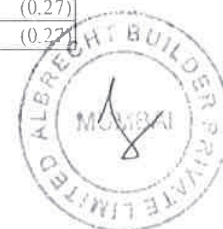


Albrecht Builder Private Limited
CIN: U74120MH2014PTC251684

Regd. Office: Elphinstone Building, 2nd Floor, 10 Veer Nariman Road, Fort, Mumbai - 400 001
Statement of Unaudited Financial Results for the Six Months ended 30 September 2015

(Rs. in lakhs)

	Particulars	For the six months and year to date period ended September 30, 2015	Year ended 31 March 2015
		(Unaudited) Rs. in lakhs	(Audited) Rs. in lakhs
PART I			
1	Income from operations		-
	(a) Net sales/income from operations (Net of excise duty)	137.58	-
	(b) Other operating income	-	-
	Total income from operations (net)	137.58	-
2	Expenses		-
	(a) Cost of materials consumed	-	-
	(b) Purchases of stock-in-trade	-	-
	(c) Changes in inventories of finished goods, work-in-progress and stock-in-trade	-	-
	(d) Employee benefits expense	-	-
	(e) Depreciation and amortisation expenses	-	-
	(f) Facility management expenses	125.08	-
	(g) Other expenses	21.69	62.39
	Total expenses	146.77	62.39
3	(Loss) from operations before other income, finance costs and exceptional items (1-2)	(9.19)	(62.39)
4	Other income	5.22	-
5	(Loss) from ordinary activities before finance costs and exceptional items (3+4)	(3.97)	(62.39)
6	Finance costs	2,681.08	230.91
7	Exceptional items	-	-
8	(Loss) from ordinary activities before tax	(2,685.05)	(293.30)
9	Tax expense	-	-
10	(Loss) for the period after tax	(2,685.05)	(293.30)
11	Extraordinary Items (net of tax expense)	-	-
12	(Loss) for the period	(2,685.05)	(293.30)
13	Paid-up equity share capital (Face Value of the equity share Rs. 10 each)	100	100
14	Paid up debt capital (Refer Note 4 and 5)	51,000	51,000
15	Reserve excluding Revaluation Reserves as per balance sheet of previous accounting year	(2,978.35)	(293.30)
16	Debenture Redemption Reserve (Refer Note 6)	-	-
17	Earnings per share (Face value of Rs. 10/- each) (not annualised):		
	(a) Basic (Rs.)	(268.50)	(395.91)
	(b) Diluted (Rs.)	(268.50)	(395.91)
18	Debt Equity ratio	510	510
19	Debt Service Coverage ratio	(0.00)	(0.27)
20	Interest Service Coverage ratio	(0.00)	(0.27)



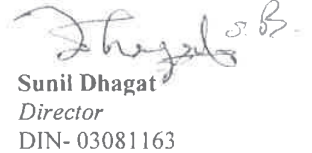
- 1 The above results of the Company were reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on 9 November 2015. The statutory auditors who have performed a limited review have issued an unqualified opinion.
- 2 The Company has issued debentures which were listed on Bombay Stock Exchange on 25 March 2015. This is the first period where the results were required to be published. Accordingly, no comparative information is provided.
- 3 Debts service coverage ratio = Earnings before depreciation, interest and tax/interest expense+principal repayment and interest service coverage ratio = Earning before Depreciation, Interest and Tax/ Interest expense.
- 4 The Company has issued 11% non convertible debentures (NCD's) (series- I) that will be redeemed after a period of ten years from the date of allotment viz. 17 March 2015, Interest on these NCD's will accrue and become payable based on the performance of the Company as determined by the Board of Directors of the Company.
- 5 The Company has issued Zero coupon non convertible debentures (series-II) which are redeemable at a premium at the end of two years from the date of allotment, viz 18 March 2015. The Company has an option to redeem these debetures earlier. However, the Company cannot redeem these debentures before 18 May 2016. The redemption premium payable on redemption of these debentures will provide a yield of 10.25% (compound anually) to the debenture holders, till the date of redemption of NCD's.
- 6 For the six months ended 30 September 2015, the Company has incurred losses and accordingly, no debenture redemption reserve has been created.

Place: Mumbai
Date: 9 November 2015

For and on behalf of Albrecht Builder Private Limited
CIN: U74120MH2014PTC251684



Gaurav Khanna
Director
DIN- 03085284



Sunil Dhagat
Director
DIN- 03081163



Mahendra Mandhana
Chief Financial Officer

BSR & Co. LLP

Chartered Accountants

5th Floor, Lodha Excelus,
Apollo Mills Compound
N. M. Joshi Marg, Mahalaxmi
Mumbai - 400 011
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Review report

To the Board of Directors of Albrecht Builder Private Limited

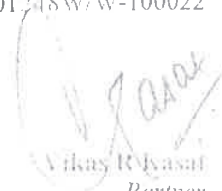
We have reviewed the accompanying statement of unaudited financial results ('the Statement') of Albrecht Builder Private Limited ('the Company') for the six months ended 30 September 2015 (comparative information for the six months ended 30 September 2014 has not been presented considering the transitional provisions of AS - 25 on Interim Financial Reporting prescribed in the Companies (Accounting Standards) Rules, 2006). This Statement is the responsibility of the Company's management and has been approved by the Board of Directors in their meeting held on 9 November 2015. Our responsibility is to express an opinion on these unaudited financial results based on our review.

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 Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is 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.

Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of unaudited financial results for the six months ended 30 September 2015 prepared in accordance with the applicable Accounting Standards and other recognized accounting practices and policies, has not disclosed the information required to be disclosed in terms of Clause 29 of the Listing Agreement for debt securities including the manner in which it is to be disclosed or that it contains any material misstatement.

For **BSR & Co. LLP**
Chartered Accountant

Firm's Registration No: 101218W/W-100022


Vilas R. Kulkarni
Partner

Membership No: 105317

Mumbai
9 November 2015

CERTIFIED TRUE COPY

FOR ALBRECHT BUILDER PRIVATE LIMITED



DIRECTOR / AUTHORISED SIGNATORY



BSR & Co. is a partnership firm with
Registration No. BA61223) converted into
BSR & Co. LLP (a Limited Liability Partnership
with LLP Registration No. AAB-81811)
with effect from October 14, 2012

Registered Office
5th Floor, Lodha Excelus -
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Mumbai - 400 011