

# Indiabulls VENTURES

Indiabulls Ventures Limited

(CIN: L74999DL1995PLC069631)

## Statement of Unaudited Consolidated Financial Results for the quarter and nine months ended 31 December 2018

(Amount in Rs. Lakh)

### Statement of Unaudited Consolidated Financial Results for the quarter and nine months ended 31 December 2018

Particulars	Quarter ended			Nine months ended	
	31 December 2018	30 September 2018	31 December 2017	31 December 2018	31 December 2017
	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)
1 Revenue from operations	55,782.60	47,632.95	26,774.32	137,875.57	58,777.26
2 Other income	937.16	548.71	268.57	2,215.16	2,345.02
<b>3 Total revenue (1+2)</b>	<b>56,719.76</b>	<b>48,181.66</b>	<b>27,042.89</b>	<b>140,090.73</b>	<b>61,122.28</b>
<b>4 Expenses</b>					
a) Employee benefits expense	9,993.98	8,067.13	5,643.61	25,467.21	11,725.84
b) Finance costs	18,237.12	12,637.42	8,825.00	40,192.39	14,043.02
c) Depreciation and amortisation expense	699.60	603.29	333.62	1,820.84	695.70
d) Impairment losses on financial assets	3,299.05	1,917.83	154.70	7,378.30	2,183.33
e) Other expenses	7,137.94	6,629.83	4,971.19	17,394.06	11,719.78
<b>Total expenses</b>	<b>39,367.69</b>	<b>29,855.50</b>	<b>19,928.12</b>	<b>92,252.80</b>	<b>40,367.67</b>
<b>5 Profit before tax (3-4)</b>	<b>17,352.07</b>	<b>18,326.16</b>	<b>7,114.77</b>	<b>47,837.93</b>	<b>20,754.61</b>
6 Tax expense:					
a) Current tax	4,112.72	4,526.74	1,765.94	12,989.77	6,043.30
b) Deferred tax charge/(credit)	1,194.55	(270.22)	(86.06)	(39.06)	(756.74)
<b>Total tax expense</b>	<b>5,307.27</b>	<b>4,256.52</b>	<b>1,679.88</b>	<b>12,950.71</b>	<b>5,286.56</b>
<b>7 Net profit after tax (5-6)</b>	<b>12,044.80</b>	<b>14,069.64</b>	<b>5,434.89</b>	<b>34,887.22</b>	<b>15,468.05</b>
<b>8 Other comprehensive income</b>					
i. Items that will not be reclassified to profit or loss	(50.11)	(94.96)	(25.88)	(42.31)	(0.17)
ii. Income tax relating to items that will not be reclassified to profit or loss	3.11	(0.01)	(7.99)	(13.05)	(17.21)
<b>Total other comprehensive income</b>	<b>(47.00)</b>	<b>(94.97)</b>	<b>(33.87)</b>	<b>(55.36)</b>	<b>(17.38)</b>
<b>9 Total comprehensive income (7+8)</b>	<b>11,997.80</b>	<b>13,974.67</b>	<b>5,401.02</b>	<b>34,831.86</b>	<b>15,450.67</b>
<b>10 Net profit after tax attributable to:</b>					
Owners of the holding company	12,063.17	14,091.81	5,434.89	34,927.75	15,468.05
Non-controlling interests	(18.37)	(22.17)	-	(40.53)	-
<b>11 Other comprehensive income attributable to:</b>					
Owners of the holding company	(47.00)	(94.97)	(33.87)	(55.36)	(17.38)
Non-controlling interests	-	-	-	-	-
<b>12 Total comprehensive income attributable to:</b>					
Owners of the holding company	12,016.17	13,996.84	5,401.02	34,872.39	15,450.67
Non-controlling interests	(18.37)	(22.17)	-	(40.53)	-
<b>13 Paid-up equity share capital (face value of Rs. 2 per equity share)</b>	<b>11,103.58</b>	<b>11,103.58</b>	<b>8,847.82</b>	<b>11,103.58</b>	<b>8,847.82</b>
14 Earnings per share (EPS) (face value of Rs. 2 per equity share) (EPS for the quarters and nine months not annualised)					
- Basic (amount in Rs.)	2.14	2.57	1.23	6.57	3.65
- Diluted (amount in Rs.)	2.06	2.46	1.11	6.21	3.31

#### Notes to the unaudited consolidated financial results:

- Indiabulls Ventures Limited ('IBVL', 'the Holding Company') and its subsidiaries are together referred to as 'the Group' in the following notes. The Holding Company conducts its operations along with its subsidiaries. The consolidated financial results have been prepared in accordance with Ind AS 110 - Consolidated Financial Statements, prescribed under section 133 of the Companies Act, 2013 ('the Act') read with the relevant rules issued thereunder and the other relevant provisions of the Act.
- These results have been reviewed by the Audit Committee and approved at the meeting of the Board of Directors held on 14 January 2019.
- The Holding Company has adopted Indian Accounting Standards ("Ind AS") effective 1 April 2018 (transition date being 1 April 2017) and accordingly, these financial results for the quarter and nine months ended 31 December 2018 have been prepared in accordance with the recognition and measurement principles laid down in the Ind AS prescribed under Section 133 of the Act read with the relevant rules issued thereunder and the other relevant provisions of the Act.
- The changes in financial reporting requirements arising from new standards, modification to the existing standards, guidelines issued by the Ministry of Corporate Affairs and the Reserve Bank of India, if any, may result in adjustments to these financial results for the current and previous period.
- The comparative financial information for the corresponding quarter and nine months ended 31 December 2017 are based on the previously issued unaudited consolidated financial results, prepared in accordance with the accounting standards specified under Section 133 of the Act, read with the relevant rules issued thereunder and other accounting principles generally accepted in India ('the previous GAAP') and are adjusted for the differences in the accounting principles adopted by the Company on transition to the Ind AS. The opening balance sheet as at 1 April 2017 and financial statements for the year ended 31 March 2018 would be finalised and subjected to audit at the time of annual consolidated financial statements for the year ending 31 March 2019.
- During the quarter ended 31 December 2018, the Company has issued and allotted an aggregate of 27,985,452 Compulsorily Convertible Debentures of face value of Rs. 550 each ('CCDs'), for a value aggregating to Rs. 153,920 lakhs, to certain foreign investors. These CCDs will be compulsorily converted into fully paid-up equity shares of the face value of Rs. 2 each of the Company (the 'Equity Shares'), at a conversion price of Rs. 550 per Equity Share (including a premium of Rs. 548 per Equity Share), within eighteen months from the date of the allotment ('Maturity Date') and if any or all of the CCDs are not converted prior to the Maturity Date, all of the CCDs, outstanding as on Maturity Date would be compulsorily converted into Equity Shares at a conversion price of Rs. 550/- per Equity Share (including a premium of Rs. 548/- per Equity Share) on the said Maturity Date. Further these CCDs shall bear an interest @ 14.9% p.a., payable quarterly, calculated on the face value of CCDs, commencing from the date of allotment and until the date of conversion into the Equity Shares.
- The results for the quarter and nine months ended 31 December 2018 are not comparable with those for the quarter and nine months ended 31 December 2017 as the figures in respect of the quarter ended 31 December 2018 does not include figures with respect to subsidiary company which was disposed off in the quarter ended 31 March 2018.

8 Reconciliation of net profit after tax reported in accordance with previous GAAP to total comprehensive income in accordance with Ind AS is given below for the quarter ended 31 December 2017:

Particulars	Quarter ended	Nine Months ended
	31 December 2017	31 December 2017
	Amount (in Rs. Lakh)	Amount (in Rs. Lakh)
	(Unaudited)	(Unaudited)
<b>Net profit as per the previous GAAP</b>	<b>7,025.30</b>	<b>17,574.14</b>
Actuarial (loss)/gain on gratuity benefit recognised in other comprehensive income	(17.60)	(44.16)
Measurement of employee share based payments at fair value	(1,318.68)	(1,794.91)
Effective interest rate adjustment on financial assets (loans)	(72.14)	(325.52)
Other financial assets carried at amortised cost	255.14	129.09
Financial liabilities carried at amortised cost	(100.69)	478.52
Allowance for expected credit loss	(1,048.49)	(1,436.75)
Others	109.34	24.35
Tax impact on above	602.71	863.29
<b>Net profit as per Ind AS</b>	<b>5,434.89</b>	<b>15,468.05</b>
Other comprehensive income (net of tax)	(33.87)	(17.38)
<b>Total comprehensive income as per Ind AS</b>	<b>5,401.02</b>	<b>15,450.67</b>

9 Segment results

The Group's operating segments are established on the basis of those components of the group that are evaluated regularly by the Board of Directors (the 'Chief Operating Decision Maker' as defined in Ind AS 108 - 'Operating Segments'), in deciding how to allocate resources and in assessing performance. These have been identified taking into account nature of services, the differing risks and returns and the internal business reporting systems.

(Amount in Rs. Lakh)

Particulars	Quarter ended			Nine months ended	
	31 December 2018	30 September 2018	31 December 2017	31 December 2018	31 December 2017
	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)
<b>1 Segment revenue</b>					
Broking and related activities	6,378.42	8,102.80	8,126.08	21,209.28	21,545.49
Financing and related activities	49,054.75	39,089.95	18,236.81	114,863.06	33,922.57
Others	351.46	455.87	411.43	1,826.19	3,309.20
<b>Total</b>	<b>55,784.63</b>	<b>47,648.62</b>	<b>26,774.32</b>	<b>137,898.53</b>	<b>58,777.26</b>
Less: Inter segment revenue	(2.03)	(15.67)	-	(22.96)	-
<b>Income from operations</b>	<b>55,782.60</b>	<b>47,632.95</b>	<b>26,774.32</b>	<b>137,875.57</b>	<b>58,777.26</b>
<b>2 Segment results</b>					
Profit before tax and interest expense					
Broking and related activities	805.92	3,559.05	4,016.29	7,031.31	11,316.07
Financing and related activities	17,639.26	16,177.22	4,794.66	44,546.68	16,231.17
Others	21.35	68.59	96.70	825.24	377.24
<b>Total</b>	<b>18,466.53</b>	<b>19,804.86</b>	<b>8,907.65</b>	<b>52,403.23</b>	<b>27,924.48</b>
(i) Less: Interest expense	1,664.72	1,792.86	2,221.45	5,486.20	6,843.55
(ii) Add: Other unallocable income / (expenses)	550.26	314.16	428.57	920.90	(326.32)
<b>Profit before tax</b>	<b>17,352.07</b>	<b>18,326.16</b>	<b>7,114.77</b>	<b>47,837.93</b>	<b>20,754.61</b>
<b>3 Segment assets</b>					
Broking and related activities	116,230.51	106,556.72	121,201.20	116,230.51	121,201.20
Financing and related activities	1,216,006.61	1,101,591.81	428,539.96	1,216,006.61	428,539.96
Others	41,086.63	17,131.05	1,864.78	41,086.63	1,864.78
Unallocable segment assets	21,996.93	15,892.68	31,737.93	21,996.93	31,737.93
<b>Total</b>	<b>1,395,320.68</b>	<b>1,241,172.26</b>	<b>583,343.87</b>	<b>1,395,320.68</b>	<b>583,343.87</b>
<b>4 Segment liabilities</b>					
Broking and related activities	73,304.82	89,798.19	118,947.12	73,304.82	118,947.12
Financing and related activities	691,958.11	688,871.82	325,984.92	691,958.11	325,984.92
Others	8,481.16	570.73	-	8,481.16	-
Unallocable segment liabilities	1,270.23	1,927.07	2,316.97	1,270.23	2,316.97
<b>Total</b>	<b>775,014.32</b>	<b>781,167.81</b>	<b>447,249.01</b>	<b>775,014.32</b>	<b>447,249.01</b>
<b>5 Capital employed (segment assets - segment liabilities)</b>					
Broking and related activities	42,925.69	16,758.53	2,254.08	42,925.69	2,254.08
Financing and related activities	524,048.50	412,719.99	102,555.04	524,048.50	102,555.04
Others	32,605.47	16,560.32	1,864.78	32,605.47	1,864.78
Unallocable capital employed	20,726.70	13,965.61	29,420.96	20,726.70	29,420.96
<b>Total</b>	<b>620,306.36</b>	<b>460,004.45</b>	<b>136,094.86</b>	<b>620,306.36</b>	<b>136,094.86</b>

Registered Office: M - 62 & 63, 1st Floor, Connaught Place, New Delhi 110 001.  
Corporate Identification Number: L74999DL1995PLC069631

For and on behalf of Board of Directors

Place : Mumbai  
Date : 14 January 2019

Divyesh B. Shah  
CEO & Whole-time Director

## Indiabulls Ventures Limited (as standalone entity)

(CIN: L74999DL1995PLC069631)

### Statement of Unaudited Standalone Financial Results for the quarter and nine months ended 31 December 2018

(Amount in Rs. Lakh)

#### Statement of Unaudited Standalone Financial Results for the quarter and nine months ended 31 December 2018

Particulars	Quarter ended			Nine months ended	
	31 December 2018	30 September 2018	31 December 2017	31 December 2018	31 December 2017
	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)
1 Revenue from operations	6,431.43	3,290.78	3,387.45	12,982.70	8,886.87
2 Other income	2,194.00	1,930.03	1,495.28	10,600.02	5,736.05
<b>3 Total revenue (1+2)</b>	<b>8,625.43</b>	<b>5,220.81</b>	<b>4,882.73</b>	<b>23,582.72</b>	<b>14,622.92</b>
<b>4 Expenses</b>					
a) Employee benefits expense	3,950.97	1,727.03	1,637.34	7,292.67	3,537.95
b) Finance costs	1,131.19	1,700.49	1,311.65	4,701.83	3,920.18
c) Depreciation and amortisation expense	119.65	74.08	43.55	254.67	120.90
d) Impairment losses on financial assets	60.98	65.31	63.57	271.93	123.26
e) Other expenses	1,215.57	505.02	468.21	2,264.48	1,505.10
<b>Total expenses</b>	<b>6,478.36</b>	<b>4,071.93</b>	<b>3,524.32</b>	<b>14,785.58</b>	<b>9,207.39</b>
<b>5 Profit before tax (3-4)</b>	<b>2,147.07</b>	<b>1,148.88</b>	<b>1,358.41</b>	<b>8,797.14</b>	<b>5,415.53</b>
<b>6 Tax expense:</b>					
a) Current tax	194.29	402.00	740.60	855.03	1,395.25
b) Deferred tax charge/(credit)	414.47	(69.66)	(93.64)	249.49	(106.83)
<b>Total tax expense</b>	<b>608.76</b>	<b>332.34</b>	<b>646.96</b>	<b>1,104.52</b>	<b>1,288.42</b>
<b>7 Net profit after tax (5-6)</b>	<b>1,538.31</b>	<b>816.54</b>	<b>711.45</b>	<b>7,692.62</b>	<b>4,127.11</b>
<b>8 Other comprehensive income</b>					
i. Items that will not be reclassified to profit or loss	(33.93)	(95.88)	(58.58)	(45.59)	(65.08)
ii. Income tax relating to items that will not be reclassified to profit or loss	(6.15)	(1.73)	5.22	(16.60)	7.18
<b>Total other comprehensive income</b>	<b>(40.08)</b>	<b>(97.61)</b>	<b>(53.36)</b>	<b>(62.19)</b>	<b>(57.90)</b>
<b>9 Total comprehensive income (7+8)</b>	<b>1,498.23</b>	<b>718.93</b>	<b>658.09</b>	<b>7,630.43</b>	<b>4,069.21</b>
10 Paid-up equity share capital (face value of Rs. 2 per equity share)	11,103.58	11,103.58	8,847.82	11,103.58	8,847.82
11 Earnings per share (EPS) (face value of Rs. 2 per equity share) (EPS for the quarters and nine months not annualised)					
- Basic (amount in Rs.)	0.27	0.15	0.16	1.45	0.97
- Diluted (amount in Rs.)	0.26	0.14	0.15	1.37	0.88

#### Notes to the unaudited standalone financial results:

- These standalone financial results of Indiabulls Ventures Limited ('IBVL', 'the Company') for the quarter and nine months ended 31 December 2018 have been reviewed by the Audit Committee and subsequently approved at the meeting of the Board of Directors held on 14 January 2019.
- The Company has adopted Indian Accounting Standards ("Ind AS") effective 1 April 2018 (transition date being 1 April 2017) and accordingly, these financial results for the quarter and nine months ended 31 December 2018 have been prepared in accordance with the recognition and measurement principles laid down in the Ind AS prescribed under section 133 of the Companies Act, 2013 ('the Act') read with the relevant rules issued thereunder and the other relevant provisions of the Act.
- The changes in financial reporting requirements arising from new standards, modification to the existing standards, guidelines issued by the Ministry of Corporate Affairs, if any, may result in adjustments to these financial results for the current and previous period.
- The comparative financial information for the corresponding quarter and nine months ended 31 December 2017 are based on the previously issued standalone financial results, prepared in accordance with the accounting standards specified under Section 133 of the Act, read with the relevant rules issued thereunder and other accounting principles generally accepted in India ('the previous GAAP') and are adjusted for the differences in the accounting principles adopted by the Company on transition to the Ind AS. The opening balance sheet as at 1 April 2017 and financial statements for the year ended 31 March 2018 would be finalised and subjected to audit at the time of annual financial statements for the year ending 31 March 2019.
- During the quarter ended 31 December 2018, the Company has issued and allotted an aggregate of 27,985,452 Compulsorily Convertible Debentures of face value of Rs. 550 each ('CCDs'), for a value aggregating to Rs. 153,920 lakhs, to certain foreign investors. These CCDs will be compulsorily converted into fully paid-up equity shares of the face value of Rs. 2 each of the Company (the 'Equity Shares'), at a conversion price of Rs. 550 per Equity Share (including a premium of Rs. 548 per Equity Share), within eighteen months from the date of the allotment ('Maturity Date') and if any or all of the CCDs are not converted prior to the Maturity Date, all of the CCDs, outstanding as on Maturity Date would be compulsorily converted into Equity Shares at a conversion price of Rs. 550/- per Equity Share (including a premium of Rs. 548/- per Equity Share) on the said Maturity Date. Further these CCDs shall bear an interest @ 14.9% p.a., payable quarterly, calculated on the face value of CCDs, commencing from the date of allotment and until the date of conversion into the Equity Shares.
- The Company engages in stock broking and related activities only. Hence, no separate information for segment wise disclosure is given in accordance with the requirements of Ind AS 108 - Operating Segments.

7 Reconciliation of net profit after tax reported in accordance with the previous GAAP to total comprehensive income reported in accordance with Ind AS is given below for the quarter and nine months ended 31 December 2017:

Particulars	Quarter ended	Nine Months ended
	31 December 2017	31 December 2017
	Amount (in Rs. Lakh)	Amount (in Rs. Lakh)
	(Unaudited)	(Unaudited)
<b>Net profit under the previous GAAP</b>	<b>830.30</b>	<b>4,281.94</b>
Actuarial (loss)/gain on gratuity benefit recognised in other comprehensive income	15.10	20.75
Measurement of employee share based payments at fair value	(300.76)	(416.51)
Reversal of straightlining of rental expense	4.05	29.32
Financial assets carried at amortised cost	9.62	30.43
Financial liabilities carried at amortised cost	(1.20)	6.29
Allowance for expected credit losses	(18.56)	(18.25)
Impact of financial guarantee	93.50	94.52
Tax impact on above	79.40	98.62
<b>Net profit as per Ind AS</b>	<b>711.45</b>	<b>4,127.11</b>
Other comprehensive income (net of tax)	(53.36)	(57.90)
<b>Total comprehensive income as per Ind AS</b>	<b>658.09</b>	<b>4,069.21</b>

For and on behalf of Board of Directors

Place : Mumbai  
Date : 14 January 2019

Divyesh B. Shah  
CEO & Whole-time Director