

G. M. KAPADIA & CO.

(REGISTERED)

CHARTERED ACCOUNTANTS

1007, RAHEJA CHAMBERS, 213, NARIMAN POINT, MUMBAI 400 021. INDIA

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Independent Auditor's Review Report on unaudited consolidated financial results for the quarter and nine months ended on December 31, 2023 of Man Infraconstruction Limited pursuant to the Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015

To,
The Board of Directors,
Man Infraconstruction Limited,
Mumbai

1. We have reviewed the accompanying statement of unaudited consolidated financial results ("the Statement") of Man Infraconstruction Limited ("the Parent") and its subsidiaries (the Parent and its subsidiaries together referred to as "the Group"), and its share of the net profit/(loss) after tax and total comprehensive income / (loss) of its joint venture and associates for the quarter and nine months ended December 31, 2023, being submitted by the Parent pursuant to the requirement of Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ("the Listing Regulations").
2. This Statement, which is the responsibility of the Parent's Management and approved by the Parent's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 "Interim Financial Reporting" ("Ind AS 34"), prescribed under section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity", issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33(8) of the Listing Regulations, to the extent applicable.

4. The Statement includes the standalone financial results/consolidated financial results, of the following entities:



Sr. No.	Name of the Entities
A	Parent
1	Man Infraconstruction Limited
B	Subsidiaries
1	Man Realtors and Holdings Private Limited
2	Man Projects Limited
3	Manaj Infraconstruction Limited
4	Manaj Tollway Private Limited
5	MICL Realtors Private Limited
6	Man Aaradhya Infraconstruction LLP
7	Man Vastucon LLP
8	MICL Developers LLP
9	Starcrete LLP
10	MICL Global, INC, Delaware, USA*
11	MICL Builders LLP
12	Man Infra Contracts LLP
13	MICL Creators LLP
14	MICL Estates LLP
C	Joint Venture
1	Man Chandak Realty LLP
D	Associates
1	MICL Realty LLP
2	Atmosphere Realty Private Limited
3	Royal Netra Constructions Private Limited (w.e.f August 24, 2023)
4	MICL Properties LLP **
5	Arhan Homes LLP (formerly known as MICL Homes LLP)***

* Consolidated Financial Results

** upto May 21, 2023 subsidiary and associate w.e.f May 22, 2023.

*** upto October 26, 2023 subsidiary and associate w.e.f. October 27, 2023.

5. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of the other auditors referred to in paragraph 6 below, nothing has come to our attention that causes us to believe that the Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

6. We did not review the unaudited standalone financial results of eight subsidiaries included in the Statement whose financial results reflects total revenues of Rs. 12,591.04 lakhs and Rs.38,646.04 lakhs, total net profit/(loss) after tax of Rs. 5,090.58 lakhs and Rs. 5,287.72 lakhs, total comprehensive income/(loss) of Rs. 5,090.58 lakhs and Rs. 5,286.60 lakhs for



the quarter and nine months ended December 31, 2023, respectively, as considered in the statement. The unaudited consolidated financial also includes the Group's share of net profit/(loss) after tax of Rs. 851.53 lakhs and Rs. 1,157.32 lakhs and total comprehensive income/(loss) of Rs. 851.43 lakhs and Rs.1,157.14 lakhs for the quarter and nine months ended December 31, 2023, respectively, as considered in the unaudited consolidated financial results, in respect of one joint venture and three associates, whose unaudited standalone financial results have not been reviewed by us. These unaudited standalone financial results have been reviewed by other auditors whose reports have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures included in respect of this subsidiaries, joint venture and associates, is based solely on the reports of the other auditors and the procedures performed by us as stated in paragraph 3 above.

7. The Statement also includes the standalone financial results of three subsidiaries and one consolidated financial results of foreign subsidiary which have not been reviewed by us and by any other auditor, whose unaudited standalone financial results/consolidated financial results reflect, total revenue of Rs. 314.62 lakhs and Rs. 607.72 lakhs, total net profit/(loss) after tax of Rs. 61.47 and Rs. (27.56) lakhs and total comprehensive profit/(loss) of Rs. 53.12 lakhs and Rs. 111.26 lakhs for the quarter and nine months ended December 31, 2023 respectively, considered in the statement. The unaudited consolidated financial results also includes Group's share of net profit/ (loss) after tax of Rs. (1.43) lakhs and Rs. (3.17) lakhs and total comprehensive income/(loss) of Rs. (1.43) lakhs and Rs. (3.17) lakhs for the quarter and nine months ended December 31, 2023, respectively, as considered in the statement in respect of two associates, based on their standalone financial results which have not been reviewed by us and by any other auditor. These financial results are certified by the management. Our conclusion on the Statement is not modified in respect of the above matters.

For G. M. Kapadia & Co.

Chartered Accountants

Firm Registration No. 104767W



Atul Shah

Partner

Membership No. 039569

UDIN: 24039569BKAUGK2880

Mumbai

Dated this 05th day of February, 2024



MAN INFRACONSTRUCTION LIMITED

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Tel: +91 22 42463999 Email: investors@maninfra.com Website: www.maninfra.com CIN: L70200MH2002PLC136849

STATEMENT OF CONSOLIDATED FINANCIAL RESULTS FOR THE QUARTER AND NINE MONTHS ENDED DECEMBER 31, 2023

(₹ in Lakhs)


Sr. No.	Particulars	Quarter Ended	Quarter Ended	Quarter Ended	Nine Months Ended	Nine Months Ended	Year Ended on
		December 31, 2023	September 30, 2023	December 31, 2022	December 31, 2023	December 31, 2022	March 31, 2023
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	(a) Revenue from Operations	24,175.69	21,529.35	45,685.66	96,671.20	1,21,008.03	1,89,034.83
	(b) Other Income	1,958.72	2,755.89	1,492.00	6,124.79	3,563.94	4,792.03
	Total Income	26,134.41	24,285.24	47,177.66	1,02,795.99	1,24,571.97	1,93,826.86
2	Expenses						
	(a) Cost of materials consumed / sold	6,047.34	5,980.77	18,325.86	36,462.51	36,193.17	67,879.41
	(b) Changes in inventories	(10,476.47)	(3,994.14)	(3,341.61)	(17,526.07)	4,748.23	6,775.71
	(c) Employee benefits expense	1,881.29	1,740.78	1,763.78	5,461.94	5,130.82	7,118.40
	(d) Finance costs	744.29	646.17	1,521.07	2,317.45	4,455.91	5,843.62
	(e) Depreciation, Amortization and Impairment	255.95	232.76	302.28	728.86	817.33	1,123.60
	(f) Sub Contract/Labour Charges	7,842.89	6,593.68	8,011.18	23,341.59	21,937.31	30,596.68
	(g) Cost of Land/Development Rights/Premiums	4,112.91	1,930.39	3,814.63	8,736.65	8,147.71	10,518.55
	(h) Other Expenses	4,499.62	2,779.06	4,224.38	12,520.01	15,897.11	24,753.40
	Total Expenses	14,907.82	15,909.47	34,621.57	72,042.94	97,327.59	1,54,609.37
3	Profit before exceptional Items, share of profit / (loss) of associates / joint ventures and Tax (1 - 2)	11,226.59	8,375.77	12,556.09	30,753.05	27,244.38	39,217.49
4	Share of Net Profit/(Loss) of Investments accounted for using equity method	1,110.19	(87.77)	110.41	1,247.81	214.26	483.59
5	Profit before exceptional items and tax (3 + 4)	12,336.78	8,288.00	12,666.50	32,000.86	27,458.64	39,701.08
6	Exceptional Items	-	-	-	-	-	-
7	Profit before tax (5 + 6)	12,336.78	8,288.00	12,666.50	32,000.86	27,458.64	39,701.08
8	Tax expense:						
	Current Tax	1,298.72	1,842.70	2,184.60	5,878.25	6,691.50	8,505.41
	Deferred Tax	2,386.80	(29.41)	1,421.87	2,290.77	996.88	2,273.65
	Current Tax (Tax adjustment of earlier years)	-	(37.14)	(0.52)	(37.14)	27.40	26.47
9	Profit for the period (7 - 8)	8,651.26	6,511.85	9,060.55	23,868.98	19,742.86	28,895.55
10	Non-Controlling Interest	348.20	(453.45)	583.14	356.62	2,043.24	3,038.34
11	Profit after Tax and Non-Controlling Interest (9 - 10)	8,303.06	6,965.30	8,477.41	23,512.36	17,699.62	25,857.21
12	Other Comprehensive Income (net of tax)						
	Items that will not be reclassified subsequently to profit or loss						
	Remeasurements of post employment benefit obligations	(7.43)	(6.95)	(43.16)	(15.01)	(84.77)	(54.94)
	Share of Other Comprehensive Income in Joint Ventures and Associates, to the extent not to be reclassified to profit or loss	(0.10)	(0.04)	(0.25)	(0.18)	(0.74)	(0.27)
	Income tax relating to these items	(0.11)	(0.12)	1.60	(0.45)	4.78	(0.23)
	Items that will be reclassified subsequently to profit or loss						
	Exchange difference on translation of foreign operations	(8.35)	167.78	61.32	138.82	568.07	504.31
	Income tax relating to these items	-	-	-	-	-	-
	Total Other Comprehensive Income/(Loss) (net of tax)	(15.99)	160.67	19.51	123.18	487.34	448.87
13	Other Comprehensive Income (net of tax)						
	(a) Attributable to Owners of the Parent	(15.85)	160.86	25.33	123.69	498.74	452.50
	(b) Attributable to Non-Controlling Interest	(0.14)	(0.19)	(5.82)	(0.51)	(11.40)	(3.63)
14	Total Comprehensive Income						
	Attributable to Owners of the Parent (11 + 13(a))	8,287.21	7,126.16	8,502.74	23,636.05	18,198.36	26,309.71
	Attributable to Non-Controlling Interest (10 + 13(b))	348.06	(453.64)	577.32	356.11	2,031.84	3,034.71
15	Paid-up Equity Share Capital (Face Value of Share ₹ 2/- each)	7,425.01	7,425.01	7,425.01	7,425.01	7,425.01	7,425.01
16	Other Equity						1,01,513.23
17	Earnings Per Share (EPS) (Face Value of ₹ 2/- each) (not annualised for quarters):						
	a) Basic (in ₹)	2.23	1.88	2.28	6.33	4.76	6.96
	b) Diluted (in ₹)	2.23	1.88	2.28	6.33	4.76	6.96

Notes:

- The above results have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on February 05, 2024. The Consolidated Financial Results are prepared in accordance with the Indian Accounting Standards (Ind AS) as prescribed under Section 133 of the Companies Act, 2013.
- The Board of Directors, in their meeting held on February 05, 2024, have declared fourth interim dividend of ₹ 0.54 per equity share for the financial year 2023-24.
- On January 23, 2024, the Company has allotted 3,50,46,100 Equity Warrants each convertible into one fully paid equity share at an issue price of ₹ 155/- each (including premium of ₹ 153/-), upon receipt of 25% of the issue price as warrant subscription money. Balance 75% of the issue price shall be payable within 18 months from the allotment date of warrants, at the time of exercising the option to apply for fully paid-up equity share of ₹ 2/- each of the Company, against each warrant held by the warrant holders.
- The Standalone Financial Results of the Company are available on the website of the Company www.maninfra.com and on the website of the National Stock Exchange of India Limited www.nseindia.com and of BSE Limited www.bseindia.com. Key Standalone financial information is as follows:

(₹ in Lakhs)

Sr. No.	Particulars	Quarter Ended	Quarter Ended	Quarter Ended	Nine Months Ended	Nine Months Ended	Year Ended on
		December 31, 2023	September 30, 2023	December 31, 2022	December 31, 2023	December 31, 2022	March 31, 2023
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Total Revenue (Including Other Income)	12,422.05	12,390.51	23,892.90	61,857.43	51,049.48	88,096.76
2	Profit/Loss before Tax	2,844.53	5,983.33	6,146.04	17,298.56	17,044.83	20,875.11
3	Profit/Loss after Tax	2,076.79	4,483.50	4,670.39	12,892.44	13,617.01	16,598.86


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MUMBAI



Sr. No.	Particulars	Quarter Ended	Quarter Ended	Quarter Ended	Nine Months Ended	Nine Months Ended	Year Ended on
		December 31, 2023	September 30, 2023	December 31, 2022	December 31, 2023	December 31, 2022	March 31, 2023
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Segment Revenue						
(a)	EPC (Engineering, Procurement and Contracting)	13,050.45	14,020.51	27,723.84	67,305.05	61,776.49	1,02,480.60
(b)	Real Estate	12,777.79	9,338.58	20,505.17	35,466.88	68,669.02	97,335.79
(c)	Unallocated	-	-	-	-	-	-
	Total Segment Revenue	25,828.24	23,359.09	48,229.01	1,02,771.93	1,30,445.51	1,99,816.39
	Less: Inter Segment Revenue	1,652.55	1,829.74	2,543.35	6,100.73	9,437.48	10,781.56
	Net Sales / Income from Operations	24,175.69	21,529.35	45,685.66	96,671.20	1,21,008.03	1,89,034.83
2	Segment Results						
(a)	EPC	2,132.24	4,656.51	4,806.38	14,786.13	10,716.90	13,551.59
(b)	Real Estate	9,677.99	2,008.15	8,267.94	14,954.04	18,775.38	29,072.43
(c)	Unallocated	1,270.84	2,269.51	1,113.25	4,578.14	2,422.27	2,920.68
	Total Segment Results	13,081.07	8,934.17	14,187.57	34,318.31	31,914.55	45,544.70
	Less: Finance Costs	744.29	646.17	1,521.07	2,317.45	4,455.91	5,843.62
	Total Profit / (Loss) Before Tax including Share of Profit / (Loss) of associates / joint ventures	12,336.78	8,288.00	12,666.50	32,000.86	27,458.64	39,701.08
		As at	As at	As at	As at		
		December 31, 2023	September 30, 2023	December 31, 2022	March 31, 2023		
		Unaudited	Unaudited	Unaudited	Audited		
3	Segment Assets						
(a)	EPC	19,367.03	25,338.63	35,630.84	43,474.24		
(b)	Real Estate	1,00,364.47	83,815.81	76,348.42	75,515.09		
(c)	Unallocated	73,459.74	83,485.78	77,318.74	59,093.69		
	Total Segment Assets	1,93,191.24	1,92,640.22	1,89,298.00	1,78,083.02		
4	Segment Liabilities						
(a)	EPC	20,695.04	26,351.01	32,477.86	32,928.74		
(b)	Real Estate	15,279.87	12,864.54	12,600.66	11,290.19		
(c)	Unallocated	28,305.48	31,464.54	43,402.76	24,925.85		
	Total Segment Liabilities	64,280.39	70,680.09	88,481.28	69,144.78		

Note: The Segment information has been prepared in line with the review of operating results by the Managing Director / Chief Operating Decision Maker (CODM), as per Ind AS 108 "Operating Segment". The accounting principles used in the preparation of the financial statement are consistently applied in individual segment to prepare segment reporting.

Place: Mumbai
Date: February 05, 2024

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MUMBAI



For and on behalf of Board of Directors



Manan P Shah
Managing Director
DIN : 06500239