



Ref: ERL/SECRETARIAL/ZRL/2016-17/1838

10th February, 2017

The Department of
Corporate Services
BSE Limited
25th Floor,
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai – 400 001

The Secretary
**The National Stock
Exchange of India Limited**
Exchange Plaza,
Bandra Kurla Complex
Bandra (E),
Mumbai – 400051

Dear Sir,

Sub: Outcome of Board Meeting held on February 10, 2017

This is to inform you that the Board of Directors of the Company, at its meeting No. 05/2016-17 held today, the 10th of February, 2017, *inter-alia*, considered and approved the following:

1. Unaudited Financial Results for the 3rd quarter and nine months ended 31st December, 2016, which is enclosed herewith along with the Limited Review Report of the Auditors, in compliance with Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015.
2. Acceptance of resignation of Mrs. Swetha Mukherjee, Company Secretary w.e.f close of business hours of 31st March, 2017.

The meeting commenced at 12 noon and concluded at 12.45 p.m.

This is for your information and records.

Thanking you.

Yours faithfully,

For Zandu Realty Limited

Swetha Mukherjee
Company Secretary

Encl: as above

S. K. AGRAWAL & CO.

Chartered Accountants
Firm Registration No. 306033E

SUITE NOS : 606-608
THE CHAMBERS, OPP. GITANJALI STADIUM
1865, RAJDANGA MAIN ROAD, KASBA
KOLKATA - 700 107
PHONE : 033-4008 9902/9903/9904
FAX : 033-40089905, Website : www.skagrawal.co.in

REVIEW REPORT TO THE BOARD OF DIRECTORS OF ZANDU REALTY LIMITED

We have reviewed the accompanying Statement of Unaudited Financial Results of **Zandu Realty Limited** ("the Company"), 687, Anandapur, 2nd Floor, EM Bypass, Kolkata-700107 for the quarter and nine months ended 31st December, 2016. This statement is the responsibility of the Company's Management and has been approved by the Board of Directors. Our responsibility is to issue a report on these Financial Statements based on our review.

We conducted our review in accordance with the Standard on Review Engagement (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 financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provide less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.

Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement of Unaudited Financial Results prepared in accordance with applicable Accounting Standards and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 including the manner in which it is to be disclosed, or that it contains any material misstatement.

For S.K. AGRAWAL & CO.
Chartered Accountants
FRN-306033E



J.K. Choudhury
(Partner)

Membership No. : 009367

Place: Kolkata

Date: 10th February, 2017





zandu realty limited

ZANDU REALTY LIMITED

CIN: L24239WB1919PLC136397

Corp. Office: Akash Tower, 3rd Floor, 781, Anandapur, E.M. Bypass, Kolkata - 700107

Regd Office: Emami Tower, 2nd Floor, 687, Anandapur, E.M. Bypass, Kolkata - 700107

(₹ in lakhs except Share and EPS)

Unaudited Financial Results for the Quarter & Nine months ended 31st December, 2016

Sl. No.	Particulars	Quarter Ended			Nine Months Ended		Year Ended
		31-Dec-2016	30-Sep-2016	31-Dec-2015	31-Dec-2016	31-Dec-2015	31-Mar-2016
		(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
1	Income from Operations						
	(a) Net Sales/Income from Operations	-	411.60	95.40	512.40	649.25	866.55
	(b) Other Operating Income	-	0.12	0.03	0.33	0.18	0.24
	Total Income from Operations (net)	-	411.72	95.43	512.73	649.43	866.79
2	Expenses						
	(a) Cost of materials consumed	-	-	-	-	-	-
	(b) Purchase of stock-in-trade	-	-	-	-	-	-
	(c) Changes in inventories of finished goods, work-in-progress and stock-in-trade	-	339.42	83.12	422.54	565.70	755.04
	(d) Employee Benefit Expense	10.23	10.92	7.54	29.31	17.74	30.26
	(e) Depreciation and amortization expense	-	-	-	-	-	-
	(f) Other Expenses	137.47	135.36	118.83	389.64	282.63	421.45
	Total Expenses	147.70	485.70	209.49	841.49	866.07	1,206.75
3	Profit/(Loss) from Operations before Other Income, Finance Cost & Exceptional Items (1-2)	(147.70)	(73.98)	(114.06)	(328.76)	(216.64)	(339.96)
4	Other Income (Refer Note no 2)	182.35	590.83	206.93	970.16	1,150.51	1,454.03
5	Profit/(Loss) from Ordinary Activities before Finance Costs & Exceptional Items (3+4)	34.65	516.85	92.87	641.40	933.87	1,114.07
6	Finance Costs	44.55	38.25	15.48	104.42	232.10	231.84
7	Profit/(Loss) from Ordinary Activities after Finance Costs but before Exceptional Items (5-6)	(9.90)	478.60	77.39	536.98	701.77	882.23
8	Exceptional Items	-	-	-	-	-	-
9	Profit/(Loss) from Ordinary activities before Tax (7+8)	(9.90)	478.60	77.39	536.98	701.77	882.23
10	Tax Expense	(2.37)	85.41	18.38	97.64	143.82	177.32
11	Net Profit/(Loss) from Ordinary activities after Tax (9-10)	(7.53)	393.19	59.01	439.34	557.95	704.91
12	Extraordinary Items (net of tax expense)	-	-	-	-	-	-
13	Net Profit/(Loss) for the period (11-12)	(7.53)	393.19	59.01	439.34	557.95	704.91
14	Paid-up Equity Share Capital (Face Value ₹100/- per share)	806.40	806.40	806.40	806.40	806.40	806.40
15	Reserves excluding Revaluation Reserves as per Balance Sheet of previous accounting year						17,456.59
16	Earnings per share (before Extraordinary items) of ₹100/- each Basic & Diluted	★ ₹ -0.93	★ ₹ 48.76	★ ₹ 7.32	★ ₹ 54.48	★ ₹ 69.19	₹ 87.41
17	Earnings per share (after Extraordinary items) of ₹100/- each Basic & Diluted	★ ₹ -0.93	★ ₹ 48.76	★ ₹ 7.32	★ ₹ 54.48	★ ₹ 69.19	₹ 87.41

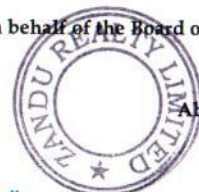
(★ not annualised)

Notes:

- The above financial results were reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on 10th February 2017. The Statutory Auditors of the Company have carried out Limited Review of the results which are being published in accordance with Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.
- The proportionate Revaluation Reserve of ₹Nil and ₹412.40 lakhs has been transferred and included under the head Other Income in consonance with the revenue recognised in respect of sales of respective units for the quarter and nine months ended 31st December, 2016 respectively.
- The Company operates in a single business segment i.e. Real Estate Development.
- Comparative figures have been regrouped /rearranged wherever necessary.
- These Financial Results are available on the Company's website at <http://www.emamirealty.com>

For and on behalf of the Board of Directors

Kolkata, 10th February, 2017



Abhijit Datta
Chairman

regd. office : 'emami tower', 687 anandapur e. m. bypass 2nd floor, kolkata 700107 india
phone: 91 33 6613 6264, fax: 91 33 6613 6249, e-mail: info@emamirealty.com, website: www.emamirealty.com
CIN: L24239WB1919PLC136397