

Operations Update

(Apr – Jun' 2011)

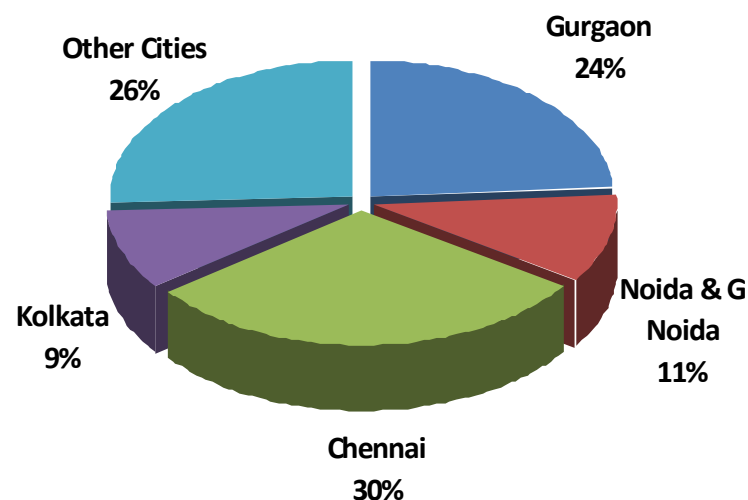


SALES UPDATE

City	Area Launched (mn sq ft)	Area sold (mn sq ft)	Sales Value (Rs Cr)
Gurgaon	0.30	0.45	442
Noida & G Noida	0.54	0.20	109
Chennai	1.37	0.58	266
Kolkata	0.00	0.18	73
Other Cities	1.00	0.49	131
Total	3.21	1.90	1020

Segment	Area sold (mn sq ft)	Booked Value (Rs Cr)	Avg. Realisation (Rs per sq ft)
Non-Residential	0.24	295	12293
Residential	1.66	725	4360
Total	1.90	1020	5361

Area sold Apr- Jun' 11



Close to 2 mn sq ft, more than Rs. 1000 Cr worth sales booked during Q1'2011-12

DELIVERY STATUS UPDATE OF PROJECTS					
S no.	Particulars	Total Deliverable Area (in mn sq ft) till 30th Jun 2011	Area delivered till 30th Jun 11 (mn sq ft)	Area Delivered During Apr - Jun' 2011	Balance to be delivered (in mn sq ft.)
1	Projects launched before Mar' 2009	23.9	11.7	0.7	12.2
2	Projects launched since Mar' 2009	19.1	0.2	0.2	18.9
3	Leased Area	-	-	0.7	-
	Total	43.0	11.9	1.6	31.1

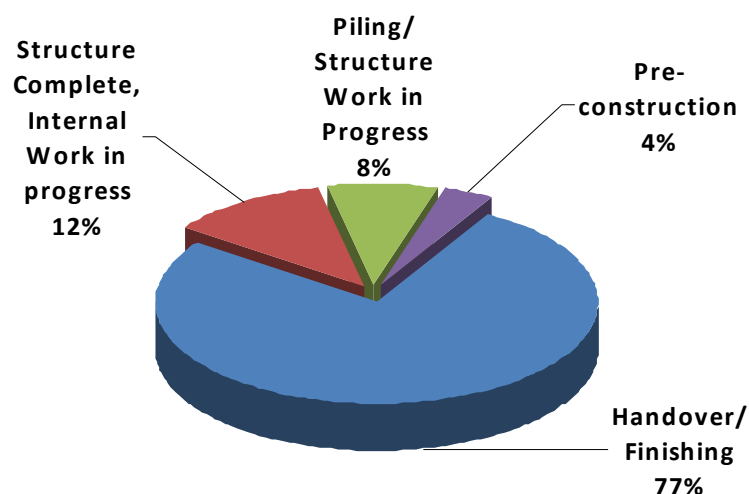
- 1.6 mn sq. ft. area handed over up from 1.3 mn sq. ft. in last quarter
- Handing over is in progress in 23 projects
- Handing over started in Aspen, Chennai and Commercial Tower, Gurgaon

CONSTRUCTION STATUS OF PROJECTS LAUNCHED BEFORE MAR '09

Construction Stage	Number of projects	mn sq ft	% age	Projects
Handover/ Finishing	21	18.3	77%	Gurgaon - The Close (South), The Close (North), World Spa (East), World Spa (West), Espace, Fresco, Nirvana Courtyard, Escape, Harmony, Arcadia, South City 2 Retail, Business Zone; G Noida - Horizon, Heights, Cascades, Habitat; Kolkata - Gardens, Horizons, Heights, Downtown; Lucknow - South City Gardens
Structure Complete, Internal Work in progress	5	2.8	12%	G Noida - Verve; Kolkata - Cascades, Harmony, Air; Mohali - Executive Floors
Piling/ Structure Work in Progress	3	1.9	8%	Gurgaon - UW Resorts Villas; Kolkata - Gateway-I; Noida - UGCC Amber
Pre-construction	3	0.9	4%	G Noida - UW City; Gurgaon - UW Resorts Plotted and Mohali Plotted Development
Total	32	23.9	100%	

Total area under construction - 23.9

mn sq ft

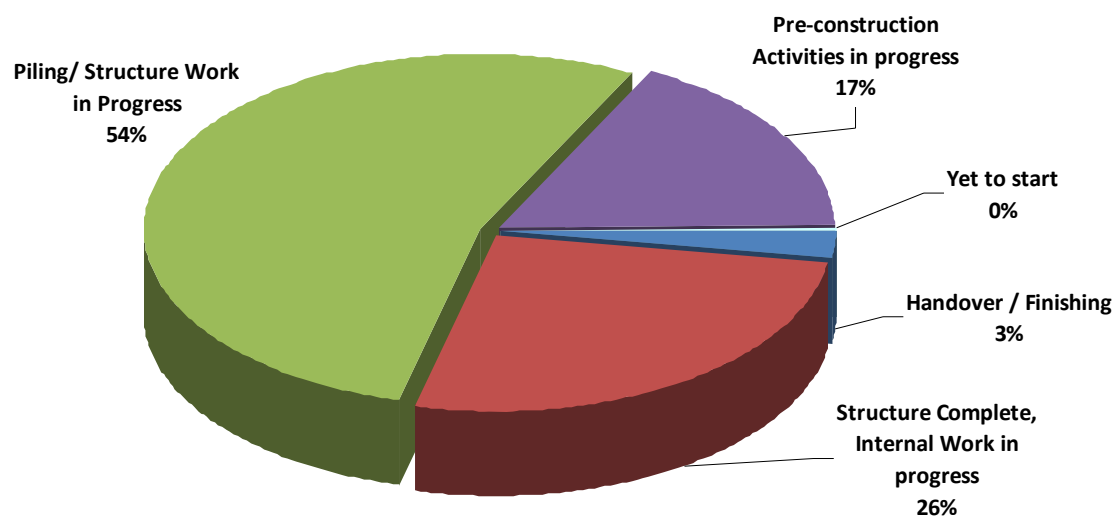


Close to **90%** of our past projects are in finishing/ handing over stages or where structure is complete and internal work is in progress

CONSTRUCTION PROGRESS OF PROJECTS LAUNCHED SINCE MAR'09

Construction Stage	Number of projects	mn sq ft	% age of total	Projects
Handover / Finishing	2	0.5	3%	Chennai - Aspen, Gurgaon - Commercial Tower Sec-45
Structure Complete, Internal Work in progress	5	5.0	26%	Gurgaon - Nirvana Floors, Gardens II, Residences, Noida - Unihomes Ph 1; Bhopal - Unihomes
Piling/ Structure Work in Progress	29	10.2	54%	Gurgaon - Sunbreeze, Vistas, South City II Floors, Exquisite, Commercial Center Sec 71, UW Towers, Signature Tower 2; Kolkata - Vistas, Chambers, Gateway Cl II; Chennai - Ananda, Brahma, Palm Villas, Unihomes, Unihomes 2, Gulmohar Avenue, Gardens, Chaitanya, Ekanta; Noida- UGCC Burgundy, Unihomes Ph-2, UW Gardens, The Residences; Mysore - Palace Court; Mohali - Unihomes, Singleton Floors, UW Gardens; Lucknow - Gardens Galleria; Bhopal - Great India Place
Pre-construction Activities in progress	17	3.3	17%	Gurgaon - Nirvana Country II, South Park, Espace Premiere, The Willows, Arcadia 2, Nirvana Courtyard 2; Mohali - Aspen Greens, Gardens Galleria; G Noida - Unihomes Plotted; Noida - The Willows, Unihomes 3; Kolkata - Fresco, Downtown; Rewari Unihomes; Ambala - Unihomes; Chennai - Greenwood City; Bangalore- Gardens Galleria
Yet to start	2	0.1	0%	Mohali - Downtown, Kochi - The Great India Place
Total	55	19.1	100%	

Total area under construction - 19.1 mn sq ft



Structure complete, Internal work in progress in 26% projects

Handover has been started in 2 projects.

Thank You

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