

Date: 13th November 2021

To

The National Stock Exchange of India Limited

Exchange Plaza

Plot no. C/1, G Block

Bandra – Kurla Complex

Bandra (E)

Mumbai – 400051

Scrip code: PANSARI

Sub: Outcome Of Board Meeting and Submission of Unaudited Financial Results for the Second Quarter and half yearly ended 30th September 2021

Dear Sir/ Madam

This is to inform you that the Board of Directors in their meeting held today i.e., Saturday the 13th day of November, 2021 have approved the Unaudited Financial Results of the company for the second quarter and half – yearly ended 30th September, 2021

Pursuant to Regulation 33 of SEBI (LODR) Regulations, 2015 we are enclosing the statement of Unaudited Financial Results along with Limited Review Report

The Meeting Commenced at 2:00 P.M.

This is for your information and records

Thanking You,

For Pansari Developers Limited

For PANSARI DEVELOPERS LIMITED

Jaya Singh
Company Secretary

Company Secretary

JAYA SINGH

Mem No. – A60035

Pansari Developers Ltd.

Registered Office:
14, N. S. Road, 4th Floor, Kolkata - 700 001

(033) 4005 0500
info@purtirealty.com

GSTIN. 19AABCP6809N1ZV
CIN No. L72200WB1996PLC079438

Independent Auditor's Review Report on unaudited Ind AS Standalone Quarterly Financial Results of the Company Pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015

INDEPENDENT AUDITOR'S REPORT

To The Board of Directors
Pansari Developers Limited

1. We have reviewed the accompanying Statement of Unaudited Ind AS Standalone Financial Results of Pansari Developers Limited for the quarter and half year ended September 30, 2021, prepared by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with SEBI Circular No. CIR/CFD/FAC/62/2016 dated July 5, 2016. The Indian Accounting Standards (Ind AS) compliant figures of the previous Quarter ended 30th June 2021, corresponding Quarter ended 30th June 2020 and Quarter ended 30th September, 2020 which has been restated due to the applicability of reporting quarterly figures and corresponding half year of the previous year ended 30th September 2020 and for the year ended 31st March, 2021 have not been subjected to a limited review or an audit and are based on the previously published financial results as adjusted for differences arising on the transition to Ind AS. This Statement is the responsibility of the Company's Management and has been approved by the Board of Directors. Our responsibility is to issue a report on these standalone financial statements based on our review.
2. We conducted our review in accordance with the Standard on Review Engagement (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by The Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provide less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.
3. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of Unaudited Ind AS Standalone Financial



Results prepared in accordance with the applicable accounting standards and other recognised accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with SEBI Circular No. CIR/CFD/FAC/62/2016 dated July 5, 2016, including the manner in which it is to be disclosed, or that it contains any material misstatement.

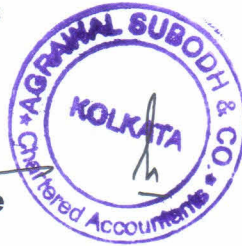
For Agrawal Subodh & Co.
Chartered Accountants
FRN: 319260E



CA Prosanta Mukherjee
Partner

Membership No.: 053651

UDIN:- 21053651AAAADN8161



Place: Kolkata

Date: 13/11/2021



Agrawal Subodh & Co.

Chartered Accountants

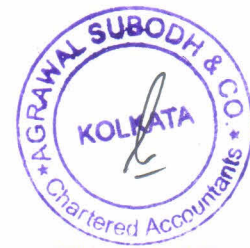
301, Victory House, 3rd Floor
1, Ganesh Chandra Avenue, Kolkata - 700 013
Phone : 2225-9430/31/32
E-mail : subodhka@yahoo.com
Website : www.asnco.in

Independent Auditor's Review Report on unaudited Ind AS Consolidated Quarterly and half year Financial Results of the Company Pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015

INDEPENDENT AUDITOR'S REPORT

**To The Board of Directors
Pansari Developers Limited**

1. We have reviewed the accompanying Statement of Unaudited Ind AS Consolidated Financial Results of **Pansari Developers Limited ("the Parent")**, which includes its jointly controlled entities (the Parent and its entities together referred to as the "Group") and its share of net profit/(loss) after tax and total comprehensive income of its jointly controlled entities for the quarter and half year ended 30th **September, 2021** attached herewith being submitted by the Parent pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with SEBI Circular No. CIR/CFD/FAC/62/2016 dated July 5, 2016. The Indian Accounting Standards (Ind AS) compliant figures of the previous Quarter ended 30th June 2021, corresponding Quarter ended 30th June 2020 and Quarter ended 30th September, 2020 which has been restated due to the applicability of reporting quarterly figures and corresponding half year of the previous year ended 30th September 2020 and for the year ended 31st March, 2021 have not been subjected to a limited review or an audit and are based on the previously published financial results as adjusted for differences arising on the transition to Ind AS.
2. This Statement, which is the responsibility of the Parent's Management and approved by the Parent's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Ind AS-34 "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India. Our responsibility is to issue a report on the Unaudited Consolidated financial Statement based on our review.
3. We conducted our review in accordance with the Standard on Review Engagement (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by The Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provide less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.
4. We also performed procedures in accordance with the Circular No. CIR/CFD/CMD1/44/2019 dated March 29, 2019 issued by the SEBI under Regulation 33 (8) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, to the extent applicable.



5. The Statement includes the results of the following entities:

- a) Unipon Purti Developers LLP
- b) Papillon Developers LLP

6. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of Unaudited Ind AS Consolidated Financial Results prepared in accordance with the applicable accounting standards and other recognised accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with SEBI Circular No. CIR/CFD/FAC/62/2016 dated July 5, 2016, including the manner in which it is to be disclosed, or that it contains any material misstatement.

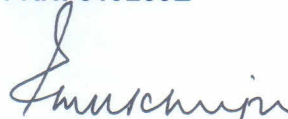
7. We did not review the interim financial results of jointly controlled entities included in the consolidated unaudited financial results; whose financial information reflects total assets of Rs 3644.86 lakhs as at 30th September 2021 and total revenue of Rs 482.05 lakhs and 690.83 and net profit after tax of Rs.46.45 lakhs and Rs.92.18 for the Quarter and half year ended on 30th September 2021, as considered in the consolidated unaudited Ind AS financial results. The unaudited interim financial results and other unaudited financial information of these jointly controlled entities have not been reviewed by their auditors and have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the affairs of these entities is based solely on such unaudited interim financial results and other unaudited financial information.

Our conclusion on the Statement is not modified in respect of the above matters.

For Agrawal Subodh & Co.

Chartered Accountants

FRN: 319260E

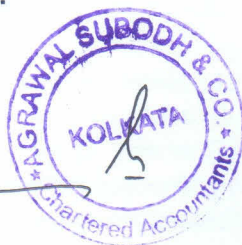


CA Prosanta Mukherjee

Partner

Membership No.: 053651

UDIN:- 21053651AAAADO6522



Place: Kolkata

Date: 13/11/2021

PANSARI DEVELOPERS LIMITED
Corporate Identity Number : L72200WB1996PLC079438

STATEMENT OF UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30TH SEPTEMBER, 2021

(Rs in Lakhs)										
Sl. No.	Particulars	Standalone			Consolidated			Consolidated		Consolidated Year Ended 31 March 2021 (Audited)
		Quarter Ended		Year Ended	Quarter Ended		Yearly	Yearly		
		30th September 2021 (UnAudited)	30th September 2020 (UnAudited)	30th September 2021 (UnAudited)	30th September 2021 (UnAudited)	30th September 2020 (UnAudited)	30th September 2021 (UnAudited)	30th September 2020 (UnAudited)	30th September 2021 (UnAudited)	
1	Income from Operations									
	(a) Revenue from Operations	1,228.41	613.58	2,681.62	480.39	1,710.23	613.58	2,190.62	1,023.58	3,609.87
	(b) Other Income	53.00	12.30	140.78	2.33	6.78	12.33	9.11	20.18	56.57
	Total Income	1,281.41	625.88	2,819.31	482.72	1,717.01	625.91	2,199.73	1,043.76	3,666.44
2	Expenditure									
	(a) Cost of Sales	949.09	460.56	1,892.30	325.34	1,384.44	456.43	1,709.78	761.88	2,533.80
	(b) Purchases of Stock in Trade	-	-	-	-	-	-	-	-	-
	(c) Changes in Inventories Of Finished Goods, Work-In-Progress & Stock-In-Trade	-	-	-	-	-	-	-	-	-
	(d) Employee Benefits Expenses	24.54	21.16	44.05	7.23	24.66	21.79	31.89	36.86	55.68
	(e) Finance Cost	11.82	34.56	219.31	34.57	11.83	41.75	46.39	96.02	363.85
	(f) Depreciation and Amortisation Expense	28.15	27.83	118.61	28.18	28.18	27.94	56.37	55.82	118.97
	(g) Other Expenses	50.64	19.72	97.06	20.11	50.70	41.97	70.81	49.25	102.35
	Total Expenses	1,064.25	409.88	2,371.35	415.43	1,499.81	589.88	1,915.24	999.83	3,174.66
3	Profit before Exceptional Items	217.15	36.39	447.96	67.30	217.19	36.04	284.49	43.94	491.78
4	Add : Exceptional Item	-	-	-	-	-	-	-	-	-
5	Profit before Tax	217.15	36.39	447.96	67.30	217.19	36.04	284.49	43.94	491.78
6	Less : Tax Expense									
	(a) Current Tax	28.41	4.34	61.35	3.70	28.45	4.34	32.15	7.23	105.21
	(b) Mat Credit Entitlement	11.99	(3.17)	14.27	(3.68)	11.99	(3.17)	8.31	(5.29)	14.22
	(c) Deferred Tax	0.55	0.55	0.82	0.75	0.55	0.55	1.30	0.92	0.80
	Total Tax	40.95	1.72	76.44	0.77	40.99	1.72	41.76	2.88	120.24
7	Net Profit	176.21	34.67	371.52	66.53	176.21	34.31	242.73	41.06	371.54
8	Other Comprehensive income (After tax)									
	(a) Items that cannot be Reclassified to P&L A/c	-	-	-	-	-	-	-	-	-
	Fair Value through OCI of Equity Investment	2.31	1.69	13.05	3.33	2.31	1.69	5.65	6.54	13.05
	(b) Items that can be Reclassified to P&L A/c	-	-	-	-	-	-	-	-	-
9	Total Other comprehensive income (a+b)	2.31	1.69	13.05	3.33	2.31	1.69	5.65	6.54	13.05
10	Total comprehensive income for the period (8+9)	178.52	36.35	384.57	69.86	178.52	36.00	248.38	47.59	384.59
	Paid Up Share Capital (Face Value Rs 10 each)	1,744.68	1,744.68	1,744.68	1,744.68	1,744.68	1,744.68	1,744.68	1,744.68	1,744.68
	Earning per share (Face Value Rs 10 each)									
	(a) Basic	1.01	0.38	2.13	0.38	1.01	0.20	1.39	0.24	2.13
	(b) Diluted	1.01	0.38	2.13	0.38	1.01	0.20	1.39	0.24	2.13

Notes:

- (a) COVID - 19 pandemic has caused serious disruption on the global economic and business environment. There is a huge uncertainty with regard to its impact which cannot be reasonably determined at this stage. However, the Company has evaluated and considered to the extent possible the likely impact that may arise from COVID-19 pandemic as well as all event and circumstances up to the date of approval of these financial statements on the carrying value of its assets and liabilities.
- (b) The Financial Results of the Company for the Quarter and Half year ended 30th September, 2021 have been reviewed and recommended by the Audit Committee and approved by the Board of Directors of the Company in their respective meetings held on 13th November, 2021. The Statutory Auditors of the Company have carried out Audit of these results and the results are being published in accordance with Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations.
- (c) The financial results of the company have been prepared in accordance with Indian Accounting Standard (IND AS) notified under the companies (Indian Accounting Standard) Rules 2015 as amended by the companies (Indian Accounting Standard) (Amendment) Rules 2016. The company adopted IND AS from 03.04.2021 and accordingly these Financial Results (including for all the periods presented in accordance with IND AS 101 first time adoption of Accounting Standards) have been prepared.

(Signature)
Director



PANSARI DEVELOPERS LIMITED

Corporate Identity Number : L72200WB1996PLC079438

STATEMENT OF UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30TH SEPTEMBER, 2021

(d) Consequent to transition from Previous IGAAP to IND AS, the reconciliation of profit is provided below for the previous period in accordance with the requirements of Paragraph 32 of IND AS 101 " First Time adoption of IND AS"

Particulars	Stand alone		Consolidated	
	Half Yearly 2020	Yearly 2021	Half Yearly 2020	Yearly 2021
Net Profit As Per Indian GAAP	40.60		40.15	372.85
Impact of amortisation of security deposit as per IND AS 109	0.88	-1.33	372.85	-1.31
Net Profit As per IND AS	41.48	371.52	41.06	371.54
Fair Value through OCI of Equity Investment	6.54	13.05	6.54	13.05
Total Comprehensive Income As Per IND AS	48.01	384.57	47.59	384.59

Changes in Equity	Standalone	Consolidated
	As on 31st March 2021	As on 31st March 2021
Other Equity as per IGAAP	4,618.57	4,618.57
Fair Value through OCI of Equity Investment as per IND AS 109	282.63	282.63
Fair Value as Deemed Cost as per IND AS 101 for Investment in Property	2,276.63	2,276.63
Fair Value as Deemed Cost as per IND AS 101 for PPE	2,189.28	2,189.28
Impact of amortisation of security deposit as per IND AS 109	1.77	1.77
Other Equity as per IND AS	9,368.89	9,368.89

(e) The company does not have any extraordinary or exceptional items to report for the above period

(f) The Company does not have more than one reportable segment.

(g). Comparative figures have been rearranged / regrouped wherever necessary.

(h) The IND AS compliant corresponding figures in the previous years have not been subjected to review/audit however the company's management has exercised necessary due diligence to insure that such financial results provide true and fair view of its affairs

For & ON Behalf Of
Pansari Developers Limited

(Signature)
Director

Name of Director : Mahesh Agarwal

Din No : 00480731



PANSARI DEVELOPERS LIMITED
Corporate Identity Number : L72200WB1996PLC079438
Statement of Assets and Liabilities

(Rs in Lakhs)

Standalone		Sl No.	Particulars	Consolidated	
As on 30th September 2021	31st March 2021			As on 30th September 2021	31st March 2021
(UnAudited)	(Audited)			(UnAudited)	(Audited)
(Amount in Rs)	(Amount in Rs)	I.	ASSETS	(Amount in Rs)	(Amount in Rs)
		(1)	Non-Current Assets		
4,345.93	4,402.21		(a) Property, Plant and Equipment	4,346.74	4,403.09
3,249.25	3,249.58		(b) Investment Property	3,252.00	3,249.58
339.44	338.37		(c) Financial Assets		
13.99	15.29		(i) Investements	332.06	331.00
707.57	715.88		(d) Deferred Tax Asset	13.89	15.39
8,656.18	8,721.34		(e) Other Non-Current Assets	971.45	981.62
			Sub-total - Non-Current Assets	8,916.14	8,980.67
		(II)	Current Assets		
8,966.34	9,631.13		(a) Inventories	12,141.49	13,309.12
-	-		(b) Financial Assets		
380.95	584.62		(i) Investments		
28.71	53.09		(ii) Trade receivables	382.15	584.62
12.60	141.66		(iii) Cash & cash Equivalents	33.01	57.27
1,591.93	1,147.31		(iv) Bank Balances	15.95	170.41
360.64	312.32		(v) Loans & Advances	1,682.14	1,189.76
11,341.18	11,870.14		(c) Other Current Assets	463.76	427.14
			Sub-total - Current Assets	14,718.51	15,738.32
19,997.36	20,591.48		TOTAL - ASSETS	23,634.65	24,718.99
			EQUITY AND LIABILITIES		
		(III)	EQUITY		
1,744.68	1,744.68		(a) Equity Share Capital	1,744.68	1,744.68
9,617.27	9,368.89		(b) Other Equity	9,617.27	9,368.89
11,361.95	11,113.57		Total Shareholder's Funds	11,361.95	11,113.57
		(IV)	Non-Current Liabilities		
			(a) Financial Liabilities		
-	1,185.65		(i) Borrowings	-	1,185.65
419.54	849.71		(b) Other Non Current Liabilities	635.36	975.34
419.54	2,035.36		Sub-total - Non-Current Liabilities	635.36	2,160.99
		(V)	Current Liabilities		
			(a) Financial Liabilities		
3,958.31	2,540.07		(i) Borrowings	5,864.00	4,779.25
99.23	115.06		(ii) Trade Payables	142.69	169.52
4,119.96	4,748.73		(b) Other Current liabilities	5,571.50	6,436.26
12.89	12.89		(c) Provisions	12.89	12.89
25.48	25.82		(d) Current tax Liabilities	46.25	46.52
8,215.87	7,442.56		Sub-total - Current Liabilities	11,637.34	11,444.43
19,997.36	20,591.48		TOTAL - EQUITY AND LIABILITIES	23,634.65	24,718.99

For & ON Behalf Of

Pansari Developer Limited

PANSARI DEVELOPERS LIMITED

Mahesh Agarwal

Director

Name of Director : Mahesh Agarwal

Din No : 00480731



PANSARI DEVELOPERS LIMITED

Corporate Identity Number : L72200WB1996PLC079438

STATEMENT OF CASH FLOWS FOR THE HALF YEAR ENDED 30TH SEPTEMBER, 2021

(Rs in Lakhs)

Standalone		Particulars	Consolidated	
Year Ended			Year Ended	
30th September 2021	31st March 2021		30th September 2021	31st March 2021
Amount (Rs)	Amount (Rs)	A	Amount (Rs)	Amount (Rs)
		A	Cash Flow From Operating Activities	
284.43	451.07		284.49	491.78
5.65	299.31		5.65	299.31
290.08	750.38		290.14	791.10
			Adjustment for Non cash & Non operating item	
56.31	118.61		56.37	118.97
46.39	387.96		46.39	363.85
(2.78)	(20.58)		(2.78)	(20.58)
(0.16)	(6.51)		(0.16)	(6.51)
-	-		-	-
(2.23)	(21.36)		(2.23)	(21.36)
(0.15)	(0.38)		(0.15)	(0.38)
387.46	1,208.11		387.59	1,225.08
			Operating Profit before changes in working capital	
			Movements in working capital:	
(15.83)	(33.97)		(26.83)	(85.58)
(628.76)	(237.83)		(864.75)	36.68
-	3.40		-	3.40
203.67	(210.98)		202.47	(209.98)
664.79	693.50		1,167.63	(7.78)
(444.62)	620.37		(492.38)	592.21
(478.49)	(82.02)		(376.60)	843.76
(311.78)	1,960.57		(2.87)	2,397.81
(32.43)	(41.73)		(32.22)	(65.20)
(344.20)	1,918.83		(35.10)	2,332.61
			Net cash flow from/ (used in) operating activities (A)	
		B	Cash flows from investing activities	
(0.50)	(126.74)		(0.50)	(126.74)
-	-		-	-
0.48	-		0.48	-
-	(92.21)		1.86	(354.79)
-	17.36		-	-
2.20	(268.64)		(0.55)	(266.77)
0.15	0.38		0.15	0.38
2.23	21.36		2.23	21.36
4.56	(448.48)		3.67	(726.56)
			Net Cash flows from investing activities (B)	
		C	Cash flows from financing activities	
(1,185.65)	(1,130.93)		(1,185.65)	(1,130.93)
1,418.24	145.31		1,084.76	(13.44)
(46.39)	(387.96)		(46.39)	(363.85)
-	-		-	-
186.20	(1,373.58)		(147.28)	(1,508.22)
(153.44)	96.78		(178.71)	97.83
194.75	97.97		227.68	129.84
41.31	194.75		48.96	227.68
			Net increase / (decrease) in cash and cash equivalent (A+B+C)	
			Cash and cash equivalent at the beginning of the year	
			Cash and cash equivalent at the end of the year	
			Components of Cash and Cash Equivalents	
28.71	53.09		33.01	57.27
12.60	141.66		15.95	170.41
-	-		-	-
41.31	194.75		48.96	227.68
			Total cash and cash equivalents	

For & ON Behalf Of
Pansari Developers Limited

Name of Director : Mahesh Agarwal
Din No : 00480731

PANSARI DEVELOPERS LIMITED
Mahesh Agarwal
Director

