

**Arihant Foundations
& Housing Limited**

New #3 Old #25
Ganapathy Colony, 3rd Street
Off Cenotaph Road, Teynampet
Chennai 600 018

12th November 2024

To,
BSE Limited
Corporate Relations Department
Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai – 400 001
Scrip Code: 531381

Dear Sir,

Sub: Disclosure under Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

Pursuant to Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015,

we are enclosing herewith a copy of the Investor Presentation on the unaudited financial results of the Company for the quarter ended 30th September, 2024.

This is for your kind information and records.

Thanking you.

For ARIHANT FOUNDATIONS & HOUSING LIMITED



Arun Rajan
Chief Executive Officer



Encl: As above



Investor Presentation Q2FY25

Arihant Foundations and Housing Ltd



Creating Memorable Spaces for over 40 Years

Arihant[®]
memorable spaces

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 - 5 Way forward



Company Overview

Overview

- Founded by Mr. Navratan Lunawath, Arihant has significantly shaped Chennai's urban landscapes over the last four decades. One of the foremost names in the city's real estate sector, synonymous with quality and trustworthiness.
- Backed by promoters with extensive experience in real estate and hands-on involvement in day-to-day operations, fostering efficiency and excellence.
- With a strong creditworthiness established with major financial institutions and investors, Arihant maintains robust financial backing, ensuring stability and reliability in its endeavours.

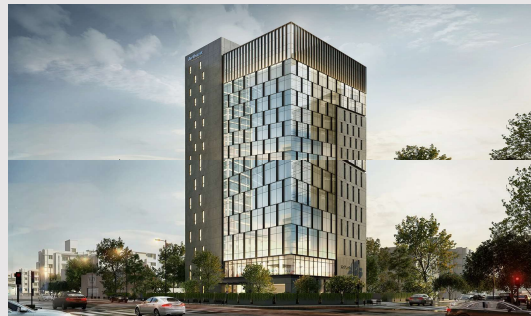
ADOPTING A DESIGN-FIRST APPROACH

Residential



Miraya, Besant Nagar

Commercial



One Rohini, T Nagar

Townships

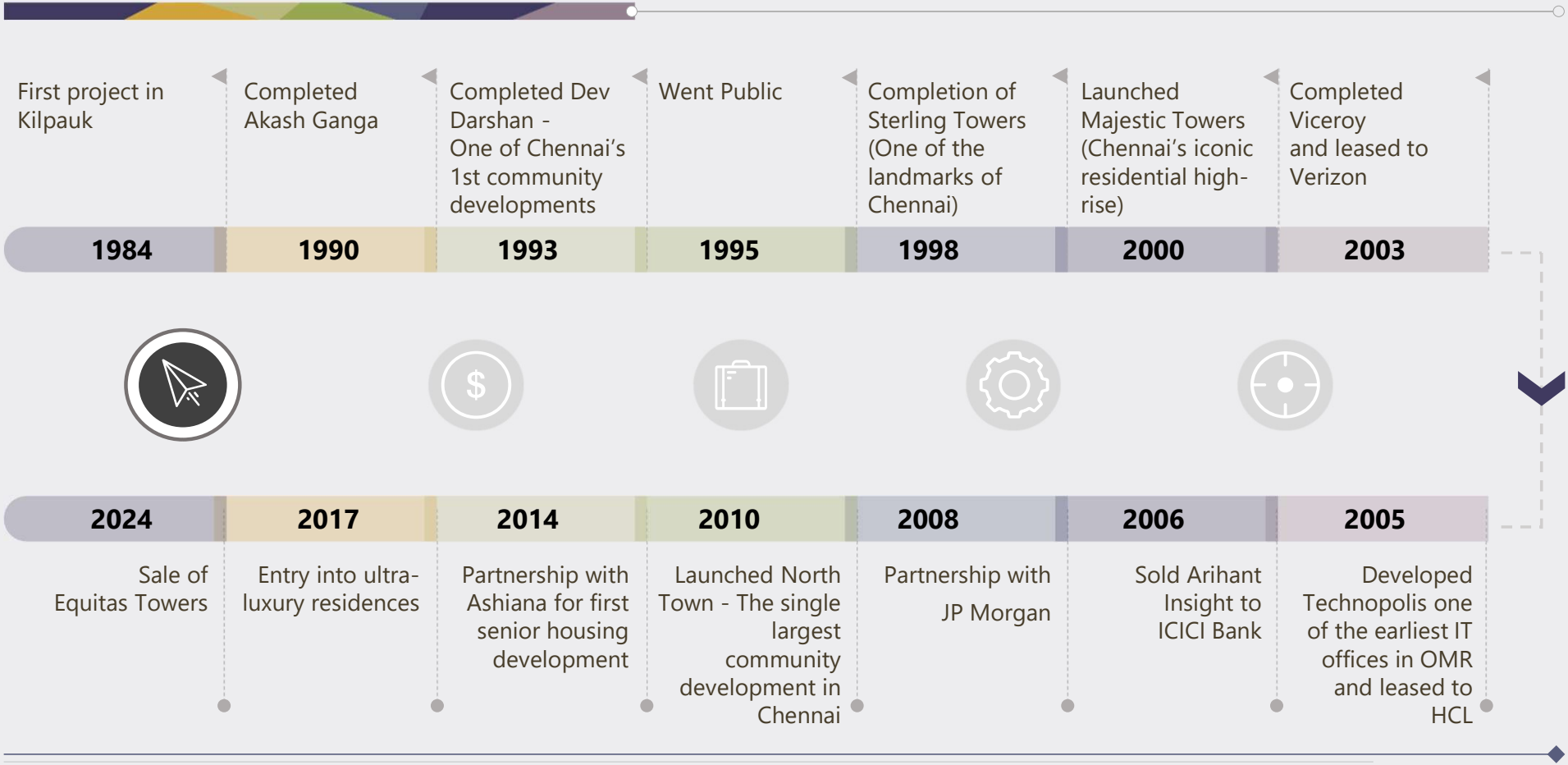


Villa Vivana (With JP Morgan)

Key Highlights



Journey



Opportunities

Joint Development & Redevelopment



- ▶ Enactment of Tamil Nadu Apartment Ownership Act in 2023 redefines the redevelopment landscape of the city
- ▶ Redevelopment consent norms revised to 75% from 100%
- ▶ Potential to develop incremental FSI of upto 4X

Office & GCC demand



- ▶ Chennai saw 3rd largest office absorption in the country in 2023
- ▶ Tamil Nadu government proposes to incentivize Global capability centres with payroll subsidy
- ▶ Chennai added the most GCCs (60) & registered highest YoY growth (24.5%) among all Indian Cities for FY24 compared to FY23

Scaling in New Markets



- ▶ Potential to scale up in Bangalore
- ▶ Expansion plans in market segments like Senior Housing and Standalone Retail



Management Team



**Kamal
Lunawath**

Managing Director

With over 27 years at Arihant Spaces, Kamal Lunawath exemplifies leadership in real estate. His expertise in executing IT parks, townships, and luxury apartments, along with his strategic vision in corporate and financial planning, has attracted significant foreign investments, driving the company to new heights of innovation and growth.



**Vimal
Lunawath**

Director - Residential

Bringing over 24 years of industry experience, Vimal Lunawath oversees the design, execution, and completion of expansive residential complexes. Vimal's commitment to high-quality living spaces has made Arihant Spaces a top choice for discerning homeowners.



Bharat Jain

Director - Commercial

With over 22 years in the construction industry, Bharat is a key figure at Arihant Spaces, whose expertise in large-scale commercial projects and commitment to quality has established the company as a leader in commercial real estate development.



**Harish
Marlecha**

Director - Sales

With over two decades of experience, spearheads the sales and marketing efforts at Arihant Spaces. Harish's strategic insights and dynamic marketing strategies have greatly enhanced the company's market presence and sales performance.



Abhishek

Director - Business Development

With 15 years of dedicated experience, Abhishek Lunawath is the driving force behind business development at Arihant Spaces. Abhishek excels at identifying new market opportunities and building strategic partnerships, fueling the company's growth.



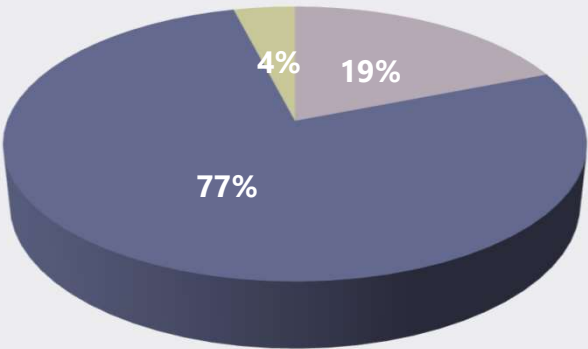
Arun Rajan

Chief Executive Officer

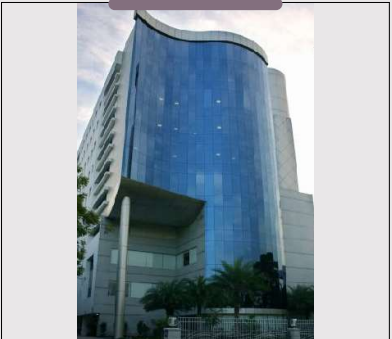
Over the past 10 years, Arun has been instrumental in establishing processes, driving business development, and fostering growth for the organization. Arun brings over 14 years of experience, including 11 years in real estate.

Completed Development Breakup

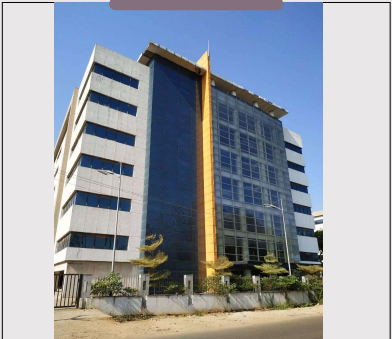
Completed Projects (Over 20 Mn Sq Ft)



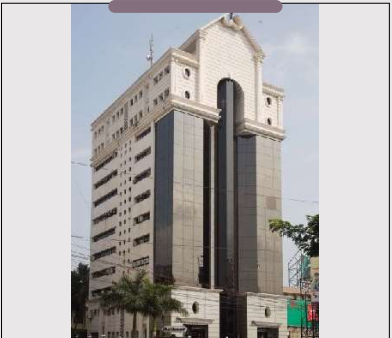
■ Commercial ■ Residential ■ Senior Living



VICEROY GUINDY



INSIGHT AMBATTUR



EGA TRADE CENTRE KILPAUK



NITCO PARK RK SALAI

Operational Highlights



Operational Highlights – Q2 FY25

SALES VALUE

₹100.18
Cr

AREA SOLD

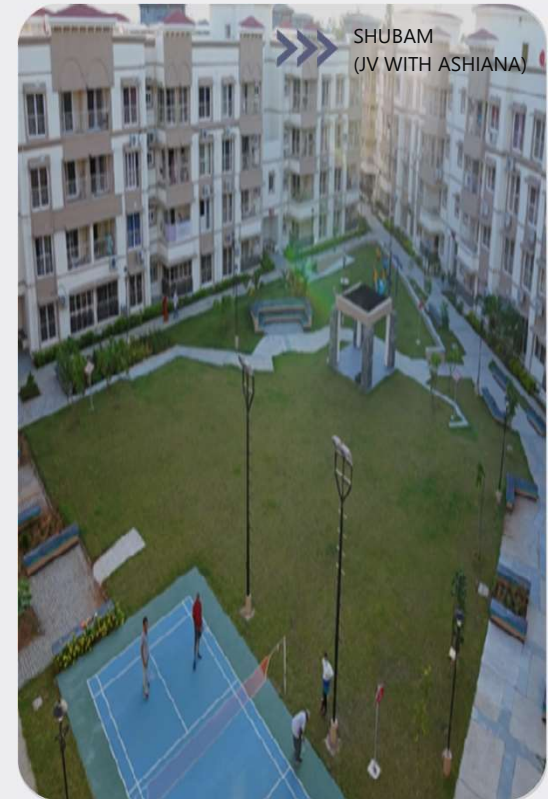
81,611
Sq ft

REALIZATION

₹12,275
Per Sq ft

New project launches in Q2 FY25:

S.No	Project Name	Development Type	City
1	Arihant Swarang	Senior Living	Chennai



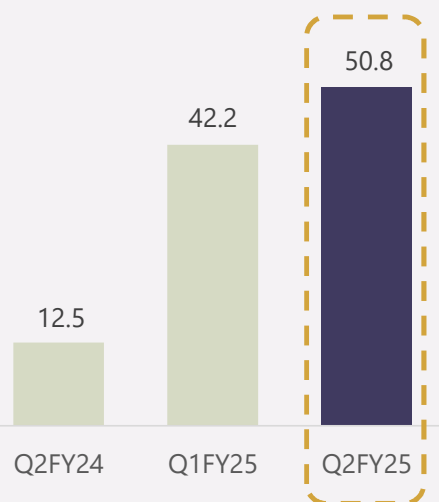


Financial Highlights

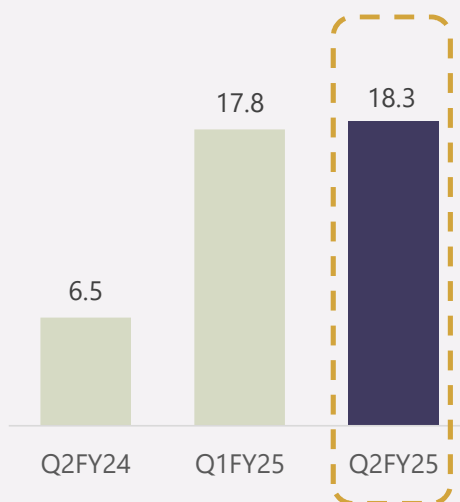
Financial Highlights – Q2 FY25

All figures in ₹ Cr

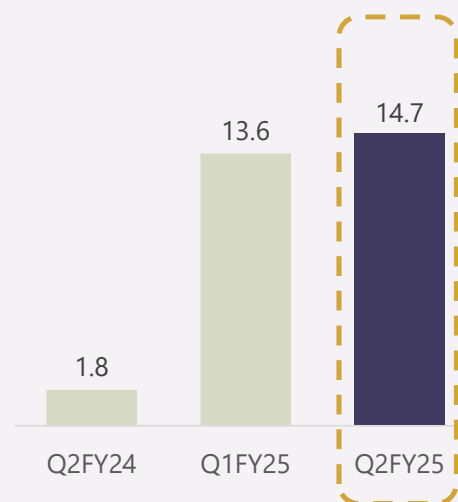
Revenue



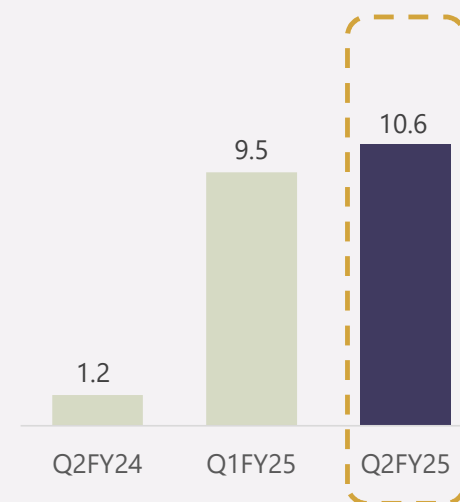
EBITDA



PBT



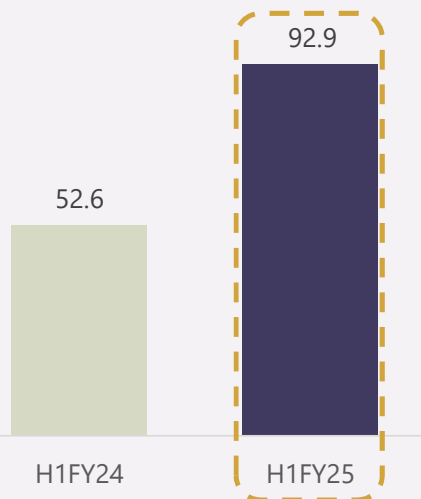
PAT



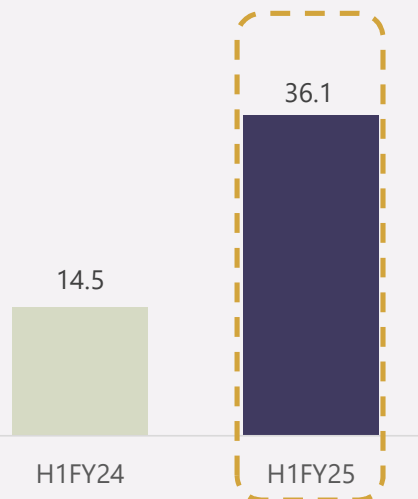
Financial Highlights – H1 FY25

All figures in ₹ Cr

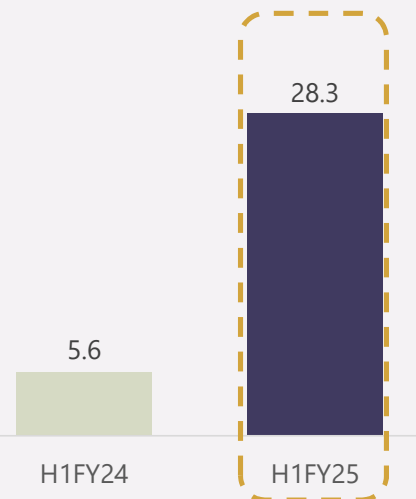
Revenue



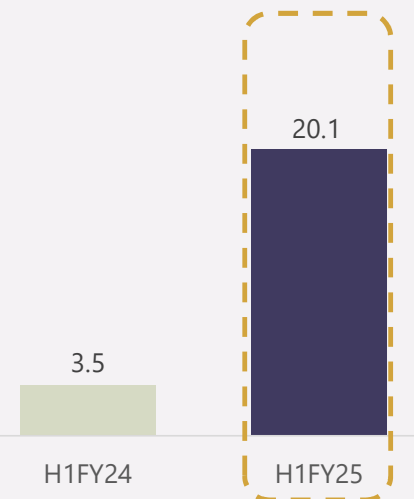
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PBT



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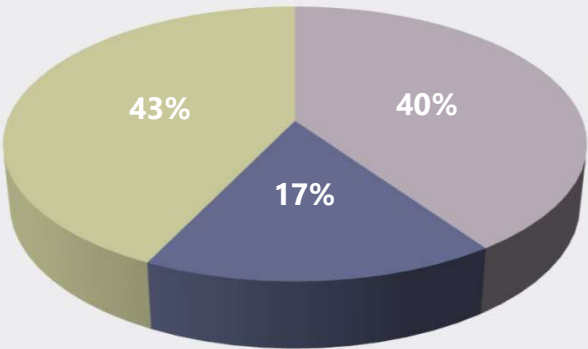




Ongoing Projects

Ongoing and Upcoming Development Breakup

Ongoing Projects (2.5 Mn Sq Ft)



■ Commercial ■ Residential ■ Senior Living



VANYA VILAS PURUSAWALKAM



VIPASSANA SRI NAGAR



MELANGE SALIGRAMAM



CHIRLA POES GARDEN



EQUITAS MOUNT ROAD



HILTON GUINDY

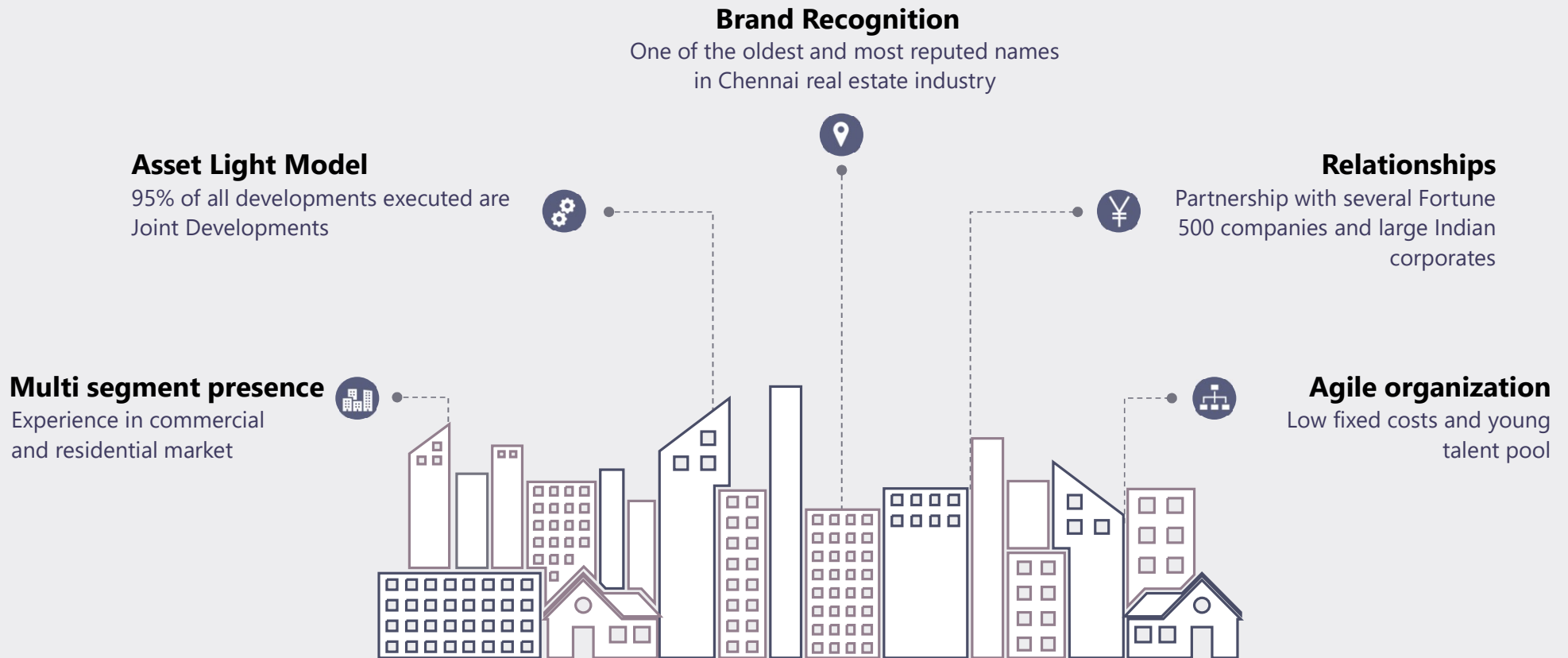
Ongoing Projects

SEGMENT	PROJECT	LOCATION	SQ FT	GDV (IN ₹ CR)	ARIHANT SHARE (IN ₹ CR)
Commercial	Hilton	Guindy	3,00,000	500	320
	Silhouette	OMR	3,20,000	450	225
	Equitas Tower	Saidapet	1,73,000	267	160
	Insight	Guindy	1,00,000	140	70
	Vaayu	Perungudi	1,00,000	110	74
Senior Housing	Swarang	Nemmeli (ECR)	550,000	420	210
	Shubam	GST	529,000	286	77
Uber Luxury	Chirla	Poes Garden	33,600	120	30
	Arihant Miraya	Basant Nagar	65,000	125	50
	Krishna	Abhirampuram	17,000	45	16
	Aurelia	Hariington Road	8000	20	20
	Vipaasana	Sri Nagar	34,000	50	22
Luxury Residential	Melange	Saligramam	160,000	192	100
	Vivriti	OMR	24,000	28	14
	Vanya Vilas	Purusawalkam	82,000	93	47
		Total	24,95,600	2,846	1,435

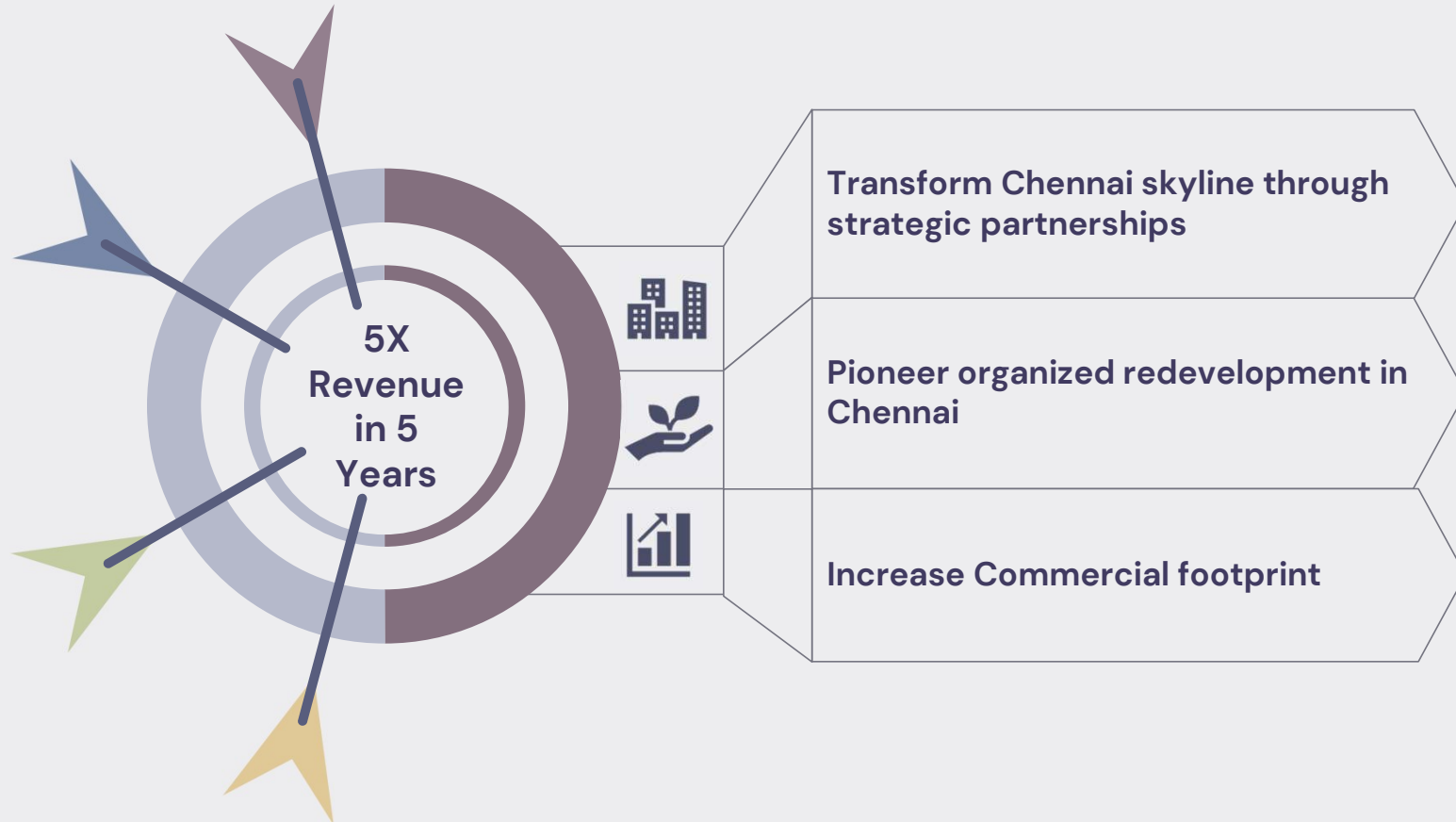


**Way
Forward**

Investment rationale



Way Forward



Annexure



In the Press



TH The Hindu

Arihant Group signs JDA for ₹500 crore commercial development adjacent to Hilton Chennai

Arihant Foundations partners with Empee Hotels to develop Grade A commercial space in Chennai for global enterprises.

bl. The Hindu BusinessLine

Ashiana Housing, Arihant Foundations partner to launch senior living project in Chennai

The Delhi-based Ashiana Housing Ltd has partnered with the Chennai-based Arihant Foundations & Housing to launch Swarang, a senior living...

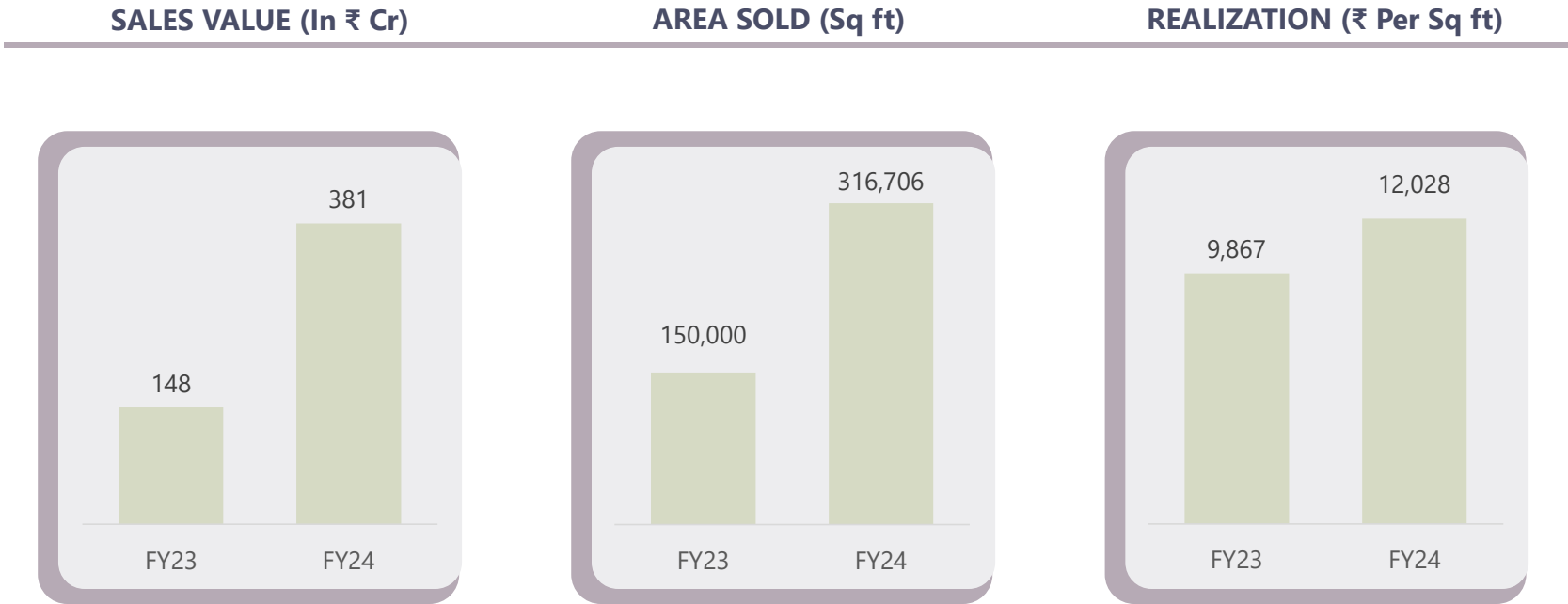


BS Business Standard

Tamil Nadu emerges as GCC magnet, pharma major AstraZeneca leads the charge

Earlier this month, British-Swedish pharmaceutical (pharma) major AstraZeneca announced the expansion of its global capability centre (GCC)...

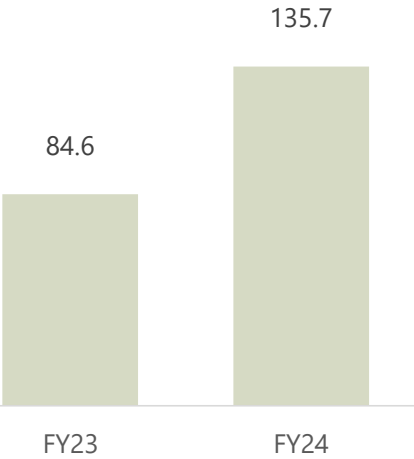
Operational Highlights – FY24



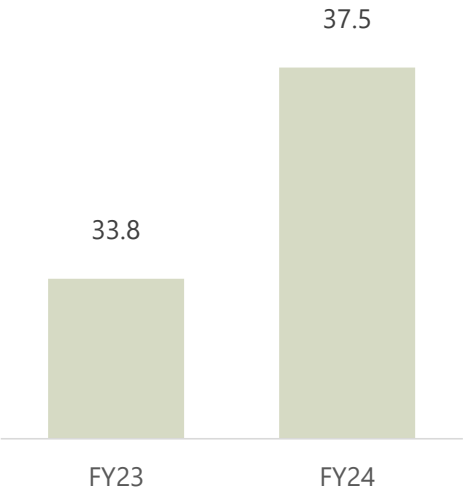
Financial Highlights – FY24

All figures in ₹ Cr

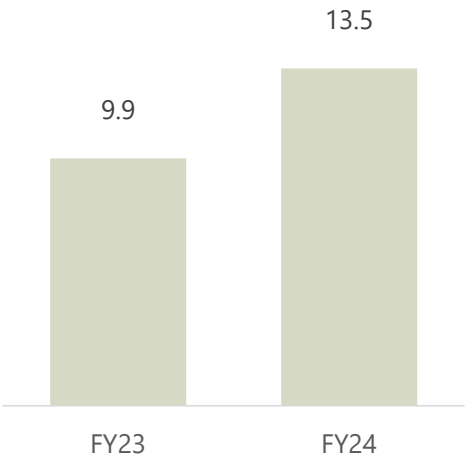
Revenue



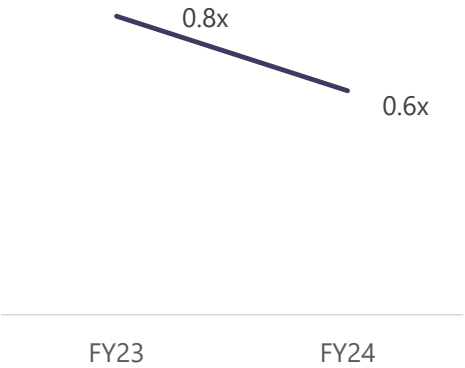
EBITDA



PAT



Debt To Equity



<https://www.arihantspaces.com/>

THANKYOU

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