

January 09, 2024

To,  
The Corporate Relations Department,  
The National Stock Exchange of India Limited,  
Exchange Plaza, 5<sup>th</sup> Floor,  
Plot No. C/1, G-Block, Bandra-Kurla Complex,  
Bandra (E), Mumbai – 400051.

To,  
The Corporate Relations Department,  
Department of Corporate Services,  
BSE Limited,  
25<sup>th</sup> Floor, Phiroze Jeejeebhoy Towers,  
Dalal Street, Mumbai – 400001.

**Re: Script Symbol “EMBASSY”, Scrip Code 542602 and Scrip Code 960421, 973434, 973545, 973546, 973910, 974885, 975051 and 975056 (NCDs).**

Dear Sir/ Madam,

**Subject: Resolution passed by circulation by the Debenture Committee of the Board of Directors of the Manager of Embassy Office Parks REIT on January 09, 2024**

We refer to our letter dated January 03, 2024, in relation to inter-alia the issuance of 1,00,000 listed, rated, secured, redeemable, transferable, rupee denominated, non-convertible debentures with a face value of ₹1,00,000 (Indian Rupees One Lakh only) each for an aggregate amount of ₹10,000 Million (Indian Rupees Ten Thousand Million only), for a term of 19 months and 28 days from the deemed date of allotment, by Embassy Office Parks REIT (“**Embassy REIT**”) on a private placement basis.

We now wish to inform you that the Debenture Committee of the Board of Directors of the Manager, today, i.e., on January 09, 2024, through a resolution passed by circulation, has approved the allotment of 1,00,000 listed, rated, secured, redeemable, transferable, rupee denominated, non-convertible debentures with a face value of ₹1,00,000 (Indian Rupees One Lakh only) each (“**Series X NCDs**”) by Embassy REIT on a private placement basis as per the terms and conditions (including tenure, date of allotment and date of maturity, coupon rate, schedule of payment of coupon/interest and principal, charge created over assets, special rights/interest/privileges) mentioned in the Key Information Document dated January 04, 2024. Due to certain operational reasons, the tenure of the Series X NCDs now stands at 19 months and 27 days from the deemed date of allotment, with a coupon rate of 8.17% per annum payable on a quarterly basis to the debenture holders. The Series X NCDs are proposed to be listed on the Wholesale Debt Market Segment of BSE Limited.

We further wish to inform you that the issue price of the Series X NCDs was discovered on the basis of multiple yield allotment method through the Electronic Book Building Platform of BSE Limited on January 08, 2024 and accordingly Embassy REIT has received consideration of ₹10,003.58 Million (Indian Rupees Ten Thousand and Three point Five Eight Million only) against the aggregate principal amount of up to ₹10,000 Million (Indian Rupees Ten Thousand Million only).

Thanking you,

For and on behalf of **Embassy Office Parks REIT** acting through its Manager, **Embassy Office Parks Management Services Private Limited**

**Vinitha Menon**  
**Company Secretary and Compliance Officer**  
**A25036**