

January 25, 2024

The Corporate Relationship Department BSE Limited P. J. Towers, Dalal Street Fort, Mumbai 400001 Scrip Code:532799	The Listing Department The National Stock Exchange of India Limited Exchange Plaza, Bandra Kurla Complex Bandra (East), Mumbai 400051 Symbol: HUBTOWN
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Sub: **Intimation pursuant to Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 – Issuance of Secured, Unlisted, Redeemable and Non-Convertible Debentures**

Dear Sir/ Madam,

This is to inform that pursuant to Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 read with Schedule III, Part A, Para A, Clause 2 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 the Board of Directors of the Company in its meeting held today on January 25, 2024 has inter-alia approved the issuance of Secured, Unlisted, Redeemable and Non-Convertible Debentures (“NCDs”) of up to Rs. 70,00,00,000 (Rupees Seventy Crores only) on private placement basis in one or more tranches.

Further, as per the requirements provided under the master circular no. SEBI/HO/CFD/PoD2/CIR/P/2023/120 dated July 11, 2023 issued by the Securities Exchange Board of India, please find the following disclosures in respect to the issuance of the aforementioned Securities:

Sr. No.	Particulars	Details
a.	Type of Securities proposed to be issued	Secured, Unlisted, Redeemable, Non-Convertible Debentures (“NCDs”)
b.	Type of Issuance	Private Placement
c.	Total number of securities proposed to be issued or the total amount for which the securities will be issued	Amount aggregating to Rs. 70,00,00,000 (Rupees Seventy Crores only) in one or more tranches
d.	Size of the issue	Up to Rs. 70,00,00,000 (Rupees Seventy Crores only) in one or more tranches
e.	Whether proposed to be Listed	No
f.	Tenure of the instrument	Date of Allotment – yet to be decided by the Board Date of Maturity – 60 (sixty) months from the Tranche – 1 Allotment Date, which may be extended with mutual consent of the Issuer and Debenture Holder/Subscriber in writing.

g.	Coupon/interest offered, schedule of payment of coupon/interest and principal	Interest/ Fixed Coupon – NIL Schedule of payment – Subject to availability of Distributable Surplus, the NCDs, along with the Redemption Premium thereon, shall be fully redeemed by the Company upon expiry of 60 (sixty) months from the date of allotment of first tranche of NCDs, or such other timeline as may be mutually agreed between the Debenture Holder and the Issuer in writing. The Debentures and/ or the Redemption Premium shall be repaid/ redeemed, solely subject to availability of Distributable Surplus.
h.	Charge/security, if any, created over the assets	Yes, charge will be created over the identified assets of the Company in terms of the Debenture Trust cum Mortgage Deed.
i.	Special right/ interest/ privileges attached to the instrument and changes thereof	All the rights and privileges as provided under the Companies Act, 2013 and in terms of the Debenture Trust cum Mortgage Deed.
j.	Delay in payment of interest / principal amount for a period of more than three months from the due date or default in payment of interest / principal	Not Applicable
k.	Details of any letter or comments regarding payment/non-payment of interest, principal on due dates, or any other matter concerning the security and /or the assets along with its comments thereon, if any	Not Applicable

The meeting of the Board of Directors commenced at 11:30 a.m. and concluded at 11:58 a.m.

This is for your information and record.

Thanking you,
 Yours faithfully,

For Hubtown Limited

Sadanand Lad
Company Secretary and Compliance Officer