

<b>General information about company</b>	
Scrip code	540026
NSE Symbol	
MSEI Symbol	
ISIN*	INE213U01019
Name of company	Ladam Affordable Housing Ltd
Type of company	
Class of security	Equity
Date of start of financial year	01-04-2023
Date of end of financial year	31-03-2024
Date of board meeting when results were approved	09-11-2023
Date on which prior intimation of the meeting for considering financial results was informed to the exchange	31-10-2023
Description of presentation currency	INR
Level of rounding used in financial results	Lakhs
Reporting Quarter	Half yearly
Nature of report standalone or consolidated	Consolidated
Whether results are audited or unaudited	Unaudited
Segment Reporting	Single segment
Description of single segment	Realty
Start date and time of board meeting	09-11-2023 17:00
End date and time of board meeting	09-11-2023 20:05
Whether cash flow statement is applicable on company	Yes
Type of cash flow statement	Cash Flow Indirect

Declaration of unmodified opinion or statement on impact of audit qualification

Not applicable

<b>Financial Results – Ind-AS</b>			
<b>Particulars</b>		<b>3 months/ 6 months ended (dd-mm-yyyy)</b>	<b>Year to date figures for current period ended (dd-mm-yyyy)</b>
A	Date of start of reporting period	01-07-2023	01-04-2023
B	Date of end of reporting period	30-09-2023	30-09-2023
C	Whether results are audited or unaudited	Unaudited	Unaudited
D	Nature of report standalone or consolidated	Consolidated	Consolidated
<b>Part I</b>	<b>Blue color marked fields are non-mandatory. For Consolidated Results, if the company has no figures for 3 months / 6 months ended, in such case zero shall be inserted in the said column.</b>		
<b>1</b>	<b>Income</b>		
	Revenue from operations	0	0
	Other income	6.387	9.388
	<b>Total income</b>	<b>6.387</b>	<b>9.388</b>
<b>2</b>	<b>Expenses</b>		
(a)	Cost of materials consumed	0	0
(b)	Purchases of stock-in-trade	0	0
(c)	Changes in inventories of finished goods, work-in-progress and stock-in-trade	0	0
(d)	Employee benefit expense	1.847	3.647
(e)	Finance costs	0.024	0.03
(f)	Depreciation, depletion and amortisation expense	0.003	0.006
<b>(f)</b>	<b>Other Expenses</b>		
1	Other Expenses	3.171	8.958

10			
	<b>Total other expenses</b>	<b>3.171</b>	<b>8.958</b>
	<b>Total expenses</b>	<b>5.045</b>	<b>12.641</b>

<b>Financial Results – Ind-AS</b>			
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<b>3</b>	<b>Total profit before exceptional items and tax</b>	1.342	-3.253
4	Exceptional items	0	0
<b>5</b>	<b>Total profit before tax</b>	1.342	-3.253
<b>7</b>	<b>Tax expense</b>		
8	Current tax	0	0
9	Deferred tax	0	0
<b>10</b>	<b>Total tax expenses</b>	0	0
11	Net movement in regulatory deferral account balances related to profit or loss and the related deferred tax movement	0	0
<b>14</b>	<b>Net Profit Loss for the period from continuing operations</b>	1.342	-3.253
15	Profit (loss) from discontinued operations before tax	0	0
16	Tax expense of discontinued operations	0	0
<b>17</b>	<b>Net profit (loss) from discontinued operation after tax</b>	0	0
19	Share of profit (loss) of associates and joint ventures accounted for using equity method	0	0
<b>21</b>	<b>Total profit (loss) for period</b>	1.342	-3.253

<b>Financial Results – Ind-AS</b>			
<b>Particulars</b>		<b>3 months/ 6 month ended (dd-mm-yyyy)</b>	<b>Year to date figures for current period ended (dd-mm-yyyy)</b>
A	Date of start of reporting period	01-07-2023	01-04-2023
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D	Nature of report standalone or consolidated	Consolidated	Consolidated
<b>Other comprehensive income [Abstract]</b>			
<b>1 Amount of items that will not be reclassified to profit and loss</b>			
1	Fair Value on equity instrument	0.113	0.13
	<b>Total Amount of items that will not be reclassified to profit and loss</b>	0.113	0.13
2	<b>Income tax relating to items that will not be reclassified to profit or loss</b>	0	0
<b>3 Amount of items that will be reclassified to profit and loss</b>			
	<b>Total Amount of items that will be reclassified to profit and loss</b>		
4	<b>Income tax relating to items that will be reclassified to profit or loss</b>	0	0
5	<b>Total Other comprehensive income</b>	0.113	0.13

<b>Financial Results – Ind-AS</b>			
<b>Particulars</b>		<b>3 months/ 6 months ended (dd-mm-yyyy)</b>	<b>Year to date figures for current period ended (dd-mm-yyyy)</b>
A	Date of start of reporting period	01-07-2023	01-04-2023
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C	Whether results are audited or unaudited	Unaudited	Unaudited
D	Nature of report standalone or consolidated	Consolidated	Consolidated
<b>Part I</b>	<b>Blue color marked fields are non-mandatory. For Consolidated Results, if the company has no figures for 3 months / 6 months ended, in such case zero shall be inserted in the said column.</b>		
<b>23</b>	<b>Total Comprehensive Income for the period</b>	1.455	-3.123
<b>24</b>	<b>Total profit or loss, attributable to</b>		
	Profit or loss, attributable to owners of parent	1.144	-3.048
	Total profit or loss, attributable to non-controlling interests	0.199	-0.203
<b>25</b>	<b>Total Comprehensive income for the period attributable to</b>		
	Comprehensive income for the period attributable to owners of parent	1.337	-2.865
	Total comprehensive income for the period attributable to owners of parent non-controlling interests	0.12	-0.25
<b>26</b>	<b>Details of equity share capital</b>		
	Paid-up equity share capital	915.23	915.23
	Face value of equity share capital	5	5
<b>27</b>	<b>Details of debt securities</b>		
28	Reserves excluding revaluation reserve		
<b>29</b>	<b>Earnings per share</b>		
<b>i</b>	<b>Earnings per equity share for continuing operations</b>		

	Basic earnings (loss) per share from continuing operations	0.006	-0.019
	Diluted earnings (loss) per share from continuing operations	0.006	-0.019
<b>ii</b>	<b>Earnings per equity share for discontinued operations</b>		
	Basic earnings (loss) per share from discontinued operations	0.006	-0.019
	Diluted earnings (loss) per share from discontinued operations	0.006	-0.019
<b>ii</b>	<b>Earnings per equity share</b>		
	<b>Basic earnings (loss) per share from continuing and discontinued operations</b>	0.012	-0.038
	<b>Diluted earnings (loss) per share from continuing and discontinued operations</b>	0.012	-0.038
30	Debt equity ratio	0	0
31	Debt service coverage ratio	0	0
32	Interest service coverage ratio	0	0
<b>33</b>	<b>Disclosure of notes on financial results</b>		



<b>Statement of Asset and Liabilities</b>	
Particulars	Half year ended (dd-mm-yyyy)
Date of start of reporting period	01-04-2023
Date of end of reporting period	30-09-2023
Whether results are audited or unaudited	Unaudited
Nature of report standalone or consolidated	Consolidated
<b>Assets</b>	
<b>1</b>	<b>Non-current assets</b>
Property, plant and equipment	2076.924
Capital work-in-progress	20.303
Investment property	367.924
Goodwill	31.524
Other intangible assets	0
Intangible assets under development	0
Biological assets other than bearer plants	0
Investments accounted for using equity method	0
<b>Non-current financial assets</b>	
Non-current investments	0
Trade receivables, non-current	0
Loans, non-current	0
Other non-current financial assets	1081.813
<b>Total non-current financial assets</b>	<b>1081.813</b>
Deferred tax assets (net)	0

	Other non-current assets	0
	<b>Total non-current assets</b>	<b>3578.488</b>
<b>2</b>	<b>Current assets</b>	
	Inventories	333.295
	<b>Current financial asset</b>	
	Current investments	0
	Trade receivables, current	0
	Cash and cash equivalents	70.587
	Bank balance other than cash and cash equivalents	0
	Loans, current	0
	Other current financial assets	870.424
	<b>Total current financial assets</b>	<b>941.011</b>
	Current tax assets (net)	0
	Other current assets	74.402
	<b>Total current assets</b>	<b>1348.708</b>

<b>Statement of Asset and Liabilities</b>		
Particulars		Half year ended (dd-mm-yyyy)
Date of start of reporting period		01-04-2023
Date of end of reporting period		30-09-2023
Whether results are audited or unaudited		Unaudited
Nature of report standalone or consolidated		Consolidated
3	Non-current assets classified as held for sale	0
4	Regulatory deferral account debit balances and related deferred tax Assets	0
<b>Total assets</b>		<b>4927.196</b>
<b>Equity and liabilities</b>		
<b>Equity</b>		
<b>Equity attributable to owners of parent</b>		
Equity share capital		915.23
Other equity		2040.512
<b>Total equity attributable to owners of parent</b>		<b>2955.742</b>
Non controlling interest		461.741
<b>Total equity</b>		<b>3417.483</b>
<b>Liabilities</b>		
<b>Non-current liabilities</b>		
<b>Non-current financial liabilities</b>		
Borrowings, non-current		20.276
Trade payables, non-current		0
Other non-current financial liabilities		0

	<b>Total non-current financial liabilities</b>	<b>20.276</b>
	Provisions, non-current	0
	Deferred tax liabilities (net)	0
	Deferred government grants, Non-current	0
	Other non-current liabilities	0
	<b>Total non-current liabilities</b>	<b>20.276</b>
	<b>Current liabilities</b>	
	<b>Current financial liabilities</b>	
	Borrowings, current	1244.935
	Trade payables, current	159.581
	Other current financial liabilities	10
	<b>Total current financial liabilities</b>	<b>1414.516</b>
	Other current liabilities	63.604
	Provisions, current	11.317
	Current tax liabilities (Net)	0
	Deferred government grants, Current	0
	<b>Total current liabilities</b>	<b>1489.437</b>
3	Liabilities directly associated with assets in disposal group classified as held for sale	0
4	Regulatory deferral account credit balances and related deferred tax liability	0
	<b>Total liabilities</b>	<b>1509.713</b>
	<b>Total equity and liabilities</b>	<b>4927.196</b>
	<b>Disclosure of notes on assets and liabilities</b>	

<b>Format for Reporting Segmenet wise Revenue, Results and Capital Employed along with the company results</b>		
<b>Particulars</b>	<b>3 months/ 6 month ended (dd-mm-yyyy)</b>	<b>Year to date figures for current period ended (dd-mm-yyyy)</b>
Date of start of reporting period	01-07-2023	01-04-2023
Date of end of reporting period	30-09-2023	30-09-2023
Whether accounts are audited or unaudited	Unaudited	Unaudited
Nature of report standalone or consolidated	Consolidated	Consolidated
<b>1</b>	<b>Segment Revenue (Income)</b>	
	<b>(net sale/income from each segment should be disclosed)</b>	
	<b>Total Segment Revenue</b>	
	<b>Less: Inter segment revenue</b>	
	<b>Revenue from operations</b>	
<b>2</b>	<b>Segment Result</b>	
	<b>Profit (+) / Loss (-) before tax and interest from each segment</b>	
	<b>Total Profit before tax</b>	
	<b>i. Finance cost</b>	
	<b>ii. Other Unallocable Expenditure net off Unallocable income</b>	
	<b>Profit before tax</b>	
<b>3</b>	<b>(Segment Asset - Segment Liabilities)</b>	
	<b>Segment Asset</b>	
	<b>Total Segment Asset</b>	
	<b>Un-allocable Assets</b>	
	<b>Net Segment Asset</b>	

<b>4</b>	<b>Segment Liabilities</b>		
	<b>Segment Liabilities</b>		
	<b>Total Segment Liabilities</b>		
	<b>Un-allocable Liabilities</b>		
	<b>Net Segment Liabilities</b>		
	<b>Disclosure of notes on segments</b>		

<b>Cash flow statement, indirect</b>		
Particulars		6 months ended (dd-mm-yyyy)
<b>A</b>	Date of start of reporting period	01-04-2023
<b>B</b>	Date of end of reporting period	30-09-2023
<b>C</b>	Whether results are audited or unaudited	Unaudited
<b>D</b>	Nature of report standalone or consolidated	Consolidated
Part I	Blue color marked fields are non-mandatory.	
	<b>Statement of cash flows</b>	
	<b>Cash flows from used in operating activities</b>	
	Profit before tax	-3.253
	<b>Adjustments for reconcile profit (loss)</b>	
	Adjustments for finance costs	0
	Adjustments for decrease (increase) in inventories	61.587
	Adjustments for decrease (increase) in trade receivables, current	0.216
	Adjustments for decrease (increase) in trade receivables, non-current	0
	Adjustments for decrease (increase) in other current assets	0
	Adjustments for decrease (increase) in other non-current assets	-74.262
	Adjustments for other financial assets, non-current	0
	Adjustments for other financial assets, current	-174.663
	Adjustments for other bank balances	0
	Adjustments for increase (decrease) in trade payables, current	0.32
	Adjustments for increase (decrease) in trade payables, non-current	0

Adjustments for increase (decrease) in other current liabilities	-1.666
Adjustments for increase (decrease) in other non-current liabilities	0
Adjustments for depreciation and amortisation expense	0.006
Adjustments for impairment loss reversal of impairment loss recognised in profit or loss	0
Adjustments for provisions, current	-1.966
Adjustments for provisions, non-current	0
Adjustments for other financial liabilities, current	0
Adjustments for other financial liabilities, non-current	0
Adjustments for unrealised foreign exchange losses gains	0
Adjustments for dividend income	0
Adjustments for interest income	0
Adjustments for share-based payments	0
Adjustments for fair value losses (gains)	0
Adjustments for undistributed profits of associates	0
Other adjustments for which cash effects are investing or financing cash flow	0
Other adjustments to reconcile profit (loss)	0
Other adjustments for non-cash items	0
Share of profit and loss from partnership firm or association of persons or limited liability partnerships	-8.021
<b>Total adjustments for reconcile profit (loss)</b>	<b>-198.449</b>
<b>Net cash flows from (used in) operations</b>	<b>-201.702</b>
Dividends received	0
Interest paid	0
Interest received	-0.514
Income taxes paid (refund)	0



Other inflows (outflows) of cash	0
<b>Net cash flows from (used in) operating activities</b>	<b>-202.216</b>
<b>Cash flows from used in investing activities</b>	
Cash flows from losing control of subsidiaries or other businesses	0
Cash flows used in obtaining control of subsidiaries or other businesses	0
Other cash receipts from sales of equity or debt instruments of other entities	0
Other cash payments to acquire equity or debt instruments of other entities	0
Other cash receipts from sales of interests in joint ventures	0
Other cash payments to acquire interests in joint ventures	0
Cash receipts from share of profits of partnership firm or association of persons or limited liability partnerships	0
Cash payment for investment in partnership firm or association of persons or limited liability partnerships	0
Proceeds from sales of property, plant and equipment	0
Purchase of property, plant and equipment	0
Proceeds from sales of investment property	0
Purchase of investment property	0
Proceeds from sales of intangible assets	0
Purchase of intangible assets	0
Proceeds from sales of intangible assets under development	0
Purchase of intangible assets under development	0
Proceeds from sales of goodwill	0
Purchase of goodwill	0
Proceeds from biological assets other than bearer plants	0
Purchase of biological assets other than bearer plants	0

Proceeds from government grants	0
Proceeds from sales of other long-term assets	0
Purchase of other long-term assets	0
Cash advances and loans made to other parties	0
Cash receipts from repayment of advances and loans made to other parties	0
Cash payments for future contracts, forward contracts, option contracts and swap contracts	0
Cash receipts from future contracts, forward contracts, option contracts and swap contracts	0
Dividends received	0
Interest received	0.514
Income taxes paid (refund)	0
Other inflows (outflows) of cash	-115.13
<b>Net cash flows from (used in) investing activities</b>	<b>-114.616</b>
<b>Cash flows from used in financing activities</b>	
Proceeds from changes in ownership interests in subsidiaries	0
Payments from changes in ownership interests in subsidiaries	0
Proceeds from issuing shares	0
Proceeds from issuing other equity instruments	0
Payments to acquire or redeem entity's shares	0
Payments of other equity instruments	0
Proceeds from exercise of stock options	0
Proceeds from issuing debentures notes bonds etc	0
Proceeds from borrowings	316.838
Repayments of borrowings	0
Payments of finance lease liabilities	0

	Payments of lease liabilities	0
	Dividends paid	0
	Interest paid	0
	Income taxes paid (refund)	0
	Other inflows (outflows) of cash	0
	<b>Net cash flows from (used in) financing activities</b>	<b>316.838</b>
	<b>Net increase (decrease) in cash and cash equivalents before effect of exchange rate changes</b>	<b>0.006</b>
	<b>Effect of exchange rate changes on cash and cash equivalents</b>	
	Effect of exchange rate changes on cash and cash equivalents	0
	<b>Net increase (decrease) in cash and cash equivalents</b>	<b>0.006</b>
	Cash and cash equivalents cash flow statement at beginning of period	70.58
	<b>Cash and cash equivalents cash flow statement at end of period</b>	<b>70.586</b>

