

PDL/SEC./SE/2012-13/

November 19, 2012

National Stock Exchange of India Limited  
 "Exchange Plaza"  
 Bandra-Kurla Complex, Bandra (E),  
 Mumbai – 400 051

BSE Limited  
 Phiroze Jeejeebhoy Tower  
 Dalal Street,  
 Mumbai – 400 001

Delhi Stock Exchange Limited  
 DSE House,  
 3/1, Asaf Ali Road,  
 New Delhi – 110002

Dear Sirs,

Scrip Code No. : PARSVNATH – EQ (NSE); 532780 (BSE); 470013 (DSE)

Sub: Clauses 31 & 41 of the Listing Agreement

Pursuant to the provisions of Clause 31 read with Clause 41 of the Listing Agreement, please find enclosed 3 (three) certified copies of the Notice of Board Meeting and Un-audited Financial Results ("the Results") for the Quarter and Half Year ended September 30, 2012, published in the Newspapers as under:

Nature of publication	Name of Newspaper	Date of Publication
Notice of Board Meeting for considering and taking on record Un-audited Financial Results for the Quarter and Half Year ended September 30, 2012	The Financial Express (English Edition)	November 1, 2012
- do -	Jansatta (Hindi Edition)	November 1, 2012 (English) & November 2, 2012 (Hindi)
Un-audited Financial Results for the Quarter and Half Year ended September 30, 2012	Business Standard (English Edition)	November 9, 2012
- do -	Business Standard (Hindi Edition)	- do -

The above is for your information and records.

Thanking you,

Yours faithfully,  
 For Parsvnath Developers Limited

(V. Mohan)  
 Company Secretary

Encl.: As above

THE FINANCIAL EXPRESS

THURSDAY | NOVEMBER 1 | 2012



**Parsvnath Developers Ltd.**

**Committed to build a better world**

AN ISO 9001, 14001 & OHSAS 18001 CERTIFIED COMPANY

Regd. Office : Parsvnath Metro Tower, Near Shahdara Metro Station, Shahdara, Delhi - 110032

**NOTICE**

Notice is hereby given pursuant to Clause 41 of the Listing Agreement with the Stock Exchanges that a meeting of the Board of Directors of the Company is scheduled to be held on Thursday, November 8, 2012, *inter alia*, to consider and take on record the Un-audited Financial Results of the Company for the quarter and half year ended September 30, 2012.

For Parsvnath Developers Ltd.

Date : 31.10.2012  
Place : Delhi

Sd/-  
(V. Mohan)  
Sr. V.P. (Legal) & Company Secretary

CERTIFIED TRUE COPY  
For **Parsvnath Developers Ltd.**

Company Secretary

जनसत्ता, दिल्ली, 1 नवंबर, 2012



**Parsvnath Developers Ltd.**

Committed to build a better world

AN ISO 9001, 14001 & OHSAS 18001 CERTIFIED COMPANY

Regd. Office : Parsvnath Metro Tower, Near Shahdara Metro Station, Shahdara, Delhi - 110032

**NOTICE**

Notice is hereby given pursuant to Clause 41 of the Listing Agreement with the Stock Exchanges that a meeting of the Board of Directors of the Company is scheduled to be held on Thursday, November 8, 2012, *inter alia*, to consider and take on record the Un-audited Financial Results of the Company for the quarter and half year ended September 30, 2012.

For Parsvnath Developers Ltd.

Date : 31.10.2012  
Place : Delhi

Sd/-  
(V. Mohan)

Sr. V.P. (Legal) & Company Secretary

CERTIFIED TRUE COPY  
For **Parsvnath Developers Ltd.**

Company Secretary

जनसत्ता, दिल्ली, 2 नवंबर, 2012



**Parsvnath Developers Ltd.**

Committed to build a better world

AN ISO 9001, 14001 & OHSAS 18001 CERTIFIED COMPANY

Regd. Office : Parsvnath Metro Tower, Near Shahdara Metro Station, Shahdara, Delhi - 110032

### नोटिस

स्टॉक एक्सचेंज के सूचीबद्ध अनुबन्ध के अनुच्छेद 41 के अनुसार यह सूचित किया जाता है कि कंपनी के निदेशक मण्डल की बैठक वीरवार, नवम्बर 8, 2012 को होगी जिसमें, अन्य विषयों के अतिरिक्त, सितम्बर 30, 2012 को समाप्त हुई तिमाही एवं अर्ध वर्ष के बिना-अंकेक्षित किए गये वित्तीय परिणामों का आंकलन किया जाएगा।

पार्श्वनाथ डेवलपर्स लिमिटेड

कृते/-

दिनांक : 31.10.2012

स्थान : दिल्ली

(वी. मोहन)

वरिष्ठ उपाध्यक्ष (लीगल) एवं कंपनी सचिव

CERTIFIED TRUE COPY  
For Parsvnath Developers Ltd.

Company Secretary



Corp. Office: 6th Floor, Arunachal Building, 19, Barakhamba Road, New Delhi-110001 Ph. : +91-11-43686600, 43884800 Fax: +91-11-23315400 E-mail: mail@parsvnath.com, investors@parsvnath.com Visit us at: www.parsvnath.com  
 Regd. Office : Parsvnath Metro Tower, Near Shahdara Metro Station, Shahdara, Delhi - 110032 Ph. : +91-11-43050100, 43010500 Fax: +91-11-43050473

## BUILDING TRUST THROUGH COMMITTED PERFORMANCE

Real Estate • Infrastructure • Hospitality • SEZ • Entertainment

### UNAUDITED CONSOLIDATED AND STANDALONE FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED SEPTEMBER 30, 2012

(₹ In Lacs)												
Particulars	Consolidated					Previous Year ended	Standalone					
	Quarter ended		Half-year ended		Quarter ended		Half-year ended		Previous Year ended			
	30.09.2012 (Unaudited)	30.06.2012 (Unaudited)	30.09.2011 (Unaudited)	30.09.2012 (Unaudited)	30.09.2011 (Unaudited)		31.03.2012 (Audited)	30.09.2012 (Unaudited)		30.06.2012 (Unaudited)	30.09.2011 (Unaudited)	30.09.2012 (Unaudited)
<b>PART - I</b>												
1. Income from operations												
a. Income from operations	14,789.30	16,121.51	25,128.61	30,910.81	44,403.62	89,756.11	10,032.90	9,974.16	17,041.26	20,007.06	32,501.89	63,828.34
b. Other Operating Income	176.59	218.86	192.11	395.45	412.35	765.07	114.58	156.13	197.82	270.71	412.34	741.35
Total Income from operations	14,965.89	16,340.37	25,320.72	31,306.26	44,815.97	90,521.18	10,147.48	10,130.29	17,239.10	20,277.77	32,914.23	64,569.69
2. Expenses												
a. Cost of land/ development rights	1,816.80	6,087.68	4,572.10	7,704.48	5,023.34	25,313.08	1,035.07	5,901.84	4,456.48	6,936.91	4,823.39	25,124.43
b. Cost of material consumed	3,171.11	2,949.19	3,843.92	6,120.30	7,043.33	17,180.83	1,510.89	1,356.07	2,263.84	2,866.96	4,302.75	10,775.01
c. Contract cost, labour and other charges	2,372.79	2,664.70	1,828.95	5,037.49	9,435.99	15,416.91	1,066.01	1,498.10	967.49	2,584.11	6,019.54	11,860.25
d. Purchases of stock-in-trade			122.86		122.66	343.90			122.86		122.66	343.90
e. Changes in inventories of finished goods and work in progress	(5,541.14)	(10,240.92)	(2,267.01)	(15,782.06)	(7,996.09)	(25,675.25)	(4,561.13)	(10,235.94)	(1,567.33)	(14,797.07)	(4,963.05)	(24,327.56)
f. Employee benefits expense	1,129.52	1,149.40	1,127.21	2,278.92	2,230.53	4,777.08	1,076.97	1,093.62	1,094.18	2,170.59	2,169.98	4,541.19
g. Depreciation and amortisation expense	290.34	324.86	371.94	615.20	732.66	1,544.94	264.11	299.03	367.22	563.14	1,499.48	1,499.48
h. Other expenses	2,902.78	2,961.80	3,057.82	5,864.58	5,330.94	10,954.46	1,843.30	1,904.25	2,116.47	3,747.55	3,914.83	7,881.96
Total expenses	5,942.20	5,896.71	12,657.59	11,838.91	21,933.26	48,855.35	2,255.22	1,816.87	9,811.01	4,072.19	19,116.40	37,588.66
3. Profit from Operations before other income and finance cost (1 - 2)	9,023.69	10,443.66	12,663.13	19,467.35	22,882.71	40,665.83	7,892.26	8,313.32	7,428.09	16,205.58	13,797.83	26,971.03
4. Other Income	518.16	710.83	507.56	1,228.89	3,020.88	7,600.23	818.39	930.79	928.82	1,749.18	3,816.92	9,288.24
5. Profit before finance cost (3 + 4)	9,541.85	11,154.49	13,170.69	20,696.24	25,903.59	48,266.06	8,710.65	9,244.11	8,356.91	17,954.76	17,614.75	36,259.27
6. Finance costs	6,739.59	7,761.61	7,449.04	14,501.20	15,912.33	28,133.07	5,450.74	6,237.82	5,579.45	11,688.56	11,731.80	22,196.32
7. Profit before tax (5 - 6)	2,802.26	3,392.88	5,721.65	6,195.04	9,991.26	20,132.99	3,259.91	3,006.29	2,777.46	6,266.20	5,882.95	14,062.95
8. Tax expense	975.57	1,278.68	2,263.02	2,254.25	3,793.96	13,238.16	1,139.28	1,160.20	1,271.09	2,299.48	2,325.57	11,510.03
9. Net Profit / (Loss) after tax (7-8)	1,826.69	2,114.20	3,458.63	3,940.79	6,197.30	6,894.83	2,120.63	1,846.09	1,506.37	3,966.72	3,557.38	2,552.92
10. Share of profit/(loss) of associates	(0.27)	0.56	(8.59)	0.29	(20.24)	(18.65)						
11. Minority interest	32.79	99.33	521.44	132.12	691.38	1,267.38						
12. Net Profit / (Loss) after taxes, minority interest and share of profit/(loss) of associates (9+10-11)	1,793.63	2,015.43	2,908.60	3,809.96	5,485.46	5,608.80	2,120.63	1,846.09	1,506.37	3,966.72	3,557.38	2,552.92
13. Paid-up equity share capital (Face value ₹ 5 each)	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06
14. Reserves excluding Revaluation Reserves						2,45,173.97						2,36,668.87
15. Earnings per share (Rs.) - Basic & Diluted (not annualised)	0.41	0.46	0.67	0.88	1.26	1.29	0.49	0.42	0.35	0.91	0.82	0.59
16. Debt Service Coverage Ratio				0.93	1.02	0.96				1.06	0.80	0.83
17. Interest Service Coverage Ratio				1.53	1.87	1.94				1.67	1.81	1.90
<b>PART - II</b>												
<b>A. PARTICULARS OF SHAREHOLDING</b>												
1. Public Shareholding												
a. Number of shares	12,32,43,270	12,32,43,270	12,98,44,939	12,32,43,270	12,98,44,939	12,46,74,660	12,32,43,270	12,32,43,270	12,98,44,939	12,32,43,270	12,98,44,939	12,46,74,660
b. Percentage of shareholding	28.32	28.32	29.84	28.32	29.84	28.65	28.32	28.32	29.84	28.32	29.84	28.65
2. Promoters and promoter group Shareholding												
a. Pledged/Encumbered												
b. No. of shares	28,54,76,185	27,19,83,400	21,75,08,483	28,54,76,185	21,75,08,483	28,44,69,528	28,54,76,185	27,19,83,400	21,75,08,483	28,54,76,185	21,75,08,483	28,44,69,528
c. Percentage of shares (as a % of the total shareholding of promoter and promoter group)	91.52	87.19	71.24	91.52	71.24	91.61	91.52	87.19	71.24	91.52	71.24	91.61
d. Percentage of shares (as a % of the total share capital of the company)	65.60	62.50	49.98	65.60	49.98	65.37	65.60	62.50	49.98	65.60	49.98	65.37
b. Non-encumbered												
c. No. of shares	2,64,61,715	3,99,54,500	8,78,27,748	2,64,61,715	8,78,27,748	2,60,36,982	2,64,61,715	3,99,54,500	8,78,27,748	2,64,61,715	8,78,27,748	2,60,36,982
d. Percentage of shares (as a % of the total shareholding of promoter and promoter group)	8.48	12.81	28.76	8.48	28.76	8.39	8.48	12.81	28.76	8.48	28.76	8.39
e. Percentage of shares (as a % of the total share capital of the company)	6.08	9.16	20.18	6.08	20.18	5.98	6.08	9.16	20.18	6.08	20.18	5.98

Particulars	Quarter Ended 30.09.2012
<b>B. INVESTOR COMPLAINTS</b>	
Pending at the beginning of the quarter	NIL
Received during the quarter	12
Disposed of during the quarter	12
Remaining unresolved at the end of the quarter	NIL

Notes to the Unaudited Financial Results:  
 1. Statement of Assets and Liabilities as at September 30, 2012:

Particulars	Consolidated		Standalone	
	As at 30.09.2012 (Unaudited)	As at 31.03.2012 (Audited)	As at 30.09.2012 (Unaudited)	As at 31.03.2012 (Audited)
<b>A. EQUITY AND LIABILITIES</b>				
1. Shareholders' funds				
a. Share capital	21,759.06	21,759.06	21,759.06	21,759.06
b. Reserves and surplus	2,49,011.75	2,45,173.97	2,40,635.59	2,36,668.85
<b>Sub-total - Shareholders' fund</b>	<b>2,70,770.81</b>	<b>2,66,933.03</b>	<b>2,62,394.65</b>	<b>2,58,427.91</b>
2. Minority Interest	17,424.04	17,291.91		
3. Non-current liabilities				
a. Long-term borrowings	1,27,674.69	1,40,536.54	80,513.09	74,565.44
b. Other long-term liabilities	6,939.95	5,290.77	15,754.95	15,005.77
c. Long-term provisions	407.48	356.42	401.06	352.16
<b>Sub-total - Non-current liabilities</b>	<b>1,34,122.69</b>	<b>1,46,183.73</b>	<b>96,669.10</b>	<b>89,923.37</b>
4. Current liabilities				
a. Short-term borrowings	43,445.32	46,397.42	43,432.49	46,395.05
b. Trade payables	1,00,143.56	96,165.25	98,677.51	98,823.38
c. Other current liabilities	96,401.54	94,676.68	90,061.65	80,430.69
d. Short-term provisions	14,058.24	13,361.44	13,935.91	12,754.36
<b>Sub-total - Current liabilities</b>	<b>2,54,048.66</b>	<b>2,49,620.79</b>	<b>2,46,027.56</b>	<b>2,38,393.48</b>
<b>TOTAL EQUITY AND LIABILITIES</b>	<b>6,76,365.60</b>	<b>6,73,209.46</b>	<b>5,85,091.33</b>	<b>5,86,744.76</b>
<b>B. ASSETS</b>				
1. Non-current assets				
a. Fixed assets	81,879.16	73,182.81	57,123.11	53,740.61
b. Non-current investments	2,804.31	2,804.01	47,634.80	47,630.37
c. Deferred tax assets (net)	798.45	558.14	533.20	549.16
d. Long-term loans and advances	49,910.49	52,362.11	40,984.11	44,079.97
e. Goodwill on consolidation	6,834.77	6,834.77		
<b>Sub-total Non-current assets</b>	<b>1,44,227.19</b>	<b>1,37,741.84</b>	<b>1,46,275.22</b>	<b>1,46,980.31</b>
2. Current assets				
a. Inventories	3,19,469.51	3,03,821.01	2,85,254.11	2,70,565.72
b. Trade receivables	63,843.18	67,890.38	54,978.71	50,009.67
c. Cash and bank balances	21,732.31	22,813.38	8,298.69	15,373.44
d. Short-term loans and advances	54,770.76	56,709.70	23,167.40	25,476.00
e. Other current assets	72,332.65	84,233.15	67,097.00	76,339.62
<b>Sub-total Current assets</b>	<b>5,32,138.41</b>	<b>5,35,467.62</b>	<b>4,38,816.11</b>	<b>4,39,844.45</b>
<b>TOTAL ASSETS</b>	<b>6,76,365.60</b>	<b>6,73,209.46</b>	<b>5,85,091.33</b>	<b>5,86,744.76</b>

- The above financial results have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 08, 2012. The Statutory Auditors have also carried out a limited review of these financial results.
- There are no separate reportable segments pursuant to Accounting Standard AS-17 'Segment Reporting' prescribed by The Companies (Accounting Standards) Rules, 2006. Hence no disclosure is required under AS-17.
- Formulae for computation of ratios are as follows:  
 a. Debt Service Coverage Ratio: Profit before Interest, Depreciation and Tax / (Interest + Principal repayment of long term loans)  
 b. Interest Service Coverage Ratio: Profit before Interest, Depreciation and Tax / Interest
- The Consolidated Financial Results have been prepared in accordance with Accounting Standards AS-21 'Consolidated Financial Statements', AS-27 'Financial Reporting of Interests in Joint Ventures' and AS-23 'Accounting for Investments in Associates'.
- Pursuant to the notification No. 447(E) dated February 28, 2011 and Notification No. 653(E) dated March 30, 2011, issued by the Ministry of Corporate Affairs and Circular No. CIR/CFD/DIL/4/2012 dated April 16, 2012 by Securities and Exchange Board of India, the Company has prepared its financial statements as per revised Schedule VI to the Companies Act, 1956. Accordingly, the previous period's year's figures have also been regrouped/rearranged, wherever required to align the financial statements to the revised format.

**CERTIFIED TRUE COPY**  
**For Parsvnath Developers Ltd.**

Place : Delhi  
 Date : November 08, 2012

For and on behalf of the Board,  
 Sd/  
 Pradeep Kumar Jain  
 Chairman

Company Secretary

• Integrated Townships • Group Housing • Shopping Malls • Multiplexes • Office Spaces  
 • Hotels • Serviced Apartments • IT Parks • SEZs • Educational Institutions





Corp. Office: 6th Floor, Anunachal Building, 19, Barakhamba Road, New Delhi-110001 Ph. : +91-11-43686600, 43684800 Fax: +91-11-23315400 E-mail: mail@parsvnath.com, investors@parsvnath.com Visit us at: www.parsvnath.com  
Regd. Office : Parsvnath Metro Tower, Near Shahdara Metro Station, Shahdara, Delhi - 110032 Ph. : +91-11-43050100, 43010500 Fax: +91-11-43050473

**BUILDING TRUST THROUGH COMMITTED PERFORMANCE**  
Real Estate • Infrastructure • Hospitality • SEZ • Entertainment

**UNAUDITED CONSOLIDATED AND STANDALONE FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED SEPTEMBER 30, 2012**

(₹ in Lacs)												
Particulars	Consolidated						Standalone					
	Quarter ended			Half-year ended		Previous Year ended	Quarter ended			Half-year ended		Previous Year ended
	30.09.2012 (Unaudited)	30.06.2012 (Unaudited)	30.09.2011 (Unaudited)	30.09.2012 (Unaudited)	30.09.2011 (Unaudited)	31.03.2012 (Audited)	30.09.2012 (Unaudited)	30.06.2012 (Unaudited)	30.09.2011 (Unaudited)	30.09.2012 (Unaudited)	30.09.2011 (Unaudited)	31.03.2012 (Audited)
<b>PART-I</b>												
1. Income from operations												
a. Income from operations	14,789.30	16,121.51	25,128.61	30,910.81	44,403.62	89,756.11	10,032.90	9,974.16	17,041.28	20,007.06	32,501.89	63,828.34
b. Other Operating Income	176.59	218.86	192.11	395.45	412.35	765.07	114.58	156.13	197.82	270.71	412.34	741.35
Total Income from operations	14,965.89	16,340.37	25,320.72	31,306.26	44,815.97	90,521.18	10,147.48	10,130.29	17,239.10	20,277.77	32,914.23	64,569.69
2. Expenses												
a. Cost of land/ development rights	1,616.80	6,087.68	4,572.10	7,704.48	5,023.34	25,313.08	1,035.07	5,901.84	4,456.48	6,936.91	4,823.39	25,124.43
b. Cost of material consumed	3,171.11	2,949.19	3,843.92	6,120.30	7,043.33	17,180.63	1,510.89	2,253.84	2,866.96	4,302.75	10,775.01	10,775.01
c. Contract cost, labour and other charges	2,372.79	2,684.70	1,828.95	5,037.49	9,435.99	15,416.51	1,086.01	1,498.10	967.49	2,584.11	8,019.54	11,860.25
d. Purchases of stock-in-trade			122.66		122.66	343.90			122.66		122.66	343.90
e. Changes in inventories of finished goods and work in progress	(5,541.14)	(10,240.92)	(2,267.01)	(15,782.06)	(7,986.09)	(25,675.25)	(4,581.13)	(10,235.94)	(1,567.33)	(14,797.07)	(4,963.05)	(24,327.56)
f. Employee benefits expense	1,129.52	1,149.40	1,127.21	2,278.92	2,230.53	4,777.08	1,076.97	1,093.62	1,094.18	2,170.59	2,169.98	4,641.19
g. Depreciation and amortisation expense	290.34	324.86	371.94	615.20	732.66	1,544.94	264.11	299.03	367.22	563.14	728.30	1,499.48
h. Other expenses	2,902.78	2,961.80	3,057.82	5,684.58	5,330.84	10,954.46	1,843.30	1,904.25	2,116.47	3,747.55	3,914.83	7,681.96
Total expenses	5,942.20	5,896.71	12,657.59	11,838.91	21,933.26	49,855.35	2,252.22	1,816.97	9,811.01	4,072.19	19,116.40	37,588.66
3. Profit from Operations before other Income and finance cost (1 - 2)	9,023.69	10,443.66	12,663.13	19,467.35	22,882.71	40,665.83	7,895.26	8,313.32	7,428.09	16,205.58	13,797.83	26,971.03
4. Other Income	518.16	710.83	607.56	1,228.98	3,020.68	7,600.23	818.99	930.79	928.82	1,749.18	3,816.92	9,288.24
5. Profit before finance cost (3 + 4)	9,541.85	11,154.49	13,270.69	20,696.34	25,903.37	48,266.06	8,714.25	9,244.11	8,356.91	17,954.76	17,614.75	36,259.27
6. Finance costs	6,739.59	7,761.61	7,449.04	14,501.20	15,912.33	28,133.07	5,450.74	6,237.82	5,579.45	11,688.56	11,731.80	22,196.32
7. Profit before tax (5 - 6)	2,802.26	3,392.88	5,721.65	6,195.14	9,991.04	20,132.99	3,259.91	3,006.29	2,777.46	6,266.20	5,882.95	14,062.95
8. Tax expense	975.57	1,278.68	2,263.02	2,254.25	3,793.96	13,238.16	1,139.28	1,160.20	1,271.09	2,299.48	2,325.57	11,510.03
9. Net Profit / (Loss) after tax (7 - 8)	1,826.69	2,114.20	3,458.63	3,940.89	6,197.08	6,894.83	2,120.63	1,846.09	1,506.37	3,966.72	3,557.38	2,552.92
10. Share of profit/(loss) of associates	(0.27)	0.56	(8.59)	0.29	(20.24)	(18.65)						
11. Minority Interest	32.79	99.33	521.44	(32.12)	691.38	1,267.38						
12. Net Profit / (Loss) after taxes, minority Interest and share of profit/(loss) of associates (9+10+11)	1,793.63	2,015.43	2,950.60	3,808.06	5,485.46	5,806.80	2,120.63	1,846.09	1,506.37	3,966.72	3,557.38	2,552.92
13. Paid-up equity share capital (Face value ₹ 5 each)	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06	21,759.06
14. Reserves excluding Revaluation Reserves						2,45,173.97						2,36,666.87
15. Earnings per share (Rs.) - Basic & Diluted (not annualised)	0.41	0.46	0.67	0.88	1.26	1.29	0.49	0.42	0.35	0.91	0.82	0.59
16. Debt Service Coverage Ratio				0.93	1.02	0.96				1.06	0.80	0.83
17. Interest Service Coverage Ratio				1.53	1.87	1.94				1.67	1.81	1.90
<b>PART-II</b>												
<b>A. PARTICULARS OF SHAREHOLDING</b>												
1. Public Shareholding												
Number of shares	12,32,43,270	12,32,43,270	12,98,44,939	12,32,43,270	12,98,44,939	12,46,74,660	12,32,43,270	12,32,43,270	12,98,44,939	12,32,43,270	12,98,44,939	12,46,74,660
Percentage of shareholding	28.32	28.32	29.84	28.32	29.84	28.65	28.32	28.32	29.84	28.32	29.84	28.65
2. Promoters and promoter group Shareholding												
a. Pledged/Encumbered												
No. of shares	28,54,76,185	27,19,83,400	21,75,08,483	28,54,76,185	21,75,08,483	28,44,69,528	28,54,76,185	27,19,83,400	21,75,08,483	28,54,76,185	21,75,08,483	28,44,69,528
Percentage of shares (as a % of the total shareholding of promoter and promoter group)	91.52	87.79	71.24	91.52	71.24	91.61	91.52	87.19	71.24	91.52	71.24	91.61
Percentage of shares (as a % of the total share capital of the company)	65.60	62.50	49.98	65.60	49.98	65.37	65.60	62.50	49.98	65.60	49.98	65.37
b. Non-encumbered												
No. of shares	2,64,61,715	3,99,54,500	8,78,27,748	2,64,61,715	8,78,27,748	2,60,36,982	2,64,61,715	3,99,54,500	8,78,27,748	2,64,61,715	8,78,27,748	2,60,36,982
Percentage of shares (as a % of the total shareholding of promoter and promoter group)	8.48	12.81	28.76	8.48	28.76	8.39	8.48	12.81	28.76	8.48	28.76	8.39
Percentage of shares (as a % of the total share capital of the company)	6.08	9.18	20.18	6.08	20.18	5.98	6.08	9.18	20.18	6.08	20.18	5.98

Notes to the Unaudited Financial Results:  
1. Statement of Assets and Liabilities as at September 30, 2012:

Particulars	Consolidated		Standalone	
	As at 30.09.2012 (Unaudited)	As at 31.03.2012 (Audited)	As at 30.09.2012 (Unaudited)	As at 31.03.2012 (Audited)
<b>A. EQUITY AND LIABILITIES</b>				
1. Shareholders' funds				
a. Share capital	21,759.06	21,759.06	21,759.06	21,759.06
b. Reserves and surplus	2,49,011.75	2,45,173.97	2,40,630.59	2,36,608.85
Sub-total - Shareholders' fund	2,70,770.81	2,66,933.03	2,62,389.65	2,58,427.91
2. Minority Interest	17,424.04	17,291.91		
3. Non-current liabilities				
a. Long-term borrowings	1,27,674.66	1,40,536.64	90,513.09	74,565.44
b. Other long-term liabilities	6,939.95	5,290.77	16,784.85	15,005.77
c. Long-term provisions	407.48	356.42	401.08	352.16
Sub-total - Non-current liabilities	1,34,122.09	1,46,183.73	76,998.12	89,923.37
4. Current liabilities				
a. Short-term borrowings	43,445.32	46,397.42	43,432.49	46,396.05
b. Trade payables	1,00,143.66	98,165.25	98,577.61	98,823.38
c. Other current liabilities	96,401.54	94,876.59	90,891.63	89,430.69
d. Short-term provisions	14,053.24	13,361.44	13,335.91	12,754.36
Sub-total - Current liabilities	2,54,043.66	2,42,800.78	2,46,027.69	2,38,383.48
<b>TOTAL EQUITY AND LIABILITIES</b>	<b>6,76,365.80</b>	<b>6,73,209.46</b>	<b>5,85,091.33</b>	<b>5,86,744.76</b>
<b>B. ASSETS</b>				
1. Non-current assets				
a. Fixed assets	81,879.16	73,182.81	57,123.11	53,740.81
b. Non-current investments	2,804.31	2,804.01	47,634.80	47,630.37
c. Deferred tax assets (net)	798.46	558.14	533.20	549.16
d. Long-term loans and advances	49,910.49	52,362.11	40,984.11	44,979.97
e. Goodwill on consolidation	8,834.77	8,834.77		
Sub-total Non-current assets	1,44,227.19	1,37,741.84	1,46,275.22	1,46,900.31
2. Current assets				
a. Inventories	3,19,469.51	3,03,821.01	2,85,254.11	2,70,565.72
b. Trade receivables	63,843.18	67,890.38	54,978.71	50,069.67
c. Cash and bank balances	21,732.31	22,813.38	8,298.89	15,373.44
d. Short-term loans and advances	54,770.76	56,709.70	23,157.40	25,476.00
e. Other current assets	72,322.65	84,233.15	67,097.00	76,359.82
Sub-total Current assets	5,32,138.41	5,35,467.62	4,38,516.11	4,39,844.43
<b>TOTAL ASSETS</b>	<b>6,76,365.60</b>	<b>6,73,209.46</b>	<b>5,85,091.33</b>	<b>5,86,744.76</b>

- The above financial results have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 08, 2012. The Statutory Auditors have also carried out a limited review of these financial results.
- There are no separate reportable segments pursuant to Accounting Standard AS-17 'Segment Reporting' prescribed by The Companies (Accounting Standards) Rules, 2006. Hence no disclosure is required under AS-17.
- Formulae for computation of ratios are as follows:  
a. Debt Service Coverage Ratio: Profit before Interest, Depreciation and Tax / (Interest + Principal repayment of long term loans)  
b. Interest Service Coverage Ratio: Profit before Interest, Depreciation and Tax / Interest
- The Consolidated Financial Results have been prepared in accordance with Accounting Standards AS-21 'Consolidated Financial Statements', AS-27 'Financial Reporting of Interests in Joint Ventures' and AS-23 'Accounting for Investments in Associates'.
- Pursuant to the notification No. 447(E) dated February 28, 2011 and Notification No. 653(E) dated March 30, 2011, issued by the Ministry of Corporate Affairs and Circular No. CIR/CFD/DIL/4/2012 dated April 16, 2012 by Securities and Exchange Board of India, the Company has prepared its financial statements as per revised Schedule VI to the Companies Act, 1956. Accordingly, the previous period's year's figures have also been regrouped/rearranged, wherever required to align the financial statements to the revised format.

**CERTIFIED TRUE COPY**  
**For Parsvnath Developers Ltd.**

Place : Delhi  
Date : November 08, 2012

For and on behalf of the Board  
Sd/-  
Pradeep Kumar Jain  
Chairman

Company Secretary

• Integrated Townships • Group Housings • Shopping Malls • Multiplexes • Office Spaces  
• Hotels • Serviced Apartments • IT Parks • SEZs • Educational Institutions