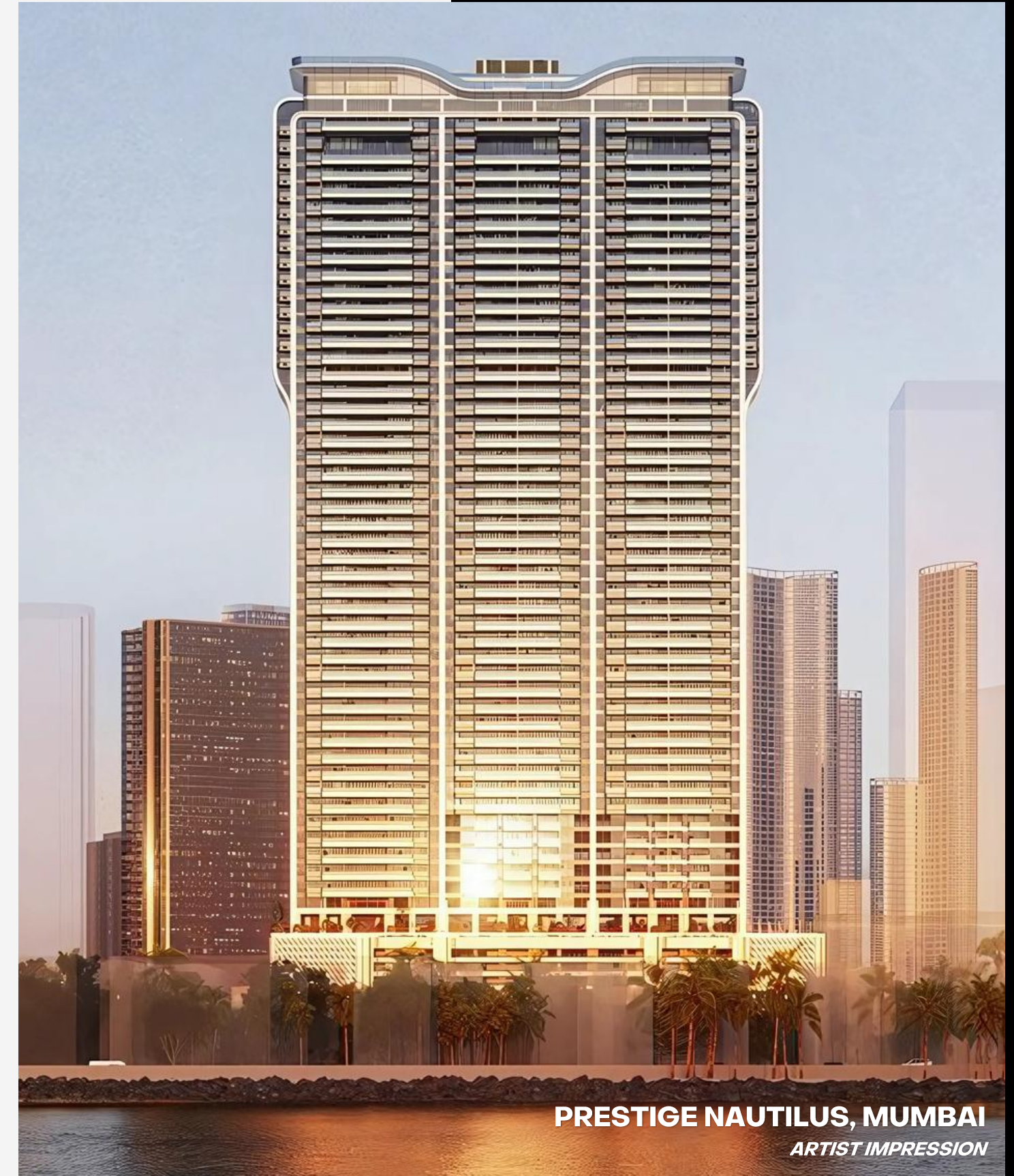


INVESTOR PRESENTATION

Q4 & FY 25

Prestige Estates Project Ltd.

www.prestigeconstructions.com



CONTENTS

- 01** Company Overview
- 02** Operational Highlights
- 03** Financial Highlights
- 04** Business Segments
- 05** Land Bank
- 06** Annual Development Update
- 07** ESG
- 08** Board of Directors and Management Team
- 09** Annexures

COMPANY OVERVIEW



39 Years of Legacy



13 Cities Presence



DA 1+ “Excellent” Developer Grading



ICRA A+ “Stable” Rating



DIVERSIFIED BUSINESS SEGMENTS

RESIDENTIAL

- Apartments
- Villas
- Integrated Townships
- Plotted Developments
- The Prestige City Format
- Prestige Golfshire Format



COMMERCIAL

- Office Spaces
- Built-to-suit Campuses
- Corporate Offices
- IT Parks
- Warehouses
- Industrial Parks



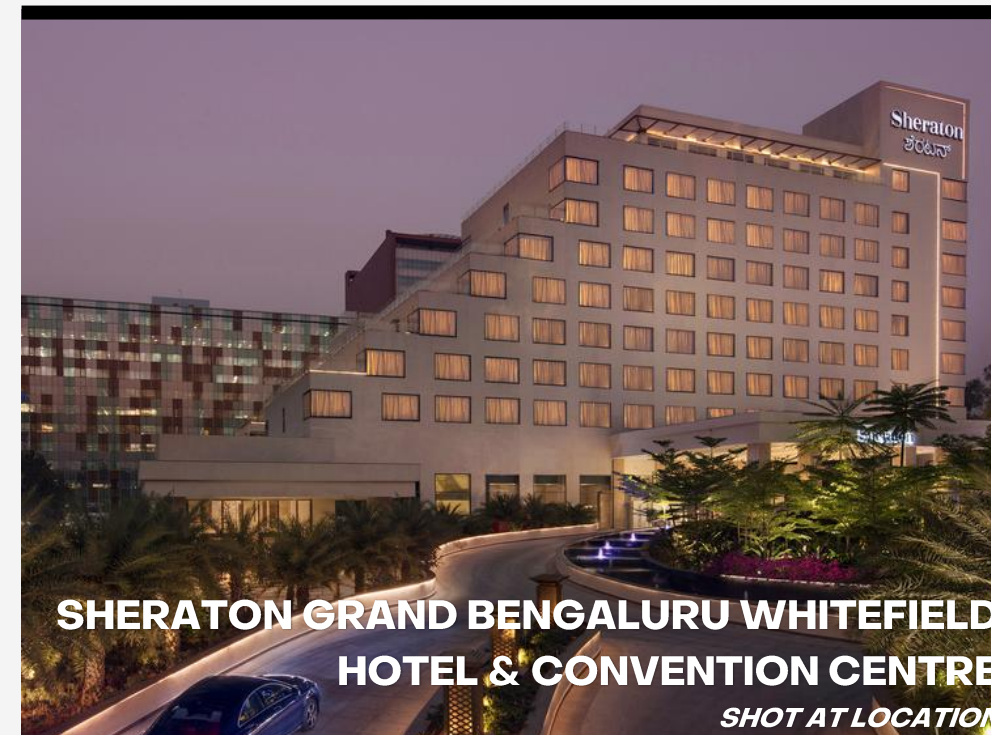
RETAIL

- Malls
- Multiplexes
- F&B
- Luxury Retail
- Performing Arts



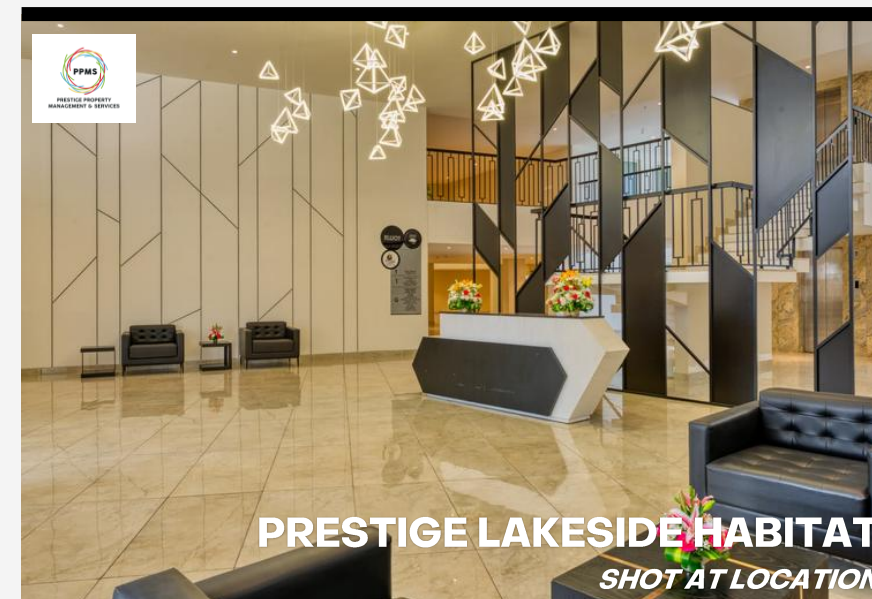
HOSPITALITY

- Hotels
- Convention Centres
- Service Apartments
- Resorts
- Prestige Golfshire Format



PROPERTY MANAGEMENT & SERVICES

- Housekeeping
- Security
- Community
- Property Upkeep



SCALE OF OPERATIONS



✓ COMPLETED

302 Projects, 193 mn sft

■	Residential	152 Projects 130 mn sft
■	Commercial	125 Projects 49 mn sft
■	Retail	13 Projects 10 mn sft

🔄 ONGOING

63 Projects, 115 mn sft

■	Residential	45 Projects 86 mn sft
■	Commercial	12 Projects 23 mn sft
■	Retail	2 Projects 2 mn sft

🔄 UPCOMING

67 Projects, 88 mn sft

■	Residential	39 Projects 65 mn sft
■	Commercial	7 Projects 8 mn sft
■	Retail	10 Projects 10 mn sft

KEY HIGHLIGHTS

- Successfully raised ₹5,000 crores via Qualified Institutional Placement (QIP) during August 2024.
- Mumbai Sales Surpassed Bengaluru for the first time in Q4 FY 2025 with the Launch of Prestige Nautilus which clocked Sales of ~2,400 Crores in just 1 month of launch.
- CRISIL DA1+ Developer Grading Successfully Renewed.
- DRHP for Prestige Hospitality Ventures Limited was filed with SEBI on April 24th 2025.



OPERATIONAL HIGHLIGHTS

Q4 FY25

SALES

₹ **69,574** mn (+48% YoY)

PG Share: ₹ 68,022 mn (+53% YoY)

COLLECTIONS

₹ **31,551** mn (-9% YoY)

PG Share: ₹ 30,137 mn (-9% YoY)

AREA SOLD

4.49 mn sft (+9% YoY)

PG Share: 4.34 mn sft (+12% YoY)

UNITS SOLD

2,301 Units

AVG REALISATION

₹ **15,524** /sft (+35% YoY)



OPERATIONAL HIGHLIGHTS

FY25

SALES

₹ 1,70,231 mn (-19% YoY)

PG Share: ₹ 1,64,025 mn (-17% YoY)

COLLECTIONS

₹ 1,20,840 mn (+1% YoY)

PG Share: ₹ 1,13,413 mn (+2% YoY)

AREA SOLD

12.58 mn sft (-38% YoY)

PG Share: 11.95 mn sft (-36% YoY)

UNITS SOLD

5919 Units

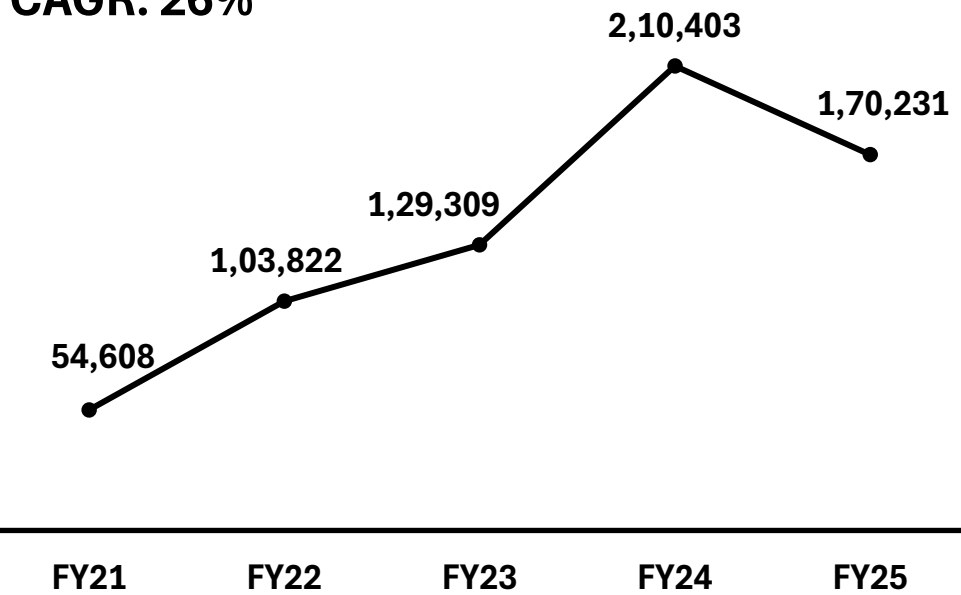
AVG REALISATION

₹ 14,113 /sft (+36% YoY)

5-YEAR PERFORMANCE

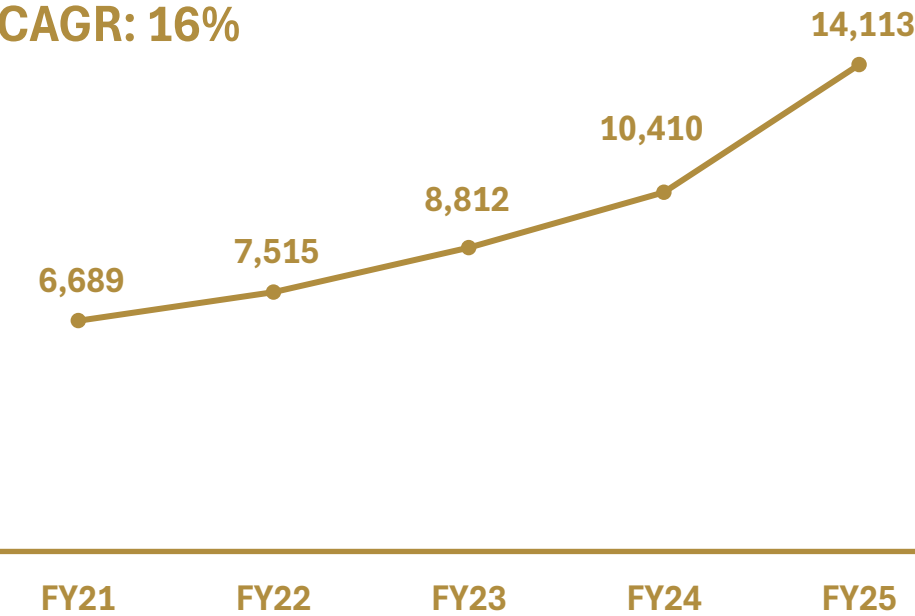
Sales (₹mn)

CAGR: 26%



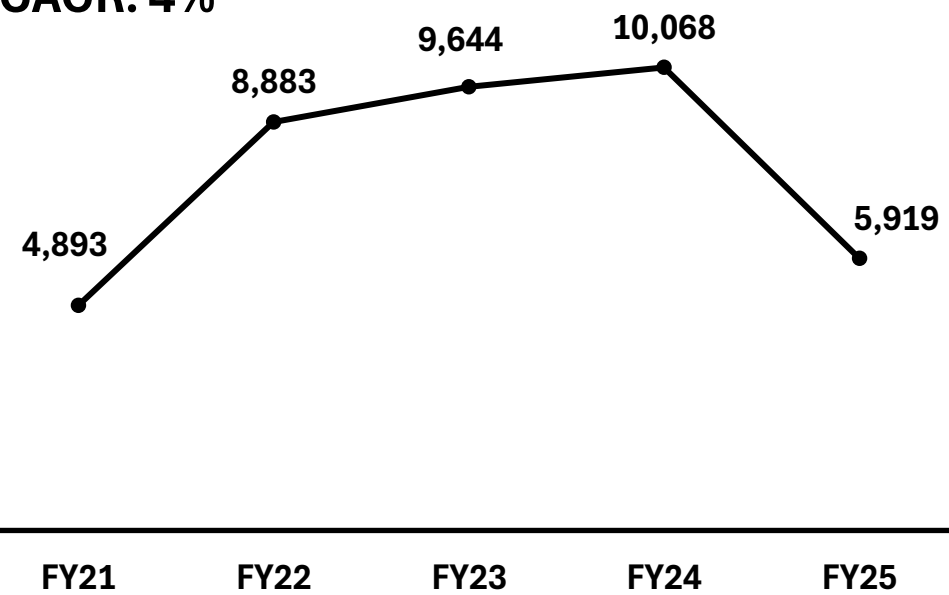
Average Realisation (₹ per sft)

CAGR: 16%



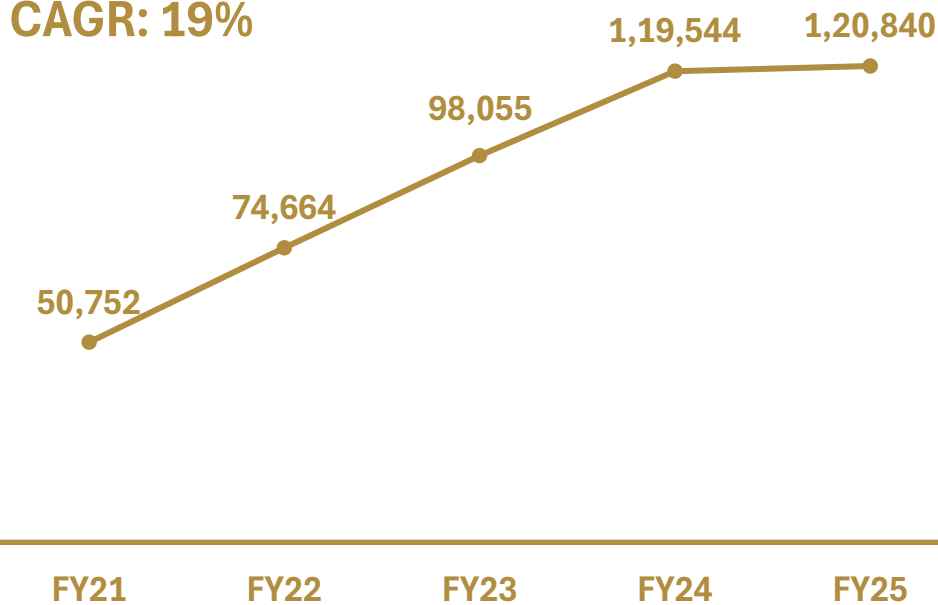
Unit Sales #

CAGR: 4%



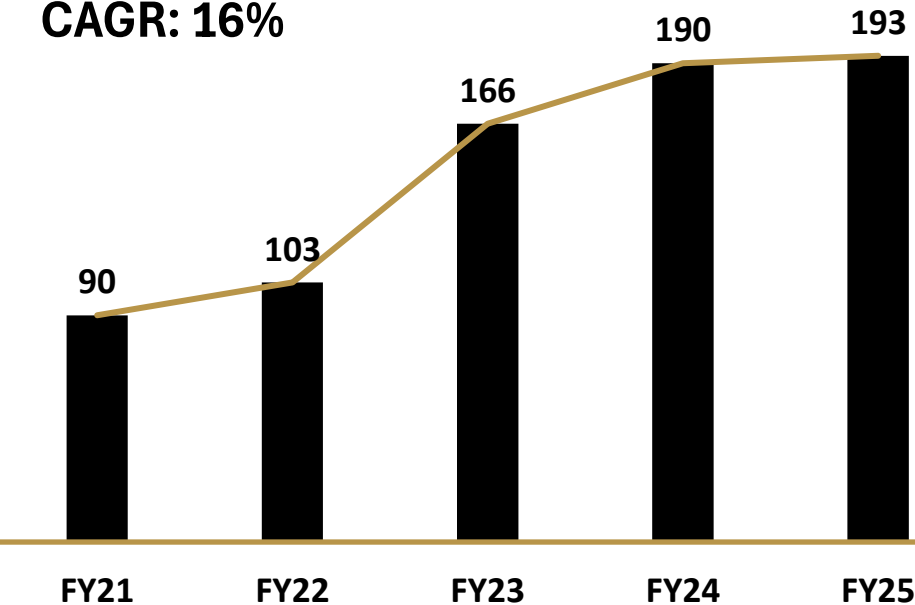
Collections (₹mn)

CAGR: 19%



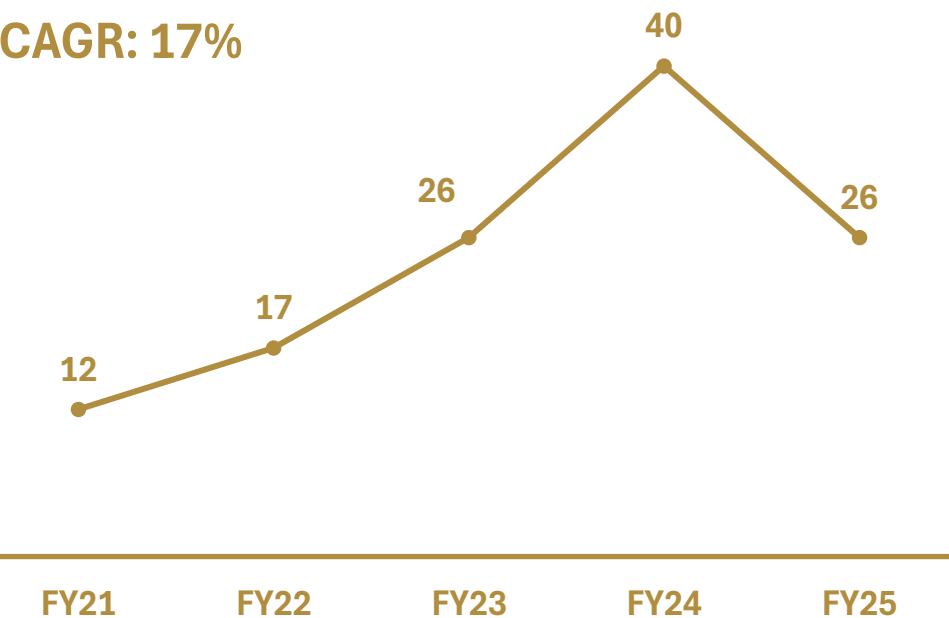
Cumulative Completions (in mn sft)

CAGR: 16%



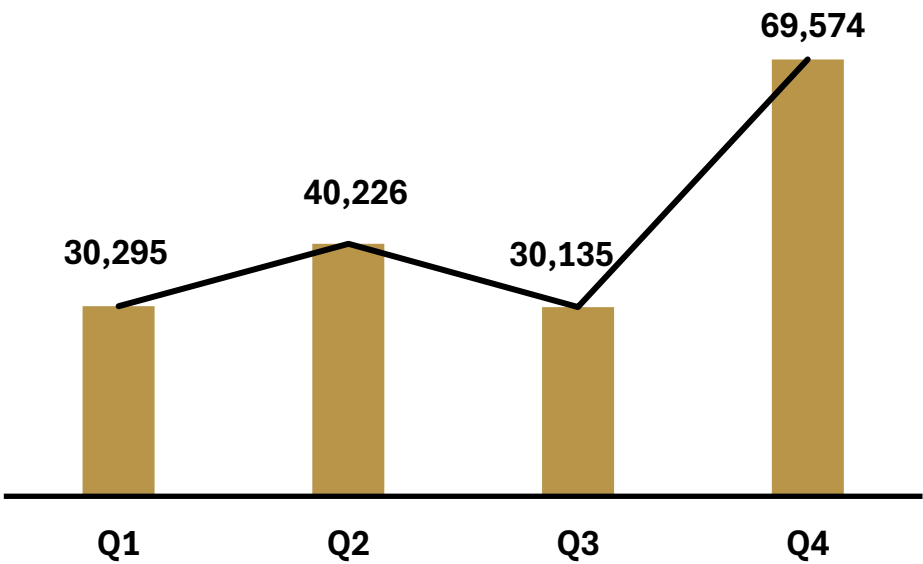
Launches (in mn sft)

CAGR: 17%

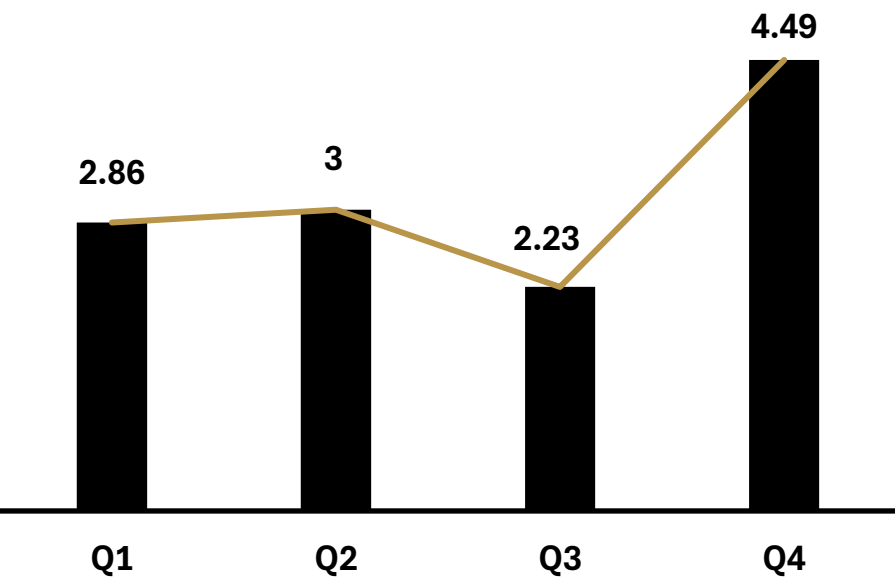


FY25 OPERATIONAL ANALYSIS

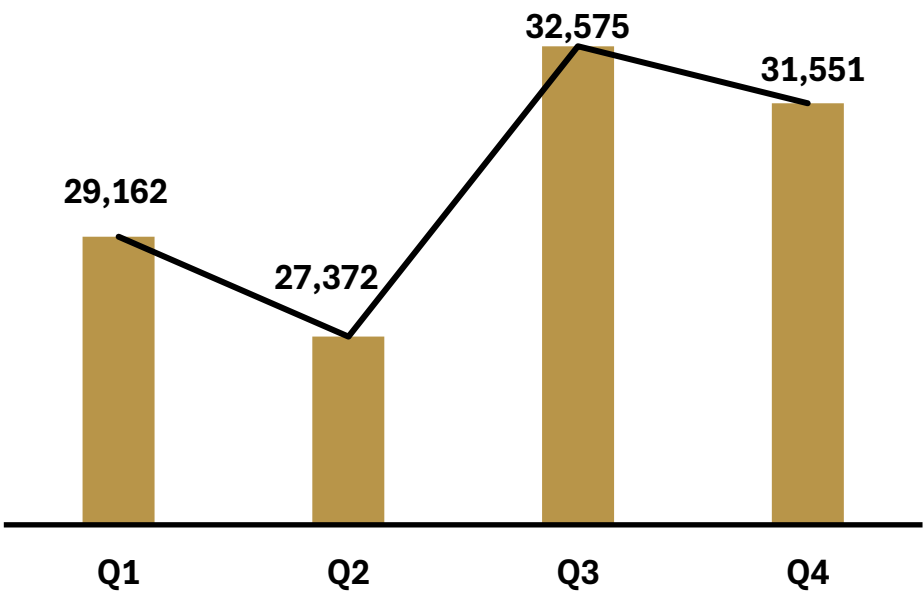
QoQ SALES (₹mn)



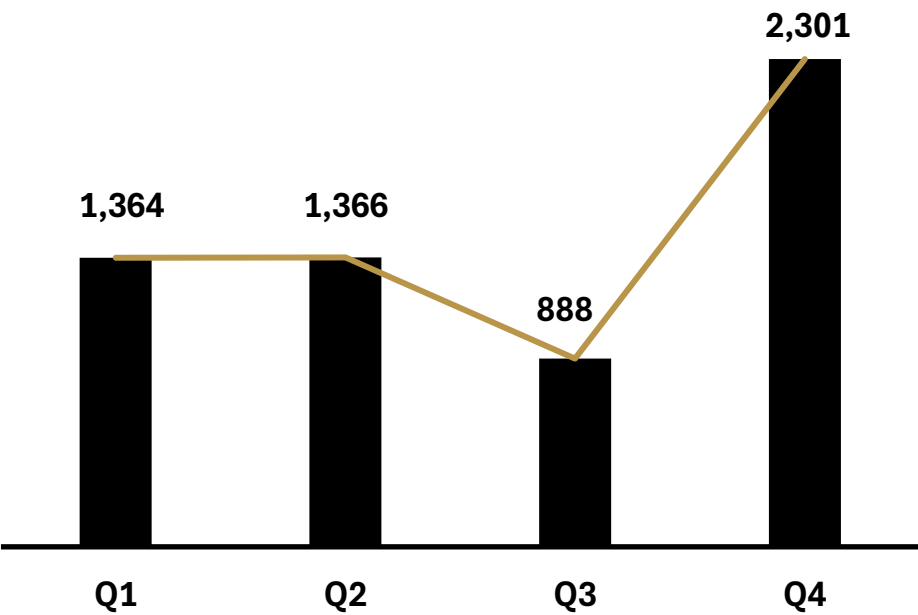
QoQ AREAS SOLD (mn sft)



QoQ COLLECTIONS (₹mn)



QoQ UNITS SOLD



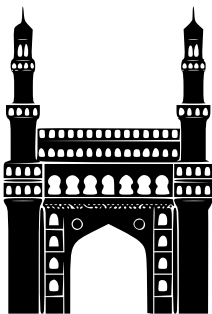
FY SALES (₹mn)
Pan India 1,70,231



BENGALURU
77,485 (45%)



MUMBAI
50,945 (30%)



HYDERABAD
39,030 (23%)



OTHERS
2,771 (2%)



LAUNCHES & COMPLETIONS

FY25



PRESTIGE SOUTHERN STAR, BENGALURU
ARTIST IMPRESSION

Qtr	S.No	Projects Completed	Location	Segment	Developable Area (mn sft)
Q2	1	Prestige Primrose Hills - Ph1	Bengaluru	Residential	1.28
Q2	2	Prestige Waterford	Bengaluru	Residential	1.75
Total					3.04

Qtr	S.No	Projects Launched	Location	Segment	Developable Area (mn sft)
Q1	1	Prestige Camden Gardens	Bengaluru	Residential	0.34
Q1	2	Prestige Kings County	Bengaluru	Residential	1.52
Q1 Subtotal					1.86
Q2	3	Prestige Raintree Park	Bengaluru	Residential	4.67
Q2	4	Prestige Forest Hills Mulund	Mumbai	Residential	2.36
Q2	5	Prestige Pine Forest	Bengaluru	Residential	1.16
Q2 Subtotal					8.19
Q3	6	Forum TPC Bengaluru	Bengaluru	Retail	1.27
Q3	7	Prestige Signature Tower (JRC)	Bengaluru	Commercial	0.28
Q3 Subtotal					1.55
Q4	8	Prestige Suncrest	Bengaluru	Residential	0.86
Q4	9	Prestige Southern Star Ph I	Bengaluru	Residential	5.21
Q4	10	Prestige Spring Heights	Hyderabad	Residential	5.05
Q4	11	Prestige Nautilus	Mumbai	Residential	2.92
Q4 Subtotal					14.04
Total					25.63

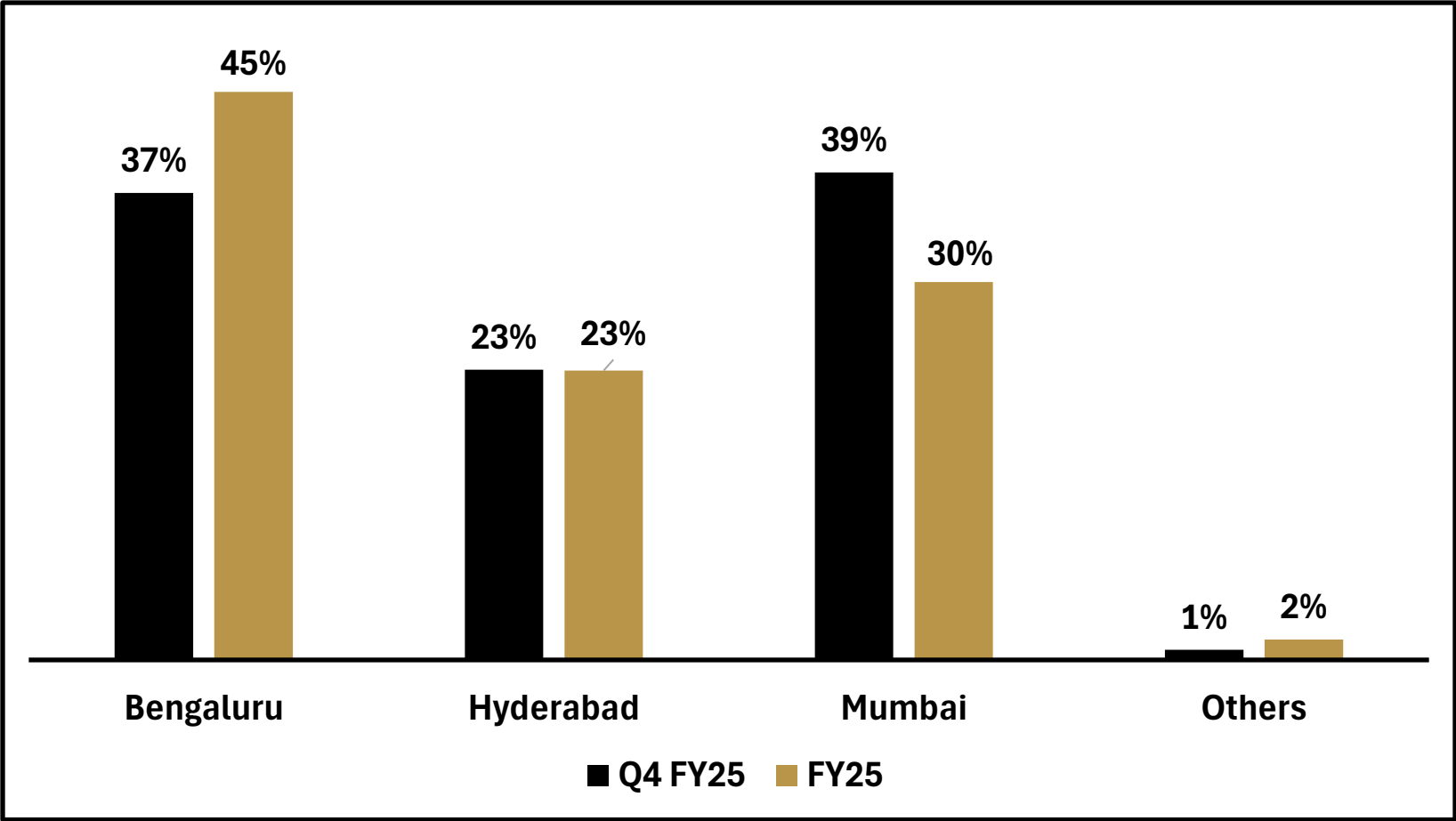
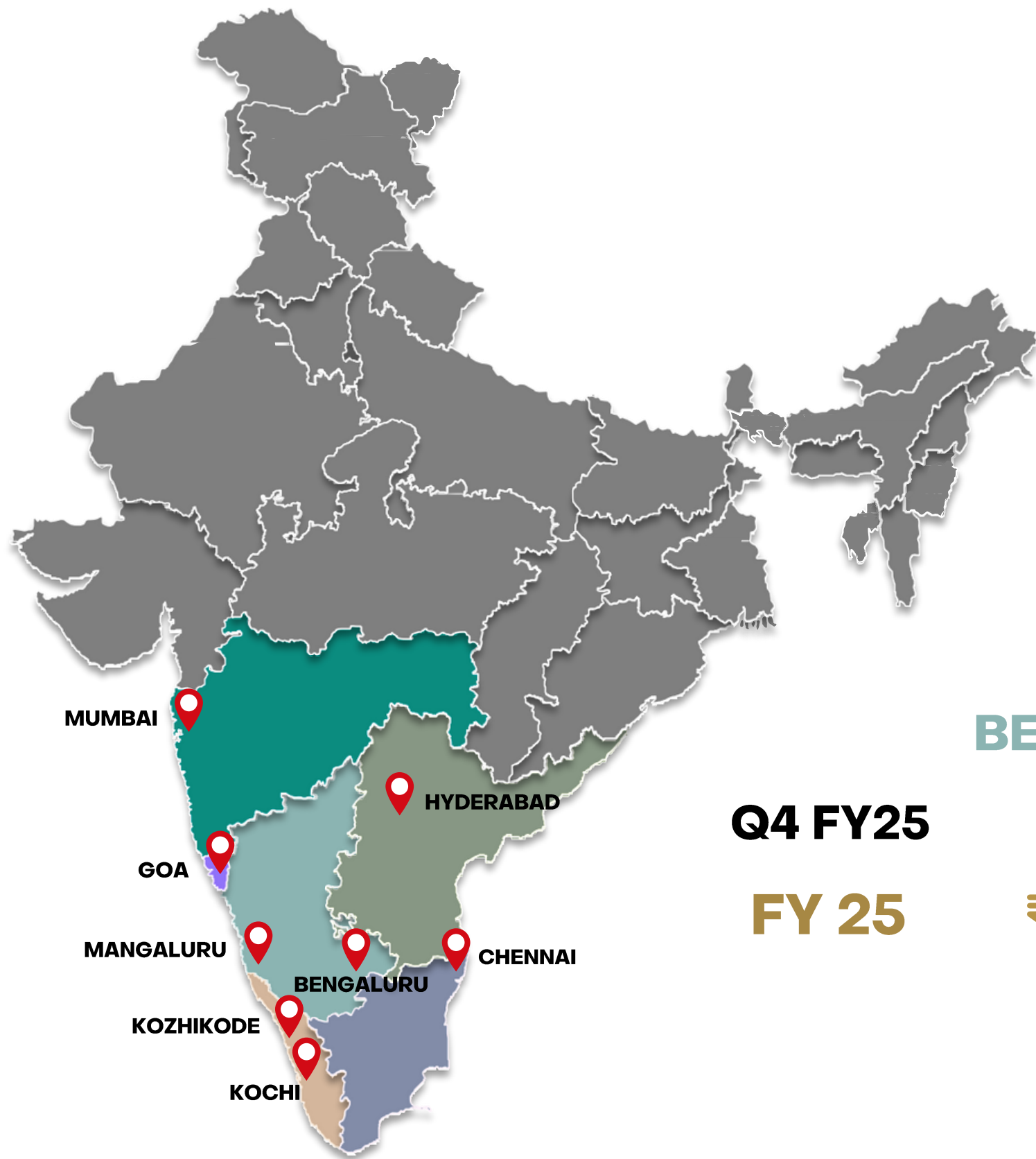
TOTAL LAUNCHES

25.63 mn sft

TOTAL COMPLETIONS

3.04 mn sft

GEOGRAPHICAL SALES BREAKDOWN



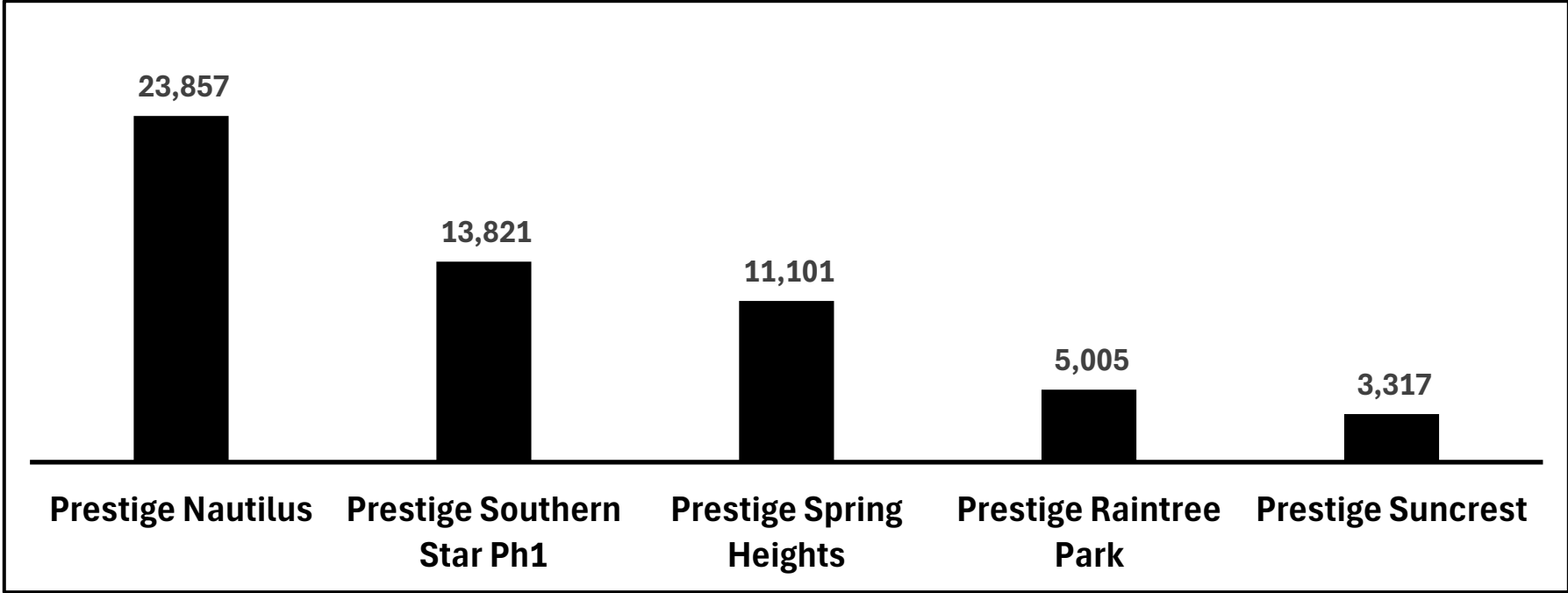
	BENGALURU	MUMBAI	HYDERABAD	OTHER
Q4 FY25	₹ 26,165	₹ 26,869	₹ 15,988	₹ 552
FY 25	₹ 77,485	₹ 50,945	₹ 39,030	₹ 2,771

Q4 TOTAL
₹ 69,574 mn

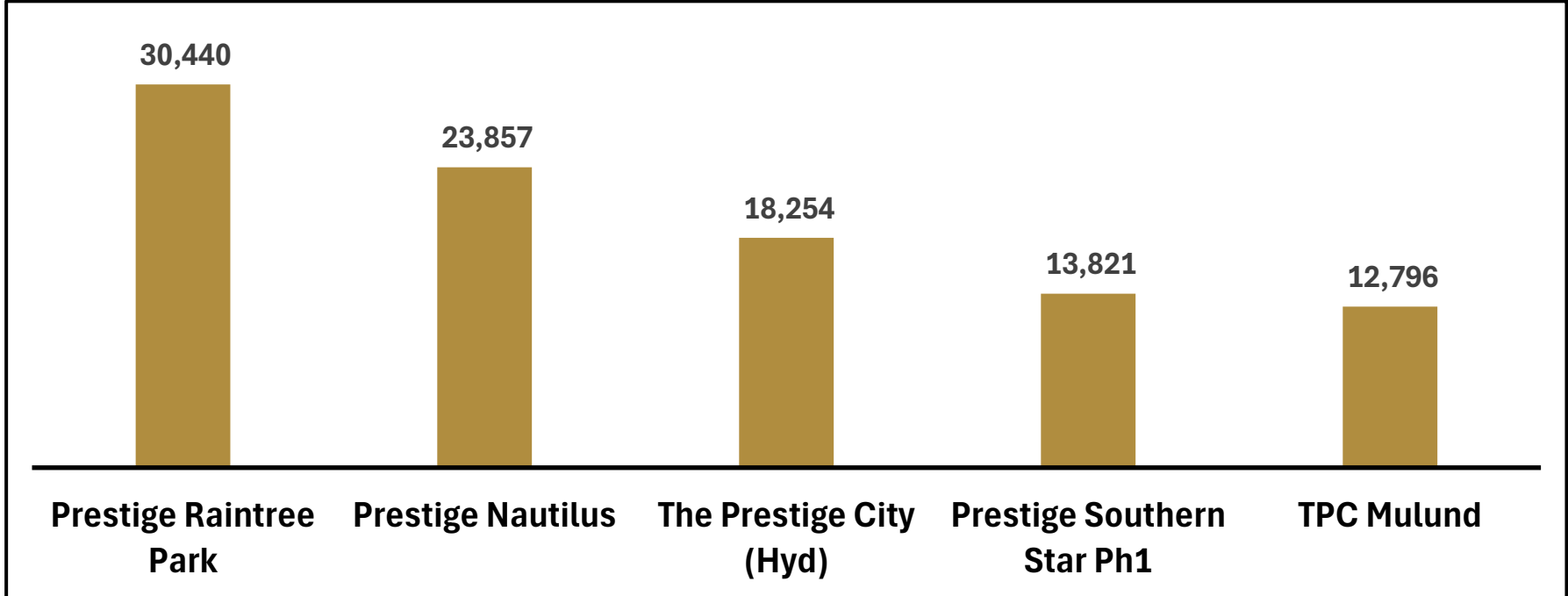
FY 25 TOTAL
₹ 1,70,231 mn

TOP SALES CONTRIBUTORS

Q4 FY25



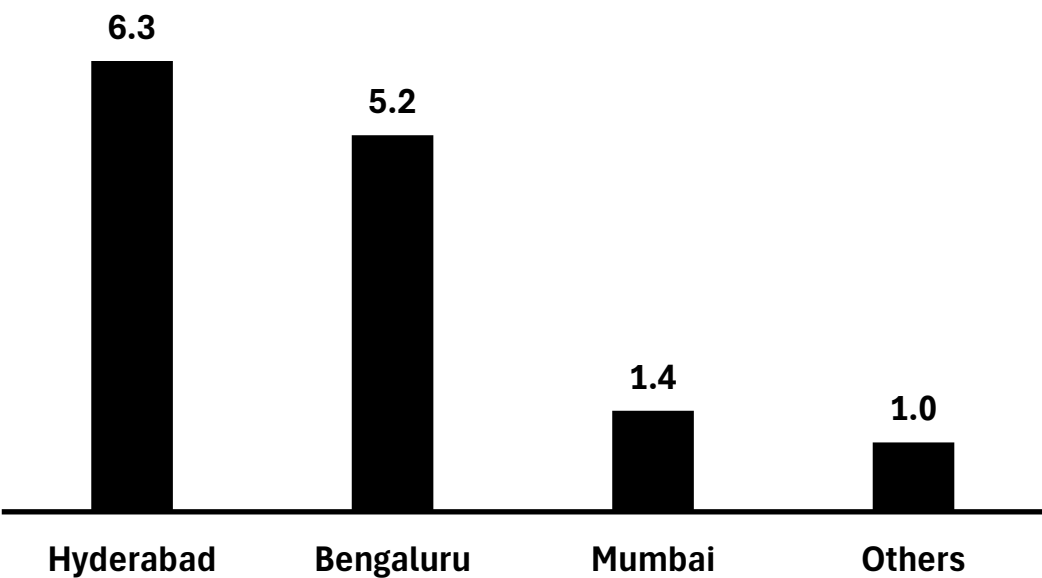
FY25



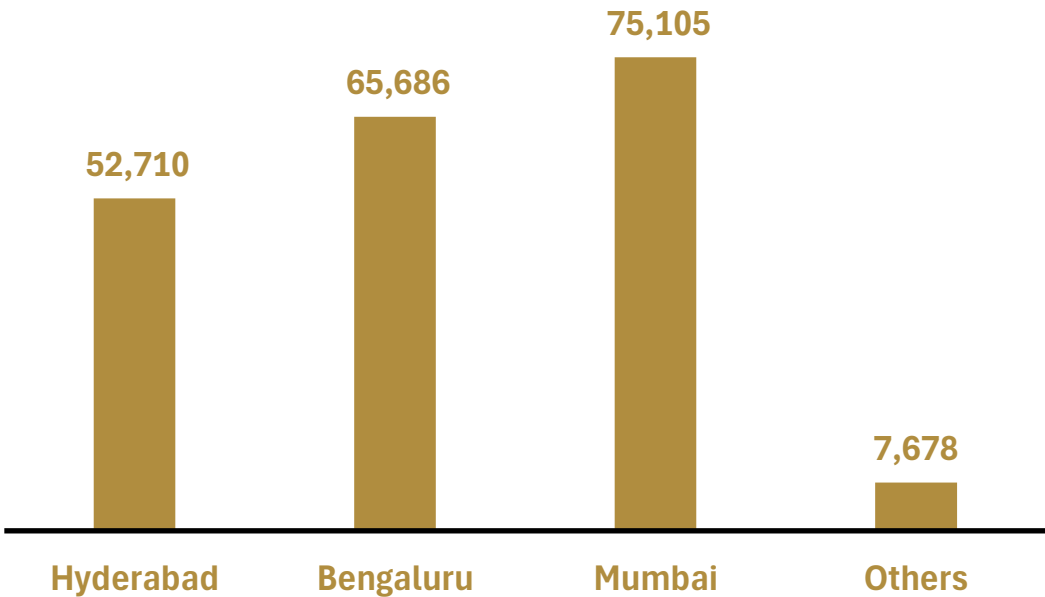
Sales (in ₹ mn)

INVENTORY BREAK UP

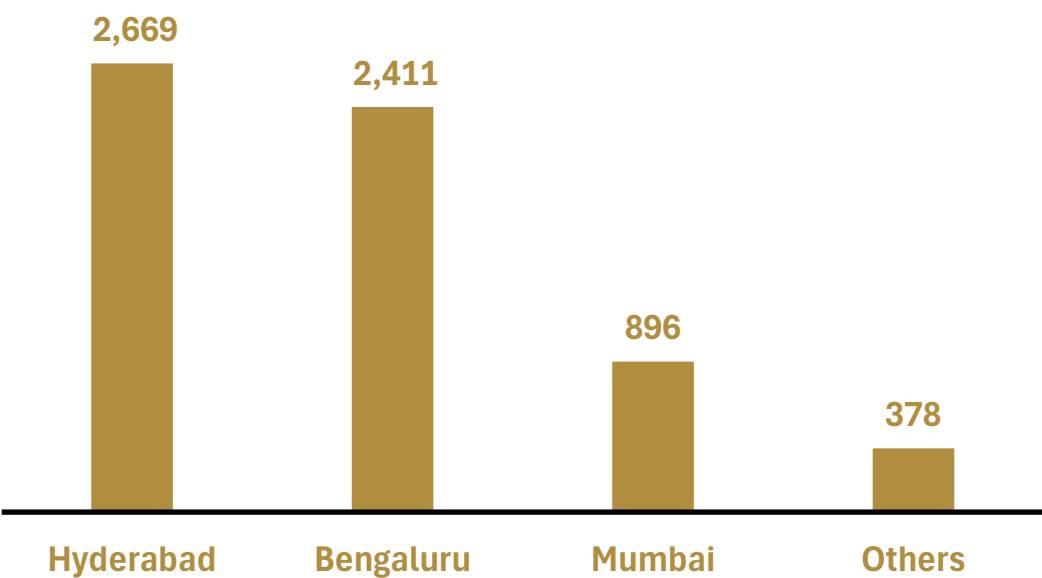
Area of Stock (in mn sft)
Geographical Distribution



Value of Stock (in ₹ mn)
Geographical Distribution

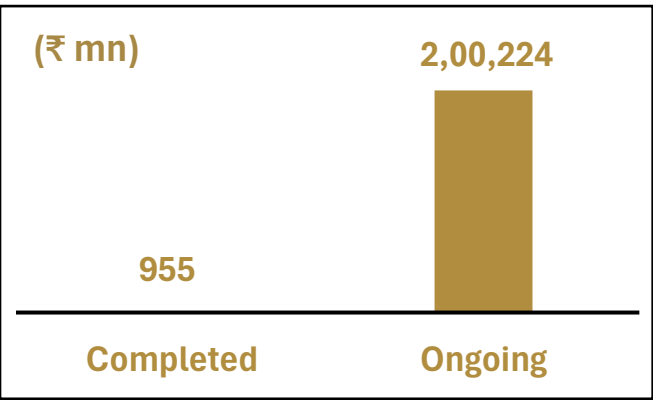
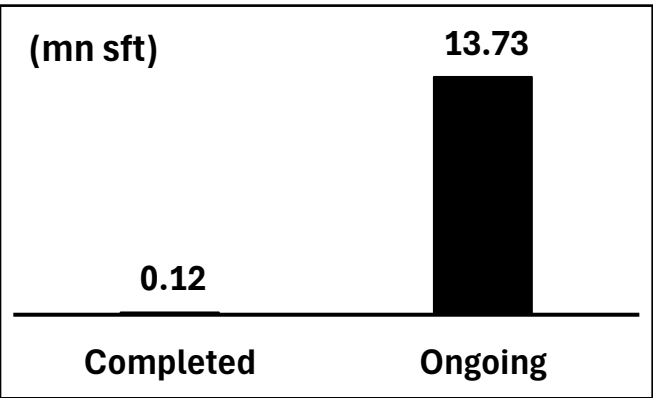


No. of Units
Geographical Distribution



AREA OF STOCK
13.85 mn sft

VALUE OF STOCK
₹ 2,01,179 mn



COMPLETED & ONGOING BREAK UP

OF UNITS (TOTAL)
6,354 Units

ONGOING
6,313 Units

COMPLETED
41 Units

FINANCIAL PERFORMANCE

Q4 FY25



REVENUE

₹ 15,893 mn

(-28.81% YoY)



EBITDA

₹ 6,020 mn

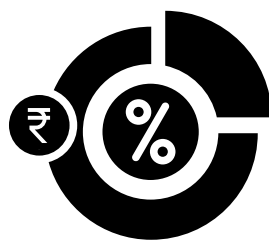
(-32.83% YoY)



PAT

₹ 427 mn

(-81.91% YoY)



RATIOS

EBITDA% 37.88%

PAT% 2.69%



FINANCIAL PERFORMANCE

FY25



REVENUE

₹ **77,355** mn

(-17.93% YoY)



EBITDA

₹ **29,449** mn

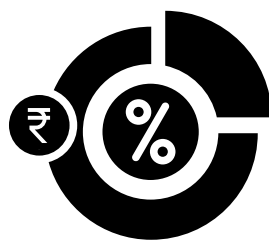
(-27.23% YoY)



PAT

₹ **6,165** mn

(-62.14% YoY)*



RATIOS

EBITDA% **38.07%**

PAT% **7.97%**

**Mark-to-market gain of ₹165 mn recognised on holdings in REIT units during the 12M FY25 (as against a gain of ₹ 3,828 million recognised during 12M FY24)*



SEGMENT WISE RESULTS

(in ₹ mn)

FY 2024-25	Office	Retail	Services	Residential
Revenue	3,164	2,767	5,070	47,733
EBITDA (excluding other income)	2,672	1,384	538	11,965
EBITDA %	84%	50%	11%	25%
Depreciation	1,347	569	178	418
EBIT (excluding other income)	1,325	815	360	11,547
EBIT %	42%	29%	7%	24%
Interest Expenses (net of interest income)	1,170	441	(18)	5,178
Other Income	(61)	(416)	(53)	(205)
PBT before JV Share of loss / (profit)	216	790	431	6,574
PBT %	7%	29%	9%	14%
Joint Venture share of loss	-	-	-	-
PBT after Joint Venture share of loss / (profit)	216	790	431	6,574
Exceptional Items	-	-	-	-
PBT after Exceptional Items	216	790	431	6,574
Tax	63	199	151	2,282
PAT	153	591	280	4,292

SEGMENT WISE CAPITAL EMPLOYED

(in ₹ mn)

FY 2024-25		Office	Retail	Services	Residential
Capital Employed					
Equity	A	65,519	16,074	1,178	46,412
Debt (including ongoing capex)	B	31,181	7,378	19	49,210
Debt taken for ongoing capex project	C	10,370	698	-	-
Debt (excluding ongoing capex)	D=(B-C)	20,811	6,680	19	49,210
Capital Employed	E=(A+B)	96,700	23,452	1,197	95,622
Capital employed on Ongoing capex projects and investments	F	61,324	13,525	-	108
Capital Employed (excluding ongoing capex projects)	G=E-F	35,376	9,927	1,197	95,514
Debt (excluding ongoing capex)	D	20,811	6,680	19	49,210
Equity	H=G-D	14,565	3,247	1,178	46,304
ROCE (ANNUALISED)		7.55%	13.94%	44.95%	12.53%
ROE (ANNUALISED)		10.73%	41.86%	51.70%	15.10%

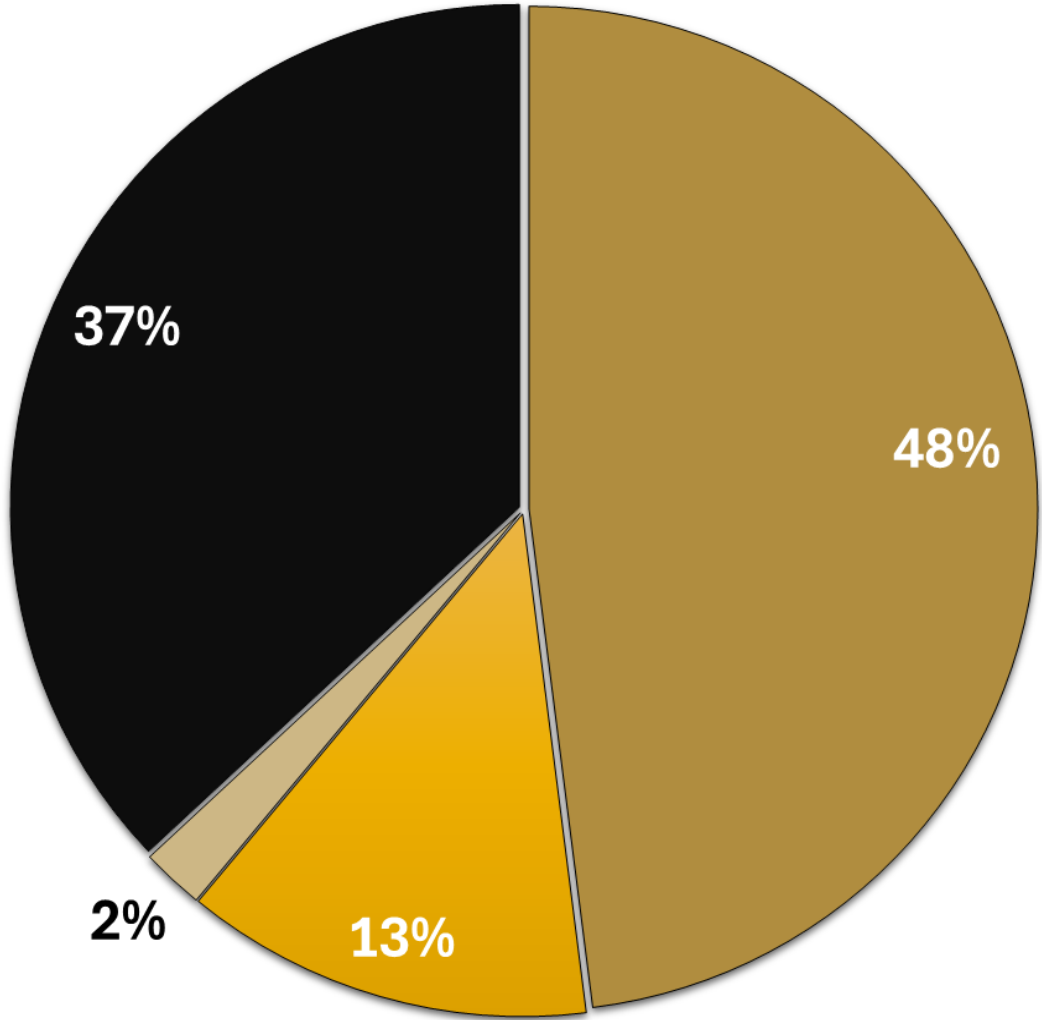
1. ROCE - EBIDTA/ CAPITAL EMPLOYED (G)

2. ROE - PBT +DEPRECIATION/ EQUITY (H)

DEBT PROFILE



As on 31st March 2025



- Project debt - Residential & Commercial for sales
- Office Space
- Retail/Hospitality
- Rental Securitisation/Operating Hospitality Loans

AVG COST OF DEBT
10.32%

DEBT EQUITY RATIO
0.42

NET DEBT
₹ 67,165 mn



CASH FLOWS

(in ₹ mn)

	Q4 FY25	FY 25
<u>OPERATIONAL ACTIVITIES</u>		
Inflow		
Residential Collection/ Commercial & Retail Rentals / Property Maintenance / Mall Operations/ Others	37,297	1,43,062
Outflow		
Construction Cost- Development Business	16,025	64,189
LO Payments /Sales/ Marketing / Admin Overheads & Taxes	7,977	33,743
Sub Total	24,002	97,932
Net Cashflow from Operating Activities	13,295	45,130
<u>INVESTMENT ACTIVITY</u>		
Inflow		
Net Proceeds from QIP	-	49,050
Outflow		
Construction Cost (Retail/Commercial/Hospitality)	6,746	28,619
Investment in Land/TDR/Refundable Deposit/buyback of stakes	10,402	56,883
Subtotal	17,148	85,502
Net Cashflow from Investing Activities	-17,148	-36,452
<u>FINANCING ACTIVITY</u>		
Inflow		
Debt Drawn Net	8,218	8,578
Others Net	221	221
Subtotal	8,439	8,779
Outflow		
Finance Cost	3,436	14,240
Others Net		2,010
Dividend Payout	-	780
Subtotal	3,436	17,030
Net Cashflow from Financing Activities	5,003	-8,231

BUSINESS SEGMENTS

RESIDENTIAL



RETAIL



COMMERCIAL



HOSPITALITY



RESIDENTIAL

COMPLETED

152 PROJECTS

130 mn sft

ONGOING

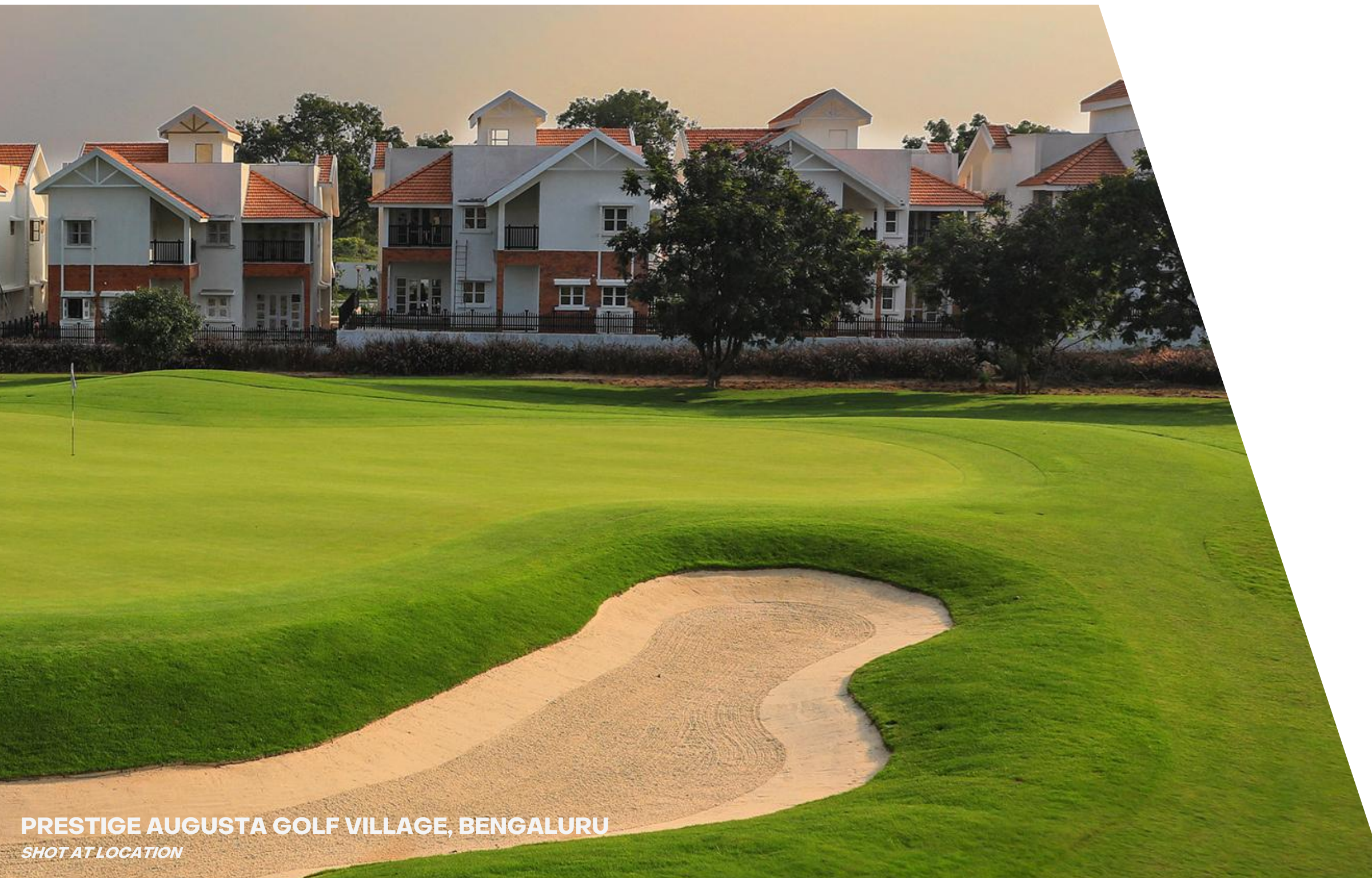
45 PROJECTS

86 mn sft

UPCOMING

39 PROJECTS

65 mn sft



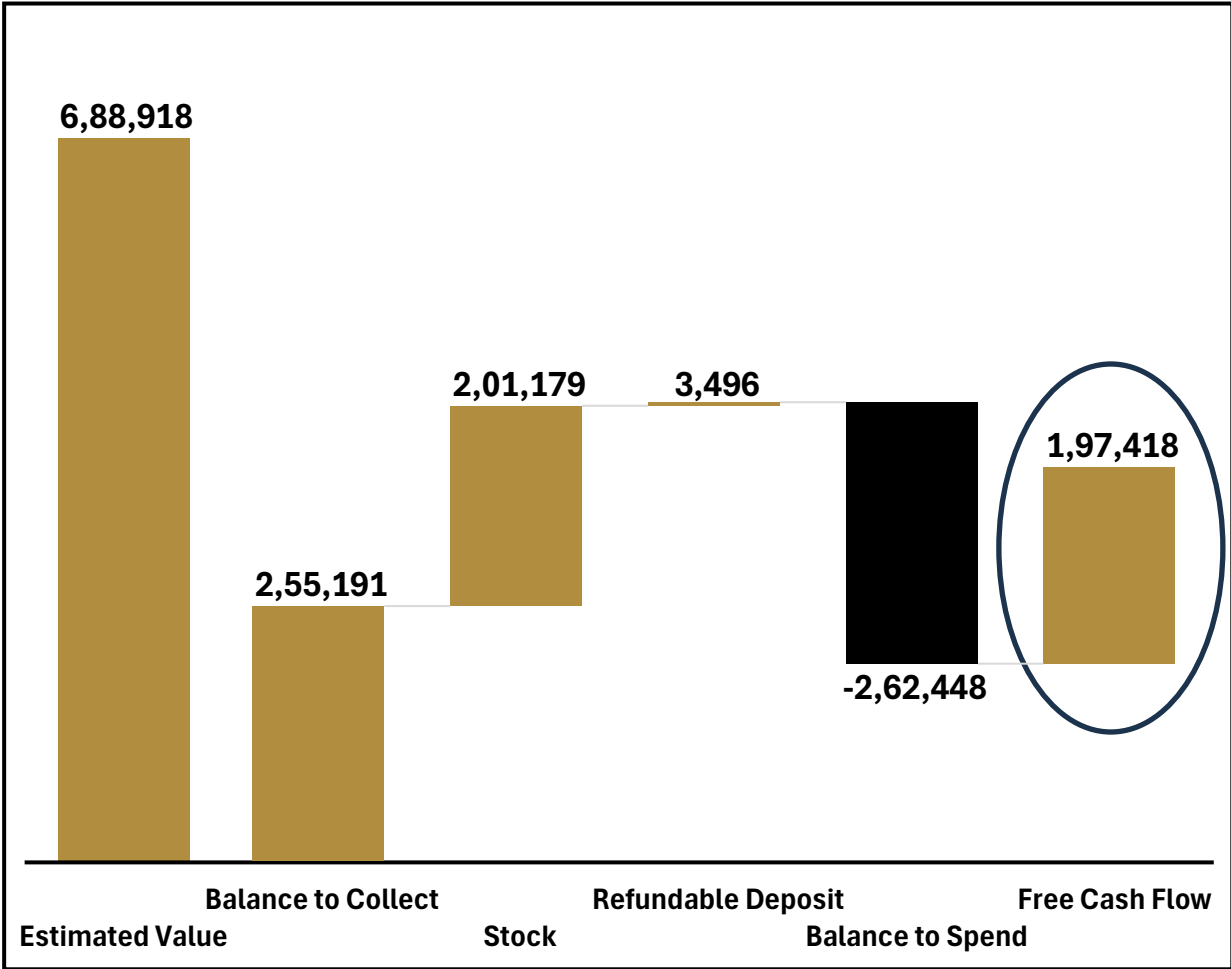
PRESTIGE AUGUSTA GOLF VILLAGE, BENGALURU
SHOT AT LOCATION

RESIDENTIAL PORTFOLIO

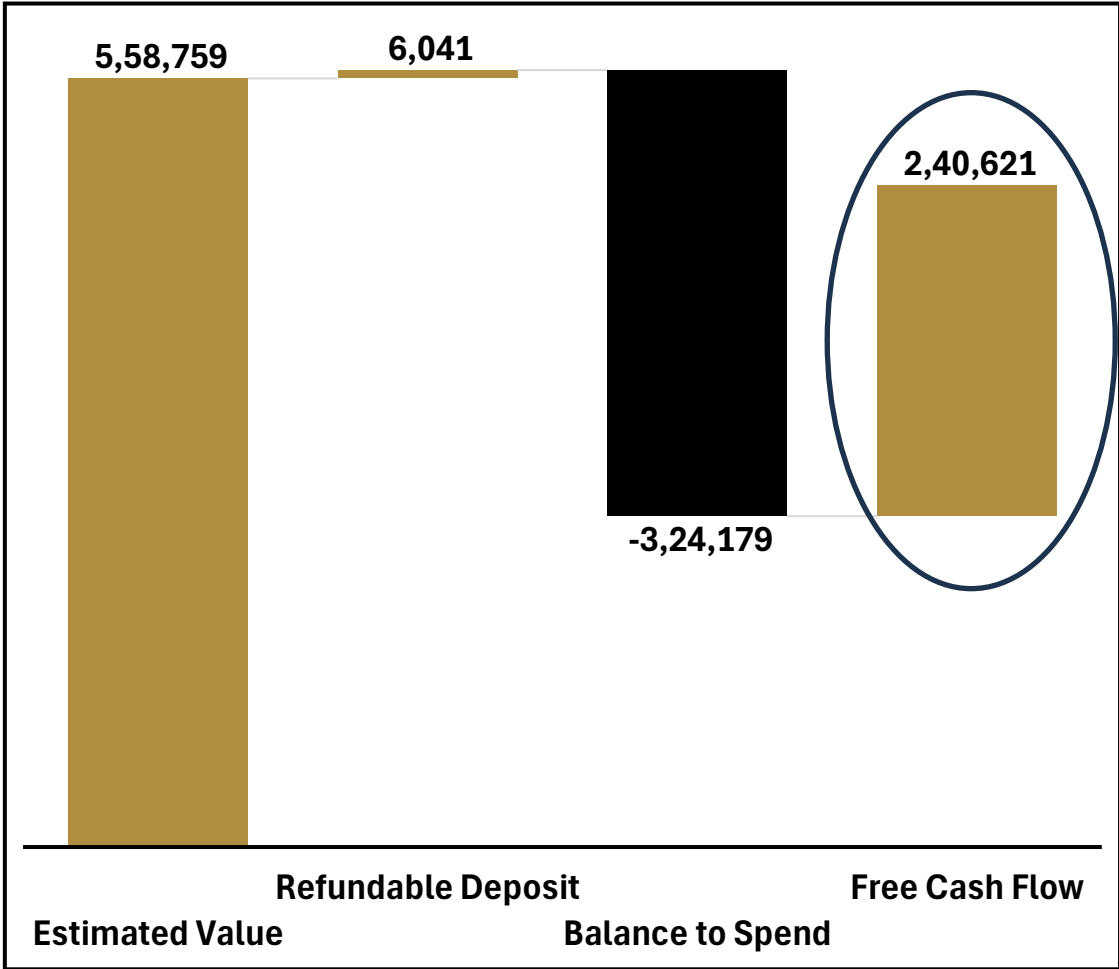
CASH FLOWS (₹ mn)

FREE CASH FLOWS FROM SALES : ₹ 4,38,039 mn

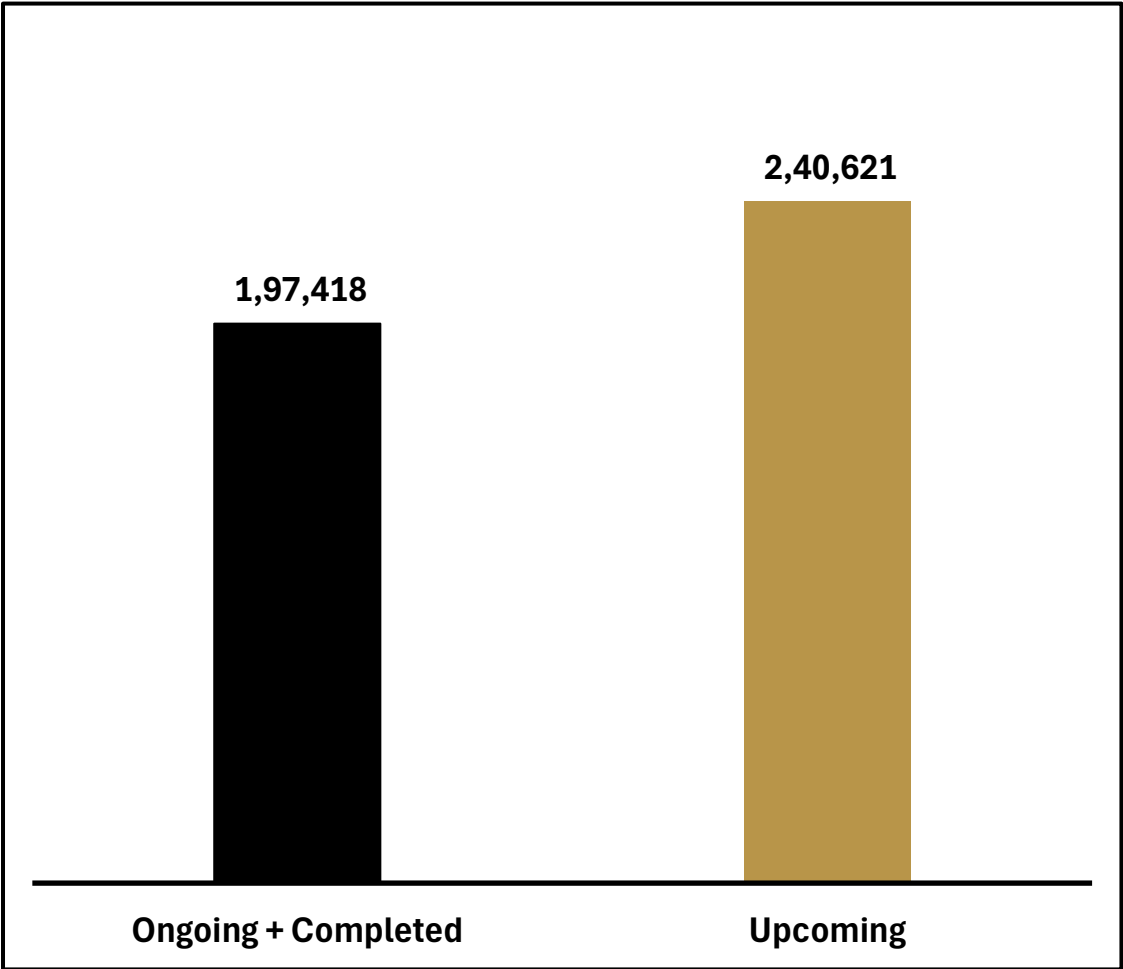
Ongoing + Completed Projects



Upcoming Projects



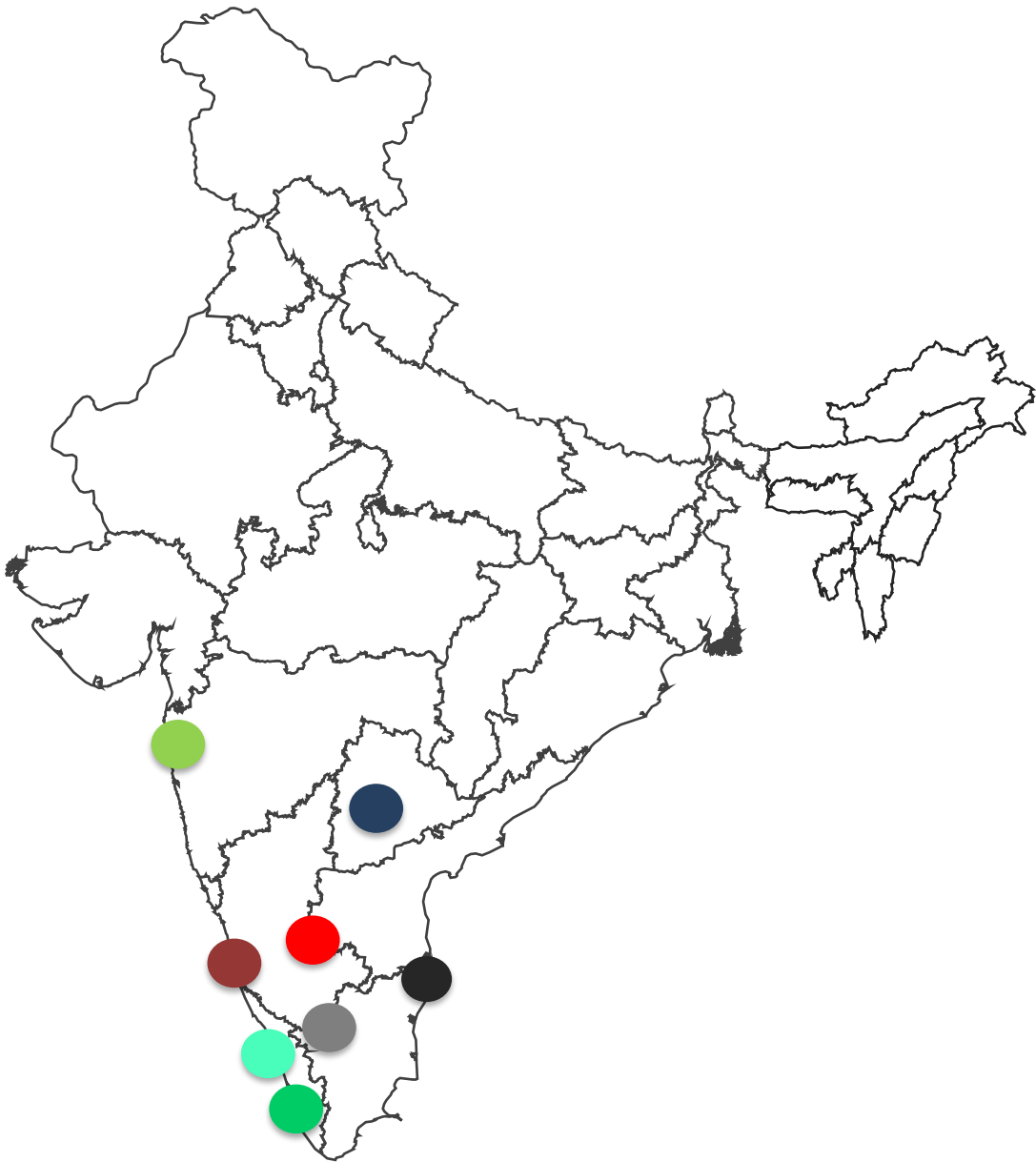
Free Cash Flows (₹ mn)



RESIDENTIAL - ONGOING PROJECTS



45 Projects 86 mn sft



Projects Added in Q4

● **Bengaluru**

1	Prestige White Meadows - Clover Leaf	0.50	100%	0.50	FY 26
2	Prestige Primrose Hills - Ph2	0.72	67%	0.48	FY 26
3	Aspen Greens @ TPC	0.50	76%	0.38	FY 26
4	Avalon Park @ TPC	2.03	76%	1.55	FY 26
5	Eden Park @ TPC	2.69	76%	2.04	FY 26
6	Meridian Park Phase I @ TPC	1.82	76%	1.39	FY 26
7	Meridian Park Phase II @ TPC	2.34	76%	1.78	FY 26
8	Meridian Park Phase III @ TPC	1.81	76%	1.38	FY 26
9	Prestige Green Gables	0.71	62%	0.44	FY 26
10	Prestige Sanctuary	0.43	100%	0.43	FY 26
11	Prestige King's County	1.52	82%	1.26	FY 26
12	Aston Park @ TPC	1.35	76%	1.03	FY 27
13	Prestige Elm Park	0.57	65%	0.37	FY 27
14	Prestige Dew Drops	0.12	100%	0.12	FY 27
15	Prestige Lavender Fields	3.11	90%	2.81	FY 28
16	Prestige Park Grove - Apartments	9.28	62%	5.76	FY 28
17	Prestige Park Grove-Villas	0.34	68%	0.23	FY 28
18	Prestige Serenity Shores	1.57	80%	1.25	FY 28
19	Prestige Glenbrook	0.66	100%	0.66	FY 28
20	Prestige Somerville	0.83	64%	0.53	FY 28
21	Prestige Camden Gardens	0.34	66%	0.22	FY 28
22	Prestige Raintree Park	4.67	100%	4.67	FY 29
23	Prestige Pine Forest	1.16	60%	0.70	FY 29
24	Prestige Suncrest	0.86	70%	0.60	FY 29
25	Prestige Southern Star Ph I	5.21	98%	5.10	FY 30
Total		45.14		29.96	

● **Kochi**

26	Prestige Eden Garden	0.30	100%	0.30	FY 26
27	Prestige Cityscape	0.30	50%	0.15	FY 27
28	Prestige Panorama	0.29	50%	0.15	FY 27
Total		0.89		0.59	

● **Hyderabad**

29	Prestige Beverly Hills	2.30	100%	2.30	FY 26
30	Prestige Clairemont	3.29	100%	3.29	FY 27
31	Prestige Vaishnai Rainbow Waters	1.11	37%	0.40	FY 27
32	The Prestige City @ Hyd - Villa	0.81	38%	0.31	FY 27
33	The Prestige City @ Hyd - Apt	12.61	38%	4.79	FY 28
34	Prestige Spring Heights	5.05	76%	3.83	FY 30
Total		25.17		14.93	

● **Calicut**

35	Prestige Ocean Pearl	1.50	72%	1.08	FY 27
Total		1.50		1.08	

● **Mangaluru**

36	Prestige Palm Residences	0.35	75%	0.26	FY 26
Total		0.35		0.26	

● **Mumbai**

37	Prestige Jasdan Classic	0.78	100%	0.78	FY 26
38	Siesta @ TPC Mulund	1.37	100%	1.37	FY 26
39	Bellanza PH I @ TPC Mulund	1.70	100%	1.70	FY 27
40	Prestige Daffodils	0.26	64%	0.16	FY 27
41	Bellanza Ph II @ TPC Mulund	1.69	100%	1.69	FY 28
42	Prestige Ocean Towers	1.35	76%	1.03	FY 31
43	Prestige Forest Hills Mulund Ph1	2.36	100%	2.36	FY 31
44	Prestige Nautilus	2.92	64%	1.87	FY 33
Total		12.43		9.09	

● **Ooty**

45	Prestige Hillcrest	0.11	50%	0.05	FY 26
Total		0.11		0.05	

Table Header

Developable
Area (Mn sft)

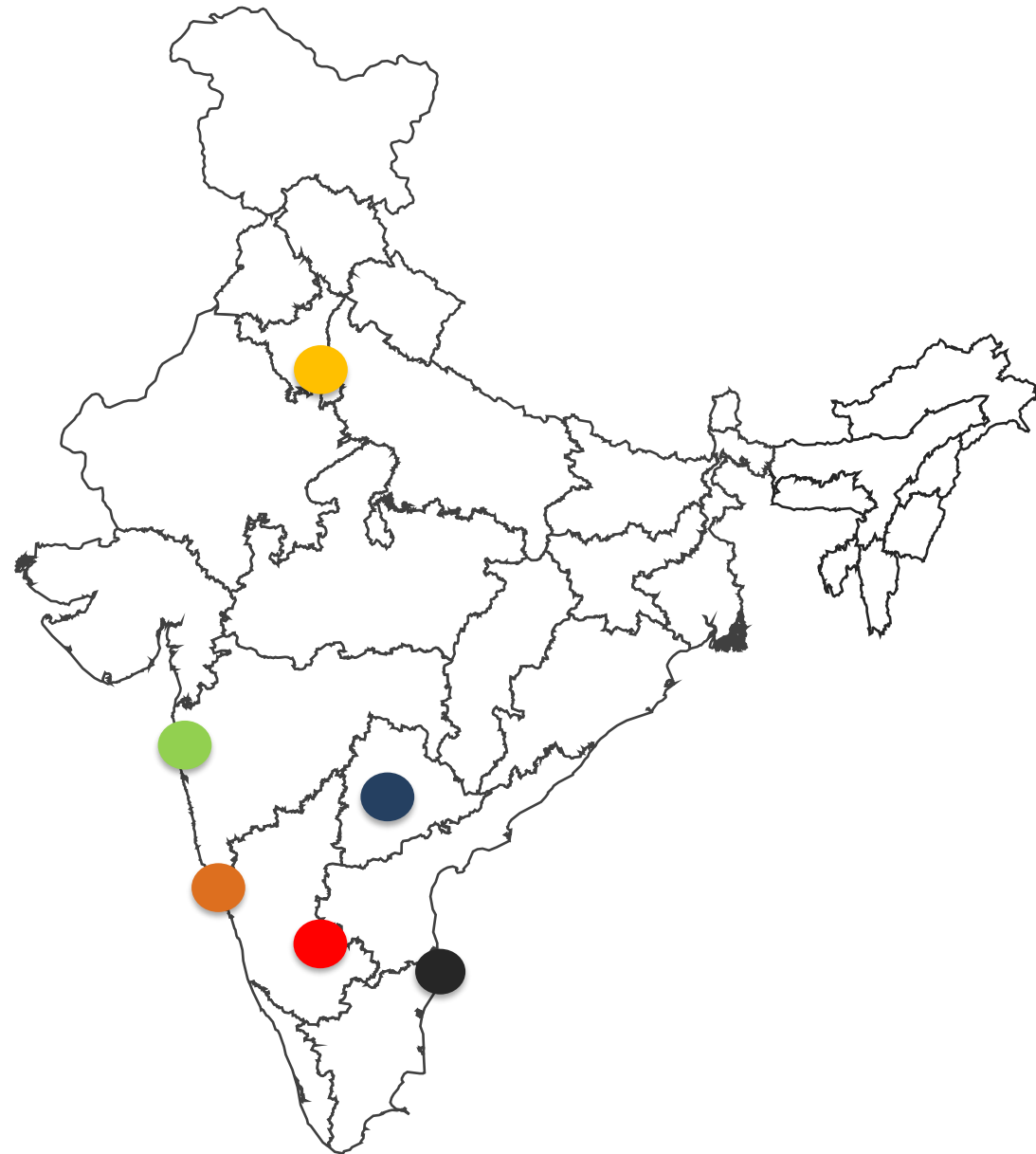
Economic
Interest (%)

Prestige Share
(Mn sft)

Completions
(Yr)

RESIDENTIAL - UPCOMING PROJECTS

39 Projects **65** mn sft



● Bengaluru

1	Prestige Oakville	0.48	70%	0.34	FY 26
2	Prestige Southern Star Ph II	1.28	94%	1.20	FY 26
3	Prestige Falcon City Luxe	4.38	76%	3.33	FY 26
4	Eaton Park @ TPC	1.07	76%	0.82	FY 26
5	Fernvale @ TPC	0.75	51%	0.38	FY 26
6	Evergreen @ Prestige Raintree Park	5.47	100%	5.47	FY 26
7	Prestige Avon	0.61	69%	0.42	FY 26
8	Prestige Forest Edge	0.56	60%	0.33	FY 26
9	Prestige Marigold Ph II	1.34	100%	1.34	FY 26
10	Prestige Greenbrook	0.76	40%	0.31	FY 26
11	Prestige Gardenia Estates	1.06	40%	0.42	FY 26
12	Prestige Autumn Leaves	0.70	40%	0.28	FY 26
13	Prestige Countydale	0.24	100%	0.24	FY 27
14	Prestige Grove Hills	0.43	65%	0.28	FY 27
15	Prestige Park Street	0.20	65%	0.13	FY 27
16	Prestige Highland Hideaway	1.57	66%	1.03	FY 27
17	Prestige Park Ridge	2.81	69%	1.92	FY 27
18	Prestige Greenmoor	0.80	26%	0.20	FY 27
19	Prestige Gardenia Estates Ph II	0.41	40%	0.17	FY 27
20	Prestige Crystal Lawns	0.56	40%	0.23	FY 27
21	Prestige Windgates	0.55	70%	0.39	FY 27
Total		26.04		19.23	

● Mumbai

22	Prestige Horizon Heights	2.16	100%	2.16	FY 26
23	Prestige Forest Hills Mulund - Ph 2	2.36	100%	2.36	FY 26
24	Residential @ The Prestige Place	5.02	50%	2.51	FY 27
Total		9.54		7.03	

● Hyderabad

25	Prestige Rock Cliff	0.81	0.55	0.45	FY 26
26	Prestige Imperial Park	2.78	0.76	2.12	FY 26
Total		3.60		2.56	

● Chennai

27	Prestige Pallavaram Gardens	4.24	78%	3.32	FY 26
28	Prestige Palm Court	1.47	69%	1.02	FY 26
Total		5.72		4.34	

● Delhi/NCR

29	Mulberry at The Prestige City	4.60	67%	3.08	FY 26
30	Oakwood at The Prestige City	5.04	67%	3.38	FY 26
31	Mayflower at The Prestige City	1.93	67%	1.30	FY 26
32	Prestige Imperium	0.18	76%	0.13	FY 26
33	Prestige Bougainvillea Gardens	3.10	72%	2.23	FY 27
Total		14.85		10.12	

● Goa

34	Prestige Bayfront	0.69	78%	0.53	FY 26
35	Veranda Bay @ Prestige Sea Scapes	0.45	100%	0.45	FY 26
36	Shimmering Shores @ Prestige Sea Scapes	0.46	100%	0.46	FY 26
37	Beach Gardens @ Prestige Sea Scapes	1.55	100%	1.55	FY 26
38	Villas - Prestige Golf Shire	1.19	100%	1.19	FY 26
39	Palm Coast @ Prestige Sea Scapes	0.49	100%	0.49	FY 27
Total		4.84		4.68	

Table Header

Developable
Area (Mn sft)

Economic
Interest (%)

Prestige Share
(Mn sft)

Launches
(Yr)

LAUNCHES PLANNED FOR FY26

Sl No	Project Name	Location	TDA (mn sft)	GDV (₹ Mn)
1	Prestige Falcon City Luxe	Bengaluru	4.38	50,686
2	Evergreen @ Prestige Raintree Park	Bengaluru	5.47	42,443
3	Prestige Southern Star Ph II	Bengaluru	1.28	13,662
4	Prestige Forest Edge	Bengaluru	0.56	11,136
5	Eaton Park @ TPC	Bengaluru	1.07	9,095
6	Prestige Marigold Ph II	Bengaluru	1.34	8,067
7	Prestige Windgates	Bengaluru	0.55	7,515
8	Prestige Gardenia Estates	Bengaluru	1.06	8,037
9	Prestige Oakville	Bengaluru	0.48	6,560
10	Fernvale @ TPC	Bengaluru	0.75	6,459
11	Prestige Avon	Bengaluru	0.61	5,670
12	Prestige Greenbrook	Bengaluru	0.76	4,588
13	Prestige Autumn Leaves	Bengaluru	0.70	4,191
14	Prestige Pallavaram Gardens	Chennai	4.24	30,742
15	Prestige Palm Court	Chennai	1.47	7,929
16	Prestige Bayfront	Goa	0.69	13,771
17	Beach Gardens @ Prestige Sea Scapes	Goa	1.55	7,763
18	Shimmering Shores @ Prestige Sea Scapes	Goa	0.46	2,790
19	Veranda Bay @ Prestige Sea Scapes	Goa	0.45	2,788
20	Prestige Rock Cliff	Hyderabad	0.81	9,093
21	Prestige Horizon Heights	Mumbai	2.16	20,400
22	Prestige Forest Hills Mulund - Ph2	Mumbai	2.36	28,693
23	Oakwood at The Prestige City	NCR	5.04	50,950
24	Mulberry at The Prestige City	NCR	4.60	46,876
25	Mayflower at The Prestige City	NCR	1.93	21,297
Total			44.80	4,21,202



COMMERCIAL

COMPLETED

125 PROJECTS

49 mn sft

ONGOING

12 PROJECTS

23 mn sft

UPCOMING

7 PROJECTS

8 mn sft

OPERATIONAL HIGHLIGHTS

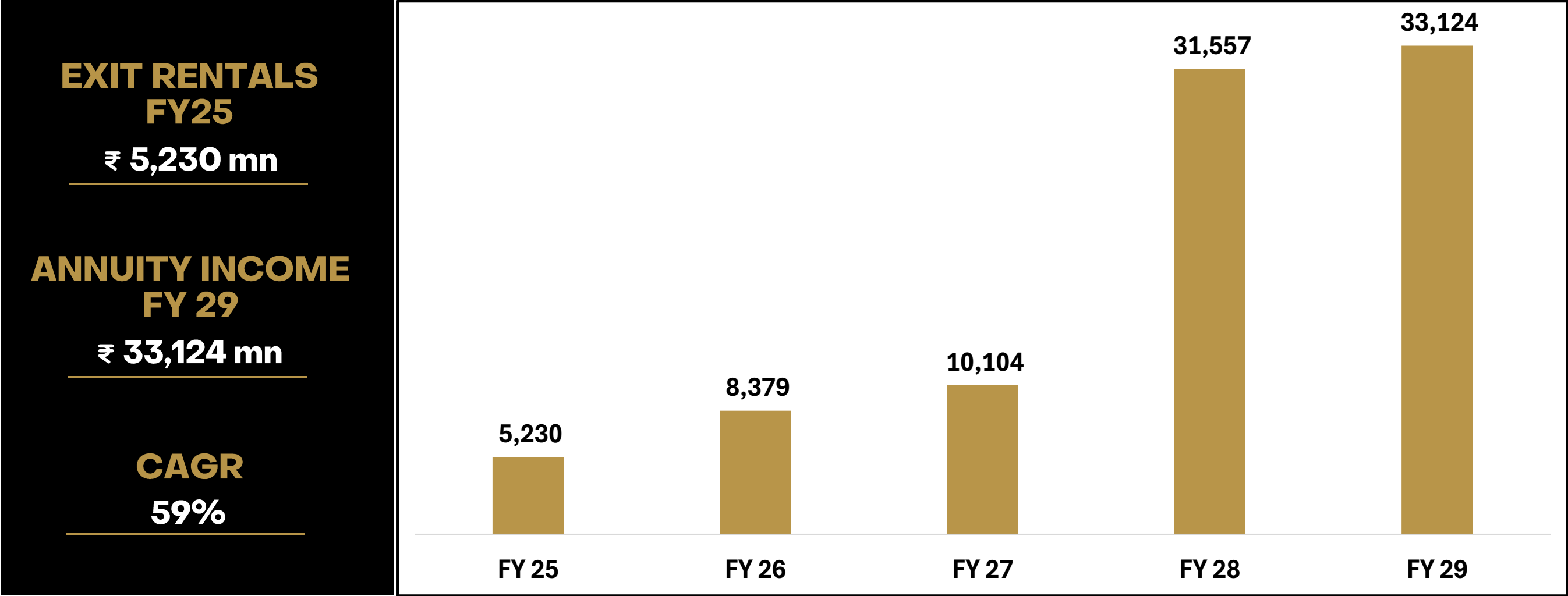
FY25

TOTAL LEASING
4.10 mn sft

OCCUPANCY
~ 90%

COMMERCIAL PORTFOLIO

PROJECTED ANNUITY INCOME STEP UP (₹ mn)

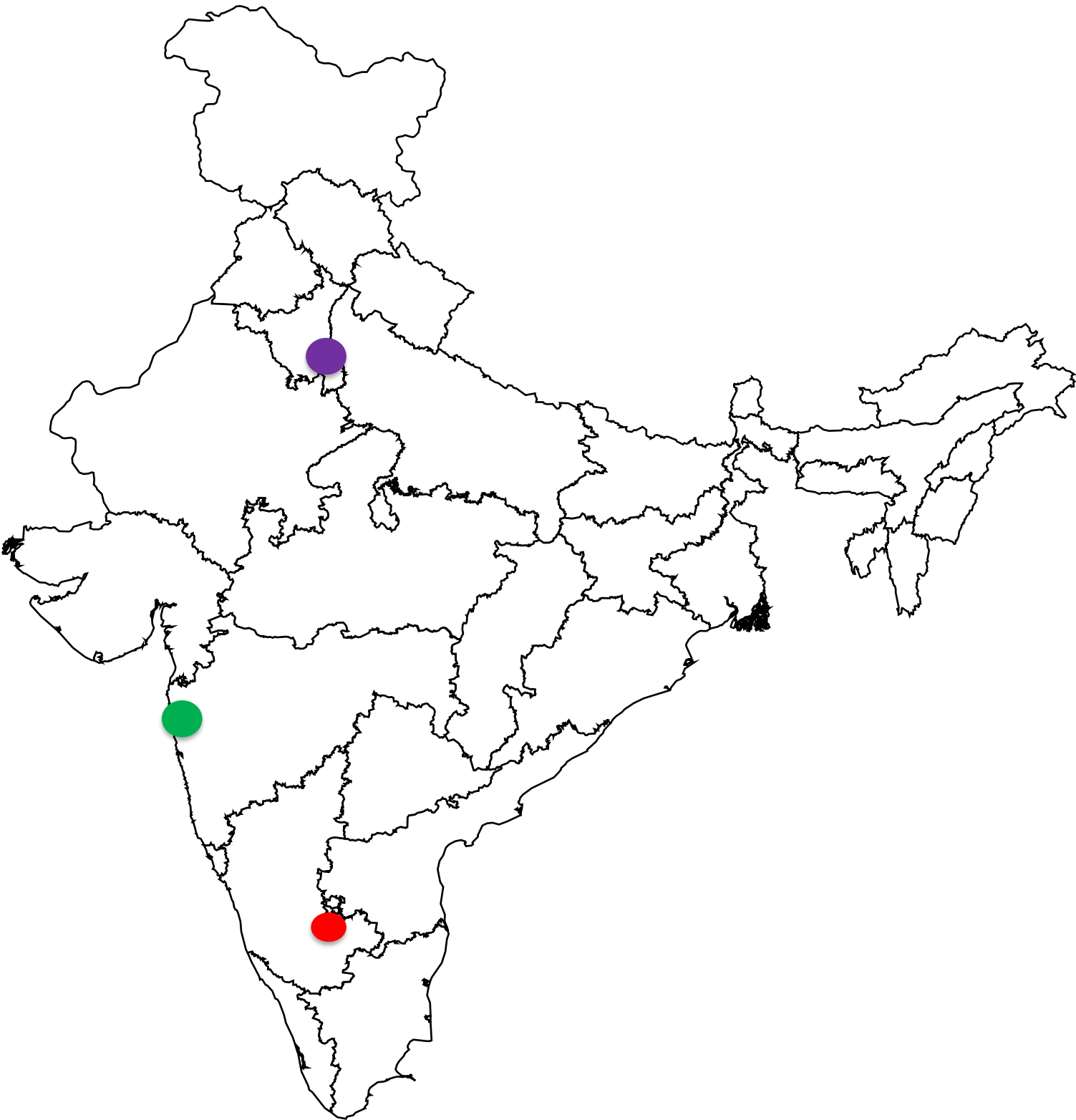


PG Share

COMMERCIAL - ONGOING PROJECTS



12 Projects 16 mn sft



● *Bengaluru*

1	Prestige Lake Shore Drive Ph I	4.02	40%	1.61	FY 26
2	Prestige Tech Hub	1.33	60%	0.80	FY 26
3	Prestige Tech Forest	3.73	68%	2.54	FY 26
4	Prestige Waterfront	0.54	60%	0.32	FY 27
5	Prestige Tech Habitat	1.04	74%	0.77	FY 27
6	Prestige Techzone	2.53	67%	1.70	FY 27
7	Prestige Capital Square	0.18	100%	0.18	FY 27
8	Prestige Signature Tower (JRC)	0.28	100%	0.28	FY 27
Total		13.65		8.19	

● *Mumbai*

9	The Prestige, Mumbai	4.28	90%	3.86	FY 28
10	Prestige 101, BKC (X)	2.94	100%	2.94	FY 28
11	Prestige 101, BKC (Y)	1.83	50%	0.91	FY 28
Total		9.05		7.72	

● *Delhi*

12	Trade Center DIAL (Aerocity)	0.80	50%	0.40	FY 26
Total		0.80		0.40	

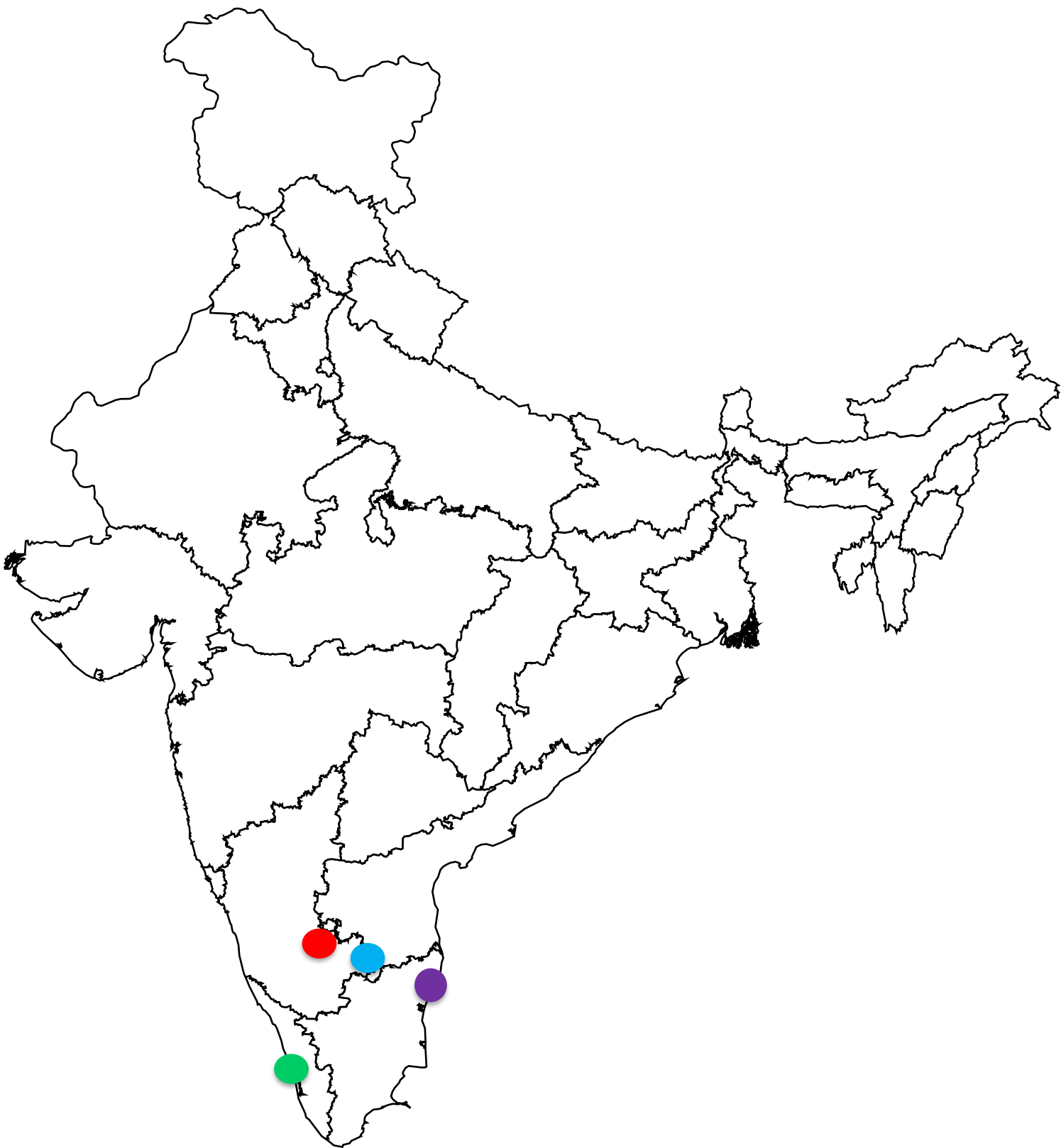
Table Header

Developable Area (Mn sft)	Economic Interest (%)	Prestige Share (Mn sft)	Completions (Yr)
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COMMERCIAL - UPCOMING PROJECTS



7 Projects 5 mn sft



● *Bengaluru*

1	Prestige Landmark	2.92	50%	1.46	FY 26
2	Prestige Tech park 5	0.14	100%	0.14	FY 26
3	Commercial - Kensington Road	0.08	100%	0.08	FY 26
Total		3.13		1.68	

● *Kolar*

4	Shipco (Wharehousing)	2.05	70%	1.44	FY 26
Total		2.05		1.44	

● *Kochi*

5	Prestige Cyber Green- Phase II	0.62	100%	0.62	FY 26
6	Prestige Vantage Point	0.45	60%	0.27	FY 26
Total		1.07		0.89	

● *Chennai*

7	WS Industries	1.64	64%	1.05	FY 26
Total		1.64		1.05	

Table Header

Developable
Area (Mn sft)

Economic
Interest (%)

Prestige Share
(Mn sft)

Launches
(Yr)

COMMERCIAL - CAPEX & BALANCE TO SPEND

BALANCE TO SPEND
(PG SHARE)

ONGOING COMMERCIAL
₹ 71,167 mn

UPCOMING COMMERCIAL
₹ 19,425 mn

TOTAL
₹ 90,591 mn

(Values in mn)

PARTICULARS	Total COC	COC (PG)	Balance COC	Balance COC (PG)
Ongoing Commercial Capex	1,20,168	1,10,703	74,082	71,167
Upcoming Commercial Capex	21,135	19,905	20,618	19,425
Total Capex (Ongoing & Upcoming)	1,41,304	1,30,608	94,700	90,591



RETAIL

COMPLETED

13 PROJECTS

10 mn sft

ONGOING

2 PROJECTS

2 mn sft

UPCOMING

10 PROJECTS

10 mn sft



FORUM REX WALK, BENGALURU
SHOT AT LOCATION

OPERATIONAL HIGHLIGHTS

FY25

PORTFOLIO LEVEL
OCCUPANCY

99%

GTO
₹ 22,640 mn

MALL FOOTFALLS
~ 18 mn



RETAIL PORTFOLIO

PROJECTED ANNUITY INCOME STEP UP (₹ mn)

**EXIT RENTALS
FY25**

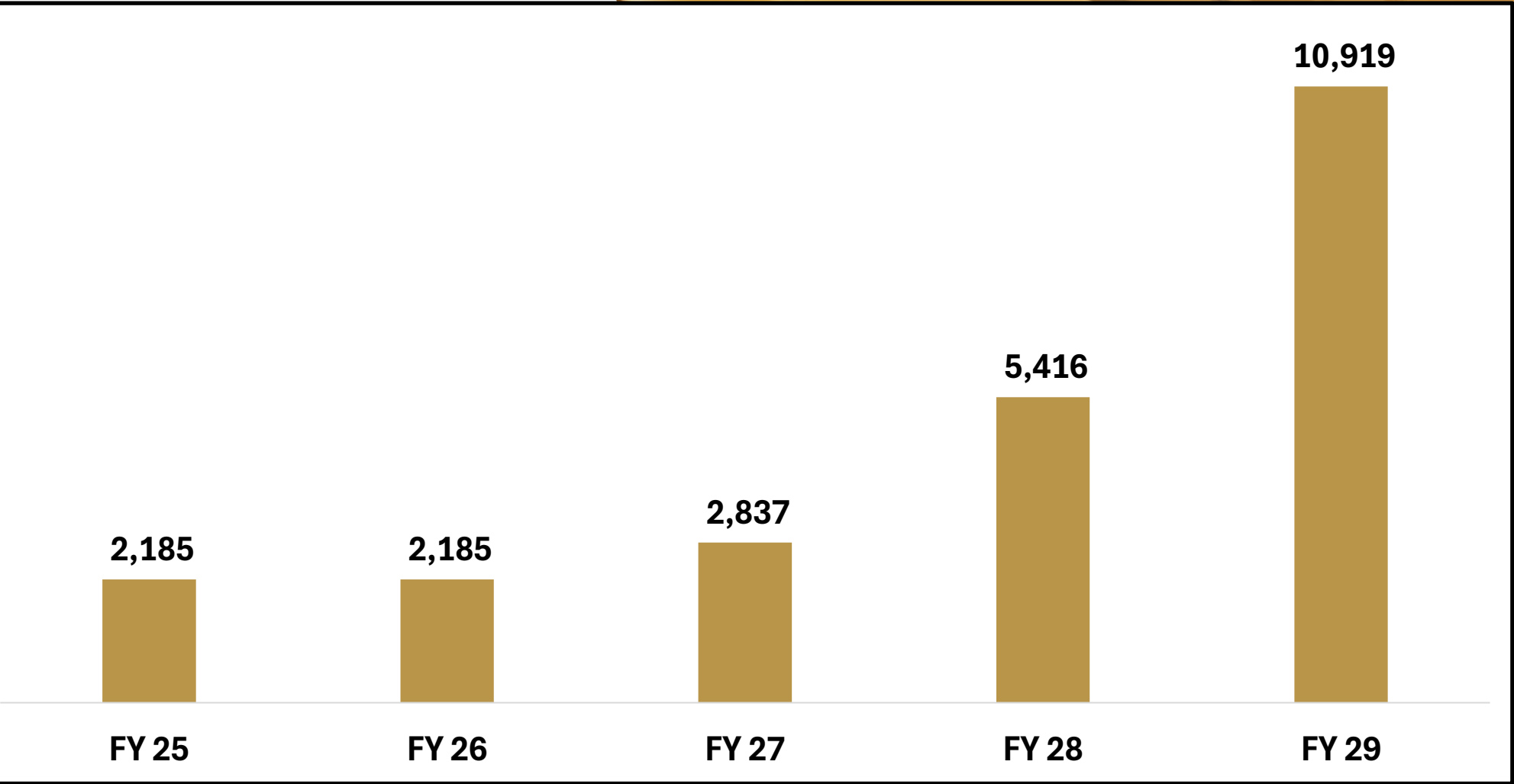
₹ 2,185 mn

**ANNUITY INCOME
FY 29**

₹ 10,919 mn

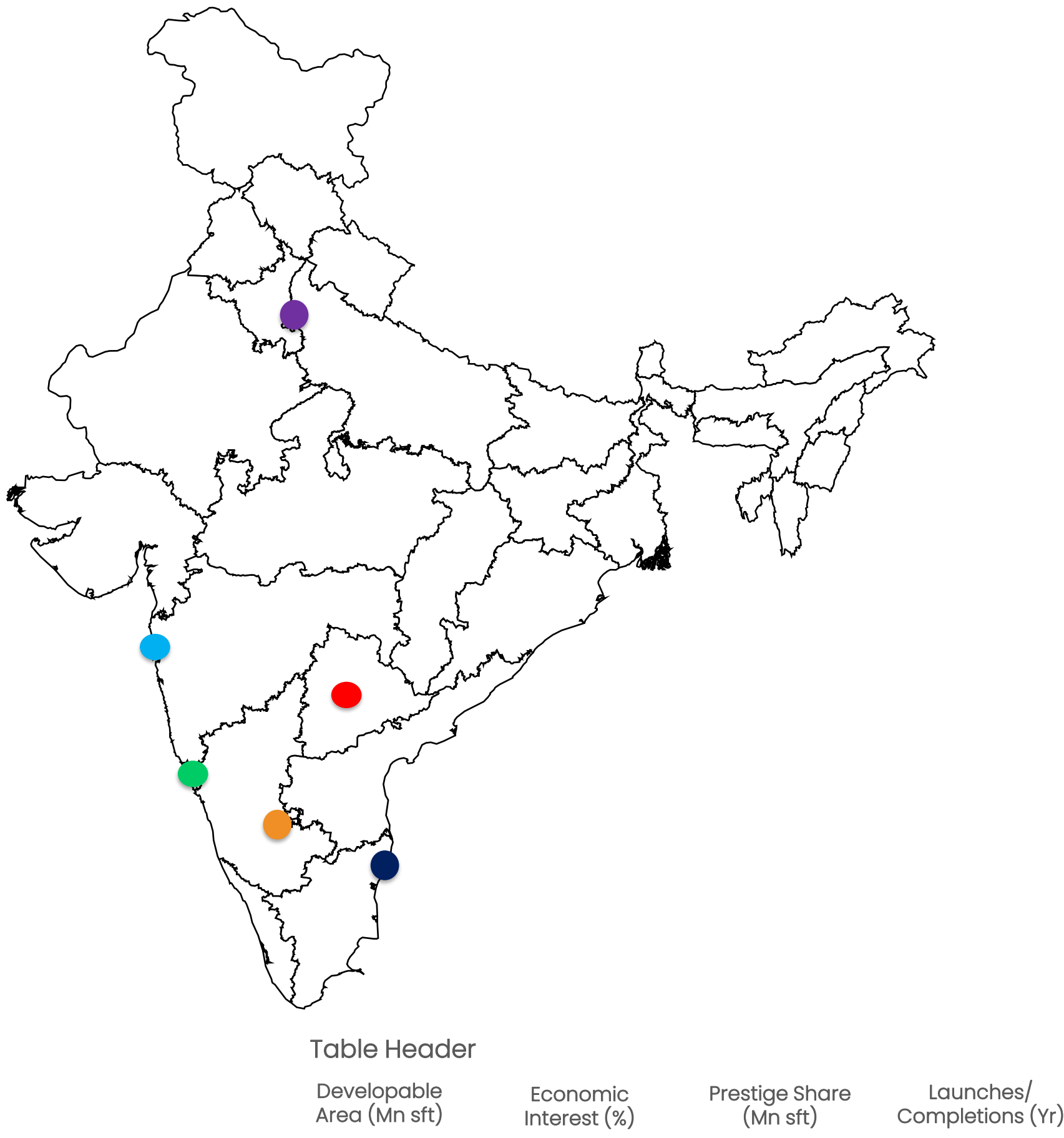
CAGR

50%



PG Share

RETAIL - ONGOING & UPCOMING PROJECTS



ONGOING **2** Projects **2.4** mn sft

BENGALURU

1	Forum 13o North	1.13	100%	1.13	FY 27
2	Forum TPC Bengaluru	1.27	100%	1.27	FY 28
Total		2.40		2.40	

UPCOMING **10** Projects **10.28** mn sft

BENGALURU

1	Forum Park Grove	0.83	76%	0.63	FY 26
2	Forum Mall @ Prestige Falcon City Phase 2	0.46	100%	0.46	FY 26

CHENNAI

3	Forum One OMR	1.80	85%	1.52	FY 26
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GOA

4	Forum @ South Goa	1.05	100%	1.05	FY 26
5	Galeria Centro @ Prestige Sea Scapes	0.15	100%	0.15	FY 26

HYDERABAD

6	Forum @ The Prestige City(Hyd)	1.56	38%	0.59	FY 26
7	Forum @ Budvel	0.57	76%	0.43	FY 26
8	Forum @ Banjara Hills	0.59	50%	0.30	FY 26

MUMBAI

9	Forum @ The Prestige Place	2.10	50%	1.05	FY 26
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NCR

10	Forum @ TPC Indirapuram	1.18	68%	0.80	FY 26
Total		10.28		6.98	

RETAIL - CAPEX & BALANCE TO SPEND



BALANCE TO SPEND (PG SHARE)

ONGOING RETAIL
₹ 8,187 mn

UPCOMING RETAIL
₹ 35,847 mn

TOTAL
₹ 44,034 mn

(Values ₹ in mn)

PARTICULARS	Total COC	COC (PG)	Balance COC	Balance COC (PG)
Ongoing Retail Capex	10,258	10,258	8,187	8,187
Upcoming Retail Capex	41,051	35,947	40,912	35,847
Total Capex (Ongoing & Upcoming)	51,308	46,205	49,100	44,034





PROPERTY MANAGEMENT

PROPERTIES MANAGED
180 PROJECTS
103 mn sft

Q4 FY 25
GROSS REVENUE
₹ 2,122 mn

FY 25
GROSS REVENUE
₹ 7,836 mn

LAND BANK

S.No.	Entity Name	Location	Land Area (Acres)	Economic Interest	Prestige Share (Acres)
1	Prestige Bidadi Holdings Pvt Ltd	Bidadi, Bengaluru	183	100%	183
2	The QS Company	Padil Mangaluru	21	100%	21
3	Prestige Warehousing And Cold Storage Services Pvt Ltd	Dobaspet, Bengaluru	50	100%	50
4	Prestige Sterling Infra Projects Pvt Ltd	ORR Bengaluru	37	90%	33
5	Northland Holdings	Sonnenahalli, Bengaluru	35	100%	35
6	Prestige Whitefield Developers	Whitefield, Bengaluru	20	47%	9
7	Prestige Estates Projects Ltd	Huyilalu, Mysuru	4	100%	4
8	Prestige Estates Projects Ltd	Bannergatta Road, Bengaluru	104	80%	83
9	Prestige Estates Projects Ltd	Meesaganahalli, Bengaluru	60	100%	60
10	Apex Realty Management	Bagaluru, Bengaluru	32	100%	32
11	Prestige Lonavala Estates Pvt Ltd	Taje Village, Pune	27	100%	27
12	Prestige Estates Projects Ltd	Kasavanahalli, Bengaluru	9	60%	6
13	Prestige Acres Pvt Ltd	Kodagurki - Devanahalli, Bengaluru	55	45%	25
14	Prestige Southcity Holdings	Merces, Goa	34	37%	12
15	Prestige Estates Projects Ltd	Varthur, Bengaluru	17	100%	17
Total			689		598

ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS

THE PRESTIGE CITY, MULUND WEST



SIESTA

- Construction completed in 3 yrs
- 2 wings with construction area 1.3 MM SF
- Occupation Certificate received (Q1 FY26)
- Customer handovers – Q1 FY26



BELLANZA PH 1 & 2

- Construction underway in full swing
- 4 out of 6 towers – structures completed
- 6 towers with construction area 3.3 MM SF
- Project completion expected by FY26-27



FOREST HILLS

- Construction Commenced for Ph 1 & 2
- 4 towers with construction area 4.9 MM SF

All images shot at location and progress update is as on date*

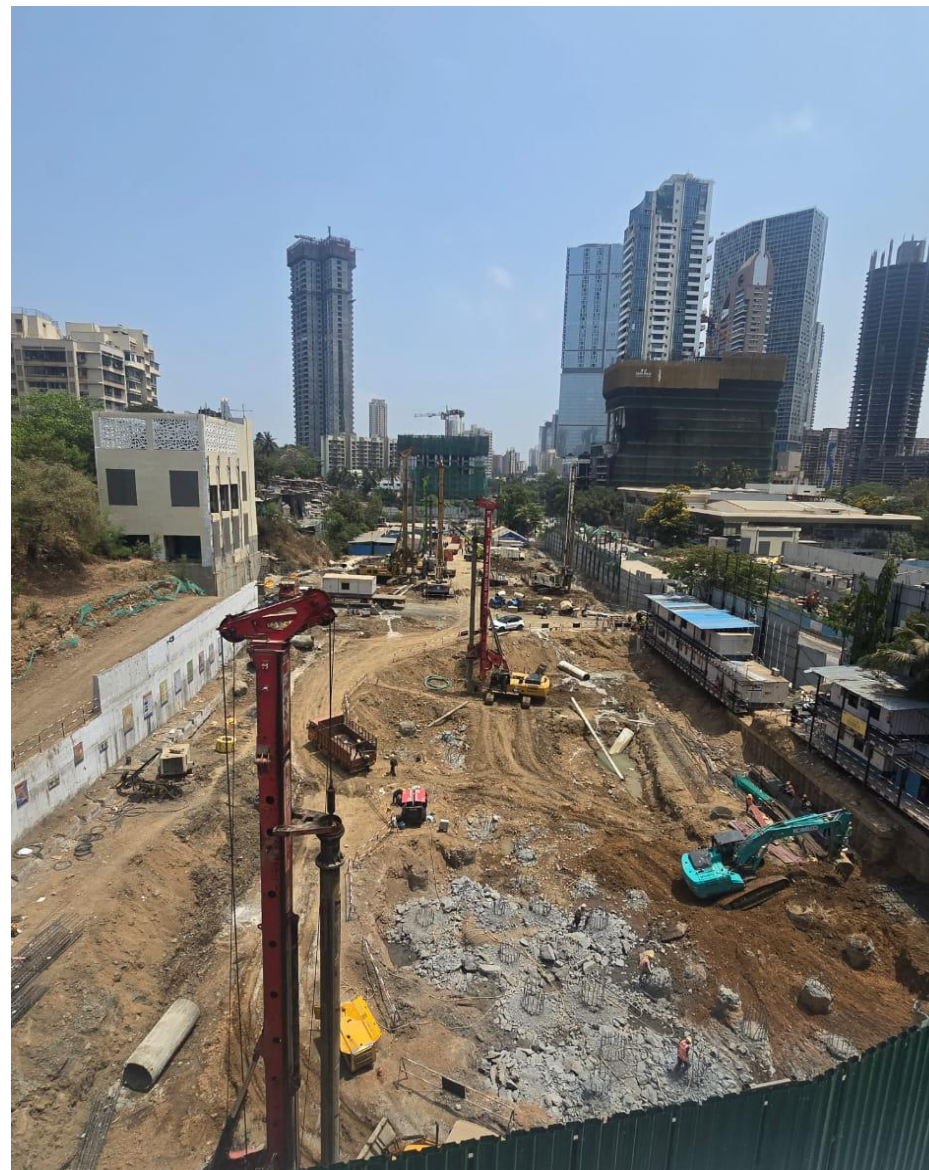
ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS

MUMBAI



PRESTIGE JASDHAN CLASSIC

- Construction Completed.
- Occupation Certificate received (Q1 FY26).
- Handovers- Q1FY26



PRESTIGE NAUTILUS

- Approvals in place, Construction Commenced on Sale towers & Rehab.



PRESTIGE DAFFODILS

- Excavation Completed; Foundation Work Started.



PRESTIGE TRADE CENTER

- Structure works in progress- 14 Floors Completed.

All images shot at location and progress update is as on date*

ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS

PRESTIGE 101



PRESTIGE 101, TOWER X & Y

- Lease Towers have been approved and construction underway at fast pace.
- Rehab Tower Structure Completed, handover in Q2 FY26



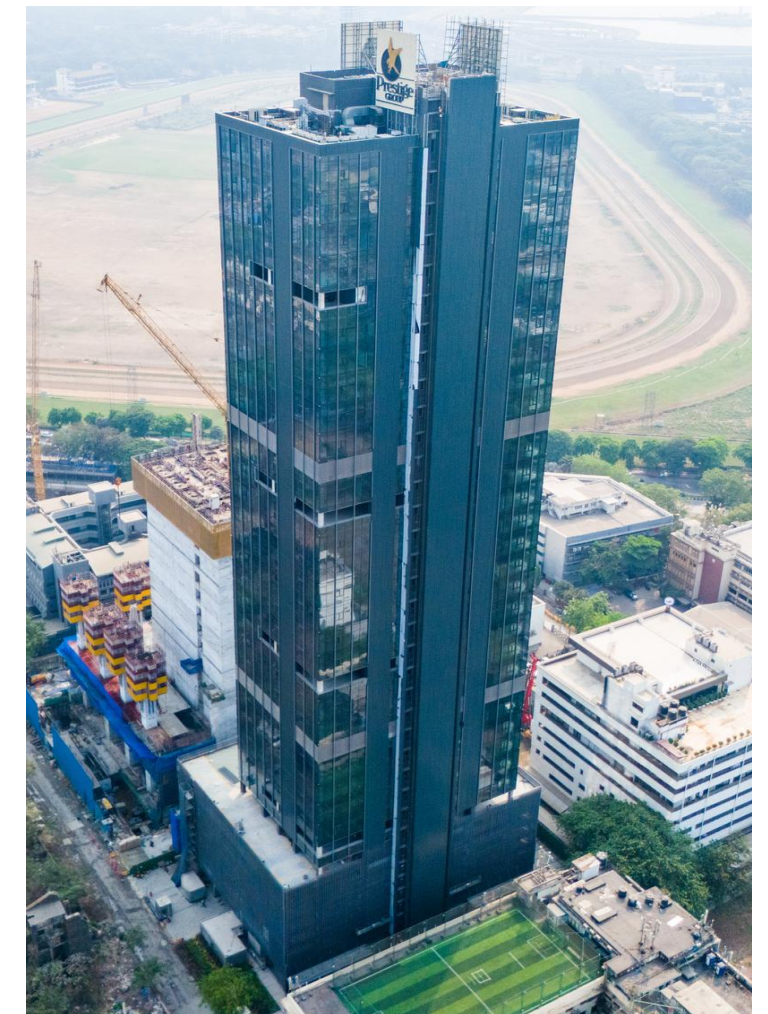
REHAB TOWER

THE PRESTIGE, MUMBAI



TURF TOWER

- Prestige Turf Tower fully Complete and Occupation Certificate Received.
- Lease Towers have been Approved and Construction underway, Tower Sky crossed plinth level.



ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS

DIAL – Trade Center (Aerocity), Marriott Marquis, St. Regis



OVERALL HOTEL INNER COURTYARD PROGRESS

HOTEL BLOCK

- Structure Completed for both the Marriott Marquis and St. Regis.
- Interior works are in progress across public areas and in guest rooms – 650 out of 778 rooms.
- Back-of-house areas are nearing completion.

OFFICE BLOCK

- Terrace slab work is currently in progress and is expected to be completed within 30 days.



MOCK-UP GUEST ROOMS



KITCHEN EQUIPMENT INSTALLATION IN PROGRESS



BALL ROOM

ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS



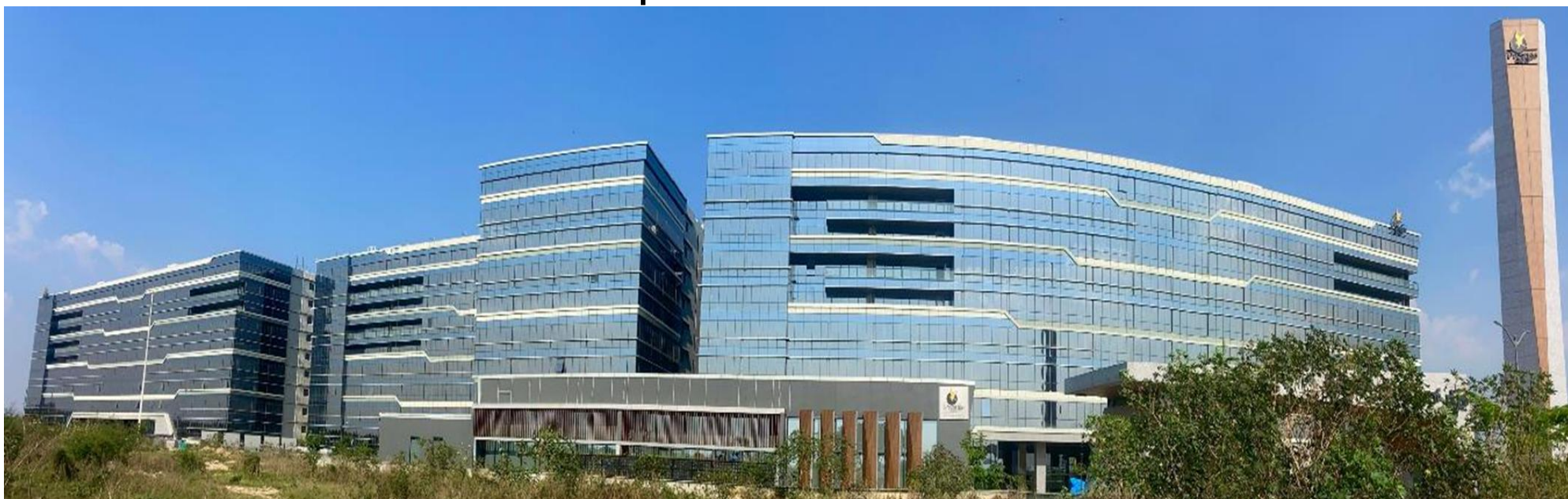
W BENGALURU & FORUM 13° NORTH

- W Hotel and Forum 13° North: Construction is in full swing
- Structure works 75% completed



LAKESHORE DRIVE BUILDING 50

- All construction activities completed.
- Awaiting Occupancy Certificate for all 4 Buildings
- All roads, landscapes, entrance reception and lift installations work has been completed and commissioning is in progress.



LAKESHORE DRIVE BUILDING 10, 20 AND 30

ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS



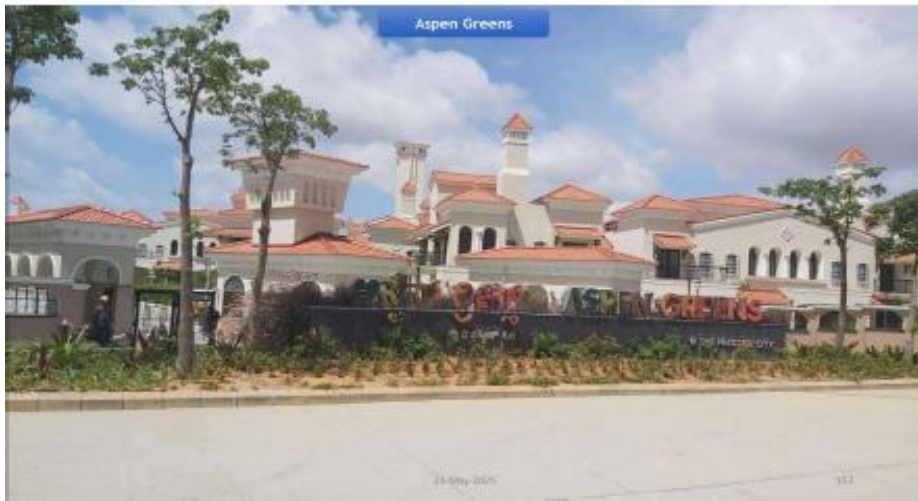
PRESTIGE PARK GROVE

- Construction in full swing in all 19 towers and 88 villas



EDEN PARK AT THE PRESTIGE CITY

- Construction in full swing– all 11 Towers structure completed



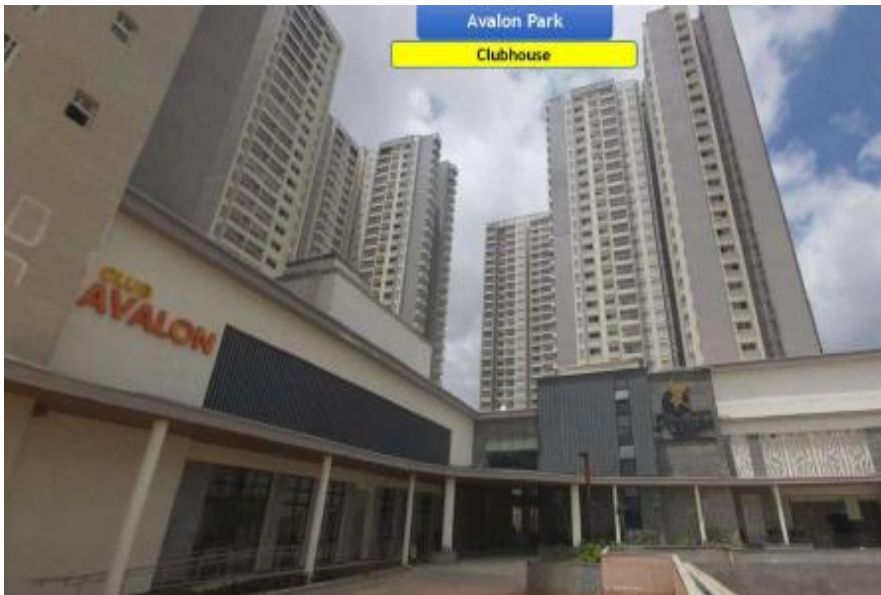
ASPEN GREENS AT THE PRESTIGE CITY

- Construction completed.
- Occupancy Certificate Received
- Handover to customers has commenced.



MERIDIAN PARK AT THE PRESTIGE CITY

- 7 out of 16 Towers structure is completed
- Finishing completed for 60%



AVALON PARK AT THE PRESTIGE CITY

- Construction completed.
- Occupancy Certificate Received
- Handover to customers has commenced.

(All images shot at location and progress update is as on date)

ANNUAL DEVELOPMENT UPDATE FOR KEY PROJECTS

THE PRESTIGE CITY HYDERABAD



- Construction of towers are in progress.



- Construction of villas are in progress.



- Construction of towers are in full swing.

PRESTIGE CLAIREMONT

ESG ACHIEVEMENTS & RECOGNITION



GRESB Green Star Rating

Prestige Mumbai, Mahalakshmi and Prestige 101, BKC achieved Green Star, Five Star rating for Global Real Estate Sustainability Benchmark (GRESB).

Green Champion Award

Indian Green Building Council's Green Champion Award for 'Developer Leading the Green Building Movement in India.'

Employee Awards

Employees' Choice Award 2024 and the Best Company for Gen Y 2024 at the W.E.-Matter Global Employees' Choice Workplace 24.

WiredScore Platinum

Prestige Technostar, Brookefield, Bengaluru and Prestige 101, BKC, Mumbai are among the first WiredScore-certified buildings in India.

World Healthy Workplaces

Achieved Gold Award at the 2024 Arogya World Healthy Workplaces for promoting employee health and well-being

Digital Excellence

Won the 'Best Digital Learning Initiative' at the 18th Edition Future of L&D Summit & Awards 2024.

Prestige Group is setting benchmarks in sustainability, innovation and employee engagement.

Our recent achievements in global ESG standards, digital certifications, and employee engagement reflect our commitment to excellence across Environmental, Social, and Governance (ESG) initiatives.

Green, Well & Workplace Certifications

Founding Membership of the Indian Green Building Council Six commercial properties have been certified with LEED (Platinum & Gold), Eighteen commercial properties are WELL pre-certified, Eleven commercial properties are WELL Health-Safety Rated. Seven residential projects are registered for IGBC Green Certification. Demonstrates our focus on sustainable building design and operations. It also showcases our commitment to creating spaces that prioritise health, well-being, and comfort for occupants.

ESG ACHIEVEMENTS & RECOGNITION

THOUGHT LEADERSHIP

ESG Impact Summit 2024

Prestige Group has hosted an influential thought leadership event, 'Big Ambition, Big Impact: Decarbonizing India's Built Environment', in partnership with Infosys, Indian Institute for Human Settlements, and ASSURE. It brought together leading voices from corporate, real estate and sustainability.

Big Ambition, Big Impact

Prestige Group has hosted an influential thought leadership event, 'Big Ambition, Big Impact: Decarbonizing India's Built Environment', in partnership with Infosys, Indian Institute for Human Settlements, and ASSURE. It brought together leading voices from corporate, real estate and sustainability.

Safety Awards – 2024

Suraksha Puraskar awards for The Prestige, Mumbai. (Construction Sector – Buildings; Residential, Institutional & Commercial) & Prestige Technostar, in Bengaluru. (Service Sector – Hotel, Hospital, IT Park, Airport Operation, Shopping Malls, Ports, etc.) International Safety Awards 2025 for Four IT Parks: Prestige Tech Pacific Park, Prestige Technopolis, Prestige Technostar, & Prestige Minsk Square.

BOARD OF DIRECTORS



Irfan Razack

Chairman and Managing Director



Dr. Rezwan Razack

Joint Managing Director



Noaman Razack

Whole-Time Director



Uzma Irfan

Director



S. N. Nagendra

Independent Director



Neelam Chhiber

Independent Director



Dr. Ravindra M Mehta

Independent Director



T. Srikanth Bhagavat

Independent Director

LEADERSHIP TEAM



Omer Bin Jung

Executive Director –
Hospitality



Faiz Rezwan

Executive Director –
Contracts and Projects



Zayd Noaman

Executive Director –
CMD's Office



Mohmed Zaid Sadiq

Executive Director –
Liasion and Hospitality



Anjum Jung

Executive Director –
Interior Design



Zackria Hashim

Executive Director –
Land Acquisitions



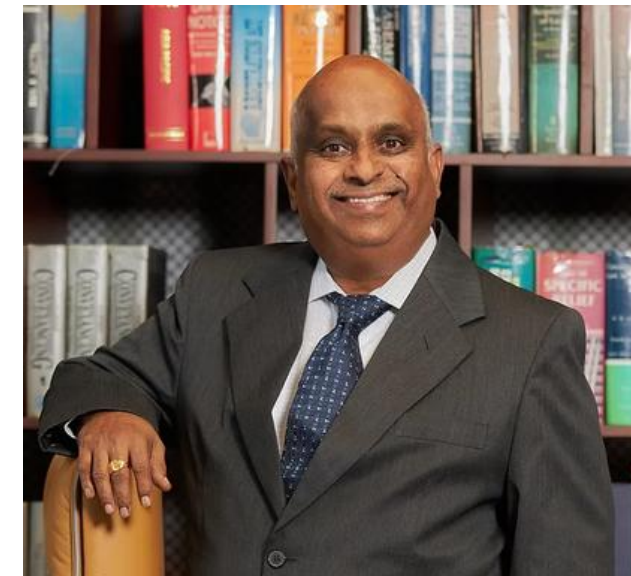
Sana Rezwan

Executive Director –
North India



Nayeem Noor

Executive Director –
Government Relations



T. Arvind Pai

Executive Director –
Legal



V. Gopal

Executive Director –
Projects and Planning

LEADERSHIP TEAM



Swaroop Anish

Executive Director &
CEO – Residential and
Business Development



Juggy Marwaha

CEO – Prestige Office
Ventures



Muhammed Ali

CEO – Retail



Suresh Singaravelu

Executive Director &
CEO – Hospitality
Segment



Tariq Ahmed

Executive Director &
CEO – West India



Amit Mor

Chief Financial
Officer



V.V.B.S. Sarma

Executive Director –
Accounts



Shivaprasad Naik N

Executive Director –
Accounts



**Lt Col. Milan Khurana
(Retd.)**

Executive Director –
HR, IT and Admin



Manoj Krishna J.V

Company Secretary
and Compliance Officer



Javed Shafiq Rao

CEO – Property
Management

THANK YOU

For further information please contact –

Ms. Khizra Bandukwala

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PRESTIGE 101 BKC, MUMBAI
ARTIST IMPRESSION

ANNEXURES

EXIT RENTALS – COMMERCIAL

S.No.	Project Name	Total Leasable Area	Economic Interest (%)	Economic Interest (MnSf)	Rent P.A (Annualised) (Rs Mn)
1	Prestige Logistic Centre	0.39	100	0.39	94
2	Prestige Polygon	0.33	100	0.33	352
3	Prestige Tech Park (West Palm)	0.32	61	0.20	256
4	SKN Commercial	0.13	100	0.13	89
5	Prestige Estates Projects Limited	0.86	100	0.86	279
6	Prestige Cybertower	0.30	100	0.30	142
7	Prestige TMS Square	0.22	58	0.13	88
8	Prestige Central Street	0.13	46	0.06	88
9	Prestige Technopolis	0.10	100	0.10	92
10	Prestige Saleh Ahmed	0.07	44	0.03	59
11	Prestige Cube	0.03	100	0.03	39
12	Prestige Phoenix	0.05	50	0.02	20
13	Prestige Cosmopolitan	0.08	100	0.08	77
14	Prestige Metropolitan	0.31	45	0.14	130
15	Prestige D' Art	0.01	50	0.00	4
16	Prestige Tech Park IV	0.77	50	0.38	413
17	Prestige Summit	0.13	16	0.02	36
18	Prestige Cyber Green- Phase I	0.55	100	0.55	296
19	Prestige Sky Tech	2.33	56	1.31	787
20	Prestige Alpha Tech	0.97	99	0.96	907
21	Prestige Tech park IV Block 3	0.12	50	0.06	70
22	Prestige Tech Pacific Park	1.20	66	0.79	905
23	Prestige Ocean Crest Commercial	0.02	50	0.01	9
Total		9.41		6.88	5,230

EXIT RENTALS – RETAIL



S.No.	Project Name	Total Leasable Area	Economic Interest (%)	Economic Interest (MnSf)	Rent P.A (Annualised) (Rs Mn)
1	UB City Retail	0.10	45	0.05	153
2	Prestige Mysore Central	0.08	65	0.05	25
3	Forum Rex Walk	0.16	34	0.05	128
4	Forum Falcon City Mall	0.95	66	0.62	974
5	Forum Thomsun	0.65	50	0.33	412
6	REIT Assets	-	-	-	493
Total		1.94		1.10	2,185