

March 27, 2024

Department of Corporate Services
BSE Limited,
Mumbai 400 001

The Listing Department
National Stock Exchange of India Limited,
Mumbai 400 051

Through: BSE Listing Centre

Through: NEAPS

Scrip Code: Equity - 533273
Debt: 973654, 973655

Scrip Symbol: OBEROIRLTY

Sub: Credit Ratings

Dear Sir,

Certain facilities availed, and instruments issued/ yet to be issued by Oberoi Realty Limited ("ORL") and its wholly owned subsidiary Incline Realty Private Limited ("IRPL") are rated by CARE Ratings Limited.

Below are the ratings and the rating actions assigned by CARE Ratings to such facilities/ instruments:

Company	Facility/ instrument	Amount (Rs.)	Rating	Rating Action
ORL	Long term bank facility	881.20 Crore	CARE AA+; Stable	Assigned #
	Long term/ Short term bank facility	300.00 Crore	CARE AA+; Stable/ CARE A1+	Reaffirmed *
	Non Convertible Debentures	575.00 Crore	CARE AA+; Stable	Reaffirmed *
	Commercial paper <i>(yet to be issued)</i>	300.00 Crore	CARE A1+	Reaffirmed *
IRPL	Long term bank facility	263.69 Crore	CARE AA+(CE); Stable <i>Corresponding unsupported rating: CARE A+</i>	Reaffirmed *

new rating assigned.

* assigned as part of periodic review undertaken by CARE Ratings.

Also, consequent to the full repayment of a long term bank facility availed by Evenstar Hotels Private Limited (a wholly owned subsidiary of ORL), the rating assigned to the said facility had been withdrawn by CARE Ratings. The said facility was last assigned a credit rating of 'CARE AA+(CE); Stable' with corresponding unsupported rating of 'CARE BBB+'.



The press release for the above ratings as released by CARE Ratings are/ will be available on its website www.careedge.in, and the same can be referred for further details.

Kindly take the above on record.

Thanking you.
For **Oberoi Realty Limited**

Bhaskar Kshirsagar
Company Secretary