



July 3, 2026

BSE Limited
Phiroze Jeejeebhoy Towers
Dalal Street
Mumbai – 400 001

The National Stock Exchange of India Limited
Exchange Plaza, Bandra Kurla Complex
Bandra (East)
Mumbai – 400 051

Scrip Code: 544008

SYMBOL: MAXESTATES

Sub: Press Release

Dear Sir/Madam,

Please find enclosed a copy of the press release titled "*Max Estates Delivers INR 1,100 Crore Pre-Sales in Q1 FY2027*", the contents of which are self-explanatory.

Thanking you,

For Max Estates Limited

Abhishek Mishra
Company Secretary & Compliance Officer

Encl: a/a

Max Estates Limited

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Email : secretarial@maxestates.in | Website : www.maxestates.in | CIN: L70200DL2016PLC438718

Max Estates Delivers INR ~1,100 Crore Pre-Sales in Q1FY2027

- **Newly launched Phase 1 of The Terraces fully sold with sales realization of INR ~500 Crore**
- **Strong sustenance sales: Strong sustenance sales of INR ~600 Crore**
- **Future Ready: Total GDV pipeline of ~INR 17,200+ crore set to fuel growth for FY27 onwards.**

3rd July 2026, New Delhi: Max Estates Limited (Max Estates), a leading real estate developer in the National Capital Region (NCR), today announced its pre-sales performance for Q1FY 2027. The company achieved total **pre-sales of ~INR 1,100 crore increase of 5x + compared to Q1FY2026.**

The company has sold 487 units in Q1FY2027 across its projects in Noida and Gurugram compared to 43 units sold in Q1FY2026, more than 10x growth demonstrating strong confidence in the product offering.

Collections: The Company has achieved collections of ~INR 500 Crore in Q1FY2027. Across all our projects, annual collections typically range between 20–25% of the sales value, enabling the company to undertake construction without incurring any incremental debt for our residential projects.

Max Estates delivered pre-sales of INR 1,100 Crore in Q1 FY2027, driven by sustained buyer interest and continued confidence in the company's differentiated approach to wellbeing-led real estate. Built around its *LiveWell* and *WorkWell* philosophy, Max Estates continues to see resilient underlying demand, providing a strong foundation for its long-term growth trajectory.

Looking Ahead

The company entered FY27 with high visibility on growth, with a total GDV pipeline of **~INR 17,200+ crore** set to fuel growth for FY27 onwards, including Estate 105, Max One, Estate 361 and the high-potential residential community in Sector 59, Gurugram. The major launches in Noida and Gurugram are planned in Q2 and Q3 of FY2027. In addition, the company aspires to add 2 million sq. ft. in the residential segment every year.

Commercial portfolio continues to be 100% leased with INR 150+ crore annual rental, with the overall commercial portfolio poised for an annuity rental income potential of INR 700+ Crore on a 100% basis (across delivered, under construction and in acquisition), in the next five years. The company aspires to add 1 million sq. ft. in the commercial segment every year.

About Max Estates Limited

Established in 2016, Max Estates Limited is a leading Real Estate developer in the NCR region. With the purpose of 'Enhancing Quality of Life through spaces it creates', it has chosen to create premium commercial and residential spaces in Delhi NCR. The company has developed a very well diversified portfolio of real estate across the two asset classes in Delhi NCR and in this pursuit has partnered with New York Life Insurance Company (NYL).

Max Estates also has a real estate services & management company – Max Asset Services. Max Estates Limited is listed on NSE and BSE.

For further details, please contact:

Investor Contact:

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CIN – L70200DL2016PLC438718

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Investor Release

Investor Relations Partner

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Statements in this document relating to future status, events, or circumstances, including but not limited to statements about plans and objectives, the progress and results of research and development, potential project characteristics, project potential and target dates for project related issues are forward-looking statements based on estimates and the anticipated effects of future events on current and developing circumstances. Such statements are subject to numerous risks and uncertainties and are not necessarily predictive of future results. Actual results may differ materially from those anticipated in the forward-looking statements. The company assumes no obligation to update forward-looking statements to reflect actual results, changed assumptions or other factors.