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**OBEROI
REALTY
OBEROI REALTY LIMITED**

Registered Office : Commerz, 3rd floor, International Business Park, Oberoi Garden City, Goregaon (E),
Mumbai – 400 063, India

CIN: L45200MH1998PLC114818, E-mail ID: corporate@oberoirealty.com, Website: www.oberoirealty.com,
Tel: +9122 6677 3333, Fax: +91 22 6677 3334

Audited Standalone Financial Results for the Year Ended March 31, 2016

(Rs. in Lakh, except per share data)

No	Particulars	Quarter Ended			Year Ended	
		31/03/2016	31/12/2015	31/03/2015	31/03/2016	31/03/2015
		Audited (Refer note b)	Unaudited	Audited (Refer note b)	Audited	Audited
1	a. Net sales / income from operations	16,984	69,693	21,641	1,17,360	69,255
	b. Other operating income	137	244	232	617	669
	Total (a+b)	17,121	69,937	21,873	1,17,977	69,924
2	Expenditure					
	a. Operating costs	7,172	37,578	7,121	52,957	21,788
	b. Employee benefits expense	1,211	1,343	1,311	4,934	4,775
	c. Depreciation and amortisation	1,045	1,056	885	4,207	3,351
	d. Other costs	1,106	1,740	910	4,431	3,517
	Total (a+b+c+d)	10,534	41,717	10,227	66,529	33,431
3	Profit from operations before other income, interest and finance charges and exceptional items (1-2)	6,587	28,220	11,646	51,448	36,493
4	Other income	7,058	295	108	14,395	6,181
5	Profit from ordinary activities before interest and finance charges and exceptional items (3+4)	13,645	28,515	11,754	65,843	42,674
6	Interest and finance charges	5	2	4	15	17
7	Profit from ordinary activities after interest and finance charges but before prior period/exceptional items (5-6)	13,640	28,513	11,750	65,828	42,657
8	Prior period income / (expenses)	-	-	-	-	-
9	Profit from ordinary activities before tax (7+8)	13,640	28,513	11,750	65,828	42,657
10	Tax expense	2,417	9,880	3,951	18,281	12,180
11	Net profit from ordinary activities after tax (9-10)	11,223	18,633	7,799	47,547	30,477
12	Extraordinary item (net of tax expense)	-	-	-	-	-
13	Net profit for the period (11-12)	11,223	18,633	7,799	47,547	30,477
14	Paid-up equity share capital (Face value of Rs.10 each)	33,930	33,930	32,824	33,930	32,824
15	Reserves and surplus (excluding revaluation reserves)				3,37,673	2,64,104
16	Earnings per share (EPS)*					
	a) Basic EPS					
	- Before extraordinary items	3.31	5.49	2.38	14.15	9.29
	- After extraordinary items	3.31	5.49	2.38	14.15	9.29
	b) Diluted EPS					
	- Before extraordinary items	3.31	5.49	2.38	14.15	9.28
	- After extraordinary items	3.31	5.49	2.38	14.15	9.28

* Not annualised, except year end basic and diluted EPS



Notes:

- a) The above results for the year ended March 31, 2016 have been reviewed by the Audit Committee and approved by the Board of Directors at its meeting held on April 29, 2016 and have been audited by the Statutory Auditors of the Company.
- b) The figures of the last quarter are the balancing figures between audited figures in respect of full financial year and unaudited published year to date figures up to the third quarter of the respective financial year.
- c) Since the nature of the real estate business of the Company is such that profits / losses do not necessarily accrue evenly over the period, the result of a quarter / year may not be representative of the profits / losses for the year.
- d) During the quarter, the Board of Directors of the Company have declared and paid interim dividend of Rs. 2 per equity share (20% of face value of equity share) for the financial year 2015-2016. The said interim dividend shall be considered as the final dividend for the said financial year.
- e) Previous period figures have been regrouped, re-arranged and re-classified wherever necessary to conform to current period's classification.
- d) Audited Standalone Segment wise Revenue, Results and Capital Employed for the year ended March 31, 2016:

(Rs. in Lakh)

Particulars	Quarter Ended			Year Ended	
	31/03/2016	31/12/2015	31/03/2015	31/03/2016	31/03/2015
	Audited (Refer note b)	Unaudited	Audited (Refer note b)	Audited	Audited
Segment Revenue					
(a) Real estate	13,846	66,532	18,531	1,05,140	57,669
(b) Hospitality	3,275	3,405	3,342	12,837	12,255
Total	17,121	69,937	21,873	1,17,977	69,924
Less: Inter segment revenue	-	-	-	-	-
Net income from operations	17,121	69,937	21,873	1,17,977	69,924
Segment Results (Profit before unallocable (expenditure) / income, interest and finance charges and tax)					
(a) Real estate	6,080	28,241	11,069	50,213	35,679
(b) Hospitality	629	611	703	2,184	1,322
Total	6,709	28,852	11,772	52,397	37,001
Add/(Less):					
i) Interest and finance charges	(5)	(2)	(4)	(15)	(17)
ii) Unallocable (expenditure) / income net of Unallocable Expenditure*	6,936	(337)	(18)	13,446	5,673
Profit before tax	13,640	28,513	11,750	65,828	42,657
Capital Employed (Segment assets less segment liabilities)					
(a) Real estate	3,05,309	2,99,986	2,35,346	3,05,309	2,35,346
(b) Hospitality	22,024	22,087	23,361	22,024	23,361
Total capital employed in segment	3,27,333	3,22,073	2,58,707	3,27,333	2,58,707
Add: Unallocated capital employed*	44,270	45,093	38,221	44,270	38,221
Total Capital Employed	3,71,603	3,67,166	2,96,928	3,71,603	2,96,928

* Unallocated Capital Employed includes temporary surplus. Income earned on temporary investment of the same has been shown in 'Unallocable Income net of Unallocable Expenditure'.

For and on behalf of the board

Mumbai, April 29, 2016



Vikas Oberoi
Chairman & Managing Director

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Audited Standalone Statement of Assets and Liabilities as at March 31, 2016

(Rs. in Lakh)

Particulars	As at 31/03/2016	As at 31/03/2015
	Audited	Audited
EQUITY AND LIABILITIES		
Shareholders' funds		
Share capital	33,930	32,824
Reserves and surplus	3,37,673	2,64,104
	3,71,603	2,96,928
Non-current liabilities		
Deferred tax liabilities	2,243	2,272
Trade payables	83	65
Other long-term liabilities	2,801	4,670
Long-term provisions	120	112
	5,247	7,119
Current liabilities		
Short-term borrowings	10,861	12,704
Trade payables	3,327	2,639
Other current liabilities	60,287	91,744
Short-term provisions	235	8,250
	74,710	1,15,337
Total	4,51,560	4,19,384
ASSETS		
Non-current assets		
Fixed assets (including capital work in progress)	85,956	89,005
Non-current investments	31,831	31,861
Long-term loans and advances	32,155	28,866
	1,49,942	1,49,732
Current assets		
Current investments	8,589	6,990
Inventories	90,350	1,03,279
Trade receivables	3,853	2,761
Cash and bank balances	8,758	8,748
Short-term loans and advances	1,89,054	1,44,494
Other current assets	1,014	3,380
	3,01,618	2,69,652
Total	4,51,560	4,19,384



For and on behalf of the board

Vikas Oberoi

Chairman & Managing Director

Mumbai, April 29, 2016