

**Date: May 10, 2023**

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| To<br><b>BSE Limited</b><br>1st Floor, New Trading Ring, Rotunda Building,<br>P. J. Towers, Dalal Street, Fort,<br>Mumbai - 400001.<br>Ref: Scrip Code: 533090 | To<br><b>National Stock Exchange of India Limited</b><br>Exchange Plaza, 5th Floor, Plot No. C/1,<br>'G Block', BKC, Bandra (E),<br>Mumbai: 400051.<br>Ref: Symbol: EXCEL |
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**Sub: Submission of Half Yearly Disclosure on Related Party Transactions**

Dear Sir/ Madam,

In Compliance with Regulation 23(9) of SEBI (Listing Obligations and Disclosure Requirements) (Amendments) Regulations, 2018, we are enclosing herewith the disclosure of Related Party Transactions in the prescribed format for the half-year ended March 31, 2023.

Kindly take the same on your records.

Thanking you,  
Yours faithfully,  
**For Excel Realty N Infra Limited**

**Lakhmendra Khurana**  
**Chairman & Managing Director**  
**DIN No.: 00623015**  
**Place: Mumbai**

## Annexure: Disclosure of Related Party Transactions for Half Year Ended 31.03.2023

| S. No | Details of the party (listed entity /subsidiary) entering into the transaction |     | Details of the counterparty                                 |     |                                                                           | Type of related party transaction (see Note 5) | Value of the related party transaction as approved by the audit committee (see Note 6a) | Value of transaction during the reporting period (see Note 6b) | In case monies are due to either party as a result of the transaction (see Note 1) |                 |
|-------|--------------------------------------------------------------------------------|-----|-------------------------------------------------------------|-----|---------------------------------------------------------------------------|------------------------------------------------|-----------------------------------------------------------------------------------------|----------------------------------------------------------------|------------------------------------------------------------------------------------|-----------------|
|       | Name                                                                           | PAN | Name                                                        | PAN | Relationship of the counterparty with the listed entity or its subsidiary |                                                |                                                                                         |                                                                | Opening balance                                                                    | Closing balance |
| 1.    | Excel Realty N Infra Limited                                                   |     | Lakhmendra Khurana                                          |     | Promoter and Managing Director of the Company                             | Remuneration                                   | 600000                                                                                  | 600000                                                         | 500000                                                                             | NIL             |
| 2.    | Excel Realty N Infra Limited                                                   |     | Ranjana Khurana                                             |     | Promoter and Whole Time Director of the Company                           | Remuneration                                   | 300000                                                                                  | 300000                                                         | 250000                                                                             | NIL             |
| 3.    | Excel Realty N Infra Limited                                                   |     | Arpit Khurana                                               |     | Promoter and Whole Time Director of the Company                           | Remuneration                                   | 400000                                                                                  | 150000                                                         | 250000                                                                             | NIL             |
| 4.    | Excel Realty N Infra Limited                                                   |     | Pramod Kokate                                               |     | CFO of the Company                                                        | Remuneration                                   | 393900                                                                                  | 200300                                                         | 33400                                                                              | 33400           |
| 5.    | Excel Realty N Infra Limited                                                   |     | Pooja Chauhan                                               |     | CS of the company                                                         | Remuneration                                   | 720000                                                                                  | 101600                                                         | 59800                                                                              | NIL             |
| 6.    | Excel Realty N Infra Limited                                                   |     | Lakhmendra Khurana                                          |     | Promoter and Managing Director of the Company                             | Availing Services                              | 73500                                                                                   | 13500                                                          | NIL                                                                                | NIL             |
| 7.    | Excel Realty N Infra Limited                                                   |     | Loan to Subsidiary Excel Info FZE (Wholly Owned subsidiary) |     | Wholly Owned subsidiary                                                   | Loan                                           | 0                                                                                       | 38487397                                                       | 358422603                                                                          | 319935206       |
| 8.    | Excel Realty N Infra Limited                                                   |     | Excel Info FZE - Investment in shares                       |     | Wholly Owned subsidiary                                                   | Investment                                     | 0                                                                                       | 24000                                                          | 2116000                                                                            | 2140000         |
| 9.    | Excel Realty N Infra Limited                                                   |     | Excel Infra N Realty Pvt. Ltd. Investment in shares         |     | Other Related Party                                                       | Investment                                     | 10000                                                                                   | NIL                                                            | 10000                                                                              | 10000           |
| 11    | Excel Realty N Infra Limited                                                   |     | Ranjana Construction Pvt. Ltd. "RCPL"                       |     | Other Related Party                                                       | Security Deposit                               | 29300000                                                                                | 1000000                                                        | 28300000                                                                           | 29300000        |
| 12    | Excel Realty N Infra Limited                                                   |     | Khushboo Doshi                                              |     | CS of the company                                                         | Remuneration                                   | 900000                                                                                  | 151375                                                         | NIL                                                                                | 57865           |

\* Due to fluctuation in Foreign Exchange Rates Op. Bal & Clo Bal. of Investment are different.

For Excel Realty N Infra Limited

Lakhmendra Khurana  
Managing Director  
DIN : 00623015



Notes:

1. The details in this format are required to be provided for all transactions undertaken during the reporting period. However, opening and closing balances, including commitments, to be disclosed for existing related party transactions even if there is no new related party transaction during the reporting period.
2. Where a transaction is undertaken between members of the consolidated entity (between the listed entity and its subsidiary or between subsidiaries), it may be reported once.
3. Listed banks shall not be required to provide the disclosures with respect to related party transactions involving loans, inter-corporate deposits, advances or investments made or given by the listed banks.
4. For companies with financial year ending March 31, this information has to be provided for six months ended September 30 and six months ended March 31. Companies with financial years ending in other months, the six months period shall apply accordingly.
5. Each type of related party transaction (for e.g. sale of goods/services, purchase of goods/services or whether it involves a loan, inter-corporate deposit, advance or investment) with a single party shall be disclosed separately and there should be no clubbing or netting of transactions of same type. However, transactions with the same counterparty of the same type may be aggregated for the reporting period. For instance, sale transactions with the same party may be aggregated for the reporting period and purchase transactions may also be disclosed in a similar manner. There should be no netting off for sale and purchase transactions. Similarly, loans advanced to and received from the same counterparty should be disclosed separately, without any netting off.
6. In case of a multi-year related party transaction:
  - a. The aggregate value of such related party transaction as approved by the audit committee shall be disclosed in the column "Value of the related party transaction as approved by the audit committee".
  - b. The value of the related party transaction undertaken in the reporting period shall be reported in the column "Value of related party transaction during the reporting period".
7. "Cost" refers to the cost of borrowed funds for the listed entity.
8. PAN will not be displayed on the website of the Stock Exchange(s).
9. Transactions such as acceptance of fixed deposits by banks/NBFCs, undertaken with related parties, at the terms uniformly applicable /offered to all shareholders/ public shall also be reported.

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