

INFORMATION MEMORANDUM ('IM')
 (As per Part E of Schedule VI of SEBI ICDR, 2018)
 (Applicable and relevant information for application for revocation of
 suspension of trading for the Equity Shares of the Company to the BSE Limited)

AUTOMOBILE PRODUCTS OF INDIA LIMITED

Registered Office and Corporate Office:	Unit No. F-1, 1 st Floor, Shantinagar Co-Operative, Industrial Estate Ltd, Vakola, Santacruz (E), Mumbai - 400055.	
Contact Person:	Ankit Patel, Company Secretary and Compliance Officer	Telephone: +91-9967 443 772
E-mail: cs2@apimumbai.com cs1@apimumbai.com	Website: www.apimumbai.com	CIN: L34103MH1949PLC326977 ISIN: INE0NY101012

PROMOTER OF THE COMPANY

KIYANA REAL ESTATE PRIVATE LIMITED

Registered Office: Unit No. F-1, 1st Floor, Shantinagar Co-Operative, Industrial Estate Ltd,
 Vakola, Santacruz (E), Mumbai – 400055

Name of the Registrar and Contact details (telephone and email)	Link Intime India Pvt. Ltd C 101, 247 Park, Lal Bahadur Shastri Road, Surya Nagar, Gandhi Nagar, Vikhroli (West), Mumbai – 400083. Tel. 022 - 49186270 Fax. 022 - 49186060 rnt.helpdesk@linkintime.co.in www.linkintime.co.in
Name of the Statutory Auditor	CAS & Co., Chartered Accountants (Firm Registration No.: 111075W)

PROMOTER OF THE COMPANY

KIYANA REAL ESTATE PRIVATE LIMITED

Kiyana Real Estate Private Limited ('Kiyana') was incorporated on May 30, 2008 under the jurisdiction of Registrar of Companies, Mumbai having its registered office at Unit No. F-1, 1st Floor, Shanti Nagar Co-Operative, Industrial Estate Ltd., Vakola, Santacruz (East), Mumbai 400 055; Tele fax No: +91-22-2665 4802. Kiyana does not belong to any Group.

The main object of Kiyana is to carry on business of Builders, Developers, Masonry, and General maintenance and to acquire, sell and to deal in all properties, godown, residential apartments, warehouses, penthouses, resorts, malls, hotels, building structures, apartments, bungalows, flats, shops, etc.

Details of Board of Directors of Kiyana:



Name Designation DIN	Date of Appointment	Qualification	Experience	Residential Address
Shyam Agarwal Director DIN: 00039991	May 30, 2008	B.A, LLB	Over 44 years of experience in the field of manufacturing, trading, real estate development and various services.	B/2, 102, Sundervan Complex, Lokhandwala Complex Road, Andheri (West), Mumbai - 400053
Anup Verma Director DIN: 07667940	September 15, 2017	B. Tech (Chemical), IIT, Chennai, MBA	More than 22 years of experience in strategic, operation management and business development and real estate services.	Flat no. 112, Building No. 5, Kalpataru Estate, Jogeshwari vikroli Link Rd, Near Majas Bus Depot, Andheri- E, Mumbai - 400093.

BUSINESS OVERVIEW:

The Company is principally engaged in the business of trading and consultancy. The Company is in the business of various services for business support to its customers. The Company primarily operates its business from Mumbai being commercial hub of the country. The Company as part of its strategy aspires to provide the following business services:

Facility Management Services: Under these various services needed for optimal functioning of the complex will be provided e.g. Electromechanical Services, Housekeeping, Business Support Services and Security Services etc.

Project Management Services: The service includes advisory services to the property owners/ occupants on areas like utilization of space, design, budget, planning & scheduling, tendering, vendor selection, coordination between various execution agency, monitoring etc.

Finance Consultancy: Assisting the property owners/ occupants in raising fund for the projects through various financial institutions, Private Equity and High Net Worth Individuals. The service will include Structuring of the transaction, preparation of feasibility study, identifying the financier or equity partner

BOARD OF DIRECTORS:

Name	Designation	DIN	PAN
Shyam Agarwal	Non-Independent Non-Executive Director	00039991	AABPA4314J
Devesh Bhatt	Independent Non-Executive Director	08225392	AIIPB8588J
Priti Kataria	Woman Independent Non-Executive Director	00088975	AAHPK0667J
Siddharth Agarwal	Non-Independent Non-Executive Director	02055700	ADIPA1173H



SHAREHOLDING PATTERN:

Sr No.	Particulars	No. of shares	% of total shareholding
1	Promoter and Promoter Group	40,81,122	84.71
2	Public Shareholding	7,36,534	15.29
Total		48,17,656	100.00

FINANCIAL PERFORMANCE FOR LAST 3 YEARS:

<i>Audited Standalone Financial Statements</i>	<i>Rs. in lacs</i>		
	Mar 2023	Mar 2022	Mar 2021
Income from operations	17.00	17.00	17.00
Other Income	43.61	47.07	35.66
Total Income	60.61	64.07	52.66
Expenditure	145.63	148.30	167.88
Profit before Tax	(85.02)	(84.23)	(115.22)
Provisions for Tax	(0.64)	(0.38)	378.78
Profit after Tax	(84.38)	(83.84)	(494.00)
Equity Share Capital	48.18	48.18	48.18
Acc. Profit/ (loss)	(1,123.58)	(1,037.56)	(952.43)
Net worth of the company as per formula prescribed under the ICDR Regulations 2009		(480.4)	(1,058.24)
Basic earnings per share (Rs.)	(1.75)	(1.74)	(10.25)
Diluted earnings per share (Rs.)	(1.75)	(1.74)	(10.25)

Note: The Company is not required to consolidate its financial statements as there are no subsidiaries, joint ventures or associates.

INTERNAL RISK FACTORS:

The operations of the Company are concentrated in and around the Mumbai Metropolitan Region, and as a result our business, financial condition and results of operations are significantly dependent on the performance of, and the conditions affecting the market in the Mumbai Metropolitan Region

The Company has reported losses for the half year ended on September 30, 2023 and may incur additional losses in the future.

The net worth of the Company is negative and may continue to remain negative in future.

The Company had negative cash flows in the past and may continue to have negative cash flows in the future.



The customers of the Company are very limited (not more than 4) and may continue to be the same or reduce in the future and as a result, our business, financial condition and result of operations are significantly uncertain and may adversely impact its business operations.

The Trading of the equity shares of the Company is suspended on BSE Limited and therefore the shares cannot be traded and may affect the liquidity of the stocks held by the Shareholder. Although, the Company has received In-Principle approval for revocation of suspension of trading of equity shares with BSE Limited.

SUMMARY OF CLAIMS AND REGULATORY ACTION:

Claims against the Company under the Income Tax Act, Appeals are pending before High Court/ CIT (A)/ Assessing Officer for Rs.29.64 lakhs as on 31st March, 2022. Further, there is a disputed demand from Income Tax.

There has been no disciplinary action taken by SEBI or stock exchange against the promoter or the Company in the last 5 financial years including outstanding action except with regard to the general direction/ order issued by SEBI to all the companies including the Company for not meeting minimum public shareholding requirements, inter-alia, proportionate freeze of voting rights of the promoters until compliance of minimum public shareholding.

