

Date: 17th July, 2026

To,
BSE Limited
Corporate Relationship Department
Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai- 400 001

Scrip Code: 544409
ISIN: INE0TG901011

Subject: Disclosure under Regulation 30 read with Schedule III of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 - Execution and Registration of Sale Deed for Sale of Immovable Property.

Dear Sir/Madam,

Pursuant to Regulation 30 read with Schedule III of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI LODR Regulations") and the SEBI Master Circular for compliance with the provisions of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 by listed entities, as amended from time to time, we wish to inform you that the Company has executed and registered a Sale Deed on **17th July, 2026** for the sale of its immovable properties comprising of Commercial Units bearing Nos. FF-508 and FF-509, each admeasuring 1,361 sq. ft., situated on the 5th Floor of the multistorey IT Park known as JMD Megapolis, located at Sohna Road, Sector 48, Gurugram, in the revenue estate of Village Tikri, Sub-Tehsil Badshahpur, District Gurugram, Haryana, together with all rights, easements and appurtenances attached or incidental thereto.

The details of the aforesaid transaction as required under Regulation 30 read with Schedule III of the SEBI LODR Regulations are enclosed as **Annexure-I**.

We respectfully request that the Exchange be pleased to take cognizance of the aforesaid submission for its information and records.

Thanking you.

Yours faithfully,
For **ASTONEA LABS LIMITED**

ANKIT KAPOOR
COMPANY SECRETARY & COMPLIANCE OFFICER
M.NO. A75702

ANNEXURE-I

Disclosure pursuant to Regulation 30 read with Schedule III of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 and applicable provisions of SEBI Master Circular for compliance with the provisions of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 by listed entities, as amended from time to time.

Particulars	Details
Nature of the event/information	Completion of Sale of Immovable Properties through execution and registration of the Sale Deed
Date of occurrence of the event	17th July, 2026 (Date of execution and registration of Sale Deed)
Description of the property	Commercial Units bearing Nos. FF-508 and FF-509, each admeasuring 1,361 sq. ft., situated on the 5th Floor of the multistorey IT Park known as "JMD Megapolis", located at Sohna Road, Sector 48, Gurugram, falling within the revenue estate of Village Tikri, Sub-Tehsil Badshahpur, District Gurugram, Haryana, together with all rights, easements, privileges and appurtenances attached thereto or incidental thereto.
Name of the purchaser	The aforesaid immovable properties have been jointly purchased by Mr. Suresh Kumar Satija, S/o Sh. Sita Ram Satija, and Mrs. Santosh Satija, W/o Mr. Suresh Kumar Satija.
Sale consideration	The Sale consideration is approximately Rs. 1,49,71,000 (Rupees One Crore Forty-Nine Lakh Seventy-One Thousand only) for each of the units, namely FF-508 and FF-509.
Purpose/Rationale	Monetization of immovable assets and optimization of the Company's asset portfolio.
Whether the transaction is a related party transaction	No. The transaction is not a related party transaction.
Whether the promoter/promoter group/group companies have any interest in the transaction	No.
Expected impact on the Company	The transaction is expected to optimize the Company's asset portfolio and strengthen its financial position. The transaction is not expected to have any material adverse impact on the business operations of the Company.
Any other information relevant to the shareholders	The sale has been completed upon execution and registration of the Sale Deed on 17th July, 2026, and the consideration has been received in accordance with the terms of the Sale Deed.

This disclosure is being made in compliance with Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended from time to time.