



LADAM AFFORDABLE HOUSING LIMITED

Date: 11.08.2025

To
BSE Limited
P. J. Towers, Dalal Street,
Fort, Mumbai-400 001.

Scrip Code: 540026

Subject: Outcome of Board Meeting held on August 11, 2025.

Ref.: Regulation 30 of Securities and Exchange Board of India (Listing Obligation and Disclosure Requirements), 2015.

Dear Sir,

Pursuant to Regulation 30 read with Schedule III, Part A of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, it is to inform you that the meeting of Board of Directors of the Company held today i.e. August 11, 2025 at 05:00 P.M.; inter-alia, considered and approved the following matters:

- The Un-audited Standalone and Consolidated Financial Results of the Company along with the Limited Review Report issued by Chartered Accountant for the quarter ended 30th June, 2025 as per Regulation 33 of SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015. Further, in compliance with the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, we are enclosing herewith Un-audited Financial Results (Standalone and Consolidated) together with Limited Review Report for the quarter year ended June 30, 2025.
- The Final Directors report and annexures to the report for the financial year ended March 31, 2025 along with the Notice of 46th Annual General Meeting.
- Appointment of Ashita Kaul & Associates, Practicing Company Secretary as a scrutinizer for conducting the E-Voting process at the 46th Annual General Meeting of the Company.



LADAM AFFORDABLE HOUSING LIMITED

- Appointment of Mr. Vinayak Ganesh Phadke (DIN: 00506647) as a Non-Executive Independent Director of the Company w.e.f. 18th September 2025. The Term of his appointment as an Independent Director will be for a period of 5 (five) years and the appointment is subject to the approval of shareholders of the Company.

Mr. Vinayak Ganesh Phadke is not related to any Director of the Company. He satisfied the criteria of independence prescribed under the Companies Act, 2013 and SEBI (Listing Obligations and Disclosure Requirements), Regulations 2015. In accordance with the circular dated June 20, 2018, issued by the Stock Exchanges, we confirm that Mr. Vinayak Ganesh Phadke is not debarred from holding the office of Director by virtue of any order passed by SEBI or any other such authority.

The details as required under SEBI Listing Regulations read with SEBI Master Circular No. SEBI/HO/CFD/PoD2/CIR/P/0155 dated 11th November, 2024 is enclosed as **"Annexure A"**

The Meeting of the Board of Directors commenced at 5.00 p.m. and concluded at 06:45 p.m.

Further please note that in terms of the SEBI (Prohibition of Insider Trading) Regulations, 2015, the trading window of the Company will open after 48 hours after the announcement of the said results.

We request you to take the same on record.

Yours truly,

For Ladam Affordable Housing Limited

Hemanshi Lodaya
Company Secretary and Compliance Officer
Membership No. A71983



LADAM AFFORDABLE HOUSING LIMITED

Annexure A

<u>Sr. No.</u>	<u>Particulars</u>	<u>Description</u>
1.	Reason for Change viz. Appointment	Mr. Vinayak Ganesh Phadke (DIN: 00506647) appointed as Non-Executive, Independent Director for a term of 5 (five) years subject to approval of the shareholders at the ensuing Annual General Meeting.
2.	Date of appointment/ reappointment/cessation (as applicable) & term of appointment/re-appointment	18 th September 2025
3.	Brief Profile	<p>Mr. Vinayak Phadke holds degrees in Bachelor of Arts (B.A.) Economics, Bachelor of Commerce (B.Com.), and Bachelor of Laws (LL.B.) from the University of Mumbai.</p> <p>Experience: With over five decades of professional experience, Mr. Phadke began his career at Bank of Maharashtra, serving from October 1970 to April 2000, retiring as a Senior Manager / Regional Manager. His tenure provided extensive insights into financial operations, regulatory compliance, and administrative management.</p> <p>Since 2001, he has been involved in housing and redevelopment projects, focusing on Slum Rehabilitation Authority (SRA) schemes and government liaison for statutory approvals. His responsibilities include coordinating with entities like SRA, MCGM, and MHADA to ensure compliance and facilitate real estate developments.</p> <p>Notable Projects:</p> <ul style="list-style-type: none"> Centroid, Ghatkopar: Redevelopment of 175



LADAM AFFORDABLE HOUSING LIMITED

		<p>tenements across 3 rehab buildings and 130 flats for sale.</p> <ul style="list-style-type: none"> • Laxminagar & Maulikrupa Co-operative Housing Societies Ltd.: Comprehensive redevelopment under SRA overseen by Mr. Phadke. • Prabhat A & B Co-operative Housing Societies Ltd. Schemes: Ongoing projects managed by Mr. Phadke, focusing on approvals and project coordination. <p>Mr. Phadke's extensive background in finance, administration, and real estate regulatory affairs underscores his significant contribution to the organization.</p>
4.	<u>Disclosure of relationships between directors</u>	Mr. Vinayak Phadke is not related to any other Director of the Company.
5.	<u>Information as required pursuant to BSE Circular with ref. No. LIST/COMP/14/2018-19 and the National Stock Exchange of India with ref. No. NSE/CML/2018/24, dated 20th June 2018</u>	Mr. Vinayak Phadke is not debarred from holding the office of Director by virtue of any SEBI order or any other such authority.

D P Sarda & Co
Chartered Accountants

To The Board of Directors
Ladam Affordable Housing Limited, Thane

LIMITED REVIEW REPORT

1. We have reviewed the accompanying statement of Consolidated Unaudited Financial Results of M/s Ladam Affordable Housing Limited ("the Parent"), its subsidiaries and associates (the Parent, subsidiaries and associates collectively referred to as "the Group") for the quarter ended 30th June, 2025 together with the notes thereon, attached herewith, being submitted by the Parent pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosures Requirements) Regulations, 2015, as modified by Circular No. CIR/CFD/FACI 6212016 dated July 5, 2016. This Statement, which is the responsibility of the Parent's Management and approved by the Parent's Board of Directors at its meeting held on 13th August, 2025, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 "Interim Financial Reporting" ("Ind AS 34"), prescribed under Section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India. Our responsibility is to express a conclusion on the Statement based on our review.
2. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity", issued by the Institute of Chartered Accountants of India. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33 (8) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, to the extent applicable.

3. This Statement includes results of;
 - (i) Ladam Foods Pvt. Ltd. (Subsidiary)
 - (ii) Ladam Flora Pvt. Ltd. (Subsidiary)
 - (iii) Ladam Homes Pvt. Ltd. (Subsidiary)

The following associates are into losses. Hence, As per Ind AS -28 their results are not included;

- (iv) Lacon India Ltd. (Associates)
- (v) Ladam Steels Ltd. (Associates)
- (vi) Spearhead Metals & Alloys Limited (Associates)

4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing

Obligations and Disclosure Requirements) Regulations, 2015, as amended, including the manner in which it is to be disclosed, or that it contains any material misstatement.

5. We did not review the interim financial results of the subsidiaries included in the consolidated unaudited financial results, whose interim results reflects total other income of Rs. 75,370/- & other Expenses of Rs. 62,430/- for the quarter ended June 30, 2025, as considered in the consolidated unaudited financial results.

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

For D P Sarda & Co
Chartered Accountants

ANKUR ASHOK
AGRAWAL

CA Ankur Agrawal
Partner

MRN-149702

FRN - 117227W

Place: Nagpur

Dated: 11th August, 2025

UDIN: 25140702BMIXWL8341

LADAM AFFORDABLE HOUSING LIMITED

Statement Of Standalone & Consolidated Unaudited Financial Results For The Quarter Ended 30.06.2025

[Rs. in lakhs Except EPS]

Sr. No.	Particulars	Standalone [Rs. in Lacs]				Consolidated [Rs. in Lacs]			
		For the Quarter Ended on			For the year ended on	For the Quarter Ended on			For the year ended on
		30.06.2025 (Unaudited)	31.03.2025 (Audited)	30.06.2024 (Unaudited)	31.03.2025 (Audited)	30.06.2025 (Unaudited)	31.03.2025 (Audited)	30.06.2024 (Unaudited)	31.03.2025 (Audited)
I	Revenue from Operations	-	-	-	-	-	-	-	42.458
II	Other Income	4.002	3.861	2.776	15.690	4.756	6.939	2.776	20.600
III	Total Revenue (1 + 2)	4.002	3.861	2.776	15.690	4.756	6.939	2.776	63.058
IV	Expenses								
1	Cost of Material Consumed	-	-	-	-	-	1.454	-	4.256
2	Purchase of Stock-in-trade	-	-	-	-	-	-	-	-
3	Change in inventories of Finished goods, Stock-in-trade and Work-in-progress	-	-	-	-	-	(0.022)	-	22.264
4	Employee benefit expense	2.175	2.112	2.143	8.450	2.607	2.937	2.143	10.538
5	Finance Cost	-	0.001	-	0.001	-	0.001	-	0.001
6	Depreciation and amortization expense	-	-	0.003	0.007	-	1.304	0.003	1.311
7	Other expenses	11.280	3.885	6.757	15.426	11.472	6.004	6.770	28.128
	Total expenses (IV)	13.455	5.998	8.903	23.883	14.079	11.678	8.916	66.498
V	(Loss) before exceptional items and tax (3-4)	(9.453)	(2.136)	(6.127)	(8.194)	(9.324)	(4.739)	(6.140)	(3.440)
VI	Profit/(Loss) before tax (III-IV)	(9.453)	(2.136)	(6.127)	(8.194)	(9.324)	(4.739)	(6.140)	(3.440)
VII	Profit before exceptional items, share of net profit/ net (loss) of investment accounted for using equity method and tax								
VIII	Share of profit/ (loss) of joint ventures accounted for using the equity method								
IX	Profit before exceptional items and tax	(9.453)	(2.136)	(6.127)	(8.194)	(9.324)	(4.739)	(6.140)	(3.440)
X	Exceptional items - (Income)/ Expenses								
	Tax expense :								
	(1) Current tax		0.010		0.010		1.595		1.595
	(2) Less: MAT Credit entitlement								
	(3) Deferred tax								
	(4) Excess/short provisions of taxes of earlier years reversed								
XI	Profit/(Loss) for the period from continuing operations (VII-VIII)	(9.453)	(2.146)	(6.127)	(8.204)	(9.324)	(6.333)	(6.140)	(5.035)
XII	Profit/(Loss) for the period from discontinued operations								
XIII	Tax Expense of discontinued operations								
XIV	Other Comprehensive Income (net of tax)								
A	(i) Items that will be reclassified to profit or loss								
B	(ii) Income tax relating to items that will be reclassified to profit or loss								
	(i) Items that will not be classified to profit or loss								
	- Fair Value on equity instrument	0.173	(0.505)	(0.297)	(0.855)	0.173	(0.505)	(0.297)	(0.855)
	- Actuarial gain/(loss) on defined benefit obligation								
	(ii) Income tax relating to items that will not be reclassified to profit or loss								
XV	Total Comprehensive Income for the period (XI+XIV)	(9.280)	(2.651)	(6.424)	(9.059)	(9.151)	(6.838)	(6.438)	(5.890)
7	Net profit attributable to								
	(a) Owners of the company					(9.385)	(4.321)	(6.107)	(6.477)
	(b) non-controlling interest					0.061	(2.013)	(0.033)	1.442
8	Other comprehensive income attributable to								
	(a) Owners of the company					0.173	(0.505)	(0.297)	(0.855)
	(b) non-controlling interest								
9	Total comprehensive income attributable to								
	(a) Owners of the company					(9.212)	(4.825)	(6.405)	(7.332)
	(b) non-controlling interest					0.061	(2.013)	(0.033)	1.442
XVI	Paid up Equity Share Capital (Face Value of Rs.5/- each)	915.230	915.230	915.230	915.230	915.230	915.230	915.230	915.230
XVII	Earning per equity share of Rs.5/- each (in Rs.)								
	(a) Basic	(0.052)	(0.012)	(0.033)	(0.045)	(0.051)	(0.035)	(0.034)	(0.028)
	(b) Diluted	(0.052)	(0.012)	(0.033)	(0.045)	(0.051)	(0.035)	(0.034)	(0.028)

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Website : www.ladamaffordablehousing.com

Registered Add.: Ladam House, C-33, Opp. ITI, Wagie Industrial Estate, Thane (W) - 400 604.

LADAM AFFORDABLE HOUSING LIMITED

Notes to the reviewed quarter ended 30.06.2025

1 The above financial results were reviewed by Audit Committee and approved at the Meeting of Board of Directors held on 11/08/2025

2 There were no changes in the Accounting Policies of the company.

The figures pertaining to the previous year have been regrouped/rearranged wherever
3 necessary.

4 Other Comprehensive Income of Rs. 17,264/- , is unrealised gain on investment held in equity instrument between April 01, 2025 to June 30, 2025 as per the option of FVTOCI selected by the company as per applicable IND AS.

**For and behalf of Board of Directors of
Ladam Affordable Housing Limited**



Sumesh Agarwal
Chairperson , Director & CEO

DIN : 00325063

Date: 11/08/2025

Place: Thane