

**Date: 30.04.2026**

To,  
**BSE Limited**  
Department of Corporate Services  
Phiroze Jeejeebhoy Towers,  
Dalal Street, Fort,  
Mumbai-400001

**(Scrip Code: 539522)**

**Sub: Investor Presentation of the company for the Quarter and year ended 31<sup>st</sup> March 2026.**

Dear Sir,

Pursuant to the provisions of Regulation 30 read with Para A of Part A of Schedule III of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we are pleased to enclose herewith the Investor Presentation for the Quarter and year ended 31<sup>st</sup> March 2026.

This is for your information and records.

Thanking you.

For **Grovy India Limited**

**Simran Rajput**  
**Company Secretary & Compliance Officer**  
**Membership number: A77691**

**Encl: As Above**



# INVESTOR PRESENTATION

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Fourth Quarter and Year End (Q4)

**FY 2025 – 26**

**40+**

Years

**100+**

Projects Delivered

**500+**

Families satisfied

## Company Overview

- Established in 1985
- 40+ years of experience
- Focus: South Delhi redevelopment
- 100+ Projects delivered

## Operating Strength

- Strong collaboration model
- End to end execution
- Cost and timeline control
- Inhouse technical team
- Bank/financial tie-ups

## Strategic Positioning

- Niche Luxury Developer
- Supply-Constrained Markets
- Turnkey, Outright & JV Models
- Strong End-User Demand

## Governance & Quality

- Transparent processes
- Construction Quality Focus
- Safety Standards Compliance
- Defined leadership structure



*"Delivering Boutique Luxury Developments in India's Most Premium Micro-Markets"*

*Over 40 years of expertise — delivering boutique luxury properties through a full suite of real estate services.*

## Redevelopment

Turnkey, Joint Venture, and Outright Purchase models for comprehensive space redevelopment.

## End-to-End Construction

Complete construction from raw material to interior design — under one roof.

## Land Acquisition

Strategic land purchase and development for premium residential projects in prime locations.

## Design & Planning

Expert space planning, architectural design, and material consultancy tailored to clients.

## Cost Consultancy

Professional cost analysis, budgeting, and financial planning for construction projects.

## Management Consultancy

Specialized guidance through every phase of construction — start to finish.

# MISSION & VISION

## OUR MISSION

Deliver exceptional real estate developments setting new standards in design, quality, and customer satisfaction. With skilled engineers, architects, and designers, Grovy delivers boutique residential homes and redevelopment projects that stand the test of time.

## OUR VISION

To be the go-to developer and the market leader in our geographical area of operations.



*South Delhi — A supply-constrained market with stable pricing, high rental demand, and mature infrastructure*

## MARKET CHARACTERISTICS

- One of India's most supply-constrained premium markets
- Strong historical price appreciation driven by land scarcity
- High rental demand — expatriates, diplomats, professionals
- Mature infrastructure and premium social ecosystem
- Stable long-term wealth preservation asset class
- Huge Untapped potential and simple regulatory procedures

## KEY DEMAND DRIVERS

- Prime connectivity and metro access
- Proximity to business districts and institutions
- Premium neighbourhood concentration
- Lifestyle infra — retail, healthcare, education
- Urban upgrade cycle and infrastructure expansion
- Acute shortage of premium housing supply

Market Value Potential: ₹6 Lakh Crore across 40 Colonies (~USD 72 Billion)

## 01 Redevelopment-Led Growth

- Focus on prime micro-markets of South Delhi.
- Acquire/partner in underutilised prime assets.
- Redevelop for premium end-user segment.
- Capture appreciation from scarcity + demand.

## 02 Construction Excellence

- Modern construction technologies.
- Higher transparency and governance.
- ESG-aligned development practices.
- Cost-controlled project execution.

## 03 Customer-Centric Products

- Design-driven premium housing focus.
- Differentiated asset delivery capability.
- Consistent quality across all project types.
- Long-term stakeholder relationships.

NCR PROJECTS	FACTOR	SOUTH DELHI
<b>Greenfield Project</b>	Project Type	<b>Brownfield Project</b>
<b>60–72 Months</b>	Project Turnaround	<b>15–18 Months</b>
<b>High</b>	Time Escalation Risk	<b>Nil</b>
<b>High</b>	Cost Escalation	<b>Negligible</b>
<b>High</b>	Regulatory Uncertainty	<b>Nil</b>
<b>Underdeveloped</b>	Surrounding Infrastructure	<b>Fully Developed</b>
<b>High</b>	Price Volatility	<b>Low</b>
<b>High</b>	Sale Uncertainty	<b>Nil</b>

01

## OUTRIGHT MODEL

*Direct Ownership*

Grovy purchases the entire property outright and constructs the building to sell as premium residential units.

- 100% ownership acquired upfront
- Full control over design and delivery
- Direct profit realization on sale
- Maximises developer's upside

02

## COLLABORATION MODEL

*Joint Venture*

A joint venture where Grovy purchases a portion of the land in exchange for constructing the full property.

- Reduced capital deployment
- Shared risk with landowner
- Proven redevelopment model
- Scalable across premium markets

03

## TURNKEY MODEL

*End-to-End Execution*

Complete construction by Grovy — property owner appoints Grovy to design and build to client's specifications.

- Client-appointed execution
- Design to delivery under one roof
- Fee-based revenue model
- Asset-light, scalable approach

*Governance at Grovy India is embedded as a core operating principle — treating it as a practical discipline rather than a procedural requirement.*

## **Ownership Separation**

Clear separation between ownership, management, and execution roles across all projects.

## **Board Oversight**

Board-level oversight of strategy, risk, and financial performance at all times.

## **Capital Discipline**

Defined approval processes for all capital allocation decisions, big or small.

## **Independent Reviews**

Use of independent professionals for audit, legal, and technical reviews.

## **Listing Compliance**

Full compliance with listing, disclosure, and applicable statutory requirements.

## **Risk-Aware Execution**

Disciplined, risk-aware approach ensuring sustainable growth and stakeholder protection.

*Governance is a core operating discipline — particularly given the long-duration, high-value nature of redevelopment projects.*

We are pleased to present the financial results for Q4 and the year ended FY 2025–26. During the year, the Company delivered strong financial performance, with revenue registering growth by 34.09% and profit increasing by 61.52% over the previous financial year. This reflects our continued focus on operational efficiency, disciplined execution, and strategic growth.

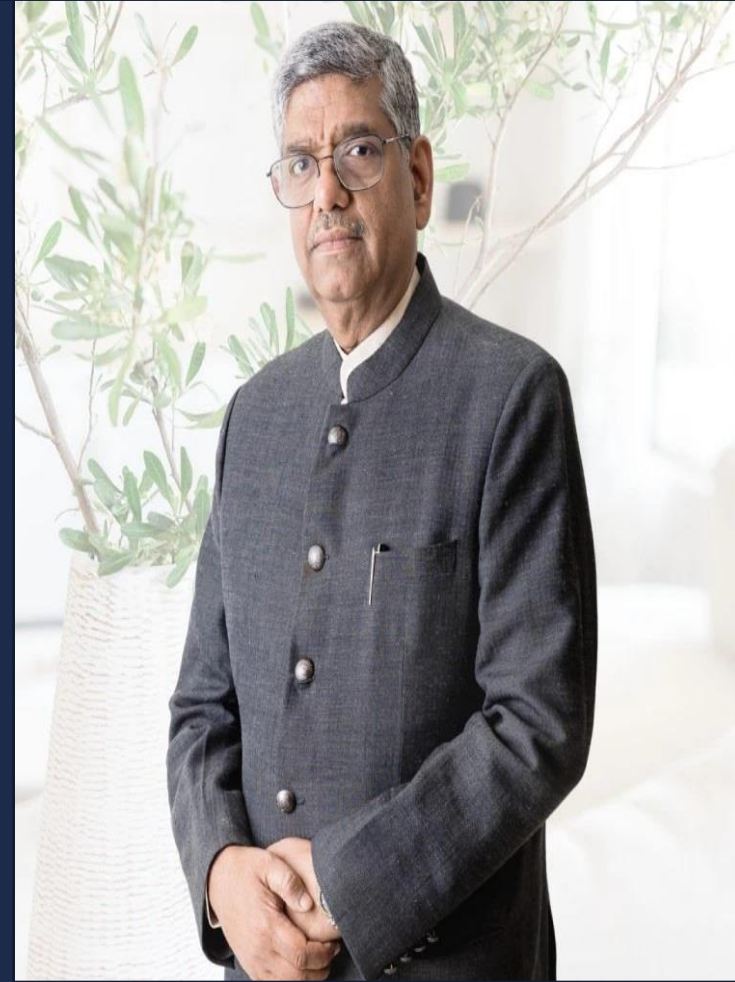
We continue to witness strong demand in the real estate market, particularly in South Delhi, which remains an evergreen and resilient market with strong long-term potential. Supported by favorable macroeconomic conditions and sustained premium residential demand, we believe South Delhi is positioned for stronger growth compared to many other markets, reinforcing our positive outlook for the coming years. Further, with our running inventory in hand and our partnership with GGF, we believe the Company is well positioned to achieve two- to three-fold growth in development over the next couple of years.

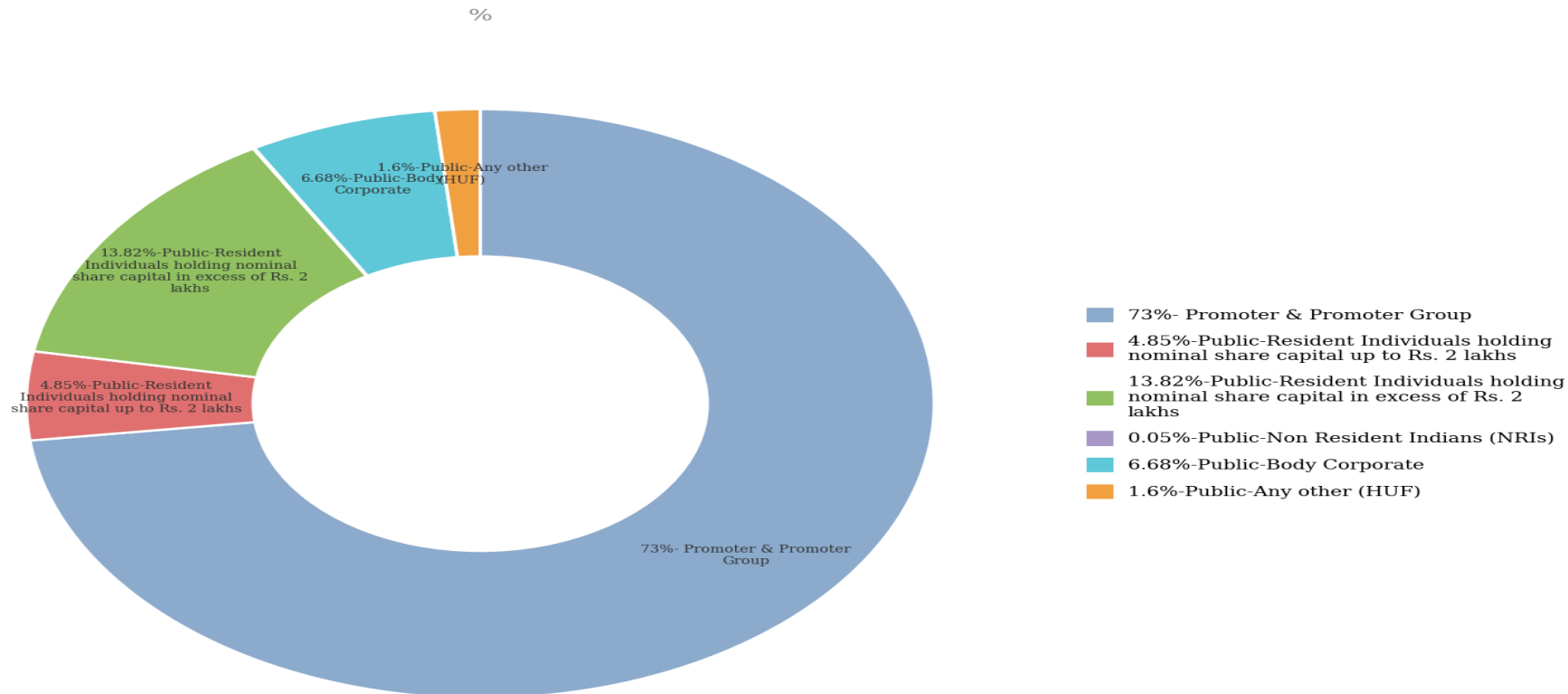
We remain committed to creating long-term shareholder value through sustainable growth, strong governance, and prudent capital allocation. With a strong foundation and clear strategic direction, we look forward to the future with confidence and optimism.

I would like to express my sincere gratitude to our shareholders and stakeholders for their continued trust and confidence, and to our employees for their dedication and contribution to the Company's ongoing success.

**PC JALAN**

*Chairman, Grovy India Limited*





Total Assets

**₹7,335.13 L**

**+51.07%**

vs ₹4,855 L

Revenue

**₹3,534.88 L**

**+34.09%**

vs ₹2,636 L

Profit After Tax

**₹289.81 L**

**+61.52%**

vs ₹179 L

EPS

**₹2.17**

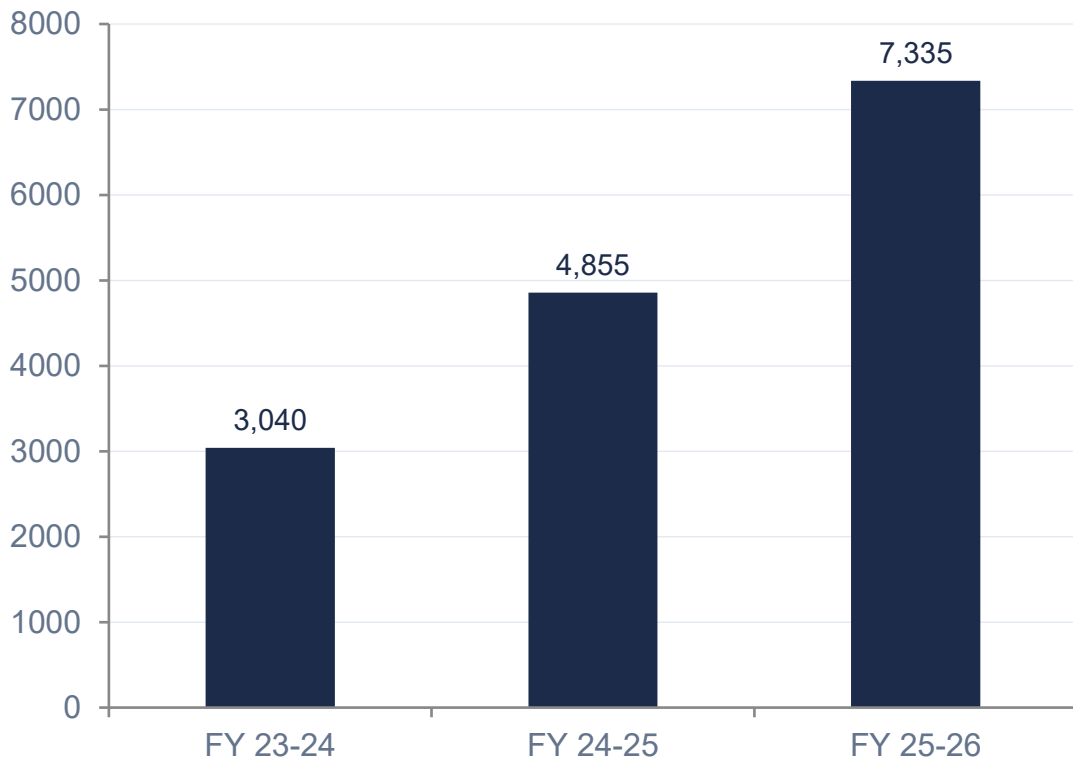
**+60.74%**

vs ₹1.35

## PERFORMANCE SUMMARY

Grovy India Limited delivered broad-based growth across all key financial metrics in FY 2025-26. Total Assets expanded +51.07%, Revenue grew +34.09%, and Profit After Tax rose +61.52% — reflecting operational excellence and disciplined capital management. EPS growth of +60.74% demonstrates strong per-share value creation for shareholders.

## ASSETS GROWTH (₹ in Lakhs)



FY 2025-26

**₹7,335.13 L**

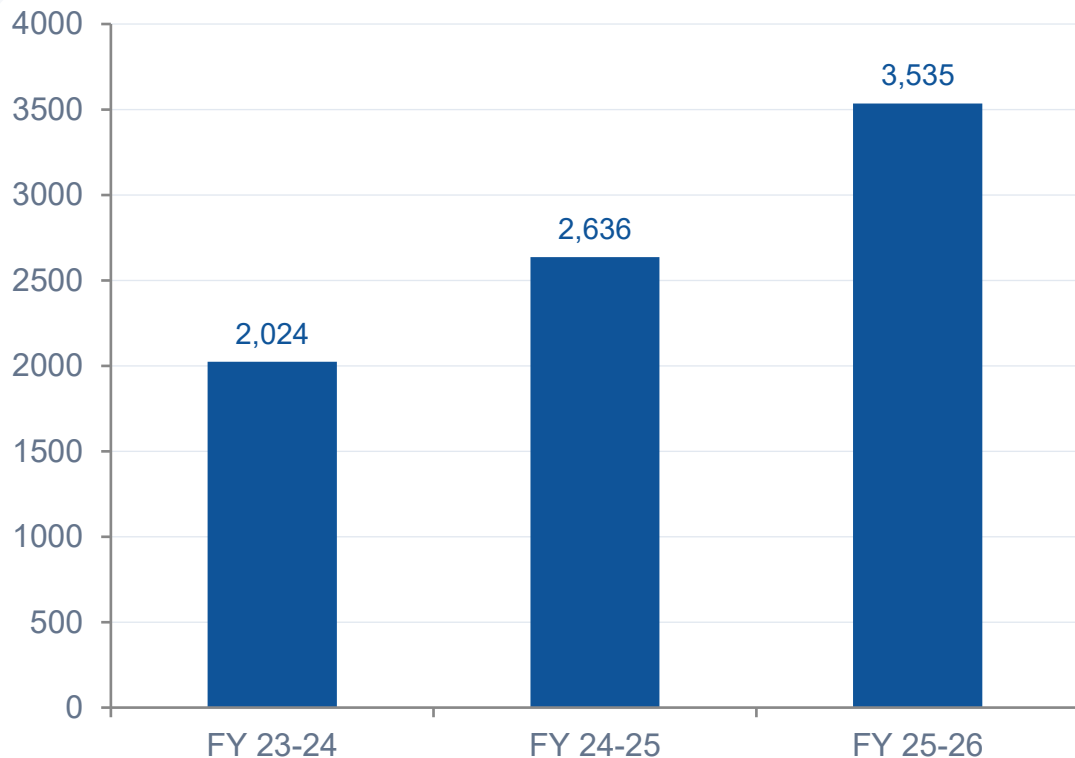
Total Assets

Growth YoY

**+51.07%**

Assets increased 51.07% YoY: ₹4,855.36 L → ₹7,335.13 L — reflecting strong balance sheet expansion.

## REVENUE GROWTH (₹ in Lakhs)



FY 2025-26

**₹3,534.88 L**

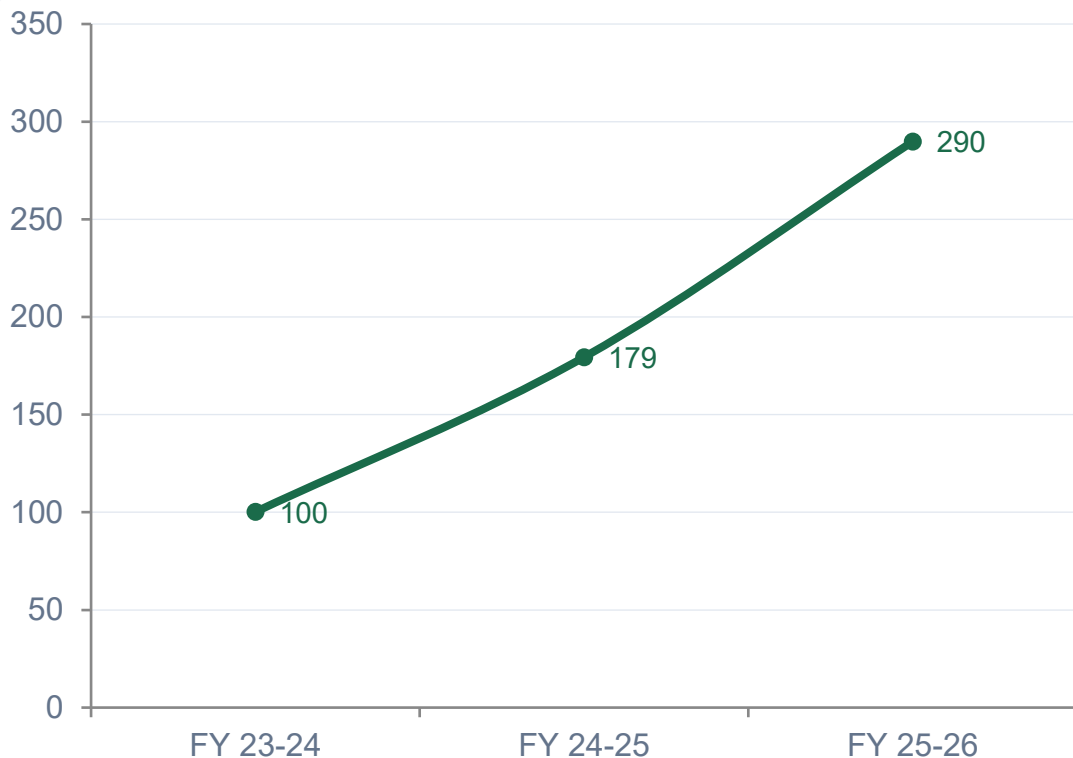
*Total Revenue*

Growth YoY

**+34.09%**

*Revenue increased 34.09% YoY: ₹2,636.17 L → ₹3,534.88 L — driven by strong project completions.*

## PROFIT AFTER TAX (₹ in Lakhs)



FY 2025-26

**₹289.81 L**

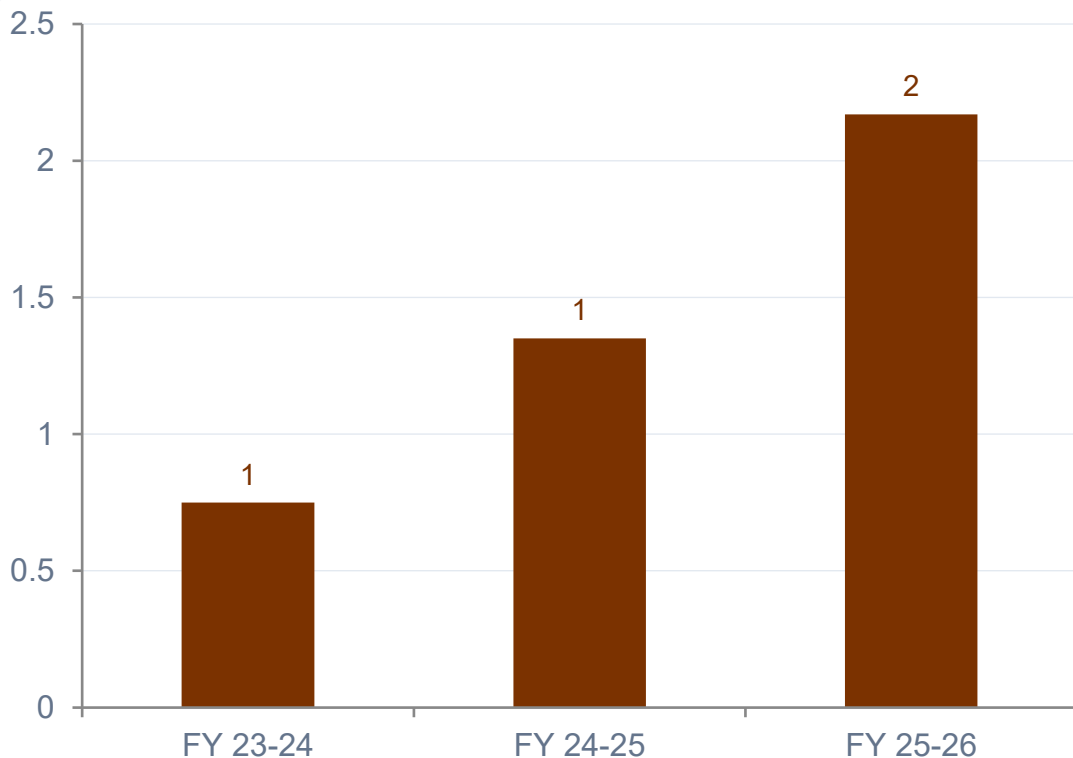
*Profit After Tax*

Growth YoY

**+61.52%**

*PAT grew 61.52% YoY: ₹179.43 L → ₹289.81 L — reflecting steadily improving margins.*

## EARNINGS PER SHARE (₹)



FY 2025-26

**₹2.17**

*Earnings Per Share*

Growth YoY

**+60.74%**

EPS increased 60.74% YoY: ₹1.35 → ₹2.17 — strong per-share value creation for shareholders.

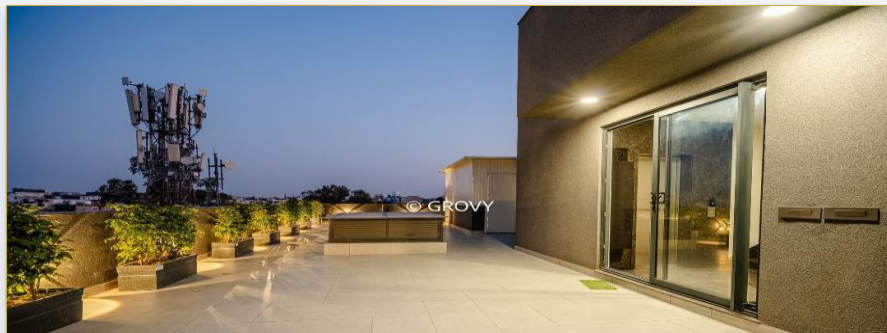
Location	Area	Status	Type	Delivery
East of Kailash	10,000 sq.ft	Completed	Residential	—
Greater Kailash 1	20,000 sq.ft	Completed	Residential	—
Greater Kailash 1	10,000 sq.ft	Completed	Residential	—
Greater Kailash 1	22,000 sq.ft	Completed	Residential	—
Greater Kailash 1	15,000 sq.ft	Completed	Residential	Q4 (25-26)
Greater Kailash 2	15,000 sq.ft	On Going	Residential	Q3 (26-27)
Greater Kailash 1	15,000 sq.ft	On Going	Residential	Q4 (27-28)
Greater Kailash 1	20,000 sq.ft	On Going	Residential	Q4 (26-27)
Greater Kailash 1	20,000 sq.ft	On Going	Residential	Q3 (27-28)
Hauz Khas	15,000 sq.ft	On Going	Residential	Q1 (27-28)
Hauz Khas	15,000 sq.ft	On Going	Residential	Q3 (27-28)
Anand Niketan	17,000 sq.ft	On Going	Residential	Q3 (26-27)
Neeti Bagh	36,000 sq.ft	On Going	Residential	Q3 (27-28)
Greater Kailash 1	20,000 sq.ft	Pipeline	Residential	TBD
Defence Colony	15,000 sq.ft	Pipeline	Residential	TBD



Living Space



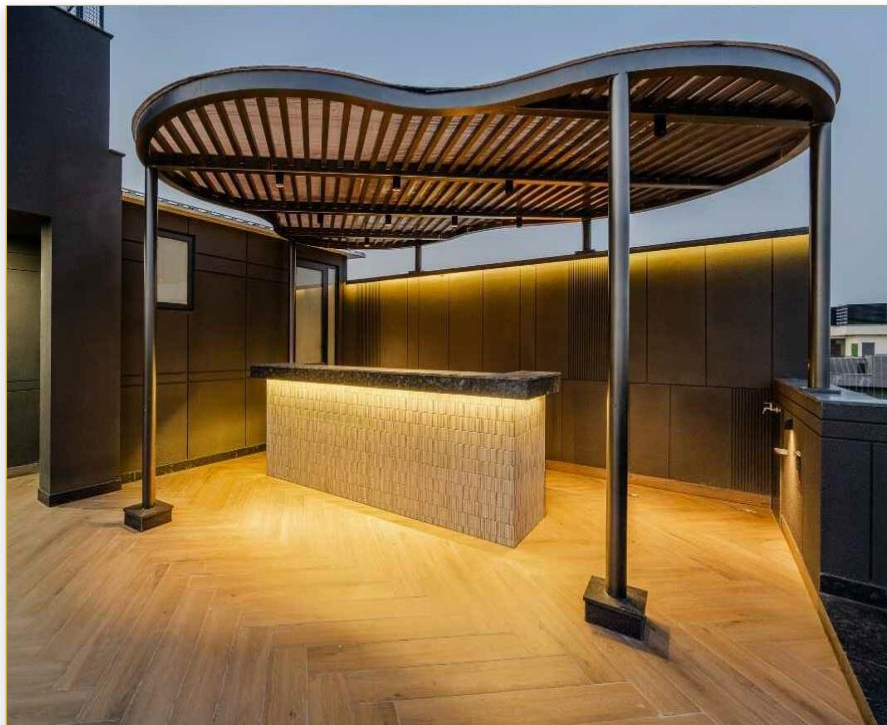
Corridor



Rooftop Terrace



Master Bathroom



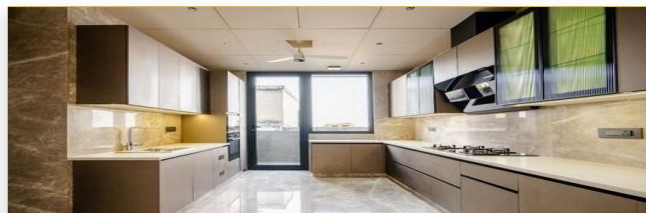
Rooftop Pavilion — Completed Project



Living Space



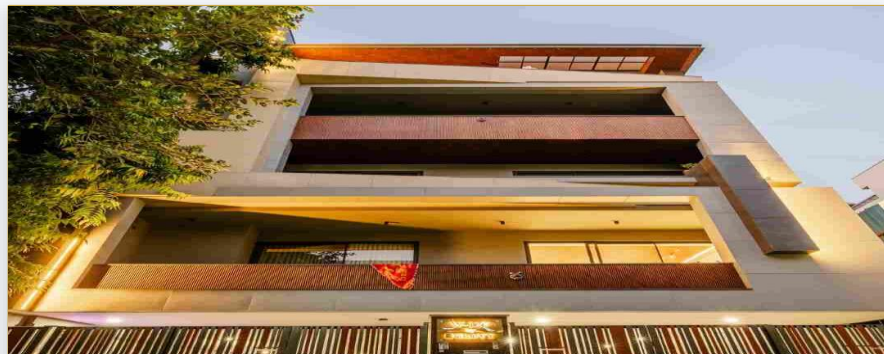
Corridor



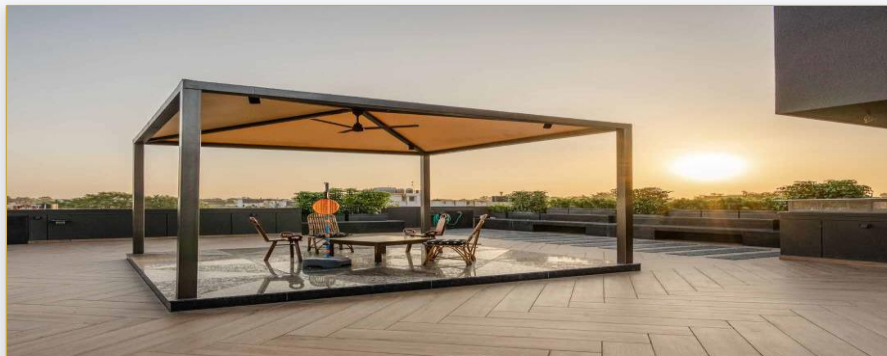
Kitchen



Living Space



Outer



Rooftop Terrace



Balcony







## ENVIRONMENT

- Implementation of rainwater harvesting systems across projects to reduce dependency on external water sources.
- Adoption of water-efficient fixtures such as low-flow showerheads and toilets.
- Focus on sustainable construction practices and resource optimization.
- Emphasis on energy-efficient designs to reduce environmental footprint.



## SOCIAL

- Ensure strict adherence to electrical safety standards across all construction sites.
- Implement robust security and safety protocols to safeguard workforce and operations.
- Strict adherence to chemical storage, handling, and safety compliance requirements.
- Clear and visible safety signage across sites to promote awareness and risk prevention



## GOVERNANCE

- Development of well-designed buildings that enhance quality of life and overall well-being.
- Promotion and implementation of energy-efficient practices across projects.
- Active participation in charitable initiatives in collaboration with organizations such as Rotary International.
- Distribution of essential supplies, including food and safety materials, to construction site workers

*What our clients say about us — real feedback from real people.*

*Client*

## TESTIMONIAL

**Mr. Inderjit Banerjee**



*(Business Development Consultant)*

We chose Grovy India for the sale of our inherited property in New Delhi after detailed research. Mr. Jalan and his sons ensured complete transparency, smooth documentation, timely payments, and full compliance. Despite multiple global stakeholders, the entire process was handled professionally and seamlessly. Highly recommended.



*Client*

## TESTIMONIAL

**Mr. Ashoak daryani**



*NRI Seller*

From our very first meeting, the comfort level and confidence your team gave me was unmatched. Even with other buyers waiting, I chose you because trust, goodwill, and understanding matter most. You truly put yourselves in my shoes and protected my interests throughout



*Client*

## TESTIMONIAL

**Mr. Jeffrey Dominic Nisser**



*Accounting Professional*

Hello, I think they are very Professional Builders. I was an NRI seller and I managed to do my deal very satisfactorily with Grovy. He made all my payments on time before registration. So, never faced any challenges at all while dealing with Grovy and i would recommend anybody who is in similar situation to please contact Grovy and have a very good experience.





**Mr. PC Jalan**

**Chairman**

Mr. PC Jalan, Chairman of Grovy India Limited is an esteemed member of ICAI (Institute of Chartered Accountant of India). A financial expert with an experience of more than 40 years in the financial services market, he is efficiently directing and administering all the financial and business planning of the company, including analysis and forecasting, setting up the framework for internal control, management of business system and all operating funds comprising of company's working capital.



**Mr. Nishit Jalan**

**CEO**

An Engineer from BITS - Pilani by qualification, Mr. Nishit Jalan, CEO heads the construction, architectural and purchase departments of Grovy India. He is also responsible for the company's strong public image, which is credited to his expertise in Impression Management. His relationship endeavors including long-term competitive advantages has allowed the company to gain high recognition in social environment. Along with being the CEO of the company, he is actively involved in the management team controlling the administration, PR, corporate image, publicity and art.



**Mr. Ankur Jalan**

**CFO**

Mr. Ankur Jalan, CFO has graduated in B.Tech from Manipal University and has a Masters in Construction Management from University of Salford. He is instrumental in heading the project viability and execution challenges of the projects. With deep knowledge in urban planning and infrastructure and understanding the nuances of the guiding authorities of the civil planning, he organizes the compatible planning of the projects in association with the client's demands.



01

## Capital Raising Initiative

The Company is evaluating various options for raising capital and has received in-principle Board approval to explore fund-raising of up to ₹40 crore. This focuses on maintaining a prudent capital structure, optimizing funding costs, and aligning fund-raising timing with market conditions, project requirements, and long-term growth objectives — subject to statutory, regulatory, and shareholder approvals.

02

## Golden Growth Fund Collaboration

The Company has commenced construction of two projects in collaboration with Golden Growth Fund (GGF). Building on this momentum, the Company intends to evaluate opportunities to increase the number of such collaborative projects, leveraging its execution expertise, established market presence, and development model to drive scalable and sustainable growth.

03

## Scale of Execution

The Company targets executing 20–25 projects per year over the next 3 years, accelerating market penetration across South Delhi and driving significant revenue growth and scale.

04

## NSE Listing

The Company aims to list on the National Stock Exchange (NSE) to enhance liquidity, broaden the investor base, and strengthen market visibility and institutional reach.

*All forward-looking plans are subject to Board, regulatory, and shareholder approvals as applicable.*

## Disclaimer

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Words or phrases such as 'will', 'aim', 'will likely result', 'would', 'believe', 'may', 'expect' and similar expressions may constitute forward-looking statements.

These forward-looking statements involve risks, uncertainties, and other factors that could cause actual results to differ materially. The Company does not undertake any obligation to update forward-looking statements after the date thereof.

This document is not an offer to buy or sell or a solicitation of any offer to buy or sell securities. Past performance is not indicative of future results.



# THANK YOU

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*Grovy India Limited*

*Boutique Luxury Residential Developer | South & Lutyens Delhi*

[www.grovyindia.com](http://www.grovyindia.com) | New Delhi, India | Q4 & Year End FY 2025–26

*Since 1985 | 40+ Years | 100+ Projects | 500+ Satisfied Families*