

ARUNIS ABODE LIMITED

CIN: L70100GJ1994PLC021759

Consolidated Balance Sheet as at 31st March 2025

(Amount in ₹ '000)

Particulars	Note	As at 31st March, 2025	As at 31st March, 2024
ASSETS			
Non-current assets			
(a) Property, Plant and Equipment and Intangible Assets	4A	2.75	10,711.86
(b) Investment Property	4B	-	7,815.83
(c) Goodwill		62.92	62.92
(d) Financial Assets			
(i) Investments accounted for using the Equity Method	5	-	-
(ii) Investments	6	648.49	38,739.41
(e) Income-Tax Assets (Net)	7	505.83	779.21
(f) Deferred Tax Asset (Net)	21	4.95	-
		1,224.94	58,109.23
Current assets			
(a) Financial Assets			
(i) Securities for trade	8	-	45.89
(ii) Trade receivables	9	-	35.56
(iii) Cash and cash equivalent	10	278.03	465.75
(iv) Other Bank Balance	11	10.00	10.00
(v) Other Financial Assets	12	62,406.85	19,717.20
(b) Other current assets	13	113.32	1,490.16
		62,808.20	21,764.56
Asset Held for Sale		7,674.05	-
Total Assets		71,707.19	79,873.79
EQUITY AND LIABILITIES			
(I) EQUITY			
(a) Equity Share capital	14	30,000.00	30,000.00
(b) Other Equity	15	33,214.18	34,737.71
		63,214.18	64,737.71
(II) LIABILITIES			
Non-current liabilities			
(a) Financial Liabilities			
Borrowings	16	-	7,146.48
Deferred tax liabilities (Net)	21	-	3,279.43
		-	10,425.91
Current liabilities			
(a) Financial Liabilities			
(i) Borrowings	17	7,950.00	1,599.05
(ii) Trade payables	18	375.77	1,336.88
(iii) Other financial liabilities	19	112.59	-
(b) Current tax liabilities (Net)		0.01	1,330.75
(c) Other current liabilities	20	54.64	443.49
		8,493.01	4,710.17
Total Equity and Liabilities		71,707.19	79,873.79

The accompanying notes are an integral part of the Financial Statements.

In terms of our report attached
For B. R. Pancholi & Co.
Chartered Accountants
Firm Registration No: 107285W

CA Bhupendra Pancholi
Partner
Membership No: 041254
UDIN: 25041254BMNTGJ5156



For and on behalf of the Board of Directors of
Arunis Abode Limited

Mr. Yagnik Bharatkumar Tank
Managing Director
DIN: 10835016

Mr. Deniis Desai
Director
DIN: 02904192

Ms. Heena Gupta
Chief Financial Officer

Mrs. Garima Mandhanian
Company Secretary
& Compliance Officer

Place: Vadodara
Date: 14th May, 2025

Place: Mumbai
Date: 14th May, 2025

ARUNIS ABODE LIMITED
CIN: L70100GJ1994PLC021759

Consolidated Statement of Profit and loss for the year ended 31st March 2025

(Amount in ₹ '000)

Sr. No.	Particulars	Note No.	For the year ended 31st March, 2025	For the year ended 31st March, 2024
	INCOMES			
I	Revenue From Operations	22	1.38	12,189.96
II	Other Income	23	5,159.36	4,899.95
III	Total Income (I+II)		5,160.74	17,089.91
	EXPENSES			
	Change in inventory of shares		-	-
	Employee benefits expense	24	3,292.36	2,915.00
	Finance costs	25	679.90	3,233.80
	Depreciation and Amortization expense	4A	1,313.04	1,752.37
	Other expenses	26	4,654.81	3,205.36
	Total expenses (IV)		9,940.11	11,106.53
V	Profit/(loss) before exceptional items and tax (I- IV)		(4,779.37)	5,983.38
VI	Exceptional Items		-	-
V	Profit before tax (III-IV)		(4,779.37)	5,983.38
VI	Tax expense:			
	Current tax	21	-	1,330.75
	Excess Provision of Tax Written-back	21	28.54	(17.11)
	Deferred tax	21	(3,284.38)	110.06
VII	Profit for the year from continuing operations (V-VI)		(1,523.53)	4,559.68
VIII	Share of profit/(loss) of associate		-	(617.90)
IX	Profit for the year		(1,523.53)	3,941.78
X	Other Comprehensive Income			
	Items that will not be reclassified to Profit and Loss account			
	(i) (Loss) on investments through Other Comprehensive Income		-	-
	(ii) Income tax on above		-	-
XI	Total Comprehensive Income for the year (IX + X)		(1,523.53)	3,941.78
XII	Earnings per share (Equity shares with face value of ₹ 10 each)			
	(1) Basic earnings per share in ₹	30	(0.51)	1.31
	(2) Diluted earnings per share in ₹	30	(0.51)	1.31

The accompanying notes are an integral part of the Financial Statements.

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For B. R. Pancholi & Co.
Chartered Accountants
Firm Registration No: 107285W

CA Bhupendra Pancholi
Partner
Membership No: 041254
UDIN: 25041254BMNTGJ5156



For and on behalf of the Board of Directors of
Arunis Abode Limited

Mr. Yagnik Bharatkumar Tank
Managing Director
DIN: 10835016

Yagnik

Mr. Deniis Desai
Director
DIN: 02904192

Desai

Ms. Heena Gupta
Chief Financial Officer

Heena

Mrs. Garima Mandhania
Company Secretary
& Compliance Officer

Garima

Place: Vadodara
Date: 14th May, 2025

Place: Mumbai
Date: 14th May, 2025

ARUNIS ABODE LIMITED

CIN: L70100GJ1994PLC021759

Consolidated Cash Flow Statement for the year ended 31st March 2025

(Amount in ₹ '000)

Sr. No.	Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
A	Cash Flow From Operating Activities		
	Profit Before Tax	(4,779.37)	5,983.38
	<u>Adjustments for:</u>		
	Depreciation and amortisation expense	1,313.04	1,752.37
	Finance cost	679.90	3,233.80
	Gain on Financial Instruments at Fair Value through Profit and Loss (net)	-	(5,665.16)
	Loss on sale of Property, Plant and Equipment	312.85	-
	Interest Income	(4,008.65)	(2,713.33)
	Dividend Income	(0.25)	(26.10)
	Share in loss of associate	-	617.90
	Fair Value Gain / (reversal of fair value gain) on investment in OCD	1,274.98	(846.86)
	Rent Income	(837.38)	(877.25)
	Operating Profit before Working Capital Changes	(6,044.88)	1,458.75
	<u>Changes in working capital:</u>		
	Securities for trade	45.89	18,057.83
	Trade Receivables	35.56	25,751.96
	Financial Assets	500.00	(180.00)
	Other current Assets	101.86	(92.00)
	Trade payables	(961.11)	842.77
	Financial Liabilities	112.59	(10.82)
	Other current liabilities	(388.85)	(1,816.42)
	Taxes Paid (net)	(1,085.90)	1,524.98
	Net Cash Flow from/ (used in) Operating Activities	(7,684.84)	45,537.05
B	Cash Flow From Investing Activities :		
	Purchase of property, plant and equipment and investment property	-	(430.85)
	Proceeds from sale of property, plant and equipment and investment property	9,225.00	-
	Proceeds from sale of / (Purchase of) optionally convertible debentures	38,300.00	(436.41)
	Investment in Inter-corporate Deposits	(43,950.55)	(16,749.45)
	Cash flows towards share in associate (net)	-	(617.90)
	Investment in others	(212.08)	-
	Proceeds from sale of / (Purchase of) shares in other companies	3.00	-
	Interest received	4,769.55	799.56
	Dividend received	0.25	26.10
	Rent received	837.38	877.25
	Net Cash Flow from/(used in) Investing Activities	8,972.55	(16,531.70)
C	Cash Flow From Financing Activities		
	Repayment of Borrowings	(8,745.53)	(25,823.13)
	Proceeds from Borrowings	7,950.00	-
	Interest paid	(679.90)	(3,233.80)
	Net Cash Flow from/ (used in) Financing Activities	(1,475.43)	(29,056.93)
	Net Increase/ (Decrease) in Cash & Cash Equivalents	(187.72)	(51.58)
	Cash and Cash Equivalents as at the beginning of the year	465.75	517.33
	Cash and Cash Equivalents as at end of the year (refer Note 10)	278.03	465.75

The accompanying notes are an integral part of the Financial Statements.

In terms of our report attached
For B. R. Pancholi & Co.
Chartered Accountants
Firm Registration No: 107285W

CA Bhupendra Pancholi
Partner
Membership No: 041254
UDIN: 25041254BMNTGJ5156



**For and on behalf of the Board of Directors of
Arunis Abode Limited**

Mr. Yagnik Bharatkumar Tank
Managing Director
DIN: 10835016

Mr. Deniis Desai
Director
DIN: 02904192

Ms. Heena Gupta
Chief Financial Officer

Mrs. Garima Mandhanja
Company Secretary
& Compliance Officer

Place: Vadodara
Date: 14th May, 2025

Place: Mumbai
Date: 14th May, 2025

ARUNIS ABODE LIMITED
CIN: L70100GJ1994PLC021759

Consolidated Statement of Changes in Equity for the year ended 31st March 2025

A. Equity Share Capital

(Amount in ₹ '000)

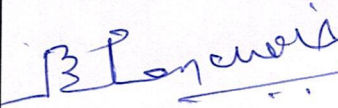
Particulars	Note	Amount
Issued, Subscribed and fully paid equity shares of ₹ 10 each		
Balance as at 1st April, 2023		30,000.00
Changes during the year	14	-
Balance as at 31st March, 2024		30,000.00
Balance as at 1st April, 2024		30,000.00
Changes during the year	14	-
Balance as at 31st March, 2025		30,000.00

B. Other Equity

Particulars	Retained Earnings		Total
	Retained Earnings	General Reserve	
Balance as on 1st April, 2023	30,277.06	518.87	30,795.93
Profit for the year	3,941.78	-	3,941.78
Other comprehensive income for the year	-	-	-
Balance as on 31st March, 2024	34,218.84	518.87	34,737.71
Balance as on 1st April, 2024	34,218.84	518.87	34,737.71
Profit for the year	(1,523.53)	-	(1,523.53)
Other comprehensive income for the year	-	-	-
Balance as on 31st March, 2025	32,695.31	518.87	33,214.18

The accompanying notes are an integral part of the Financial Statements.

In terms of our report attached
For B. R. Pancholi & Co.
Chartered Accountants
Firm Registration No: 107285W



CA Bhupendra Pancholi
Partner
Membership No: 041254
UDIN: 25041254BMNTGJ5156

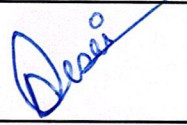


For and on behalf of the Board of Directors of
Arunis Abode Limited

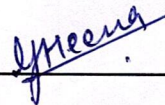
Mr. Yagnik Bharatkumar Tank
Managing Director
DIN: 10835016



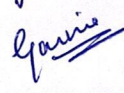
Mr. Deniis Desai
Director
DIN: 02904192



Ms. Heena Gupta
Chief Financial Officer



Mrs. Garima Mandhania
Company Secretary
& Compliance Officer



Place: Vadodara
Date: 14th May, 2025

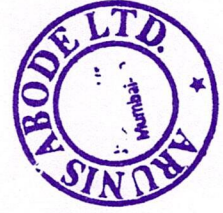
Place: Mumbai
Date: 14th May, 2025

Note 4A Property, Plant and Equipment

(Amount in ₹ '000)

Particulars	Gross Block			Accumulated depreciation			Net Block		
	Balance as at 1st, April, 2024	Additions	Disposals	Balance as at 31st March, 2025	Balance as at 1st, April, 2024	Depreciation expense for the year	Depreciation on Assets Disposed	Balance as at 31st March, 2025	Balance as at 31st March, 2024
(a) Buildings	-	-	-	-	-	-	-	-	-
(b) Computers	248.65	-	75.63	173.02	96.28	73.99	-	2.75	152.37
(c) Furniture and Fixtures	391.00	-	391.00	-	247.74	26.68	274.42	-	143.26
(d) Vehicles	12,538.23	-	12,538.23	-	2,617.13	1,003.40	3,620.53	-	9,921.10
(e) Office equipment	636.16	-	636.16	-	141.03	66.43	207.46	-	495.13
Total (A+B)	13,814.04	-	13,641.02	173.02	3,102.18	1,170.50	4,102.41	170.27	10,711.86

Particulars	Gross Block			Accumulated depreciation			Net Block		
	Balance as at 1st, April, 2023	Additions	Disposals	Balance as at 31st March, 2024	Balance as at 1st, April, 2023	Depreciation expense for the year	Depreciation on Assets Disposed	Balance as at 31st March, 2024	Balance as at 31st March, 2023
(a) Buildings	9,002.00	-	9,002.00	-	1,043.63	-	1,043.63	-	7,958.37
(b) Computers	182.80	65.85	-	248.65	50.17	46.11	-	152.37	132.63
(c) Furniture and Fixtures	391.00	-	-	391.00	210.56	37.18	-	143.26	180.44
(d) Vehicles	12,538.23	-	-	12,538.23	1,128.22	1,488.91	-	9,921.10	11,410.01
(e) Office equipment	271.16	365.00	-	636.16	103.40	37.63	-	495.13	167.76
Total (A+B)	22,385.19	430.85	9,002.00	13,814.04	2,535.98	1,609.83	1,043.63	3,102.18	19,849.21



ARUNIS ABODE LIMITED
CIN: L70100GJ1994PLC021759

Notes forming part of the Consolidated financial statements

Note 4B Investment Property

(Amount in ₹ '000)

Particulars	Gross Block				Accumulated depreciation			Net Block		
	Balance as at 1st, April, 2024	Additions	Disposals	Reclassification	Balance as at 31st March, 2025	Balance as at 1st, April, 2024	Depreciation expense for the year	Depreciation on Reclassification of Asset	Balance as at 31st March, 2025	Balance as at 31st March, 2024
Buildings	7,958.37	-	-	7,958.37	-	142.54	141.78	284.32	-	7,815.83
Total (A+B)	7,958.37	-	-	7,958.37	-	142.54	141.78	284.32	-	7,815.83

Particulars	Gross Block				Accumulated depreciation			Net Block		
	Balance as at 1st, April, 2023	Additions	Disposals	Reclassification	Balance as at 31st March, 2024	Balance as at 1st, April, 2023	Depreciation expense for the year	Depreciation on Reclassification of Asset	Balance as at 31st March, 2024	Balance as at 31st March, 2023
Buildings	-	7,958.37	-	-	7,958.37	-	142.54	-	142.54	-
Total (A+B)	-	7,958.37	-	-	7,958.37	-	142.54	-	142.54	7,815.83



ARUNIS ABODE LIMITED

CIN: L70100GJ1994PLC021759

Notes forming part of the Consolidated financial statements**Note 5 Investments accounted for using the Equity Method**

(Amount in ₹ '000)

Particulars	As at 31st March, 2025	As at 31st March, 2024
Carrying amount of the Company's interest in associate Arunis Edifice Pvt. Ltd.	-	-
Total	-	-
Company's share of profit/(loss) in associate to the extent recognised (Subsidiary was converted in Associate w.e.f. 20-Jul-2022)	-	(617.90)
Company's share of (loss) in associate not recognised due to carrying value turning NIL	-	(35.68)

Note 6 Non Current Investments

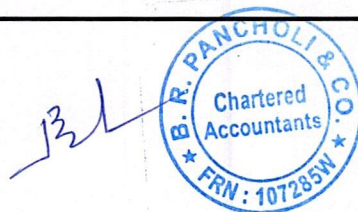
Particulars	As at 31st March, 2025	As at 31st March, 2024
Unquoted Optionally Convertible Redeemable Debentures, Fully paid up, at Fair Value Through Profit and Loss Associate (38,30,000 debentures (Previous year: NIL) of Rs. 10 each of Arunis Edifice Pvt. Ltd.)	-	38,300.00
Unquoted Equity Shares, Fully paid up, at Fair Value Through Profit and Loss SVC Bank (50 equity shares (Previous year: NIL) of Rs. 60 each)	-	3.00
Other Investments, at amortised cost Investment in Shiv Arunoday Developers & Consultants	648.49	436.41
Total Non Current Investments	648.49	38,739.41
Aggregate amount of unquoted investments:	648.49	38,739.41
Aggregate amount of impairment in value of investments:	0.00	0.00

Note 7 Income-tax Assets (Net):

Particulars	As at 31st March, 2025	As at 31st March, 2024
Income-tax Assets (Net)	505.83	779.21
Total	505.83	779.21

Note 8 Securities for trade

Particulars	As at 31st March, 2025	As at 31st March, 2024
Quoted Equity Shares, Fully paid up, at Fair value through Profit and Loss	-	45.89
Total	0.00	45.89



Note 9 Trade Receivables		
Particulars	As at 31st March, 2025	As at 31st March, 2024
Unsecured, Considered Good	-	35.56
Total	0.00	35.56

Trade Receivables Ageing Schedule							
	Outstanding as at 31st March, 2024 for following periods from the due date						
	Not due	Less than 6 months	6 months - 1 year	1 - 2 years	2 - 3 years	More than 3 years	Total
Undisputed trade receivables							
- considered good	35.56	-	-	-	-	-	35.56
- which have significant increase in credit risk	-	-	-	-	-	-	-
- credit impaired	-	-	-	-	-	-	-
Disputed trade receivables							
- considered good	-	-	-	-	-	-	-
- which have significant increase in credit risk	-	-	-	-	-	-	-
- credit impaired	-	-	-	-	-	-	-
Total	35.56	-	-	-	-	-	35.56

Note 10 Cash and Cash Equivalent		
Particulars	As at 31st March, 2025	As at 31st March, 2024
Cash in hand	6.79	17.91
Balance with bank in current account	271.24	447.84
Total	278.03	465.75

10.1 Cash in hand was verified and certified by the management of the company.
10.2 Balance with Bank in current account are certified by the respective Banks.

Note 11 Other Bank Balance		
Particulars	As at 31st March, 2025	As at 31st March, 2024
Balance with bank in deposit account	10.00	10.00
Total	10.00	10.00

Note 12 Other Current Financial Assets		
Particulars	As at 31st March, 2025	As at 31st March, 2024
At amortized cost		
Inter-corporate Deposits and loans to related parties	-	16,749.45
Inter-corporate Deposits and loans	60,700.00	0.00
Interest receivable on		
- Debentures	1,526.85	2,287.44
- Term deposits with Bank	-	0.31
Security Deposits Given	180.00	680.00
Total	62,406.85	19,717.20

Note 12.1 The Holding company gave ICD and loan to its Associate company - Arunis Edifice Private Limited - during FY 2023-24.
Note 12.2 The Inter-corporate Deposits are unsecured, carry an interest rate of 10% p.a., and have maturities ranging upto 12 months.
Note 12.3 The Parent Company has assessed the recoverability of these deposits based on the borrower's credit profile and probability of default. Based on this assessment, no material expected credit loss has been recognised as at March 31, 2025. The Company continues to monitor these exposures on a regular basis. Refer Note 33 for risk disclosures as required by Ind AS 107.

Note 13 Other Current Assets		
Particulars	As at 31st March, 2025	As at 31st March, 2024
Prepaid Expenses	12.65	88.08
Balance with Government Authorities	40.67	67.10
Other assets	60.00	1,334.98
Total	113.32	1,490.16

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ARUNIS ABODE LIMITED
CIN: L70100GJ1994PLC021759

Notes forming part of the Consolidated financial statements

Note 14 Equity Share Capital

(Amount in ₹ '000)

Particulars	As at 31st March 2025		As at 31st March 2024	
	Number of Shares	Amount	Number of Shares	Amount
Authorised				
Equity Shares: Face value of ₹ 10/- each	75,00,000	75,000.00	75,00,000	75,000.00
Issued, Subscribed and Paid up				
Equity Shares: Face value of ₹ 10/- each	30,00,000	30,000.00	30,00,000	30,000.00
	30,00,000	30,000.00	30,00,000	30,000.00

(A) Reconciliation of the Number of Shares Outstanding

Particulars	As at 31st March 2025		As at 31st March 2024	
	Number	Amount	Number	Amount
Equity Shares at the beginning of the year	30,00,000	30,000.00	30,00,000	30,000.00
Add : Shares issued during the year	-	-	-	-
Equity Shares at the end of the year	30,00,000	30,000.00	30,00,000	30,000.00

(B) Terms and Rights attached to each class of share:

The company has only One Class of Equity Shares having face Value of Rs.10 each. Each holder of equity share is entitled to 1 vote per share. The company has not declared/paid dividend during the Financial years 2019-20, 2020-21, 2021-22, 2022-23, 2023-24 and 2024-25.

In the event of liquidation of the Company, the holders of equity shares will be entitled to receive remaining assets of the Company, after distribution of all preferential amounts. The distribution will be in proportion to the number of equity shares held by the shareholders.

(C) Shareholders holding more than 5% of equity share capital

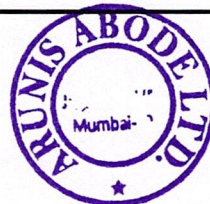
Particulars	As at 31st March 2025		As at 31st March 2024	
	Number of Shares	Percentage Holding	Number of Shares	Percentage Holding
Deniis Desai	-	0.00%	21,05,000	70.17%
Dharmendrabhai Becharbhai Jasani	7,31,488	24.38%	-	0.00%
Ayush Dharmendrabhai Jasani	3,21,012	10.70%	-	0.00%
Yagnik B Tank	10,52,500	35.08%	-	0.00%

(D) Disclosure of Shareholding of Promoters

Shares held by promoters	As at 31st March 2025		As at 31st March 2024	
	Number of Shares	Percentage Holding	Number of Shares	Percentage Holding
Deniis Desai	-	0.00%	21,05,000	70.17%
Dharmendrabhai Becharbhai Jasani	7,31,488	24.38%	-	0.00%
Ayush Dharmendrabhai Jasani	3,21,012	10.70%	-	0.00%
Yagnik B Tank	10,52,500	35.08%	-	0.00%

Note: 14.1 As per the records of the Company, including its Register of Members and other declarations received from the shareholders regarding beneficial interest, the above shareholding represents both legal and beneficial ownership of shares.

Note: 14.2 In accordance with the Share Purchase Agreement executed on 2nd December 2024 between the Existing Promoter Mr. Deniis Desai and Acquirers namely (1) Mr. Dharmendrabhai Becharbhai Jasani; (2) Mr. Ayush Dharmendrabhai Jasani; and (3) Mr. Yagnik Tank, and pursuant to the provisions of SEBI (Substantial Acquisition of shares and Takeovers) Regulations, 2011 and SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, post completion of Takeover Formalities Mr. Deniis Desai shall be reclassified as Non-Promoter and the Acquirers namely (1) Mr. Dharmendrabhai Becharbhai Jasani; (2) Mr. Ayush Dharmendrabhai Jasani; and (3) Mr. Yagnik Tank shall be classified as Promoters. As on the date of approval of this Financial Statements, the Takeover Formalities are already completed and Mr. Deniis Desai is reclassified as Non-Promoter and the Acquirers namely (1) Mr. Dharmendrabhai Becharbhai Jasani; (2) Mr. Ayush Dharmendrabhai Jasani; and (3) Mr. Yagnik Tank are classified as Promoters.



ARUNIS ABODE LIMITED
CIN: L70100GJ1994PLC021759

Notes forming part of the Consolidated financial statements

Note 15 Other Equity

(Amount in ₹'000)

Particulars	Retained Earnings		Items of OCI	Total
	Retained Earnings	General Reserve	Investments through OCI	
Balance as on 1st April, 2023	30,277.06	518.87	-	30,795.93
Profit for the year	3,941.78	-	-	3,941.78
Other comprehensive income for the year	-	-	-	-
Balance as on 31st March, 2024	34,218.84	518.87	-	34,737.71
Balance as on 1st April, 2024	34,218.84	518.87	-	34,737.71
Profit for the year	(1,523.53)	-	-	(1,523.53)
Other comprehensive income for the year	-	-	-	-
Balance as on 31st March, 2025	32,695.31	518.87	-	33,214.18



ARUNIS ABODE LIMITED

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Notes forming part of the Consolidated financial statements

(Amount in ₹ '000)

Note 16 Non Current Borrowings

Particulars	As at 31st March, 2025	As at 31st March, 2024
Term loan from bank		
Vehicle Loan From Federal Bank Limited	-	1,660.91
Vehicle Loan From SVC Bank Limited	-	5,485.57
Total	-	7,146.48

Note 16.1 Details of borrowings outstanding as at 31st March, 2024. All these borrowings are fully disposed-off in the current year.

Loan From	Federal Bank Ltd.	SVC Bank Ltd.
Loans sanctioned	₹ 3,399	₹ 7,937
Loan term	5 years	7 years
Repayment	60 EMIs	84 EMIs
Rate of Interest	7.25%	8%
Security given	Vehicle	Vehicle

Note 17 Current Borrowings

Particulars	As at 31st March, 2025	As at 31st March, 2024
Demand Loan From Motilal Oswal Finvest Ltd, Secured	-	-
Current Maturities of Non-current Borrowings	-	1,599.05
Short-term loans from related parties	7,950.00	-
Total	7,950.00	1,599.05

Note 17.1 Detail of loan from related party in the form of inter-corporate deposit is as under:

Loan From	Related party
Loans sanctioned	₹ 7,950.00
Loan term	1 year
Repayment	on demand
Rate of Interest	10%
Security given	Unsecured

Note 17.2 Loan From Motilal Oswal Finvest Ltd has been completely paid-off during current year. Loan details are as under:

Loan From	Motilal Oswal Finvest Ltd
Loans sanctioned	₹ 4,800.00
Loan term	5 years
Repayment	60 EMIs
Rate of Interest	10.00%
Security given	Equity shares



Note 18 Trade Payables		
(Amount in ₹ '000)		
Particulars	As at 31st March, 2025	As at 31st March, 2024
Total outstanding dues of Micro, Small and Medium enterprises	56.80	-
Total outstanding dues of creditors other than Micro, Small and Medium enterprises	318.97	1,336.88
Total	375.77	1,336.88

Note 18.1 Ageing of Trade Payables

	Outstanding as at 31st March, 2025 for following periods from the due date					
	Not due	Less than 1 year	1-2 years	2-3 years	More than 3 years	Total
Undisputed dues						
Micro, Small and Medium enterprises	56.80	-	-	-	-	56.80
Others	375.77	-	-	-	-	375.77
Disputed dues						
Micro, Small and Medium enterprises	-	-	-	-	-	-
Others	-	-	-	-	-	-
Total	432.57	-	-	-	-	432.57

	Outstanding as at 31st March, 2024 for following periods from the due date					
	Not due	Less than 1 year	1-2 years	2-3 years	More than 3 years	Total
Undisputed dues						
Micro, Small and Medium enterprises	-	-	-	-	-	-
Others	125.00	1,211.88	-	-	-	1,336.88
Disputed dues						
Micro, Small and Medium enterprises	-	-	-	-	-	-
Others	-	-	-	-	-	-
Total	125.00	1,211.88	-	-	-	1,336.88

Note 18.2 There are no outstanding dues to Micro, Small and Medium entities as determined by the Management to the extent such parties have been identified on the basis of information collected. This has been relied upon by the auditors. Accordingly, no disclosures are required under section 22 of the Micro, Small and Medium Enterprises Development Act, 2006.

Note 18.3 For explanation on Company's Credit risk management process, refer note 34.

Note 18.4 Refer note 27 for Related Party Balances and terms and conditions with related parties.

Note 19 Other Current Financial Liabilities

Particulars	As at 31st March, 2025	As at 31st March, 2024
Interest payable on ICD	112.59	-
Total	112.59	-

Note 20 Other Financial Liabilities

Particulars	As at 31st March, 2025	As at 31st March, 2024
Statutory Dues Payable	29.64	8.49
Security Deposits Received	25.00	435.00
Total	54.64	443.49



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Notes forming part of the Consolidated financial statements

Note 21 Deferred Tax Liability

(Amount in ₹ '000)

Major components of income tax expense	For the year ended on	
	31st March, 2025	31st March, 2024
(a) Profit & loss section		
Current tax	-	1,330.75
Excess Provision of Tax Written-back	28.54	(17.11)
Deferred tax	(3,284.38)	110.06
Income tax expense reported in the statement of profit or loss	(3,255.84)	1,423.70
(b) Other comprehensive income section		
Net (gain) / loss on remeasurements of financial instruments	-	-
Income tax charged to OCI	-	-
(c) Reconciliation of tax expense and the accounting profit multiplied by domestic tax rate		
Accounting profit before income tax	(4,779.37)	5,983.38
Statutory income tax rate	26.00%	26.00%
Tax at statutory income tax rate	(1,242.64)	1,555.68
Tax effects of:		
Depreciation	337.62	126.33
Impact of carried forward loss (net)	(282.72)	70.69
Non taxable income (net)	-	(53.01)
Impact of fair valuation of OCD	331.49	(220.18)
Excess provision of earlier years written-back	-	-
Total tax effect	386.38	(76.18)
Current tax	(856.26)	1,479.50
Deferred tax on account of Property, Plant and Equipment	(3,235.61)	(39.43)
Deferred tax on account of financial assets	(331.49)	220.18
Deferred tax on account of carried forward business loss	282.72	(70.69)
Income-tax expense reported in statement of Profit & loss	(4,140.64)	1,589.56

Deferred tax liabilities (net)

Deferred tax relates to the following:

	Balance sheet		Profit & loss	
	As at		For the year ended on	
	31st March, 2025	31st March, 2024	31st March, 2025	31st March, 2024
Property, plant and equipment	4.95	(2,947.94)	(2,952.89)	(126.33)
Fair value of investment in OCD	-	(331.49)	(331.49)	220.18
Carried forward business loss	-	-	-	16.20
Deferred tax expense/(income)			(3,284.38)	110.05
Net deferred tax (liabilities) / assets	4.95	(3,279.43)		

Reconciliation of deferred tax liabilities (net):

	As at	
	31st March, 2025	31st March, 2024
Opening Balance	3,279.43	3,169.38
Tax income/(expense) during the period recognised in P&L	(3,284.38)	110.05
Tax income/(expense) during the period recognised in OCI	-	-
Closing balance	(4.95)	3,279.43

Note:

1. The company offsets tax assets and liabilities if and only if it has a legally enforceable right to set off current tax assets and current tax liabilities and the deferred tax assets and deferred tax liabilities related to income taxes levied by the same tax authority.

2. As the majority of property, plant and equipment have been disposed-off and major shareholder has entered into Share Purchase Agreement; it becomes improbable as at the balance sheet date that sufficient taxable profits will be available in the near future. Therefore, deferred tax asset is not recognised on taxable losses. Further, the Company has decided to liquidate its investment property and therefore the same has been reclassified as an Asset Held for Sale as at 31-Mar-25. Accordingly, no depreciation will be charged to this asset from FY 2025-26 and deferred tax liability available in books of ₹ 2,005 thousand has been written-back.



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Notes forming part of the Consolidated financial statements**Note 22 Income from Operations**

(Amount in ₹ '000)

Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Consultancy Income	-	4,000.00
Profit from trading in shares and mutual funds (net)	1.38	2,524.80
Profit from intraday trading in shares (net)	-	-
Fair Value Gain on Financial Instruments at Fair Value through Profit and Loss (net)	-	5,665.16
Income from brokerage	-	-
Total	1.38	12,189.96

Note 22.1 The Company was actively engaged in consultancy of real-estate projects in the previous year. No revenue has been generated from such consultancy during the current year.

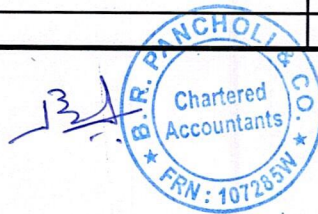
Note 22.2 The Company discontinued trading in shares, futures and options contracts from last quarter of FY 2023-24 and therefore fair value gain recognised in Profit and Loss account is NIL.

Note 23 Other Income

Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Interest Income	4,008.65	2,713.33
Dividend Income	0.25	26.10
Profit on sale of Property, Plant and Equipment	-	-
Rent Income	837.38	877.25
Fair Value Gain on investment in OCD	-	846.86
Profit on disposal of controlling stake in subsidiary	-	-
Share in profit of partnership firm	313.08	436.41
Total	5,159.36	4,899.95

Note 24 Employee Benefit Expenses

Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Salaries and Wages	1,249.50	1,115.00
Directors' Remuneration	2,042.86	1,800.00
Staff Welfare Expenses	-	-
Total	3,292.36	2,915.00



Note 25 Finance Costs		
Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Interest expense on borrowings	679.90	3,233.80
Other finance cost	-	-
Total	679.90	3,233.80
Note 26 Other Expenses		
(Amount in ₹ '000)		
Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Share Trading Expenses	1.99	289.64
Legal and Professional Fees	678.87	608.74
Stock Exchange related Expenses	466.78	445.25
Repairs and Maintenance	217.48	287.18
Rent, Rates and Taxes	672.95	469.34
Advertisement Expenses	89.60	142.15
Insurance Expense	372.51	241.20
Auditors' Remuneration	150.00	90.00
Electricity Expense	151.22	134.83
Directors' Sitting Fees	128.00	132.20
Travelling Expense	6.62	13.49
Printing and Stationery Expense	1.80	14.97
Communication Expense	39.19	55.49
Real-estate expenses	9.00	-
Conveyance	14.50	148.38
Bank Charges	2.70	1.92
Miscellaneous Expenses	63.77	108.20
Loss on sale of Property, plant and equipment	312.85	-
Reversal of fair value gain on OCD interest	1,274.98	-
Total	4,654.81	3,205.36
Note: Auditors remuneration comprises of fees (excluding eligible / ineligible GST credit) for:		
Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Statutory Audit	45.00	45.00
Limited review	20.00	30.00
Limited review (predecessor auditor)	10.00	-
Certification	20.00	-
Other consultancy services	40.00	-
Statutory Audit fees of auditors of Subsidiary	15.00	15.00
Total	150.00	90.00



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Notes forming part of the Consolidated financial statements

Note 27 Related Party Transactions

Related party disclosures, in accordance with the Indian Accounting Standard 24 "Related Party Disclosures" are given below:

(i) Related parties with whom transactions have taken place during the year:

Parent company	Arunis Abode Limited
Wholly owned Subsidiary	Arunis Realities Private Limited
Associate	Arunis Edifice Private Limited
Directors/ Key Managerial Personnel (KMP)	Mrs. Dhara Denis Desai, Managing Director upto 06.02.2025 Mr. Yagnik B Tank, Director w.e.f. 07.02.2025 Ms. Heena Gupta, Chief Financial Officer, w.e.f. 11.11.2022 Mr. Deniis Desai, Director, w.e.f. 26.03.2024 Mrs. Garima Mandhania, Company Secretary and Compliance Officer, w.e.f. 10.05.2023 Mrs. HIRAK Patel, Company Secretary and Compliance Officer, upto 09.05.2023 Mrs. Leena Desai, Independent Director Mrs. Megha Sultania, Independent Director Mr. Chirag Shah, Director
Relatives of KMP and Entities in which KMP / Relatives of KMP have substantial interest	Mrs. Arunaben Desai Arudha Traders Private Limited Arunis Realities Private Limited Arunis Financial and Management Consultant Private Limited Kenil Financial and Consultancy Services Private Limited Shiv Arunoday Developers & Consultants Denis Desai HUF Nirmala Alumni Association Arunis Constructions Kalind Earth Movers Limited

(ii) Aggregate of transactions for the year with these parties have been given below:

Nature of Transaction	Name of the Party	(Amount in ₹ '000)	
		For the year ended 31st March, 2025	For the year ended 31st March, 2024
Remuneration	KMP	2,882.86	2,640.00
Sale of Optionally convertible debentures	Associate	38,300.00	-
Sitting fees	KMP	96.00	134.00
Loans given	Associate	-	7,100.00
Loans repayment received	Associate	4,000.00	3,100.00
Loans received	Associate	7,950.00	-
Inter-corporate deposits given	Associate	45,000.00	13,100.00
Inter-corporate deposits repayment received	Associate	57,600.00	500.00
Interest income on Optionally convertible debentures	Associate	1,379.85	2,767.11
Interest income on loans	Associate	216.45	484.77
Interest expense on loan	Associate	125.10	-
Share in profit of partnership firm	Relatives of KMP and Entities in which KMP / Relatives of KMP have substantial interest	313.08	436.41
Interest income on Inter-corporate deposits	Associate	1,080.47	206.16

(iii) Aggregate of balance outstanding as at the Balance Sheet date have been given below:

Nature of Transaction	Name of the Party	(Amount in ₹ '000)	
		As at 31st March, 2025	As at 31st March, 2024
Investment in equity shares	Associate	735.00	735.00
Investment in Optionally convertible debentures	Associate	-	38,300.00
Interest receivable on inter-corporate deposits	Associate	321.98	185.55
Investment in Shiv Arunoday Developers & Consultants	Relatives of KMP and Entities in which KMP / Relatives of KMP have substantial interest	648.49	436.41
Loan received	Associate	7,950.00	-
Interest payable on loan	Associate	112.59	-
Sitting fees payable	KMP	27.00	-
Remuneration payable	KMP	-	1,017.90



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Notes forming part of the Consolidated financial statements**Note 28 Share Purchase Agreement and Going Concern**

During the year on 02nd December, 2024, existing promoter of the Company executed Share Purchase Agreement whereby he agreed to sell his ownership in the Company under the provisions of SEBI (Substantial Acquisition of shares and Takeovers) Regulations, 2011 and SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. Detailed filings of the said agreement are made with the BSE by the Company.

During the year, the Company has been in a transition phase following a change in controlling ownership. As per a mutual understanding between the outgoing and incoming management, the existing investments and properties of the Company are being liquidated prior to full transfer of control.

Pending deployment of such funds, the Company has temporarily placed surplus proceeds in the form of inter-corporate deposits (ICDs) with select entities to optimise returns. As at the reporting date, ICDs constitute approximately 90% of total assets, and related interest income accounts for over 80% of total income. The Company is not registered as a Non-Banking Financial Company (NBFC) under the Reserve Bank of India Act, 1934. Management believes that (a) the thresholds of 'net-owned funds' as defined under section 45-IA of the Reserve Bank of India Act, 1934 and (b) 'financial activity as principal business' as explained in RBI vide press release 1998-99/1269 dated April 8, 1999, as determined by 50-50 test are achieved only temporarily by the Company. No communication with the regulator i.e. RBI is made as the breach of limits is only due to specific event and participation in ICDs is made in good faith for efficient fund utilization during the transition period. The incoming management shall review and realign asset deployment in due course, in compliance with applicable regulatory requirements.

Further, the incoming management has decided to commence a new line of business in the company after obtaining members' approval for addition of Object in the Memorandum of Association. Under the new object, proposed activities are - (a) business of providing earth moving equipment's like Excavator, Dozer, JCB, Loaders, Skid loader, Industrial vacuum cleaners, etc. on contract, Lease, hire and rental basis in India or elsewhere and to provide maintenance services for the same and (b) to undertake all the necessary activities to promote Lease, hire and rental of Earth moving Machinery and its repair

Note 29 Contingent Liabilities

(Amount in ₹ '000)

	As at 31st March, 2025	As at 31st March, 2024
i. Income Tax As per the details available on Income Tax website and as certified by the management there is no claims against the company.	-	-
ii. Financial guarantee given on behalf of Associate Company	40,000.00	-

Note 30 Earnings Per Share

Particulars	For the year ended 31st March, 2025	For the year ended 31st March, 2024
Profit attributable to equity shareholders	(1,524)	3,941.78
Weighted average number of equity shares outstanding	30,00,000	30,00,000
Basic and Diluted Earnings per share (Amount in ₹)	(0.51)	1.31
Face value per Equity Share (Amount in ₹)	10.00	10.00

Note 31 Events After the Reporting Period

Subsequent to the reporting date, in April 2025, the Parent has disposed of its entire shareholding in its group entities - Arunis Realities Private Limited (subsidiary) and Arunis Edifice Private Limited (associate) - through sale of shares. These disposals were completed after the balance sheet date and do not affect the conditions existing as at 31st March 2025. Accordingly, these are considered non-adjusting events under Ind AS 10 - Events after the Reporting Period. However, the same have been disclosed in view of their significance.



Notes forming part of the Consolidated financial statements

Note 32 Operating Segments

(a) The Company has two operating segments - real estate consultancy and the trading in securities.

(b) Segment Revenue, Segment Results, Segment Assets and Segment Liabilities include the respective amounts identifiable to each of the segments as also amounts allocated on a reasonable basis.

Particulars	(Amount in ₹ '000)							
	Real Estate Consultancy		Trading in Securities		Others		Total	
	For the year ended 31st March, 2025	For the year ended 31st March, 2024	For the year ended 31st March, 2025	For the year ended 31st March, 2024	For the year ended 31st March, 2025	For the year ended 31st March, 2024	For the year ended 31st March, 2025	For the year ended 31st March, 2024
A. Revenue								
Revenue from external customers	-	4,000.00	1.38	8,189.96	-	-	1.38	12,189.96
Inter-segment revenue	-	-	-	-	-	-	-	-
Total Revenue From Operations	-	4,000.00	1.38	8,189.96	-	-	1.38	12,189.96
Interest revenue	-	-	-	-	4,008.65	2,713.33	4,008.65	2,713.33
Other Income	1,150.46	1,313.66	0.25	26.10	-	846.86	1,150.71	2,186.62
Total Revenue	1,150.46	5,313.66	1.63	8,216.06	4,008.65	3,560.19	5,160.74	17,089.91
B. Expenses								
Total external expenses	681.95	469.34	1.99	469.34	7,263.23	5,181.68	7,947.17	6,120.36
Interest expense	554.80	910.15	-	2,323.65	125.10	-	679.90	3,233.80
Inter-segment expense	-	-	-	-	-	-	-	-
Depreciation	-	-	-	-	1,313.04	1,752.37	1,313.04	1,752.37
Total Expenses	1,236.75	1,379.49	1.99	2,792.99	8,701.37	6,934.05	9,940.11	11,106.53
C. Results								
Profit before tax	(86.29)	3,934.17	(0.36)	5,423.07	(4,692.72)	(3,373.86)	(4,779.37)	5,983.38
Less: Tax expense								
Current tax								1,330.75
Excess provision of tax written-back								(17.11)
Deferred tax								(3,284.38)
Net Profit								4,559.68
D. Other Information								
Segment assets	180.00	18,452.49	-	836.65	-	-	180.00	19,289.14
Inter-segment assets	-	-	-	-	-	-	-	-
Investment in group companies	-	-	-	-	-	-	648.49	55,485.86
Income-tax assets	-	-	-	-	-	-	505.83	779.21
Unallocated corporate assets							70,372.87	4,319.58
Total Segment Assets	180.00	18,452.49	-	836.65	-	-	71,707.19	79,873.79
Segment liabilities	29.64	8,754.02	-	-	-	-	29.64	8,754.02
Inter-segment liabilities	-	-	-	-	-	-	-	-
Current tax liabilities	-	-	-	-	-	-	0.01	1,330.75
Deferred tax liabilities	-	-	-	-	-	-	-	3,279.43
Unallocated corporate liabilities							8,463.35	1,771.88
Total Segment Liabilities	29.64	8,754.02	-	-	-	-	8,493.00	15,136.08
Additions to property, plant and equipment	-	-	-	430.85	-	-	-	430.85

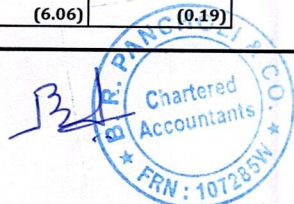
Note 33 Capital Management

For the purpose of the Company's capital management, capital includes issued equity capital and all other equity reserves attributable to the equity holders of the Company. The primary objective of the Company's capital management is to ensure that it maintains an efficient capital structure and healthy capital ratios in order to support its business and maximise shareholder value.

The Company determines the capital management requirements on the basis of Annual Budget and other strategic investment plans as approved by the Board of Directors. The Company manages its capital structure and makes adjustments to it in light of changes in economic conditions or its business requirements. To maintain or adjust the capital structure, the Company may adjust the dividend payment to shareholders, return capital to shareholders or issue new shares. The Company monitors capital using a gearing ratio, which is net debt divided by total capital plus net debt. The Company includes within net debt, interest bearing loans and borrowings less cash and short-term deposits (including other bank balance).

Above mentioned ratios at the end of the reporting period was as follows:

Particulars	(Amount in ₹ '000)	
	As at 31st March, 2025	As at 31st March, 2024
Non current financial liabilities	-	7,146.48
Current financial liabilities	8,438.36	2,935.93
Total debt	8,438.36	10,082.41
Cash and cash equivalents	278.03	465.75
Current financial assets	62,416.85	19,808.65
Net debt	(54,256.52)	(10,191.99)
Share capital	30,000.00	30,000.00
Other equity	33,214.18	34,737.71
Total capital	63,214.18	64,737.71
Gearing ratio	(6.06)	(0.19)



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Notes forming part of the Consolidated financial statements

Note 34 Financial instruments – Fair values and risk management

The significant accounting policies, including the criteria for recognition, the basis of measurement and the basis on which income and expenses are recognised, in respect of each class of financial asset, financial liability and equity instrument are disclosed in Note 2 to the Financial Statements.

A. Category-wise classification of financial instruments

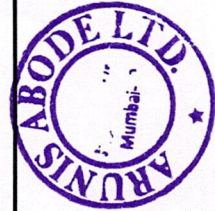
The carrying value of financial instruments by categories as of March 31, 2025 is as follows:

Particulars	Carrying amount			Fair value			Total
	FVTPL	FVTOCI	Amortised Cost	Level 1 - Quoted price in active markets	Level 2 - Significant observable inputs	Level 3 - Significant unobservable inputs	
Financial assets							Total
Cash and cash equivalents	-	-	278.03	-	-	-	-
Other bank balance	-	-	10.00	-	-	-	-
Non-current investments	-	-	648.49	-	-	-	-
Other Current financial asset*	-	-	62,406.85	-	-	-	-
	-	-	63,343.37	-	-	-	-
Financial liabilities							
Trade payables*	-	-	375.77	-	-	-	-
Non-current borrowings	-	-	7,950.00	-	-	-	-
Current tax liabilities	-	-	0.01	-	-	-	-
Other current financial liabilities*	-	-	112.59	-	-	-	-
	-	-	8,438.37	-	-	-	-

The carrying value of financial instruments by categories as of March 31, 2024 is as follows:

Particulars	Carrying amount			Fair value			Total
	FVTPL	FVTOCI	Amortised Cost	Level 1 - Quoted price in active markets	Level 2 - Significant observable inputs	Level 3 - Significant unobservable inputs	
Financial assets							Total
Securities for trade	45.89	-	-	45.89	-	-	45.89
Cash and cash equivalents	-	-	465.75	-	-	-	-
Other bank balance	-	-	10.00	-	-	-	-
Non-current investments	38,303.00	-	436.41	-	-	-	38,303.00
Trade receivables*	-	-	35.56	-	-	-	-
Other Current financial asset*	-	-	19,717.20	-	-	-	-
	38,348.89	-	20,664.92	45.89	-	-	38,348.89
Financial liabilities							
Trade payables*	-	-	1,336.88	-	-	-	-
Current borrowings	-	-	7,146.48	-	-	-	-
Non-current borrowings	-	-	1,599.05	-	-	-	-
Current tax liabilities	-	-	1,330.75	-	-	-	-
	-	-	11,413.16	-	-	-	-

* carrying value approximates to the fair value



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Notes forming part of the Consolidated financial statements**Note 34 Financial instruments – Fair values and risk management (contd.)****B. Measurement of fair values & Sensitivity Analysis****i) Valuation techniques and significant unobservable inputs****Fair value hierarchy**

The Company uses the following hierarchy for determining and/or disclosing the fair value of financial instruments by valuation techniques:

(i) Level 1: quoted prices (unadjusted) in active markets for identical assets or liabilities.

(ii) Level 2: inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly (i.e., as prices) or indirectly (i.e., derived from prices).

(iii) Level 3: inputs for the asset or liability that are not based on observable market data (unobservable inputs).

Financial instruments measured at fair value

Financial assets / financial liabilities	Fair Value (in ₹ '000)		Fair Value hierarchy	Significant Observable input(s)
	As at 31st March, 2025	As at 31st March, 2024		
Securities for trade (Equity Shares) measured at fair value through profit or loss	-	45.89	Level 1	Holding statement as on Balance Sheet date
Investment in optionally convertible debentures measured at fair value through profit or loss	-	38,300.00	Level 3	Discounted cash flow method was used to capture the present value of the expected future economic benefits to be derived. Discounting factor of 8% is applied.
Investment in Unquoted Equity Shares measured at fair value through profit or loss	-	3.00	Level 3	Considering materiality, investment is carried at cost of purchase.

Financial Instrument measured at amortised cost

The carrying amount of financial assets and financial liabilities measured at amortised cost in the financial statements are a reasonable approximation of their fair values since the Company does not anticipate that the carrying amounts would be significantly different from the values that would eventually be received or settled.

ii) Reconciliation of Level 1 fair values

The following table shows a reconciliation from the opening balances to the closing balances for Level 1 fair values.

(Amount in ₹ '000)

Particulars	Equity securities	
	FY 2024-25	FY 2023-24
Opening Balance on 1st April	45.89	12,438.56
Purchases	-	1,26,790.72
Sales	(47.27)	(1,47,373.35)
Realised profit / (Loss) on sale	1.38	2,524.80
Net profit / (loss) in fair value (unrealised)	-	5,665.16
Closing Balance on 31st March	-	45.89

iii) Reconciliation of Level 3 fair values

The following table shows a reconciliation from the opening balances to the closing balances for Level 3 fair values.

(Amount in ₹ '000)

Particulars	Equity securities	
	FY 2024-25	FY 2023-24
Opening Balance on 1st April	38,303.00	38,303.00
Purchases	-	-
Sales	(38,303)	-
Realised profit / (Loss) on sale	-	-
Net profit / (loss) in fair value (unrealised)	-	-
Closing Balance on 31st March	-	38,303.00



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Notes forming part of the Consolidated financial statements**Note 35 Financial risk management****Risk management framework**

The Company's principal financial liabilities comprises of borrowings, trade and other payables, and financial liabilities. Company uses short term bank facilities in the form of cash credit facilities with the bank. (refer note 18 for balance outstanding as at the balance sheet date). The main purpose of these financial liabilities is to finance the Company's operations to support its operations. The Company's principal financial assets include investments, trade and other receivables, cash and cash equivalents, other bank balances and other financial assets that derive directly from its operations.

The Company has an effective risk management framework which helps the Board to monitor the risks controls in key business processes. In order to minimise any adverse effects on the bottom line, the Company takes various mitigation measures such as credit control. No derivatives are transacted by the company for hedging risks.

The Company has exposure to the following risks arising from financial instruments:

- Credit risk ;
- Liquidity risk ; and
- Market risk

i. Credit risk

Credit risk is the risk that counter party will not meet its obligation leading to a financial loss. The Company is exposed to credit risk arising from its operating activities primarily from trade receivables and from financing activities primarily relating to parking of surplus funds as Deposits with Banks. The Company considers probability of default upon initial recognition of assets and whether there has been a significant increase in credit risk on an ongoing basis throughout the reporting period. To assess whether there is a significant increase in credit risk, the Company compares the risk of default occurring on the asset as at the reporting date with the risk of default as at the date of initial recognition. This assessment is based on available information and the business environment.

a) Trade and other receivables

The Company has a Credit Policy and extends credit to its customers based on customer's credit worthiness, ability to repay, and past track record. The extension of credit is constantly monitored through a review mechanism. The company also covers its domestic as well as export receivables through a credit insurance policy.

Impairment of trade receivables:

(Amount in ₹ '000)

Ageing of receivables	As at 31st March, 2025	As at 31st March, 2024
Not due	-	35.56

The Company has a Credit Policy and extends credit to its customers based on customer's credit worthiness, ability to repay, and past track record. The extension of credit is constantly monitored through a review mechanism. The company also covers its domestic as well as export receivables through a credit insurance policy.

Based on the assessment as at each reporting date, the expected credit loss allowance is Nil.

b) Inter-corporate deposits, Financial Instruments and Cash Deposits

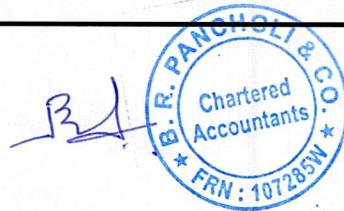
The credit risk from balances/deposits with Banks, inter-corporate deposits, current investments and other financial assets are managed in accordance with company's policy. Investment of surplus funds are made in unsecured inter-corporate Deposits.

c) Financial Guarantee

The Company is exposed to credit risk in relation to financial guarantees given to banks. The Company's maximum exposure in this respect is the maximum amount, the Company would have to pay, if the guarantee is called on. The amount recognised in Balance Sheet as other financial liabilities and maximum exposure details are as given below:

(Amount in ₹ '000)

Particulars	As at 31st March, 2025	As at 31st March, 2024
Maximum exposure	40,000.00	-
Amount recognised as liability	-	-



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Notes forming part of the Consolidated financial statements**Note 35 Financial risk management (contd.)****ii. Liquidity risk**

Liquidity risk is the risk that the company may encounter difficulty in meeting its obligations. As the Company is undergoing change in management and disposal of assets/liabilities, there is increased liquidity in current year. For maximization of returns for the company, such liquidity is invested as unsecured inter-corporate deposits of tenure upto 1 year from the date of deposit.

Exposure to liquidity risk

The following tables detail the Company's remaining contractual maturity for its financial liabilities with agreed repayment and realisation periods. The tables have been drawn up based on the undiscounted cash flows of financial liabilities based on the earliest date on which the Company can be required to pay and realise.

(Amount in ₹ '000)

As at 31st March, 2025	Contractual cash flows					
	Carrying amount	Total	0-12 months	1-2 years	2-5 years	More than 5 years
Non-derivative financial liabilities						
Borrowings	7,950.00	7,950.00	7,950.00	-	-	-
Trade payables	375.77	375.77	375.77	-	-	-
Other current financial liabilities	112.59	112.59	112.59	-	-	-
As at 31st March, 2024	Contractual cash flows					
	Carrying amount	Total	0-12 months	1-2 years	2-5 years	More than 5 years
Non-derivative financial liabilities						
Borrowings	8,745.53	8,745.53	1,599.05	1,759.45	4,886.71	500.32
Trade payables	1,336.88	1,336.88	1,336.88	-	-	-
Other current financial liabilities	-	-	-	-	-	-

iii. Market risk

Market Risk is the risk that the fair value of the future cash flow will fluctuate because of changes in the market prices such as currency risk, interest rate risk and commodity price risk.

a. Interest rate risk

Interest rate risk can be either fair value interest rate risk or cash flow interest rate risk. Fair value interest rate risk is the risk of changes in fair values of fixed interest bearing investments because of fluctuations in the interest rates. Cash flow interest rate risk is the risk that the future cash flows of floating interest bearing investments will fluctuate because of fluctuations in the interest rates.

Company's interest rate risk arises from borrowings and inter-corporate deposits. Company has long term borrowings as well as inter-corporate deposits at fixed rate of interest. Hence, the company is not exposed to interest rate risk.

b. Equity price risk

Price risk is the risk arising from securities for trade and investments held by the company and classified in the balance sheet either at fair value through Profit & Loss (FVTPL) or fair value through Other Comprehensive Income (FVTOCI). Majority of the company's investments are current in nature and primarily in listed equity shares and mutual funds which are not exposed to significant price risk.

Particulars	As at 31st March, 2025	As at 31st March, 2024
Securities for trade at FVTPL	-	45.89
Investments measured at FVTPL	-	38,300.00
Investment in Unquoted Equity Shares measured at FVTPL	-	3.00

c. Foreign currency risk

The Company operates only in the domestic market and is, therefore, not exposed to foreign exchange risk.



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CIN: L70100GJ1994PLC021759

Notes forming part of the Consolidated financial statements

Note 36 Disclosure of Ratio

Ratio	Numerator		Denominator		FY 2024-25	FY 2023-24	FY 2024-25	FY 2023-24	% Variance	Remarks
	FY 2024-25	FY 2023-24	FY 2024-25	FY 2023-24						
Current Ratio	62,808.20	21,764.56	Total current Liabilities	4,710.17	8,493.01	4,710.17	4.62	60%	refer 'a' below	
Debt-equity ratio	7,950.00	8,745.53	Total equity	64,737.71	63,214.18	64,737.71	0.13	7%	NA	
Debt service coverage ratio	(2,473.58)	10,969.55	Interest and Principle repayments	28,963.05	9,015.74	28,963.05	-0.27	172%	refer 'c' below	
Return on equity ratio	(1,523.53)	3,941.78	Average total equity	62,766.82	63,975.95	62,766.82	-2.38%	138%	refer 'b' below	
Trade receivable turnover ratio	1.38	12,189.96	Average trade receivables	12,911.54	17.78	12,911.54	0.08	92%	refer 'b' below	
Net capital turnover ratio	1.38	12,189.96	Working capital (i.e. Current assets - Current liabilities)	17,054.39	54,315.19	17,054.39	0.00	100%	refer 'b' below	
Net profit ratio	(1,523.53)	3,941.78	Revenue from operations	12,189.96	1.38	12,189.96	-110400.72%	32.34%	refer 'b' below	
Return on capital employed	(4,099.47)	9,217.18	Capital employed = Net worth + Deferred tax liabilities + Current Liabilities	71,884.19	63,214.18	71,884.19	-6.49%	12.82%	refer 'b' below	

a. As majority of the non-current assets are disposed-off pursuant to mutual agreement between incoming and outgoing management, the Company had higher liquidity. To maximize return on such higher liquidity, the Company has invested funds in short-term inter-corporate deposits therefore current ratio has improved in current year.

b. The Company was actively engaged in consultancy of real-estate projects till last year. No revenue has been generated from such consultancy during the current year. Further, the Company discontinued trading in shares, futures and options contracts from last quarter of FY 2023-24. Due to both these reasons, revenue from operations has decreased drastically which has resulted in loss for the current year.

c. Further to explanation in a and b above, loans outstanding as at previous balance sheet date has been fully paid-off in current year. There is loss incurred by the Company in current year and therefore Debt Service Coverage ratio is negative for the current year.

Note 37 Previous year numbers are regrouped/reclassified as necessary for better presentation.

Note 38 The consolidated financial statements were authorized for issue by the Company's Board of Directors on 14th May, 2025.

In terms of our report attached
For B. R. Pancholi & Co.
Chartered Accountants
Firm Registration No: 107285W



For and on behalf of the Board of Directors of
Arunis Abode Limited

Yagnik
Mr. Yagnik Bharatkumar Tank
Managing Director
DIN: 10835016



Deniis Desai
Mr. Deniis Desai
Director
DIN: 02904192

Heena Gupta
Ms. Heena Gupta
Chief Financial Officer

Garima Mandhania
Mrs. Garima Mandhania
Company Secretary
& Compliance Officer

CA Bhupendra Pancholi
Partner
Membership No: 041254
UDIN: 25041254BMNTGJ5156

Place: Vadodara
Date: 14th May, 2025

Place: Mumbai
Date: 14th May, 2025

Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

Note 1 Group Overview

Arunis Abode Limited ("the Parent") and its subsidiary (collectively hereinafter referred to as "the Group") and its associate company are engaged in Real Estate consultancy and redevelopment project execution business. The Group has filed prescribed documents with the Registrar of Companies. Earlier the Parent was engaged in business of Securities Trading and Investment.

The Management of the Company has changed its main object to undertake Real Estate Business and dealing in commodities as per Resolution dated May 27, 2020. The company has filed prescribed documents with the Registrar of Companies. Earlier the Company was engaged in business of Stock and Securities Trading and Investment. Certificate of Incorporation pursuant to change of Name of the company issued by Ministry of Corporate Affairs on November 09, 2020.

The Registered office of the Parent is situated at "Desai House", Survey No: 2523, Coastal Highway, Umersadi, Killa Pardi, Valsad, and Gujarat - 396 125.

Note 2 Basis of preparation of consolidated financial statements

a. Basis of preparation and compliance with Ind AS

The consolidated financial statements of the Group as at and for the year ended March 31, 2025 have been prepared in accordance with Indian Accounting standards ('Ind AS') notified under section 133 of the Companies Act, 2013 ('Act') and the Companies (Indian Accounting Standards) Rules issued from time to time and relevant provisions of the Companies Act, 2013 (collectively called as Ind AS).

b. Basis of measurement

The consolidated financial statements have been prepared on a historical cost basis, except for fair value through other comprehensive income (FVOCI) instruments, derivative financial instruments, other financial assets held for trading and financial assets and liabilities designated at fair value through profit or loss (FVTPL), all of which have been measured at fair value.

c. Functional and presentation currency

The consolidated financial statements are prepared in Indian Rupees, which is the Company's functional and presentation currency. All financial information presented in has been converted to in rupees in thousands.

d. Current and non-current classification

The Group presents assets and liabilities in the Balance Sheet based on current / non-current classification. An asset is classified as current if it satisfies any of the following criteria:

- It is expected to be realised or intended to sale or consumed in the Group's normal operating cycle,
- It is held primarily for the purpose of trading,
- It is expected to be realised within twelve months after the reporting period, or
- It is a cash or cash equivalent unless restricted from being exchanged or used to settle a liability for at least twelve months after the reporting period.

All other assets are classified as non-current.

A liability is classified as current if it satisfies any of the following criteria:

- it is expected to be settled in the Group's normal operating cycle,
- it is held primarily for the purpose of trading,
- it is due to be settled within twelve months after the reporting period,
- There is no unconditional right to defer the settlement of the liability for at least twelve months after the reporting period.



Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

The Group classifies all other liabilities as non-current. Current liabilities include current portion of non-current financial liabilities. Deferred tax assets and liabilities are classified as non-current assets and liabilities.

The consolidated financial statements for the year ended March 31, 2025 are being authorised for issue in accordance with a resolution of the Board of Directors passed on May 14, 2025.

The Group has applied the following accounting policies in the consolidated financial statements.

2.1 - Revenue recognition

Revenue (other than for those items to which Ind AS 109 is applicable) is measured at fair value of the consideration received or receivable. Ind AS 115, Revenue from contracts with customers, outlines a single comprehensive model of accounting for revenue arising from contracts with customers.

The Group recognises revenue from contracts with customers based on a five-step model as set out in Ind AS 115:

Step 1: Identify contract(s) with a customer: A contract is defined as an agreement between two or more parties that creates enforceable rights and obligations and sets out the criteria for every contract that must be met.

Step 2: Identify performance obligations in the contract: A performance obligation is a promise in a contract with a customer to transfer a good or service to the customer.

Step 3: Determine the transaction price: The transaction price is the amount of consideration to which the Group expects to be entitled in exchange for transferring promised goods or services to a customer, excluding amounts collected on behalf of third parties.

Step 4: Allocate the transaction price to the performance obligations in the contract: For a contract that has more than one performance obligation, the Group allocates the transaction price to each performance obligation in an amount that depicts the amount of consideration to which the Group expects to be entitled in exchange for Satisfying each performance obligation.

Step 5: Recognise revenue when (or as) the Group satisfies a performance obligation.

The Group recognises revenue from consultancy provided for real-estate projects. Interest income is recognized using the effective interest rate method. Interest is earned on delayed payments from customers and is recognised on a time proportion basis taking into account the amount outstanding from customers and the rates applicable. Dividend income is recognised when the right to receive payment of the dividend is established, it is probable that the economic benefits associated with the dividend will flow to the Group and the amount of the dividend can be measured reliably.

2.2. - Operating Segments

Segments have been identified in accordance with Indian Accounting Standards (Ind AS) 108 on Operating Segments considering the risk or return profiles of the business. As required under Ind AS 108, the Chief Operating Decision Maker (CODM) evaluates the performance and allocates resources based on analysis of various performance indicators. Accordingly, information has been presented for the Group's operating segments and the Group has identified business segment as primary segment. The reportable segment is real estate consultancy and the trading in securities.

2.3 - Property, plant and equipment

Property, plant and equipment are stated at acquisition cost less accumulated depreciation and accumulated impairment losses, if any. Subsequent costs are included in the asset's carrying amount. Items of property, plant and equipment are initially recorded at cost.



Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

Cost comprises acquisition cost, borrowing cost if capitalization criteria are met, and directly attributable cost of bringing the asset to its working condition for the intended use. Subsequent expenditure relating to property, plant and equipment is capitalized only when it is probable that future economic benefit associated with these will flow with the Group and the cost of the item can be measured reliably. Items of Property, plant and equipment that have been retired from active use and are held for disposal are stated at the lower of their net book value or net realisable value and are shown separately in the consolidated financial statements, if any.

Depreciation methods, estimated useful lives and residual value

Depreciation on Property, plant and equipment is provided on Straight Line Method at the rates prescribed in Schedule II to the Group's Act, 2012. Depreciation on additions to Property, plant and equipment and assets disposed off/discarded is charged on pro-rata basis.

The useful lives have been determined based on technical valuation done by the management's expert who are higher than those specified by Schedule II to the Companies Act; 2013, in order to reflect the actual usage of the assets. The residual values are not more than 5% of the original cost of the asset.

The assets' residual values and useful lives are reviewed and adjusted if appropriate, at the end of each reporting period. An asset's carrying amount is written down immediately to its recoverable amount if the asset's carrying amount is greater than its estimated recoverable amount.

The useful lives of the property, plant and equipment are as follows:

Assets	Estimated Useful Life (in years)
Office Buildings	60
Furniture and Fittings	10
Motor Vehicles	8
Office Equipment	5
Computers	3

Capital work-in-progress and Capital advances:

Capital work-in-progress are property, plant and equipment which are not yet ready for their intended use. Advances given towards acquisition of fixed assets outstanding at each reporting date are shown as other non-financial assets.

Depreciation is not recorded on capital work-in-progress until construction and installation is completed and assets are ready for its intended use.

De-recognition:

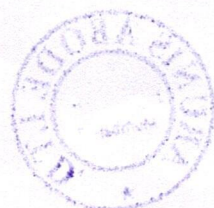
The carrying amount of an item of property, plant and equipment is derecognized on disposal or when no future economic benefits are expected from its use or disposal. Gains or losses arising from de-recognition, disposal or retirement of an item of property, plant and equipment are measured as the difference between the net disposal proceeds and the carrying amount of the asset and are recognised net, within "Other Income" or "Other Expenses", as the case maybe, in the Statement of Profit and Loss in the year of de-recognition, disposal or retirement.

2.4 - Borrowing costs

Borrowing costs are expensed in the period in which they occur. Borrowing costs consist of interest and other costs that an entity incurs in connection with the borrowing of funds.

2.5 - Investment in equity shares and securities for trade

Investment in equity shares which were regularly traded on stock exchange are considered to be securities for trade.



2.6 - Financial instruments

Recognition and Initial Measurement

The Group recognizes all the financial assets and liabilities at its fair value on initial recognition; In the case of financial assets not valued at fair value through profit or loss, transaction costs that are directly attributable to the acquisition or issue of the financial asset are added to the fair value on initial recognition. The financial assets are accounted on a trade date basis.

Classification and subsequent measurement of financial asset or financial liability: For subsequent measurement, financial assets are categorised into:

a. Amortised cost: The Group classifies the financial assets at amortised cost if the contractual cash flows represent solely payments of principal and interest on the principal amount outstanding and the assets are held under a business model to collect contractual cash flows. The gains and losses resulting from fluctuations in fair value are not recognised for financial assets classified in this category.

b. Fair value through other comprehensive income (FVOCI): The Group classifies the financial assets as FVOCI if the contractual cash flows represent solely payments of principal and interest on the principal amount outstanding and the Group's business model is achieved by both collecting contractual cash flow and selling financial assets. In case of debt instruments measured at FVOCI, changes in fair value are recognised in other comprehensive income.

The impairment gains or losses, foreign exchange gains or losses and interest calculated using the effective interest method are recognised in profit or loss. On de-recognition, the cumulative gain or loss previously recognised in other comprehensive income is re-classified from equity to profit or loss as a reclassification adjustment. In case of equity instruments irrevocably designated at FVOCI, gains / losses including relating to foreign exchange, are recognised through other comprehensive income. Further, cumulative gains or losses previously recognised in other comprehensive income remain permanently in equity and are not subsequently transferred to profit or loss on derecognition.

c. Fair value through profit or loss (FVTPL): The financial assets are classified as FVTPL if these do not meet the criteria for classifying at amortised cost or FVOCI. Further, in certain cases to eliminate or significantly reduce a measurement or recognition inconsistency (accounting mismatch), the Group irrevocably designates certain financial instruments at FVTPL at initial recognition. In case of financial assets measured at FVTPL, changes in fair value are recognised in profit or loss.

Profit or loss on sale of investments is determined on the basis of first-in-first-out (FIFO) basis.

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. The fair value measurement is based on the presumption that the transaction to sell the asset or transfer the liability takes place either:

- In the principal market for the asset or liability, or
- In the absence of a principal market, in the most advantageous market for the asset or liability.

The principal or the most advantageous market must be accessible by the Group.

The fair value of an asset or a liability is measured using the assumptions that market participants would use when pricing the asset or liability, assuming that market participants act in their economic best interest.

A fair value measurement of a non-financial asset takes into account a market participant's ability to generate economic benefits by using the asset in its highest and best use or by selling it to another market participant that would use the asset in its highest and best use.



Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

In order to show how fair values have been derived, financial instruments are classified based on a hierarchy of valuation techniques, as summarised below:

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 Group has access to at the measurement date. The Group 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.

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

Based on the Group's business model for managing the investments, the Group has classified its investments and securities for trade at FVTPL.

Financial liabilities are carried at amortised cost using the effective interest rate method. For trade and other payables, the carrying amount approximates the fair value due to short maturity of these instruments.

d. **Derecognition:** The Group derecognises a financial asset when the contractual rights to the cash flows from the financial asset expire, 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 Group neither transfers nor retains substantially all of the risks and rewards of ownership and does not retain control of the financial asset. The Group derecognises a financial liability when its contractual obligations are discharged or cancelled, or expire.

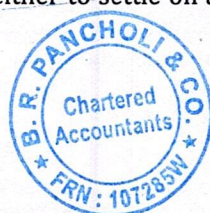
e. **Impairment of financial assets:** In accordance with Ind AS 109, the Group applies expected credit loss model (ECL) for measurement and recognition of impairment loss. The Group recognises lifetime expected losses for all contract assets and / or all trade receivables that do not constitute a financing transaction. At each reporting date, the Group assesses whether the loans have been impaired. The Group is exposed to credit risk when the customer defaults on his contractual obligations. For the computation of ECL, the loan receivables are classified into three stages based on the default and the aging of the outstanding. If the amount of an impairment loss decreases in a subsequent period, and the decrease can be related objectively to an event occurring after the impairment was recognised, the excess is written back by reducing the loan impairment allowance account accordingly. The write-back is recognised in the statement of profit and loss.

The Group recognises life time expected credit loss for trade receivables and has adopted the simplified method of computation as per Ind AS 109. The Group considers outstanding overdue for more than 90 days for calculation of expected credit loss. A financial asset is written off when there is no reasonable expectation of recovering the contractual cash flows.

2.7 Income tax

The income tax expense comprises current and deferred tax incurred by the Group. Income-tax expense is recognised in the income statement except to the extent that it relates to items recognised directly in equity or OCI, in which case the tax effect is recognised in equity or OCI. Income-tax payable on profits is based on the applicable tax laws and is recognised as an expense in the period in which profit arises.

Current tax is the expected tax payable/receivable on the taxable income or loss for the period, using tax rates enacted for the reporting period and any adjustment to tax payable/receivable in respect of previous years. Current tax assets and liabilities are offset only if, the Group has a legally enforceable right to set off the recognised amounts; and intends either to settle on a net basis, or to realise the asset and settle the liability simultaneously.



Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

Deferred tax is recognised in respect of temporary differences between the carrying amounts of assets and liabilities for financial reporting purpose and the amounts for tax purposes. The measurement of deferred tax reflects the tax consequences that would follow from the manner in which the Group expects, at the reporting date, to recover or settle the carrying amount of its assets and liabilities.

Deferred tax liabilities are generally recognised for all taxable temporary differences and deferred tax assets are recognised, for all deductible temporary differences, to the extent it is probable that future taxable profits will be available against which deductible temporary differences can be utilised.

Deferred tax is measured at the tax rates that are expected to be applied to the temporary differences when they reverse, based on the laws that have been enacted or substantively enacted by the reporting date.

Deferred tax assets are reviewed at each reporting date and are reduced to the extent that it is no longer probable that the related tax benefit will be realized, such reductions are reversed when the probability of future taxable profits improves.

The tax effects of income tax losses, available for carry forward, are recognised as deferred tax asset, when it is probable that future taxable profits will be available against which these losses can be set-off. Unrecognised deferred tax assets are re-assessed at each reporting date and are recognised to the extent that it has become probable that future taxable profits will allow the deferred tax asset to be recovered.

2.8 Cash and cash equivalents

Cash and cash equivalent in the balance sheet comprise cash at banks and on hand and short-term deposits with an original maturity of three months or less, which are subject to an insignificant risk of changes in value. For the purpose of the statement of cash flows, cash and cash equivalents consist of cash and short-term deposits, as defined above.

2.9 - Provisions, Contingent liabilities, Contingent assets and Commitments: General

Provisions are recognised when the Group has a present obligation (legal or constructive) as a result of a past event, 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. Provisions are determined based on management estimates required to settle the obligation at the balance sheet date, supplemented by experience of similar transactions. These are reviewed at the balance sheet date and adjusted to reflect the current management estimates.

Contingent liabilities are disclosed when there is a possible obligation arising from past events, 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 Group or a present obligation that arises from past events where it is either not probable that an outflow of resources will be required to settle or a reliable estimate of the amount cannot be made, is termed as a contingent liability.

Contingent assets are neither recognised nor disclosed.

2.10 - Earnings per share

Basic earnings per share are calculated by dividing the net profit for the period attributable to equity shareholders by the weighted average number of equity shares outstanding during the period. No instruments have been issued by the Group or are outstanding on the end of the reporting period that has the potential to dilute the EPS.

2.11- Trade Receivables

Trade receivables are amounts due from customers for services performed in the ordinary course of business. Trade receivables are recognised initially at the amount of consideration that is unconditional unless they contain significant financing components, when they are recognised at fair value. The Group



Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

holds the trade receivables with the objective to collect the contractual cash flows and therefore measures them subsequently at amortised cost using the effective interest method, less loss allowance.

2.12 - Employee benefits – Short-term employee benefits

Short term employee benefits include salaries and short-term cash bonus. A liability is under short-term cash bonus or target-based incentives if the Group has a present legal or constructive obligation to pay this amount as a result of past service provided by the employee, and the obligation can be estimated reliably. These costs are recognised as an expense in the Statement of Profit and Loss at the undiscounted amount expected to be paid over the period of services rendered by the employees to the Group.

2.13 - Borrowing costs

Borrowing costs include interest expense as per the effective interest rate (EIR) and other costs incurred by the Group in connection with the borrowing of funds. Borrowing costs are recognized as an expense in the year in which they are incurred. The difference between the discounted amount mobilized and redemption value of commercial papers is recognized in the statement of profit and loss over the life of the instrument using the EIR.

2.14 Assets held for sale

Non-current assets or disposal groups are classified as held for sale when their carrying amounts are expected to be recovered principally through a sale transaction rather than through continuing use. Such assets are measured at the lower of carrying amount and fair value less costs to sell. Depreciation on these assets ceases upon classification as held for sale.

Note- ^{3.00} ~~215~~ Critical and significant accounting judgements, estimates and assumptions

Critical estimates and judgements

The following are the critical judgements, apart from those involving estimations that the management have made in the process of applying the Group's accounting policies and that have the most significant effect on the amounts recognized in the consolidated financial statements. Actual results may differ from these estimates.

These estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to the accounting estimates in the period in which the estimate is revised if their vision affects only that period, or in the period of the revision and future periods if the revision affects both current and future periods.

(a) Useful lives of property, plant and equipment and intangible assets

Management reviews the useful lives of depreciable assets at each reporting. As at March 31, 2025 management assessed that the useful lives represent the expected utility of the assets to the Group. Further, there is no significant change in the useful lives as compared to previous year.

(b) Recognition and measurement of provision and contingencies

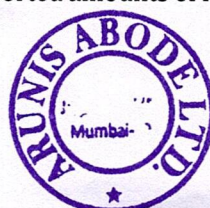
The recognition and measurement of other provisions are based on the assessment of the probability of an outflow of resources, and on past experience and circumstances known at the reporting date. The actual outflow of resources at a future date may therefore, vary from the amount included in other provisions.

(c) Recognition of deferred tax assets / liabilities:

Deferred tax assets and liabilities are recognized for the future tax consequences of temporary differences between the carrying values of assets and liabilities and their respective tax bases. Deferred tax assets are recognized to the extent that it is probable that future taxable income will be available against which the deductible temporary differences could be utilized.

Significant accounting judgements, estimates and assumptions

The preparation of the Group's consolidated financial statements requires management to make judgements, estimates and assumptions that affect the reported amounts of revenues, expenses, assets and



Notes to the consolidated financial statements of Arunis Abode Limited for FY 2024-25

liabilities, and the Grouping disclosures, and the disclosure of contingent liabilities. Uncertainty about these assumptions and estimates could result in outcomes that require a material adjustment to the carrying amount of assets or liabilities affected in future periods.

Judgements

In the process of applying the Group's accounting policies, management has made the following judgements, which have the most significant effect on the amounts recognised in the consolidated financial statements.

Estimates and assumptions

The key assumptions concerning the future and other key sources of estimation uncertainty at the reporting date, that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year, are described below. The Group based on its assumptions and estimates on parameters available when the consolidated financial statements were prepared. Existing circumstances and assumptions about future developments, however, may change due to market changes or circumstances arising that are beyond the control of the Group. Such changes are reflected in the assumptions when they occur.

Provision and contingent liability



On an ongoing basis, Group reviews pending cases, claims by third parties and other contingencies. For contingent losses that are considered probable, an estimated loss is recorded as an accrual in consolidated financial statements. Loss Contingencies that are considered possible are not provided for but disclosed as Contingent liabilities in the consolidated financial statements. Contingencies the likelihood of which is remote are not disclosed in the consolidated financial statements. Gain contingencies are not recognized until the contingency has been resolved and amounts are received or receivable.

In terms of our report attached

For B. R. Pancholi & Co.

Chartered Accountants

Firm Registration No: 107285W

CA Bhupendra Pancholi

Partner

Membership No: 041254


UDIN: 25041254BMNTGJ5156

**For and on behalf of the Board of Directors of
Arunis Abode Limited**

Mr. Yagnik Bharatkumar Tank

Managing Director

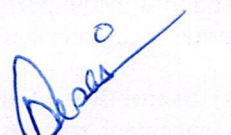
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Mr. Deniis Desai

Director

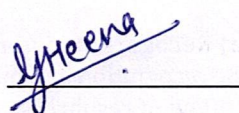
DIN: 02904192





Ms. Heena Gupta

Chief Financial Officer



Mrs. Garima Mandhania

Company Secretary
& Compliance Officer



Place: Vadodara

Date: 14th May 2025

Place: Mumbai

Date: 14th May 2025

