of Meetings which director was entitled to attend	Number of Meetings attended	% of attendance	Number of Meetings which director was entitled to attend	Number of Meetings attended	% of attendance	<div></div> (Y/N/NA)
1	YUDHVIR SINGH MALIK	7	7	100	5	5	100	
2	GIRISH KUMAR AHUJA	7	7	100	5	5	100	
3	PRABHAKAR SINGH	7	7	100	2	2	100	
4	JITENDRA MOHANDAS VIRWANI	7	6	85	5	5	100	
5	UMA SHANKAR	7	6	85	5	5	100	

X REMUNERATION OF DIRECTORS AND KEY MANAGERIAL PERSONNEL

☐ Nil

A *Number of Managing Director, Whole-time Directors and/or Manager whose remuneration details to be entered

1

S. No.	Name	Designation	Gross salary	Commission	Stock Option/ Sweat equity	Others	Total amount
1	YUDHVIR SINGH MALIK	Managing Director	5400000	0	0	0	5400000.00
	Total		5400000.00	0.00	0.00	0.00	5400000.00

B *Number of CEO, CFO and Company secretary whose remuneration details to be entered

3

S. No.	Name	Designation	Gross salary	Commission	Stock Option/ Sweat equity	Others	Total amount
1	ASHOK KUMAR YADAV	CEO	4200000	0	0	0	4200000.00
2	TAJINDER PAL SINGH MADAN	CFO	3000000	0	0	0	3000000.00
3	ANURADHA MISHRA	Company Secretary	1323048	0	0		1323048.00
	Total		8523048.00	0.00	0.00	0.00	8523048.00

C *Number of other directors whose remuneration details to be entered

3

S. No.	Name	Designation	Gross salary	Commission	Stock Option/ Sweat equity	Others	Total amount
1	PRABHAKAR SINGH	Nominee Director	0	0	0	480000	480000.00
2	GIRISH KUMAR AHUJAAH	Nominee Director	0	0	0	460000	460000.00
3	UMA SHANKAR	Nominee Director	0	0	0	405000	405000.00
	Total		0.00	0.00	0.00	1345000.00	1345000.00

XI MATTERS RELATED TO CERTIFICATION OF COMPLIANCES AND DISCLOSURES

A *Whether the company has made compliances and disclosures in respect of applicable provisions of the Companies Act, 2013 during the year ☒ Yes ☐ No

B If No, give reasons/observations

XII PENALTY AND PUNISHMENT – DETAILS THEREOF

A *DETAILS OF PENALTIES / PUNISHMENT IMPOSED ON COMPANY/
DIRECTORS/OFFICERS

☒ Nil

Name of the company/ directors/ officers	Name of the court/ concerned Authority	Date of Order (DD/MM/YYYY)	Name of the Act and section under which penalised / punished	Details of penalty/ punishment	Details of appeal (if any) including present status

B *DETAILS OF COMPOUNDING OF OFFENCES

☒ Nil

Name of the company/ directors/ officers	Name of the court/ concerned Authority	Date of Order (DD/MM/YYYY)	Name of the Act and section under which offence committed	Particulars of offence	Amount of compounding (in rupees)

XIII Details of Shareholder / Debenture holder

Number of shareholder/ debenture holder

634521

XIV Attachments

(a) List of share holders, debenture holders

Details of Shareholder or
Debenture holder.xlsm

(b) Optional Attachment(s), if any

Clarification on MGT-7.pdf
Particulars of Holding Subsidiaries
and Associate JVs 2024-25.pdf
Debentures List_ FY 2024-25.pdf

XV COMPLIANCE OF SUB-SECTION (2) OF SECTION 92, IN CASE OF LISTED COMPANIES

In case of a listed company or a company having paid up share capital of Ten Crore rupees or more or turnover of Fifty Crore rupees or more, details of company secretary in whole time practice certifying the annual return in Form MGT-8.

I/We certify that:

- (a) The return states the facts, as they stood on the date of the closure of the financial year aforesaid correctly and adequately.
- (b) Unless otherwise expressly stated to the contrary elsewhere in this return, the Company has complied with applicable provisions of the Act during the financial year.
- (c) The company has not, since the date of the closure of the last financial year with reference to which the last return was submitted or in the case of a first return since the date of incorporation of the company, issued any invitation to the public to subscribe for any securities of the company.
- (d) Where the annual return discloses the fact that the number of members, (except in case of one person company), of the company exceeds two hundred, the excess consists wholly of persons who under second proviso to clause (ii) of sub-section (68) of section 2 of the Act are not to be included in reckoning the number of two hundred.

I/ We have examined the registers, records and books and papers of UNITECH LIMITED as required to be maintained under the Companies Act, 2013 (the Act) and the rules made thereunder for the financial year ended on (DD/MM/YYYY) 31/03/2025

In my/ our opinion and to the best of my information and according to the examinations carried out by me/ us and explanations furnished to me/ us by the company, its officers and agents, I/ we certify that:

A The Annual Return states the facts as at the close of the aforesaid financial year correctly and adequately.

B During the aforesaid financial year the Company has complied with provisions of the Act & Rules made there under in respect of:

- 1 its status under the Act;
- 2 maintenance of registers/records & making entries therein within the time prescribed therefor;
- 3 filing of forms and returns as stated in the annual return, with the Registrar of Companies, Regional Director, Central Government, the Tribunal, Court or other authorities within/beyond the prescribed time;
- 4 calling/ convening/ holding meetings of Board of Directors or its committees, if any, and the meetings of the members of the company on due dates as stated in the annual return in respect of which meetings, proper notices were given and the proceedings including the circular resolutions and resolutions passed by postal ballot, if any, have been properly recorded in the Minute Book/registers maintained for the purpose and the same have been signed;
- 5 closure of Register of Members / Security holders, as the case may be.
- 6 advances/loans to its directors and/or persons or firms or companies referred in section 185 of the Act;
- 7 contracts/arrangements with related parties as specified in section 188 of the Act;
- 8 issue or allotment or transfer or transmission or buy back of securities/ redemption of preference shares or debentures/

alteration or reduction of share capital/ conversion of shares/ securities and issue of security certificates in all instances;
9 keeping in abeyance the rights to dividend, rights shares and bonus shares pending registration of transfer of shares in compliance with the provisions of the Act
10 declaration/ payment of dividend; transfer of unpaid/ unclaimed dividend/other amounts as applicable to the Investor Education and Protection Fund in accordance with section 125 of the Act;
11 signing of audited financial statement as per the provisions of section 134 of the Act and report of directors is as per sub - sections (3), (4) and (5) thereof;
12 constitution/ appointment/ re-appointments/ retirement/ filling up casual vacancies/ disclosures of the Directors, Key Managerial Personnel and the remuneration paid to them;
13 appointment/ reappointment/ filling up casual vacancies of auditors as per the provisions of section 139 of the Act;
14 approvals required to be taken from the Central Government, Tribunal, Regional Director, Registrar, Court or such other authorities under the various provisions of the Act;
15 acceptance/ renewal/ repayment of deposits;
16 borrowings from its directors, members, public financial institutions, banks and others and creation/ modification/ satisfaction of charges in that respect, wherever applicable;
17 loans and investments or guarantees given or providing of securities to other bodies corporate or persons falling under the provisions of section 186 of the Act ;
18 alteration of the provisions of the Memorandum and/ or Articles of Association of the Company;

To be digitally signed by

Name

KIRAN AMARPURI

Date (DD/MM/YYYY)

20/08/2025

Place

DELHI

Whether associate or fellow:

☐ Associate ☒ Fellow

Certificate of practice number

7*4*

XVI Declaration under Rule 9(4) of the Companies (Management and Administration) Rules, 2014

*(a) DIN/PAN/Membership number of Designated Person

AWGPM4243H

*(b) Name of the Designated Person

ANURADHA MISHRA

Declaration

I am authorised by the Board of Directors of the Company vide resolution number* 8 dated*
(DD/MM/YYYY) 17/06/2020 to sign this form and declare that all the requirements of Companies Act, 2013

and the rules made thereunder in respect of the subject matter of this form and matters incidental thereto have been complied with. I further declare that:

1 Whatever is stated in this form and in the attachments thereto is true, correct and complete and no information material to the subject matter of this form has been suppressed or concealed and is as per the original records maintained by the company.

2 All the required attachments have been completely and legibly attached to this form.

***To be digitally signed by**

***Designation**

(Director /Liquidator/ Interim Resolution Professional (IRP)/Resolution Professional (RP))

Director

***DIN of the Director; or PAN of the Interim Resolution Professional (IRP) or Resolution Professional (RP) or Liquidator**

0*0*0*5*

***To be digitally signed by**

☒ Company Secretary ☐ Company secretary in practice

***Whether associate or fellow:**

☒ Associate ☐ Fellow

Membership number

3*5*5

Certificate of practice number

Note: Attention is drawn to provisions of Section 448 and 449 of the Companies Act, 2013 which provide for punishment for false statement / certificate and punishment for false evidence respectively.

For office use only:

eForm Service request number (SRN)

AB6120875

eForm filing date (DD/MM/YYYY)

29/08/2025

This eForm has been taken on file maintained by the Registrar of Companies through electronic mode and on the basis of statement of correctness given by the company

Clarification on certain points of web based form MGT-7 are as under:-

- 1) In point III, kindly note that the Company has a group of 237 Companies containing 185 Subsidiaries, 16 Joint Ventures, 4 Associates, and 32 Overseas Subsidiaries respectively as on 31st March, 2025. However due to glitch in MCA site we are unable to upload the excel sheet as an attachment required under the form.
In view of the above, details of Subsidiaries, Associates, Joint Ventures and Overseas Subsidiaries has been attached as a separate attachment in point XIV as an **optional attachment**.
- 2) In point IV (iii), kindly note that there has been no transfer of shares in physical form during Financial Year 2024-25. However, as regards the shares held in dematerialized form, it is not possible to specifically identify and match the transferor and transferee.
- 3) In point IV(iv)(a), kindly note that web based MGT-7 form is accepting the numeric value upto two decimal points, therefore the total number of units/debentures, total value of units outstanding at the beginning of the year and total value of units outstanding at the end of the year is mentioned as 15000585.01, Rs. 2085010000.00 and 2085010000.00 respectively. The complete details of total number of units/debentures, total value of units outstanding at the beginning of the year and total value of units outstanding at the end of the year has been attached as separate attachment in point XIV as an **optional attachment**.
- 4) In point VI, kindly note that the RTA has not provided the bifurcation of Individual-Male, Individual –Female, Individual –Transgender, Other than Individual which is required under Breakup of total number of shareholders (Promoters + Other than promoters).
In view of the above and to proceed further with the form, we wish to inform that the details currently mentioned under the aforesaid section are fictitious and not accurate
- 5) In point XIV, kindly note that the list of shareholders /debenture holders as required under form MGT-7 will be attached afterwards at the time of annual filing of the Company.

III. PARTICULARS OF HOLDING, SUBSIDIARY AND ASSOCIATE COMPANIES - (Including Joint Ventures)

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
1	Abohar Builders Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2007PTC165659	Subsidiary	100
2	Aditya Properties Pvt. Ltd.	6, Community Centre, Saket, New Delhi 110017	U74899DL1986PTC026071	-Do-	100
3	Agmon Projects Pvt. Ltd.	5th Floor, Unitech House, L - Block, South City, Gurgaon - 122001	U70100HR2008PTC048449	-Do-	100
4	Akola Properties Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2007PLC170708	-Do-	100
5	Algoa Properties Pvt. Ltd.	-Do-	U45400DL2007PTC165657	-Do-	100
6	Alice Builders Pvt. Ltd.	-Do-	U45400DL2007PTC169737	-Do-	100
7	Aller Properties Pvt. Ltd.	-Do-	U70109DL2007PTC169158	-Do-	100
8	Alor Golf Course Pvt. Ltd.	-Do-	U92412DL2007PTC165316	-Do-	100
9	Alor Maintenance Pvt. Ltd.	-Do-	U50102DL2007PTC165317	-Do-	100
10	Alor Projects Pvt. Ltd.	-Do-	U70109DL2008PTC176827	-Do-	100
11	Alor Recreation Pvt. Ltd.	-Do-	U92412DL2007PTC165314	-Do-	100
12	Amur Developers Pvt. Ltd.	-Do-	U45400DL2007PTC165693	-Do-	100
13	Andes Estates Pvt. Ltd.	-Do-	U45400DL2007PTC169719	-Do-	100
14	Angul Properties Pvt. Ltd.	-Do-	U70109DL2007PTC169159	-Do-	100
15	Arahan Properties Pvt. Ltd.	-Do-	U45400DL2007PTC165893	-Do-	100
16	Askot Builders Pvt. Ltd.	-Do-	U45400DL2007PTC169738	-Do-	100
17	Azores Properties Ltd.	5th Floor, Unitech House, L - Block, South City, Gurgaon - 122001	U45400HR2007PLC048469	-Do-	100
18	Bengal Unitech Universal Siliguri Projects Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U70101DL2005PLC136113	-Do-	100
19	Broomfield Builders Pvt. Ltd.	-Do-	U45200DL2006PTC154797	-Do-	100
20	Broomfield Developers Pvt. Ltd.	-Do-	U45200DL2006PTC154796	-Do-	100
21	Cape Developers Pvt. Ltd.	Unitech House, 'L' Block, South City-I, Gurgaon-122001	U45400HR2007PTC048479	-Do-	100
22	Cardus Projects Pvt. Ltd.	5th Floor, Unitech House, L - Block, South City, Gurgaon - 122001	U70109HR2008PTC048450	-Do-	100
23	Chintpurni Constructions Pvt. Ltd.	Basement, 6, Community Centre, Saket, South Delhi 110017	U45201DL1992PTC050007	-Do-	65
24	Clarence Projects Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2007PTC165863	-Do-	100
25	Clover Projects Pvt. Ltd.	-Do-	U45400DL2007PTC167713	-Do-	100
26	Colossal Projects Pvt. Ltd.	-Do-	U45209DL2006PTC155283	-Do-	100
27	Cordia Projects Pvt. Ltd.	-Do-	U45400DL2007PTC171598	-Do-	100
28	Crimson Developers Pvt. Ltd.	-Do-	U45200DL2007PTC172014	-Do-	100
29	Croton Developers Pvt. Ltd.	-Do-	U45200DL2007PTC172022	-Do-	100
30	Dantas Properties Pvt. Ltd.	-Do-	U70109DL2007PTC162167	-Do-	100
31	Deoria Realty Pvt. Ltd.	6, Community Centre, Saket, New Delhi 110017	U70109DL2006PTC152002	-Do-	100
32	Devoke Developers Pvt. Ltd.	6, Community Centre, Saket, New Delhi 110017	U45400DL2008PTC172986	-Do-	100
33	Dibang Properties Pvt. Ltd.	Unitech House, 'L' Block, South City-I, Gurgaon-122001	U15122HR2007PTC048288	-Do-	100

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
34	Drass Projects Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U70109DL2006PTC149803	-Do-	100
35	Dhruva Realty Projects Ltd.	-Do-	U45101DL2006PLC148655	-Do-	100
36	Elbe Builders Pvt. Ltd.	-Do-	U70109DL2007PTC169160	-Do-	100
37	Elbrus Properties Pvt. Ltd.	Unitech House, 'L' Block, South City-I, Gurgaon-122001	U45200HR2006PTC048274	-Do-	100
38	Erebus Projects Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2008PTC174561	-Do-	100
39	Flores Properties Ltd.	-Do-	U45400DL2007PLC170707	-Do-	100
40	Girnar Infrastructures Pvt. Ltd.	-Do-	U45400DL2007PTC166513	-Do-	100
41	Global Perspectives Ltd.	Unitech House, 'L' Block, South City-I, Gurgaon-122001	U51909HR1995PLC035610	-Do-	100
42	Glenmore Builders Pvt. Ltd.	6, Community Centre, Saket, South Delhi 110017	U45400DL2008PTC173065	-Do-	100
43	Greenwood Projects Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2007PTC165297	-Do-	100
44	Halley Developers Pvt. Ltd.	-Do-	U45400DL2007PTC169720	-Do-	100
45	Halley Projects Pvt. Ltd.	-Do-	U70100DL2008PTC178638	-Do-	100
46	Harsil Builders Pvt. Ltd.	Unitech House, 'L' Block, South City-I, Gurgaon-122001	U45200HR2006PTC048287	-Do-	100
47	Hassan Properties Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45200DL2007PTC169670	-Do-	100
48	Hatsar Estates Pvt. Ltd.	-Do-	U45400DL2007PTC169632	-Do-	100
49	Havelock Investments Ltd.	-Do-	U65999DL2006PLC153022	-Do-	100
50	Havelock Realtors Ltd.	-Do-	U70101DL2006PLC148568	-Do-	100
51	Jorhat Properties Pvt. Ltd.	-Do-	U45400DL2007PTC169721	-Do-	100
52	Konar Developers Pvt. Ltd.	-Do-	U45400DL2007PTC167712	-Do-	100
53	Landscape Builders Ltd.	-Do-	U74899DL2005PLC143813	-Do-	100
54	Lavender Developers Pvt. Ltd.	-Do-	U45200DL2006PTC154795	-Do-	100
55	Mahoba Builders Ltd.	-Do-	U70101DL2006PLC146477	-Do-	100
56	Mahoba Schools Ltd.	-Do-	U80101DL2006PLC148783	-Do-	100
57	Manas Realty Projects Pvt. Ltd.	-Do-	U45400DL2007PTC165324	-Do-	100
58	Mansar Properties Pvt. Ltd.	-Do-	U45400DL2007PTC163127	-Do-	100
59	Marine Builders Pvt. Ltd.	-Do-	U45300DL2007PTC163823	-Do-	100
60	Masla Builders Pvt. Ltd.	-Do-	U72200DL2004PTC131619	-Do-	100
61	Mayurdhwaj Projects Pvt. Ltd.	-Do-	U70109DL2006PTC149819	-Do-	100
62	Medlar Developers Pvt. Ltd	-Do-	U45400DL2008PTC173015	-Do-	100
63	Moore Builders Pvt. Ltd.	-Do-	U45400DL2007PTC163115	-Do-	100
64	New India Construction Company Ltd.	-Do-	U45101DL1981PLC011472	-Do-	100
65	Nirvana Real Estate Projects Ltd.	-Do-	U70101DL2006PLC148573	-Do-	100
66	Onega Properties Pvt. Ltd.	-Do-	U45400DL2007PTC167061	-Do-	100
67	Panchganga Projects Ltd.	-Do-	U45201DL2006PLC147149	-Do-	100
68	Plassey Builders Pvt. Ltd.	-Do-	U45200DL2006PTC153855	-Do-	100
69	Primrose Developers Pvt. Ltd.	-Do-	U45200DL2006PTC156980	-Do-	100
70	Purus Properties Pvt. Ltd.	-Do-	U45400DL2007PTC170052	-Do-	100
71	Quadrangle Estates Pvt. Ltd.	-Do-	U70101DL2004PTC131453	-Do-	100

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
72	Rhine Infrastructures Pvt. Ltd.	-Do-	U45400DL2007PTC169444	-Do-	100
73	Robinia Developers Pvt. Ltd.	-Do-	U45400DL2008PTC173054	-Do-	100
74	Ruhi Construction Company Ltd.	-Do-	U45201DL1983PLC016799	-Do-	100
75	Sabarmati Projects Pvt. Ltd.	-Do-	U70109DL2006PTC149809	-Do-	100
76	Samay Properties Pvt. Ltd.	Unitech House, L Block, South City-1, Gurgaon, Haryana-122001	U45200HR2006PTC048286	-Do-	100
77	Sangla Properties Pvt. Ltd.	Basement,6, Community Centre, Saket, New Delhi 110017	U70109DL2006PTC152345	-Do-	100
78	Sankoo Builders Pvt. Ltd.	-Do-	U70109DL2006PTC152050	-Do-	100
79	Sanyog Builders Ltd.	-Do-	U45400DL2007PLC163102	-Do-	100
80	Sarnath Realtors Ltd.	Unitech House, L Block, South City-1, Gurgaon, Haryana-122001	U70101HR2006PLC048285	-Do-	100
81	Simpson Estates Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2007PTC170051	-Do-	100
82	Somerville Developers Ltd.	6, Community Centre, Saket, New Delhi 110017	U70101DL2005PLC134656	-Do-	100
83	Sublime Properties Pvt. Ltd.	-Do-	U70101DL2006PTC156341	-Do-	100
84	Supernal Corrugation (India) Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U74899DL1982PTC014880	-Do-	100
85	Tabas Estates PVT. Ltd.	-Do-	U70200DL2007PTC170383	-Do-	100
86	Unitech Ardent Projects Pvt. Ltd.	-Do-	U45200DL2008PTC177986	-Do-	100
87	Unitech Agra Hi-Tech Township Ltd.	-Do-	U45201DL2005PLC135541	-Do-	100
88	Unitech Alice Projects Pvt. Ltd.	-Do-	U23203DL2007PTC170021	-Do-	100
89	Unitech Builders Ltd.	6, Community Centre, Saket, New Delhi 110017	U70101DL1981PLC012653	-Do-	100
90	Unitech Business Parks Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U24296DL1982PLC014822	-Do-	100
91	Unitech Capital Pvt. Ltd.	-Do-	U65999DL1996PTC183942	-Do-	100
92	Unitech Country Club Ltd.	-Do-	U74899DL1994PLC057052	-Do-	100
93	Unitech Cynara Projects Pvt. Ltd.	Unitech House, 'L' Block, South City-I, Gurgaon-122001	U70109HR2007PTC048220	-Do-	100
94	Unitech High Vision Projects Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45400DL2007PLC163711	-Do-	100
95	Unitech Holdings Ltd.	1 st Floor, Unitech Commercial Tower-II, Gurgaon - 122001	U74899DL1982PLC014798	-Do-	100
96	Elixir Hospitality Management Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U55101DL2005PLC132046	-Do-	100
97	Unitech Industries & Estates Pvt. Ltd.	-Do-	U72900DL2007PTC168094	-Do-	100
98	Unitech Industries Ltd.	-Do-	U40109DL1981PLC012777	-Do-	100
99	Unitech Infra-Con Ltd.	-Do-	U70101DL2005PLC134700	-Do-	100
100	Unitech Infra-Properties Ltd.	-Do-	U00500DL2005PLC140531	-Do-	100
101	Unitech Konar Projects Pvt. Ltd.	-Do-	U17291DL2007PTC170023	-Do-	100
102	Unitech Miraj Projects Pvt. Ltd.	-Do-	U13203DL2007PTC170024	-Do-	100
103	Unitech Real Estate Builders Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45201DL2006PLC146201	-Do-	100

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
104	Unitech Real Estate Management Pvt. Ltd.	-Do-	U70101DL2007PTC157561	-Do-	100
105	Unitech Real-Tech Properties Ltd.	-Do-	U45400DL2007PLC163123	-Do-	100
106	Unitech Infra Ltd.	-Do-	U70109DL2006PLC149530	-Do-	100
107	Unitech Realty Developers Ltd.	-Do-	U45201DL2006PLC147138	-Do-	100
108	Unitech Realty Pvt. Ltd.	-Do-	U74999DL1995PTC069923	-Do-	100
109	Unitech Reliable Projects Pvt. Ltd.	-Do-	U31909DL1985PTC022286	-Do-	100
110	Unitech Residential Resorts Ltd.	-Do-	U74899DL1995PLC069297	-Do-	100
111	Unitech Samus Projects Pvt. Ltd.	-Do-	U70109DL2007PTC170037	-Do-	100
112	Uni Homes Pvt. Ltd.	-Do-	U45200DL2008PTC179142	-Do-	100
113	Zanskar Realtors Pvt. Ltd.	-Do-	U70100DL2007PTC159617	-Do-	100
114	Unitech Infra-Developers Ltd.	5th Floor, Unitech House, L Block South City-I, Gurgaon , Haryana	U70102HR2006PLC048461	-Do-	100
115	Zanskar Realty Private Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U70109DL2006PTC152001	-Do-	100
116	Amarprem Estates Pvt. Ltd.	5th Floor, Unitech House, L Block South City-I, Gurgaon , Haryana	U45201HR2004PTC049504	-Do-	100
117	Unitech Realty Builders Pvt. Ltd	-Do-	U45200HR2006PTC048829	-Do-	100
118	Unitech Developers & Hotels Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45201DL2003PTC122614	-Do-	100
119	QnS Facility Management Pvt. Ltd.	-Do-	U74140DL1996PTC079711	-Do-	100
120	Havelock Estates Pvt. Ltd	-Do-	U45200DL2007PTC160112	-Do-	100
121	Jalore Properties Pvt Ltd	-Do-	U45400DL2007PTC167464	-Do-	100
122	Nacre Gardens Hyderabad Ltd. (formerly Unitech Hyderabad Township Ltd.)	-Do-	U45200DL2008PLC175186	-Do-	100
123	Bynar Properties Pvt. Ltd.	-Do-	U45400DL2007PTC171472	-Do-	100
124	Sandwood Builders & Developers Pvt. Ltd.	-Do-	U45400DL2007PTC171145	-Do-	100
125	Kerria Projects Pvt. Ltd.	-Do-	U45400DL2007PTC168980	-Do-	100
126	Medwyn Builders Pvt. Ltd.	-Do-	U45200DL2007PTC171813	-Do-	100
127	Amaro Developers Pvt. Ltd.	-Do-	U70109DL2007PTC171839	-Do-	100
128	Dhaulagiri Builders Pvt. Ltd.	-Do-	U70109DL2007PTC171837	-Do-	100
129	High strength Projects Pvt. Ltd.	-Do-	U45200DL2007PTC157919	-Do-	100
130	Zanskar Builders Pvt. Ltd.	-Do-	U70109DL2006PTC155498	-Do-	100
131	Erica Projects Pvt. Ltd.	-Do-	U45400DL2007PTC171476	-Do-	100
132	Unitech Vizag Projects Ltd.	-Do-	U65910DL2008PLC174716	-Do-	100
133	Unitech Hyderabad Projects Ltd.	-Do-	U45200DL2008PLC175581	-Do-	100
134	Deoria Properties Ltd.	-Do-	U45201DL2005PLC142337	-Do-	100
135	Moonstone Projects Private Ltd.	-Do-	U45300DL2007PTC163822	-Do-	100
136	Khatu ShyamJi Infraventures Pvt. Ltd.	23/9 Emporium Block, Sanjay Place, Agra-282002	U70102UP2013PTC056046	-Do-	100
137	Harsil Properties Pvt. Ltd.	Basement, 6, Community Centre,	U70101DL2006PTC156036	-Do-	100

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
		Saket, New Delhi 110 017			
138	Comfrey Developers Pvt. Ltd.	-Do-	U45200DL2008PTC172428	-Do-	100
139	Mandarin Developers Pvt. Ltd.	-Do-	U45400DL2008PTC172091	-Do-	100
140	Munros Projects Pvt. Ltd.	-Do-	U45200DL2008PTC174655	-Do-	100
141	Unitech Hospitality Services Ltd.	6, Community Centre, Saket, New Delhi 110017	U55101DL2006PLC153003	-Do-	60
142	Unitech Hotels Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U74899DL1996PTC080899	-Do-	60
143	Unitech Infopark Ltd.	-Do-	U45201DL2005PLC141764	-Do-	33
144	Unitech Kochi SEZ Ltd.	-Do-	U45201DL2006PLC147140	-Do-	100
145	Unitech Manas Projects Pvt. Ltd.	-Do-	U45400DL2008PTC172868	-Do-	100
146	Unitech Nelson Projects Pvt. Ltd.	-Do-	U70109DL2008PTC172869	-Do-	100
147	Coleus Developers Pvt. Ltd.	-Do-	U45200DL2008PTC173398	-Do-	100
148	Unitech Realty Ventures Ltd.	-Do-	U70109DL2006PLC151544	-Do-	100
149	Elbrus Developers Pvt. Ltd.	-Do-	U45200DL2006PTC155043	-Do-	100
150	Lavender Projects Pvt. Ltd.	-Do-	U45209DL2006PTC155493	-Do-	100
151	Arcadia Build- Tech Ltd.	-Do-	U00500DL2005PLC140537	-Do-	100
152	Arcadia Projects Pvt. Ltd.	-Do-	U45200DL2007PTC159535	-Do-	100
153	Bengal Unitech Hospitality Pvt. Ltd.	-Do-	U45400DL2007PTC169656	-Do-	100
154	Bengal Unitech Universal Townscape Ltd.	-Do-	U70101DL2005PLC137338	-Do-	100
155	Bengal Universal Consultants Pvt. Ltd.	-Do-	U74140DL2004PTC123875	-Do-	98
156	Gurgaon Recreation Park Ltd.	Unitech House, L-Block, South City-I, Gurgaon-122001	U92111HR2000PLC034517	-Do-	52.27
157	Shrishti Buildwell Pvt. Ltd.	Basement,6, Community Centre, Saket, New Delhi 110017	U45200DL2007PTC157353	-Do-	100
158	Sublime Developers Pvt. Ltd.	-Do-	U45200DL2007PTC157856	-Do-	100
159	Unitech Acacia Projects Pvt. Ltd.	-Do-	U31908DL2007PTC170020	-Do-	46
160	Unitech Buildwell Pvt. Ltd.	-Do-	U45200DL2007PTC159730	-Do-	100
161	Unitech Commercial & Residential Projects Pvt. Ltd.	5th Floor, Unitech House, L Block South City-I, Gurgaon , Haryana-122001	U70102HR2006PTC048440	-Do-	100
162	Unitech Hi- Tech Builders Pvt. Ltd.	-Do-	U45200HR2006PTC049611	-Do-	100
163	Unitech Hotel Services Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U55101DL2008PTC182951	-Do-	100
164	Unitech Hotels & Projects Ltd.	-Do-	U55101DL2007PLC163269	-Do-	100
165	Unitech Pioneer Recreation Ltd.	-Do-	U92199DL2005PLC140469	-Do-	60
166	Unitech Valdel Hotels Pvt. Ltd.	-Do-	U55101DL2008PTC182411	-Do-	100
167	Unitech Colossal Projects Pvt. Ltd.	-Do-	U45400DL2008PTC177991	-Do-	100
168	Purus Projects Pvt Ltd .	-Do-	U45400DL2008PTC179164	-Do-	100
169	Elbrus Builders Pvt. Ltd.	-Do-	U45200DL2006PTC155057	-Do-	100
170	Sanyog Properties Pvt. Ltd.	-Do-	U45400DL2007PTC162909	-Do-	100

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
171	Unitech Builders & Projects Ltd.	-Do-	U45201DL2005PLC143967	-Do-	100
172	Devon Builders Pvt. Ltd.	-Do-	U45400DL2007PTC171811	-Do-	100
173	Flores Projects Pvt. Ltd.	-Do-	U45400DL2008PTC178990	-Do-	100
174	Khatu Shyamji Infratech Pvt. Ltd.	23/9 Emporium Block, Sanjay Place, Agra-282002	U70102UP2013PTC058569	-Do-	100
175	Madison Builders Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U70101DL2008PTC173062	-Do-	100
176	Grandeur Real tech Developers Pvt. Ltd.	-Do-	U45300DL2007PTC163892	-Do-	100
177	Ardent Build-Tech Ltd.	5th Floor, Unitech House, L Block, South City-1, Gurgaon, Haryana-122001	U45201HR2005PLC049688	-Do-	100
178	Shri Khatu Shyamji Infrapromoters Pvt. Ltd.	23/9, Emporium Block, Sanjay Place, Agra, Uttar Pradesh-282002	U70100UP2013PTC061196	-Do-	100
179	Bengal Unitech Universal Infrastructure Pvt. Ltd.	Basement, 6, Community Centre, Saket, New Delhi 110017	U45201DL1996PTC080900	-Do-	98
180	Unitech Pioneer Nirvana Recreation Pvt. Ltd.	-Do-	U45200DL2006PTC153943	-Do-	60
181	Havelock Properties Ltd.	-Do-	U74899DL2005PLC141492	-Do-	98
182	Unitech Hi-Tech Developers Ltd.	-Do-	U45201DL2006PLC144322	-Do-	51
183	Alice Developers Pvt. Ltd.	-Do-	U45200DL2008PTC182415	-Do-	55.7
184	Unitech Build-Con Pvt. Ltd.	-Do-	U45200DL2007PTC157644	-Do-	51
185	Unitech Chandra Foundation	-Do-	U85300DL2010NPL211617	-Do-	100
186	Arihant Unitech Realty Projects Ltd.	No.3, Ganapathy Colony, 3 rd Street, Off. Cenotaph Road, Teynampet Chennai - 600018	U74899TN2005PLC123508	Associate	50
187	Entertainment City Ltd. (Formerly International Recreation Parks Pvt. Ltd.)	Metro Walk, Rohini, Sector-10, Near Rithala Metro Station, Delhi-110085	U92199DL2002PLC114139	-Do-	41.95
188	Millennium Plaza Ltd.	Basement, 6, Community Centre , Saket New Delhi 110017	U34300DL1985PLC022272	-Do-	50
189	MNT Buildcon Pvt. Ltd.	56-58, Community Centre, East of Kailash, New Delhi	U26960DL2007PTC171317	-Do-	50
190	North Town Estates Pvt. Ltd.	No.3, Ganapathy Colony, 3 rd Street, Off. Cenotaph Road, Teynampet Chennai - 600018	U74120TN2008PTC123313	-Do-	35
191	Greenwoods Hospitality Pvt. Ltd.	A-22, 3 rd Floor, Green Park, Aurobindo Marg, New Delhi - 110016	U70109DL2006PTC152810	-Do-	35
192	S. B. Developers Ltd.	6, Community Centre , Saket New Delhi 110017	U51909DL1983PLC016603	-Do-	42.9
193	Sarvmangalam Builders & Developers Pvt. Ltd.	-Do-	U74899DL1995PTC064649	-Do-	42.51
194	Shivalik Ventures Pvt. Ltd.	Ground Floor, JV House,DS Babrekar Marg, Dadar(W), Mumbai City-400028	U45202MH2008PTC180356	-Do-	50
195	Simpson Unitech Wireless Pvt. Ltd.	Basement, 6, Community Centre , Saket New Delhi 110017	U64203DL2008PTC184382	-Do-	49
196	SVS Buildcon Pvt. Ltd.	56-58, Community Centre, East of Kailash, New Delhi	U45400DL2007PTC171369	-Do-	50
197	Adventure Island Ltd.(Formerly Unitech Amusement Parks Ltd.)	6, Community Centre , Saket New Delhi 110017	U92199DL2002PLC114253	-Do-	50

Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
198	Unitech Shivalik Reality Ltd.	JV House,Plot No.746,D.S.Babrekar Marg ,Dadar (W), Mumbai, Maharashtra 400028	U45202MH2010PLC207553	-Do-	50
199	Unitech Valdel Valmark Pvt. Ltd.	NO.133/1, The Residency, 3rd Floor, Residency Road, Bangalore, Karnataka-560025	U06599KA1999PTC025813	-Do-	50
200	Shivalik Ventures City Developers Pvt. Ltd.	Unit No. 1201, 12th Floor, Tower B, Peninsula, Business Park, Ganpatrao Kadam Marg, S. B. Marg, Lower Parel, Maharashtra - 400013	U45209MH2008PTC188437	-Do-	50
201	Unival Estates India LLP	Basement, 6, Community Centre , Saket New Delhi 110017	NA	-Do-	50
202	Unitech Ltd. – LG Construction Co. Ltd. (Association of persons)	Basement, 6, Community Centre , Saket New Delhi 110017	NA	-Do-	51
203	Unitech Libya for General Contracting and Real Estate Investment	Al Habda Al Khadra/Tripoli/Libya	NA	Foreign Subsidiary	65
204	Alkosi Ltd.	77 Strovolos Avenue, Strovolos Center, office 204, 2018 Strovolos, Nicosia, Cyprus	NA	-Do-	100
205	Bageris Ltd.	-Do-	NA	-Do-	100
206	Bolemat Ltd.	-Do-	NA	-Do-	100
207	Boracim Ltd.	-Do-	NA	-Do-	100
208	Brucosa Ltd.	-Do-	NA	-Do-	100
209	Comegenic Ltd.	-Do-	NA	-Do-	100
210	Crowbel Ltd.	-Do-	NA	-Do-	100
211	Empecom Corporation	Mill Mall Tower, 2nd Floor, Wickhams Cay 1, 4406 Road Town, Tortola British Virgin Islands	NA	-Do-	100
212	Firisa Holdings Ltd.	77 Strovolos Avenue, Strovolos Center, office 204, 2018 Strovolos, Nicosia, Cyprus	NA	-Do-	100
213	Gramhuge Holdings Ltd.	-Do-	NA	-Do-	100
214	Gretemia Holdings Ltd.	-Do-	NA	-Do-	100
215	Impactlan Ltd.	-Do-	NA	-Do-	100
216	Insecond Ltd.	-Do-	NA	-Do-	100
217	Kortel Ltd.	4 Charalambou Petteimeridi, 2042 Strovolos, Nicosia,Cyprus	NA	-Do-	100
218	Nectrus Ltd.	77 Strovolos Avenue, Strovolos Center, office 204, 2018 Strovolos, Nicosia, Cyprus	NA	-Do-	100
219	Nuwell Ltd.	-Do-	NA	-Do-	100
220	Reglinia Holdings Ltd.	-Do-	NA	-Do-	100
221	Risster Holdings Ltd.	-Do-	NA	-Do-	100
222	Serveia Holdings Ltd.	-Do-	NA	-Do-	100
223	Seyram Ltd.	-Do-	NA	-Do-	100
224	Spanwave Services Ltd.	-Do-	NA	-Do-	100
225	Surfware Consultants Ltd.	-Do-	NA	-Do-	100
226	Technosolid Ltd.	-Do-	NA	-Do-	100
227	Transdula Ltd.	-Do-	NA	-Do-	100
228	Unitech Global Ltd.	5th Floor, 37 Esplanade, St. Helier, Jersey JE1 2TR	NA	-Do-	100

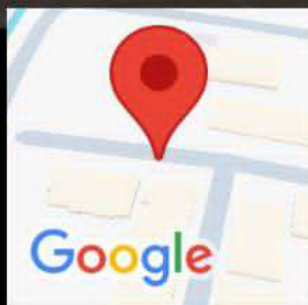
Sl. No.	Name of the Company	Registered office address of the Company	CIN/GLN	Holding/ Subsidiary/ Associate	% of shares held
		Channel Islands			
229	Vectex Ltd.	77 Strovolos Avenue, Strovolos Center, office 204, 2018 Strovolos, Nicosia, Cyprus	NA	-Do-	51
230	Zimuret Ltd.	-Do-	NA	-Do-	100
231	Unitech Overseas Ltd.	Millinium House, Victoria Road, Douglas, Isle of Man IM2 4RW	NA	-Do-	100
232	Unitech Hotels Ltd.	-Do-	NA	-Do-	100
233	Unitech Malls Ltd.	-Do-	NA	-Do-	100
234	Burley Holdings Ltd.	4th Floor, Ebene Skies, Rue de l'Institut, Ebene, Mauritius	NA	-Do-	100
235	Arsanovia Ltd.	77 Strovolos Avenue, Strovolos Center, office 204, 2018 Strovolos, Nicosia, Cyprus	NA	Foreign Associate	50
236	Elmvale Holdings Ltd.	4th Floor, Ebene Skies, Rue de l'Institut, Ebene, Republic of Mauritius	NA	-Do-	25
237	Kerrush Investments Ltd.	-Do-	NA	-Do-	25

UNITECH LIMITED

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

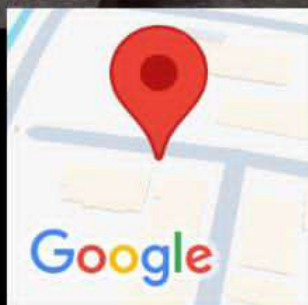
Attachment to MGT-7 | List of Debentures

Type of Debentures	No. of Debentures	Nominal Value (In Rs.)	Total Value (In Rs.)	Demat/Physical	Name of the Debenture Holder
(i) Non-Convertible					
Non-Convertible Debentures	445	1,000,000	445,000,000	Demat	LIC of India
Non-Convertible Debentures	15000000	100	1,500,000,000	Demat	LIC of India
Non-Convertible Debentures	140.014496	1,000,000	140,014,496	Demat	LIC of India
(ii) Partly Convertible	0	-	-		
(iii) Fully Convertible	0	-	-		
Total Amount			2,085,014,496		



Ground Floor, Community Centre,
Ashok Vihar, Saket, New Delhi,
Delhi 110017, India

31 Jul 2025 05:06 pm



Ground Floor, Community Centre,
Ashok Vihar, Saket, New Delhi,
Delhi 110017, India

31 Jul 2025 05:07 pm