November 02, 2026

To, **BSE Limited** Corporate Relationship Department 25th Floor, Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai- 400001 **Scrip Code: 544321**	To, **National Stock Exchange of India** Exchange Plaza, Plot No. C-1, Block G, Bandra Kurla Complex, Bandra (East) Mumbai -400051 **NSE Symbol: VENTIVE**

Sub: Unaudited Financial Results (Consolidated and Standalone) for the quarter and half year ended September 30, 2026.

Dear Sir/Madam,

Pursuant to Regulation 30 and Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with Schedule III thereto and the Securities and Exchange Board of India Circular No. HO/49/14/14(7)2025-CFD-POD2/I/3762/2026 dated January 30, 2026, we wish to inform you that the Board of Directors of the Company, at its meeting held today, i.e., November 02, 2026, has, inter alia, considered and approved the unaudited standalone and consolidated financial results of the Company for the quarter and half year ended September 30, 2026, together with the Limited Review Reports issued by the Statutory Auditors thereon, enclosed herewith as **Annexure A**.

The aforementioned information is also available on the Company's website at www.ventivehospitality.com

The Board Meeting commenced at 05:30 P.M. (IST) and concluded at 6:42 P.M. (IST).

Please take the above information on record.

Thanking You,

For Ventive Hospitality Limited

PRADIP P BHATAMBREKAR

Digitally signed by PRADIP P BHATAMBREKAR
Date: 2026.11.02 20:46:06 +05'30'

Pradip Bhatambrekar
Company Secretary and Compliance Officer
Membership No: F14201

S R B C & CO LLP
Chartered Accountants

Ground Floor
Panchshil Tech Park, Yerwada
(Near Don Bosco School)
Pune - 411 006, India
Tel : +91 20 6603 6000

Independent Auditor's Review Report on the Quarterly and Year to Date Unaudited Consolidated Financial Results of the Company Pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

Review Report to
The Board of Directors
Ventive Hospitality Limited

1. We have reviewed the accompanying Statement of Unaudited Consolidated Financial Results of Ventive Hospitality Limited (the "Holding Company"), its subsidiaries (the Holding Company and its subsidiaries together referred to as "the Group") and its joint ventures for the quarter ended September 30, 2026 and year to date from April 01, 2026 to September 30, 2026 (the "Statement") attached herewith, being submitted by the Holding Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

2. The Holding Company's Management is responsible for the preparation of the Statement in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, (Ind AS 34) "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. The Statement has been approved by the Holding Company's Board of Directors. Our responsibility is to express a conclusion on the Statement based on our review.

3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

   We also performed procedures in accordance with the Master Circular issued by the Securities and Exchange Board of India under Regulation 33(8) of the Listing Regulations, to the extent applicable.



[THIS SPACE HAS INTENTIONALLY BEEN LEFT BLANK]

4. The Statement includes the results of the following entities:

Sr No.	Name of entity
	Subsidiaries (including step-down subsidiaries)
1.	Panchshil Corporate Park Private Limited
2.	EON-Hinjewadi Infrastructure Private Limited
3.	Restocraft Hospitality Private Limited
4.	Novo Themes Properties Private Limited
5.	Wellcraft Infraprojects Private Limited
6.	UrbanEdge Hotels Private Limited
7.	KBJ Hotel and Restaurants Private Limited
8.	SS & L Beach Private Limited
9.	Maldives Property Holdings Private Limited
10.	Nagenahira Resorts Private Limited
11.	Kudakurathu Island Resort Private Limited
12.	Soboho Private Limited
13.	Soham Leisure Ventures Private Limited
14.	Finest-VN Business Park Private Limited
15.	Sun Leisure (India) Private Limited (w.e.f. April 07, 2026)
16.	Kelzai Eco Reserves Private Limited (w.e.f. July 09, 2026)
	Joint ventures
17.	Junobo Hotels Private Limited
18.	Narmada Estates Private Limited (w.e.f. May 22, 2026)

5. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of other auditors referred to in paragraph 6 and 7 below, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with recognition and measurement principles laid down in the aforesaid Indian Accounting Standard ('Ind AS') specified under Section 133 of the Companies Act, 2013, as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.



[THIS SPACE HAS INTENTIONALLY BEEN LEFT BLANK]

6. The accompanying Statement includes the unaudited interim financial results and other financial information, in respect of:

   - Ten (10) subsidiaries, whose unaudited interim financial results include total assets (without giving effect to the elimination of intra-group transactions) of Rs. 45,157.92 million as at September 30, 2026, total revenues of Rs 447.49 million and Rs 894.80 million, total net profit after tax of Rs. 240.22 million and Rs. 283.02 million, total comprehensive income of Rs. 240.22 million and Rs. 283.02 million for the quarter ended September 30, 2026 and the period ended on that date respectively, and net cash outflows of Rs. 55.63 million for the period from April 01, 2026 to September 30, 2026 as considered in the Statement which have been reviewed by their respective independent auditors.

   - One (1) joint venture, whose unaudited interim financial results include Group's share of net loss of Rs. 22.54 million and Rs. 36.87 million and Group's share of total comprehensive income of Rs. (22.54) million and Rs. (36.87) million for the quarter ended September 30, 2026 and for the period from April 01, 2026 to September 30, 2026 respectively, as considered in the Statement whose interim financial results, other financial information have been reviewed by their respective independent auditors.

   The independent auditor's reports on interim financial results of these entities have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures in respect of these subsidiaries and joint venture is based solely on the report of such auditors and procedures performed by us as stated in paragraph 3 above.

7. One of these subsidiaries is located outside India whose financial results and other financial information have been prepared in accordance with accounting principles generally accepted in it's respective country and which have been audited by other auditors under generally accepted auditing standards applicable in it's respective country. The Holding Company's management has converted the financial results of such subsidiary located outside India from accounting principles generally accepted in it's respective country to accounting principles generally accepted in India. We have reviewed these conversion adjustments made by the Holding Company's management. Our conclusion in so far as it relates to the balances and affairs of such subsidiary located outside India is based on the report of other auditors and the conversion adjustments prepared by the management of the Holding Company and reviewed by us.

8. The accompanying Statement includes unaudited interim financial results and other unaudited financial information in respect of:

   - One (1) subsidiary, whose interim financial results (without giving effect to the elimination of intra-group transaction) and other financial information reflect total assets of Rs 67.51 million as at September 30, 2026, and total revenues of Rs 0.91 million and Rs 1.61 million, total net loss after tax of Rs. 3.85 million and Rs. 8.00 million, total comprehensive income of Rs. (3.85) million and Rs.(8.00) million, for the quarter ended September 30, 2026 and the period ended on that date respectively and net cash inflows of Rs. 7.55 million for the period from April 01, 2026 to September 30, 2026.

   - One (1) joint venture, whose interim financial results includes the Group's share of net profit / (loss) of Rs. Nil million and Rs Nil million and Group's share of total comprehensive income of Rs. Nil million and Rs. Nil million for the quarter ended September 30, 2026 and for the period ended on that date respectively.



The unaudited interim financial results and other unaudited financial information of the subsidiary and joint venture have not been reviewed by their auditors and have been approved and furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the affairs of the subsidiary and joint venture, is based solely on such unaudited interim financial results and other unaudited financial information. According to the information and explanations given to us by the Management, these interim financial results are not material to the Group.

Our conclusion on the Statement in respect of matters stated in para 6, 7 and 8 above is not modified with respect to our reliance on the work done and the reports of the other auditors and the financial results certified by the Management.

For S R B C & CO LLP
Chartered Accountants
ICAI Firm registration number: 324982E/E300003





per Paul Alvares
Partner
Membership No.: 105754
UDIN: 26105754G2LBNP1858
Place: Pune
Date: November 02, 2026

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Statement of unaudited consolidated financial results for the quarter and half year ended September 30, 2026

(INR in million unless otherwise stated)

Particulars	Quarter ended			Half year ended		Year ended
	September 30, 2026 (Unaudited) [Refer Note 3]	June 30, 2026 (Unaudited) [Refer Note 3]	September 30, 2025 (Unaudited) [Refer Note 3]	September 30, 2026 (Unaudited) [Refer Note 3]	September 30, 2025 (Unaudited) [Refer Note 3]	March 31, 2026 (Audited)
Income						
Revenue from operations	5,511.48	5,427.99	4,893.33	10,939.47	9,967.87	24,610.49
Other income (refer note 7)	311.20	115.67	651.87	426.87	776.36	2,050.42
Total income (I)	**5,822.68**	**5,543.66**	**5,545.20**	**11,366.34**	**10,744.23**	**26,660.91**
Expenses						
Cost of food, beverages and other operating supplies	498.75	468.00	435.79	966.75	864.38	2,088.24
Employee benefits expense	991.79	983.93	894.76	1,975.72	1,753.66	3,659.78
Finance costs	566.26	522.08	559.22	1,088.34	1,160.01	2,294.85
Depreciation and amortisation expense	1,021.74	896.82	789.20	1,918.56	1,587.62	3,274.13
Other expenses	1,913.98	2,045.78	1,666.48	3,959.76	3,375.86	7,925.94
Total expenses (II)	**4,992.52**	**4,916.61**	**4,345.45**	**9,909.13**	**8,741.53**	**19,242.94**
Profit before share of profit/(loss) of joint ventures, tax and exceptional items (III = I - II)	**830.16**	**627.05**	**1,199.75**	**1,457.21**	**2,002.70**	**7,417.97**
Share of profit/(loss) of joint ventures, net of tax (IV)	(22.54)	(14.33)	-	(36.87)	-	4.59
Profit before exceptional items and tax (V = III + IV)	**807.62**	**612.72**	**1,199.75**	**1,420.34**	**2,002.70**	**7,422.56**
Exceptional items (VI) (refer note 5)	-	-	-	-	-	80.92
Profit before tax (VII = V - VI)	**807.62**	**612.72**	**1,199.75**	**1,420.34**	**2,002.70**	**7,341.64**
Tax expenses:						
Current tax	390.48	320.49	432.92	710.97	724.76	1,732.65
Tax in respect of earlier years	-	-	1.62	-	1.62	28.19
Deferred tax	79.79	72.79	122.88	152.58	254.74	561.93
Tax expenses (VIII)	**470.27**	**393.28**	**557.42**	**863.55**	**981.12**	**2,322.77**
Exceptional - Tax credit (IX) (refer note 5)	-	(1,022.38)	-	(1,022.38)	-	-
Profit for the period/year (X = VII - VIII - IX)	**337.35**	**1,241.82**	**642.33**	**1,579.17**	**1,021.58**	**5,018.87**
Other comprehensive income						
Other comprehensive income to be reclassified to profit or loss in subsequent periods:						
Exchange differences on translating the financial statements of foreign operations	467.13	(27.96)	1,087.62	439.17	1,073.97	3,106.71
	467.13	**(27.96)**	**1,087.62**	**439.17**	**1,073.97**	**3,106.71**
Other comprehensive income not to be reclassified to profit or loss in subsequent periods:						
Re-measurement gains on defined benefit plans (net of tax)	1.70	1.69	1.55	3.39	3.31	8.63
Other comprehensive income for the period/year, net of tax (XI)	**468.83**	**(26.27)**	**1,089.17**	**442.56**	**1,077.28**	**3,115.34**
Total comprehensive income for the period/year, net of tax (X +XI)	**806.18**	**1,215.55**	**1,731.50**	**2,021.73**	**2,098.86**	**8,134.21**
Profit attributable to:						
Owners of the Company	233.00	807.45	525.68	1,040.45	795.01	4,256.49
Non-controlling interests	104.35	434.37	116.65	538.72	226.57	762.38
Other comprehentive income attributable to:						
Owners of the Company	418.35	(24.65)	970.61	393.70	960.86	2,779.84
Non-controlling interests	50.48	(1.62)	118.56	48.86	116.42	335.70
Total comprehensive income attributable to:						
Owners of the Company	651.35	782.80	1,496.29	1,434.15	1,755.87	7,036.13
Non-controlling interests	154.83	432.75	235.21	587.58	342.99	1,098.08
Paid up equity share capital (Face value INR 1 each)	233.54	233.54	233.54	233.54	233.54	233.54
Other equity						54,827.19
Earnings per equity share - Basic and diluted (in INR) *	1.00	3.46	2.25	4.46	3.40	18.23

* Not annualised for interim periods (except for the year ended March 31, 2026)

VENTIVE HOSPITALITY LIMITED

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Statement of unaudited consolidated assets and liabilities as at September 30, 2026

Particulars	As at September 30, 2026 (Unaudited) [Refer Note 3]	As at March 31, 2026 (Audited) [Refer Note 3]
Non-current assets		
Property, plant and equipment	38,984.31	37,757.58
Capital work-in-progress	5,560.39	1,819.69
Investment properties	19,105.40	19,025.64
Investment properties under development	235.24	212.08
Goodwill	19,200.75	18,949.25
Other intangible assets	126.06	140.11
Right-of-use assets	17,555.99	17,556.63
Investments accounted for using equity method	1,071.50	808.37
Financial assets		
Other financial assets	1,246.98	520.96
Deferred tax assets (net)	14.77	9.10
Income tax assets (net)	64.45	35.77
Other non-current assets	1,565.72	1,065.58
	1,04,731.56	**97,898.76**
Current assets		
Inventories	1,382.32	692.02
Financial assets		
Investments	111.12	367.13
Trade receivables	934.98	1,071.10
Cash and cash equivalents	2,325.98	2,555.65
Other bank balances	1,102.84	1,657.08
Loans	9.84	446.64
Other financial assets	775.22	909.28
Income tax assets (net)	4.41	3.55
Other current assets	1,113.54	1,204.85
	7,760.25	8,907.28
TOTAL	1,12,491.81	1,06,806.04
EQUITY AND LIABILITIES		
Equity		
Equity share capital	233.54	233.54
Other equity	56,262.79	54,827.19
Equity attributable to owners of the parent	**56,496.33**	**55,060.73**
Non-controlling interest	12,982.66	12,547.22
Total equity	**69,478.99**	**67,607.95**
Non-current liabilities		
Financial liabilities		
Borrowings	20,770.95	18,257.23
Lease liabilities	5,426.94	5,298.32
Other financial liabilities	1,174.87	1,270.59
Provisions	101.75	104.23
Deferred tax liabilities (net)	5,584.17	6,430.20
Other non-current liabilities	242.37	295.87
	33,301.05	31,656.44
Current liabilities		
Financial liabilities		
Borrowings	3,992.69	2,091.07
Lease liabilities	74.56	97.64
Trade payables		
- total outstanding dues of micro enterprises and small enterprises	43.59	73.39
- total outstanding dues of creditors other than micro and small enterprises	1,684.32	1,857.60
Other financial liabilities	1,583.06	1,281.60
Other current liabilities	1,536.07	1,477.95
Provisions	29.73	23.10
Current tax liabilities (net)	767.75	639.30
	9,711.77	7,541.65
Total liabilities	43,012.82	39,198.09
TOTAL	1,12,491.81	1,06,806.04

VENTIVE HOSPITALITY LIMITED

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Unaudited consolidated statement of cash flows for the half year ended September 30, 2026

Particulars	Half year ended September 30, 2026 (Unaudited) [Refer Note 3]	Half year ended September 30, 2025 (Unaudited) [Refer Note 3]
A. Cash flows from operating activities		
Profit before tax	1,420.34	2,002.70
Adjustments for:		
Depreciation and amortisation	1,918.56	1,587.62
Share of loss of joint ventures	36.87	-
Liabilities no longer required written back	(12.62)	(5.22)
Loss on sale of/discarded property, plant and equipment	3.31	0.54
Profit on sale of current investment	(15.07)	(6.36)
Fair value gain on mutual funds measured at fair value through profit or loss	-	(0.55)
Provision for doubtful receivables and advances	0.06	9.32
Bad debts written off	-	2.94
Advances written off	1.36	0.49
Finance costs	1,088.34	1,160.01
Unrealised exchange gain	(215.18)	(481.51)
Interest income	(77.94)	(200.49)
Operating profit before working capital changes	**4,148.03**	**4,069.59**
Movements in working capital:		
Decrease/(Increase) in other non current assets	64.19	(44.47)
Increase in inventories	(88.96)	(12.41)
Decrease in trade receivables	140.43	287.12
Decrease/(Increase) in other current financial assets	88.88	(15.12)
Decrease in other non current financial assets	3.27	7.84
Decrease/(Increase) in other current assets	144.79	(151.56)
Decrease in trade payables	(310.20)	(326.60)
(Decrease)/Increase in other non current financial liabilities	(162.92)	147.58
Decrease in other non-current liabilities	(53.50)	(29.18)
Increase/(Decrease) in other current financial liabilities	130.28	(74.99)
Decrease in other current liabilities	(50.36)	(124.89)
Increase in provisions	8.68	7.46
Cash generated from operations	4,162.61	3,740.37
Direct taxes paid (net of refunds)	(606.93)	(573.25)
Net cash flow generated from operating activities (A)	**3,555.68**	**3,167.12**
B. Cash flows from investing activities		
Payments towards purchase of property, plant and equipment and capital work in progress and intangible assets	(2,437.70)	(522.79)
Purchase towards investment property & investment property under construction	(289.89)	(38.24)
Sale of property, plant and equipment	6.00	3.77
Investment in shares of joint venture	(300.00)	-
Investment in shares of subsidiaries	-	(18.15)
Consideration paid for acquisitions	(2,833.80)	-
Investment in units of mutual funds	(2,852.43)	(1,210.00)
Proceeds from sale of mutual funds	3,123.52	1016.36
Proceeds received from maturity of fixed deposits	2,269.57	548.42
Investment in fixed deposits	(2,375.01)	(685.40)
Interest received	121.39	73.83
Proceeds from repayment of loans/inter-corporate deposits	314.80	-
Loans/inter-corporate deposits given	-	(322.50)
Consideration received for sales of shares	-	57.50
Net cash flow used in investing activities (B)	**(5,243.56)**	**(1,097.20)**
C. Cash flows from financing activities		
Share issue expenses paid	-	(18.10)
Proceeds from long-term borrowings	3,440.75	-
Repayment of long-term borrowings	(1,184.68)	(2,027.78)
Interest paid	(804.93)	(834.41)
Payment of consideration for buy back of shares from non-controlling shareholders by subsidiary	(150.15)	-
Repayment of inter-corporate deposits	(792.69)	-
Proceeds/(Repayment) of short-term borrowings, net	1,220.98	(103.73)
Payment of principal portion of lease liability	(13.63)	(39.56)
Payment of interest portion of lease liability	(281.80)	(205.90)
Net cash (used in)/flow from financing activities (C)	**1,433.85**	**(3,230.48)**
Net decrease in cash and cash equivalents (A + B + C)	**(254.03)**	**(1,160.56)**
Cash and cash equivalents at the beginning of the year	2,555.65	4,120.09
Addition on account of acquisitions	9.25	-
Impact of translation of foreign operations	24.11	90.29
Cash and cash equivalents at the end of the year	**2,325.98**	**3,049.82**
Cash and cash equivalents include		
Balances with banks*	2,299.44	3,028.77
Cash on hand	26.54	21.05
Total cash and cash equivalents	**2,325.98**	**3,049.82**
*Includes INR 710.06 million (March 31, 2026: INR 571.22 million) in MVR comprising of balances with bank and investment in fixed deposits. Refer note 4		

VENTIVE HOSPITALITY LIMITED

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Consolidated segment-wise Revenue, Results, Assets and Liabilities for the quarter and half year ended September 30, 2026

The Group is organised into business units based on its products and services and has three reportable segments, as follows:

(i) Hospitality - Hospitality includes revenue from hotel operations which comprises of revenue from sale of room, food and beverages and allied services related to hotel operation (including investment in joint venture)

(ii) Commercial leasing - Commercial leasing includes revenue from leasing operations comprising of lease rentals from the properties given under lease (office spaces and malls) (including investment in joint venture)

(iii) Others - Others mainly pertains to revenue from windmill which is recognised on credit provided for transmission of electricity based on the data provided by the Maharashtra State Electricity Distribution Company Limited in electricity bills.

(INR in million unless otherwise stated)

Particulars	Quarter ended			Half year ended		Year ended
	September 30, 2026 (Unaudited) (Refer Note 3)	June 30, 2026 (Unaudited) (Refer Note 3)	September 30, 2025 (Unaudited) (Refer Note 3)	September 30, 2026 (Unaudited) (Refer Note 3)	September 30, 2025 (Unaudited) (Refer Note 3)	March 31, 2026 (Audited)
1. Segment revenue						
Hospitality	4,197.55	4,148.76	3,647.98	8,346.31	7,484.24	19,565.05
Commercial leasing	1,300.49	1,279.37	1,239.53	2,579.86	2,475.08	5,028.60
Others	103.42	48.27	58.53	151.69	90.34	120.97
Inter-segment elimination	(89.98)	(48.41)	(52.71)	(138.39)	(81.79)	(104.33)
Revenue from operations	5,511.48	5,427.99	4,893.33	10,939.47	9,967.87	24,610.49
2. Segment results						
Hospitality *	148.45	229.20	282.32	377.65	707.77	4,432.22
Commercial leasing *	1,042.89	1,009.93	1,009.89	2,052.82	2,013.76	4,095.98
Others	80.08	32.91	39.99	112.99	52.43	67.06
Inter-segment elimination	-	-	-	-	-	-
Total segment results	1,271.42	1,272.04	1,332.20	2,543.46	2,773.96	8,595.26
Finance income	39.64	38.30	88.15	77.94	167.72	310.20
Finance cost	(566.26)	(522.08)	(559.22)	(1,088.34)	(1,160.01)	(2,294.85)
Unallocated expenses	(162.20)	(182.63)	(178.81)	(344.83)	(301.31)	(686.73)
Unallocated income	225.02	7.09	517.43	232.11	522.04	1,147.83
Exceptional item	-	-	-	-	-	(30.07)
Profit before tax	807.62	612.72	1,199.75	1,420.34	2,002.70	7,341.64
* Includes share in profit/(loss) of joint ventures engaged in Hospitality and Commercial leasing business and exceptional item allocable to Hospitality business.						
3. Segment assets						
Hospitality	88,445.60	82,852.67	73,342.94	88,445.60	73,342.94	83,437.96
Commercial leasing	20,182.79	20,373.44	20,107.98	20,182.79	20,107.98	20,000.07
Others	56.61	51.19	53.04	56.61	53.04	48.49
Inter-segment elimination	-	-	-	-	-	-
Total segment assets	1,08,685.00	1,03,277.30	93,503.96	1,08,685.00	93,503.96	1,03,486.52
Income tax asset (net)	68.86	21.03	246.84	68.86	246.84	39.32
Deferred tax assets (net)	14.77	16.40	15.90	14.77	15.90	9.10
Other unallocated assets	3,723.18	4,188.87	5,347.51	3,723.18	5,347.51	3,271.10
Total assets	1,12,491.81	1,07,503.60	99,114.21	1,12,491.81	99,114.21	1,06,806.04
4. Segment liabilities						
Hospitality	8,386.35	7,666.20	7,249.07	8,386.35	7,249.07	8,312.86
Commercial leasing	3,227.29	3,238.92	3,332.66	3,227.29	3,332.66	3,204.40
Others	3.01	2.29	1.20	3.01	1.20	1.47
Inter-segment elimination	-	-	-	-	-	-
Total segment liabilities	11,616.65	10,907.41	10,582.93	11,616.65	10,582.93	11,518.73
Borrowings	24,763.64	21,322.64	21,297.55	24,763.64	21,297.55	20,348.30
Deferred tax liabilities (net)	5,584.17	5,489.00	5,631.36	5,584.17	5,631.36	6,430.20
Liabilities for current tax	767.75	764.83	304.75	767.75	304.75	639.30
Other unallocated liabilities	280.61	196.29	178.02	280.61	178.02	251.56
Total liabilities	43,012.82	38,680.17	37,994.61	43,012.82	37,994.61	39,198.09

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India
CIN: L45201PN2002PLC143638
Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Notes to unaudited consolidated financial results for the quarter and half year ended September 30, 2026

1 The Statement of unaudited consolidated financial results for the quarter and half year ended September 30, 2026, is drawn in accordance with the Regulation 33 of the Securities Exchange Board of India (Listing Obligations and Disclosure Requirements), Regulations, 2015, which was reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 02, 2026 and subjected to limited review by the Statutory Auditors.

2 The above results have been prepared in accordance with the recognition and measurement requirements of Ind AS-34 notified under Companies (Indian Accounting Standards) Rules, 2015 (Ind AS) prescribed under Section 133 of the Companies Act, 2013 and other recognised accounting practices and policies to the extent applicable.

3 (i) Panchshil Corporate Park Private Limited ('PCPPL'), a subsidiary of the Holding Company, has entered into a share subscription and shareholders' agreement with Narmada Estates Private Limited ('Narmada') and Narmada's shareholders dated April 15, 2025 (the "SSHA"), pursuant to which PCPPL will subscribe to 50.02% equity stake in Narmada for a total consideration of INR 886.80 million. PCPPL, has subscribed to partly paid up equity shares of Narmada of INR 300.00 million with the balance consideration to be contributed in subsequent tranches as and when called upon by Narmada. Narmada owns a land parcel in the vicinity of the existing office park of PCPPL, "Business Bay", Pune. Accordingly, Narmada has been considered as a joint venture of the Group from May 22, 2026.

(ii) Soham Leisure Ventures Private Limited ('Soham'), a subsidiary of the Holding Company, has entered into a share purchase agreement with Sun Leisure (India) Private Limited ('Sun Leisure') and Sun Leisure's shareholders dated April 7, 2026 (the "SPA"), pursuant to which Soham acquired 100 % equity stake in Sun Leisure for a total consideration of INR 5.00 million. Sun Leisure operates a hotel, "Sol De Goa" in Goa. Accordingly, Sun Leisure became a subsidiary of the Group from April 07, 2026.

(iii) During the quarter ended September 30, 2026, on July 9, 2026, the Holding Company has entered into a share purchase agreement ("SPA") with the shareholders of Kelzai Eco Reserves Private Limited ("Kelzai"), pursuant to which the Company has acquired 100% equity and preference share capital for a total consideration of INR 2,818.80 million. Kelzai owns approximately 420 acres of resort property in the Mumbai Metropolitan Region (MMR). Accordingly, Kelzai became a subsidiary of the Group from July 9, 2026.

(iv) The Holding Company entered into a Share Purchase Agreement and Shareholders' Agreement dated October 1, 2025 (the "Agreements") with the shareholders of Soham Leisure Ventures Private Limited ('Soham') for acquisition of 76% equity stake in Soham for a consideration of INR 95 million with an enterprise value of INR 3,200 million. The acquisition was completed on October 15, 2025. Soham operates Hilton Goa Resort at Saipem Hills with 104 operational keys. Accordingly, Soham became subsidiary of the Group from the date of acquisition i.e. October 15, 2025.

(v) Pursuant to Securities Purchase Agreement dated November 14, 2025 between Panchshil Corporate Park Private Limited ("PCPPL"), a subsidiary of the Holding Company, and the shareholders of Finest-VN Business Park Private Limited ("Finest-VN"), PCPPL had acquired 50% equity stake in Finest-VN for a consideration of INR 299.15 million on December 01, 2025. Finest-VN has equity investment in Soboho Private Limited ("Soboho") which holds exclusive rights for expansion of "Soho House" in India. Soboho is also constructing a Soho House in Delhi and holds equity investment in Junobo Hotels Private Limited ("Junobo") which operates Soho House in Mumbai with 38 operational keys.

During the year ended March 31, 2026, PCCPL had acquired remaining 50% equity stake in Finest-VN for a consideration of INR 299.15 million on February 17, 2026. Accordingly, Finest-VN had been considered as a joint venture of the Group from December 01, 2025 to February 16, 2026.
With effect from February 17, 2026 Finest-VN and Soboho have been considered as subsidiaries of the Holding Company and Junobo has been considered as Joint Venture of the Group.

Accordingly, the financial results of the Group for the quarter and half year ended September 30, 2026 are not comparable to that extent with comparable periods presented.

4 During the quarter, the Government of Maldives amended the Maldives Foreign Currency Act, effective 1 September 2026, pursuant to which the Group's resorts in Maldives are required to convert a certain portion of its monthly foreign currency gross sales into Maldivian Rufiyaa ("MVR"), to be utilised towards local currency obligations. The Management as well as Maldives Association of Tourism Industry ("MATI") have made representations to the Maldives Monetary Authority ("MMA") requesting for certain waivers from the current drafted regulations. Based on current cashflow forecast, the management believes that it has sufficient USD balances to conduct its operations. In parallel, the Group is evaluating various options to mitigate the operational impact of these regulations and continues to monitor their implications.

5 Exceptional items include:

(INR in million unless otherwise stated)

Particulars	Quarter ended			Half year ended		Year ended
	September 30, 2026 (Unaudited)	June 30, 2026 (Unaudited)	September 30, 2025 (Unaudited)	September 30, 2026 (Unaudited)	September 30, 2025 (Unaudited)	March 31, 2026 (Audited)
Impact of new labour codes (Refer note i)	-	-	-	-	-	30.07
Additional depreciation on assets due to temporary suspension of a hotel's operations (Refer note ii)	-	-	-	-	-	50.85
Total	-	-	-	-	-	80.92
Exceptional - Tax credit (refer note iii)	-	(1,022.38)	-	(1,022.38)	-	-
Total	-	(1,022.38)	-	(1,022.38)	-	-

(i) On November 21, 2025, the Government of India notified four new Labour Codes (the Code on Wages, 2019, the Code on Social Security, 2020, the Industrial Relations Code, 2020 and the Occupational Safety, Health and Working Conditions Code, 2020) consolidating 29 existing labour laws. The Ministry of Labour & Employment has published Central Rules and FAQs to enable assessment of the financial impact due to changes in regulations. The Group has assessed and accounted for the incremental impact of these changes with the best information available and guidance provided by the Institute of Chartered Accountants of India. As a result of above change, the Group had recognised additional expenses of INR 30.07 million in the consolidated financial results for the previous year ended March 31, 2026. The Group continues to monitor the finalization of State Rules and clarifications from the Government on other aspects of the Labour Codes and would provide appropriate accounting effect as and when such clarifications are issued/rules are notified.

VENTIVE HOSPITALITY LIMITED

(ii) Pursuant to the resolution passed at meeting of board of directors dated February 02, 2026, Aloft Whitefield Hotel, which is operated by Urbanedge Hotels Private Limited ('UHPL') a subsidiary of the Company, had ceased its operations temporarily from the month of February 2026 for a period of 12 months approximately to allow comprehensive renovations aimed at elevating the asset to premium hospitality standards and enabling the introduction of the AC Hotels by Marriott. As a result, UHPL had recognised an additional depreciation for the assets required to be replaced due to such renovations for the previous year ended March 31, 2026.

(iii) With effect from April 01, 2026, the Holding Company exercised the option under Section 115BAA of the Income-tax Act, 1961 (corresponding to Section 206 of the Income-tax Act, 2025). Consequently, the Group has remeasured its deferred tax assets and liabilities and has recognised a net deferred tax credit of INR 1,022.38 million during quarter ended June 30, 2026, which is included in the results for the half year ended September 30, 2026.

6 The Board of Directors of the Holding Company had approved the draft Scheme of Amalgamation of its wholly owned subsidiaries, Eon-Hinjewadi Infrastructure Private Limited, Restocraft Hospitality Private Limited and Wellcraft Infraprojects Private Limited with the Holding Company, with an appointed date April 01, 2025 subject to requisite approvals.
During the quarter NCLT issued an order dated September 23, 2026 directing, inter alia, convening of meetings of equity shareholders and unsecured creditors. The Board has approved filing an an appeal against the said order.

7 Other income for the quarter ended September 30, 2026 includes net realised and unrealised gain on foreign exchange fluctuations of INR 206.77 million (Quarter ended June 30, 2026: INR Nil million, Quarter ended September 30, 2025: INR 475.61 million, Half year ended September 30, 2026: INR 206.77 million, Half year ended September 30, 2025: INR 475.61 million, Year ended March 31, 2026: INR 1,379.70 million).

Place: Pune
Date: November 02, 2026

For and on behalf of the Board of Directors of
Ventive Hospitality Limited

Atul Chordia
Chairman and Executive Director
DIN: 00054998

VENTIVE HOSPITALITY LIMITED

S R B C & CO LLP
Chartered Accountants

Ground Floor
Panchshil Tech Park, Yerwada
(Near Don Bosco School)
Pune - 411 006, India
Tel : +91 20 6603 6000

Independent Auditor's Review Report on the Quarterly and Year to Date Unaudited Standalone Financial Results of the Company Pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

Review Report to
The Board of Directors
Ventive Hospitality Limited

1. We have reviewed the accompanying statement of unaudited standalone financial results of Ventive Hospitality Limited (the "Company") for the quarter ended September 30, 2026 and year to date from April 01, 2026 to September 30, 2026 (the "Statement") attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

2. The Company's Management is responsible for the preparation of the Statement in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, (Ind AS 34) "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. The Statement has been approved by the Company's Board of Directors. Our responsibility is to express a conclusion on the Statement based on our review.

3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.



[THIS SPACE HAS INTENTIONALLY BEEN LEFT BLANK]

4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standards ('Ind AS') specified under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

For S R B C & CO LLP
Chartered Accountants
ICAI Firm registration number: 324982E/E300003

per Paul Alvares
Partner
Membership No.: 105754
UDIN: 26105754ECISBR4885
Place: Pune
Date: November 02, 2026

VENTIVE
HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Statement of unaudited standalone financial results for the quarter and half year ended September 30, 2026

(INR in million unless otherwise stated)

Particulars	Quarter ended			Half year ended		Year ended
	September 30, 2026 (Unaudited)	June 30, 2026 (Unaudited)	September 30, 2025 (Unaudited)	September 30, 2026 (Unaudited)	September 30, 2025 (Unaudited)	March 31, 2026 (Audited)
Income						
Revenue from operations	1,624.15	1,545.27	1,474.25	3,169.42	2,901.90	6,377.49
Other income	278.47	272.39	284.92	550.86	526.45	1,051.01
Total income (I)	1,902.62	1,817.66	1,759.17	3,720.28	3,428.35	7,428.50
Expenses						
Cost of food, beverages and other operating supplies	94.09	89.23	90.35	183.32	180.99	401.74
Employee benefits expense	210.95	203.48	177.43	414.43	351.62	734.69
Finance costs	211.83	170.90	177.19	382.73	366.25	722.52
Depreciation and amortisation expense	86.15	79.18	76.46	165.33	151.96	307.52
Other expenses	489.69	504.88	476.04	994.57	937.40	2,091.02
Total expenses (II)	1,092.71	1,047.67	997.47	2,140.38	1,988.22	4,257.49
Profit before exceptional item and tax (III = I - II)	809.91	769.99	761.70	1,579.90	1,440.13	3,171.01
Exceptional item (IV) (refer note 4)	-	-	-	-	-	19.98
Profit before tax (V = III - IV)	809.91	769.99	761.70	1,579.90	1,440.13	3,151.03
Tax expenses:						
Current tax	145.50	134.71	145.82	280.21	269.92	566.17
Tax in respect of earlier years	-	-	-	-	-	25.34
Deferred tax	1.34	(0.14)	56.12	1.20	129.73	270.31
Tax expenses (VI)	146.84	134.57	201.94	281.41	399.65	861.82
Exceptional - Tax expense (VII) (refer note 4)	-	53.02	-	53.02	-	-
Profit for the period/year (VIII = V - VI - VII)	663.07	582.40	559.76	1,245.47	1,040.48	2,289.21
Other comprehensive income						
Other comprehensive income to be reclassified to profit or loss in subsequent periods	-	-	-	-	-	-
Other comprehensive income not to be reclassified to profit or loss in subsequent periods:						
Re-measurement gains on defined benefit plans (net of tax)	0.57	0.86	0.81	1.43	1.61	2.43
Other comprehensive income for the period/year, net of tax (IX)	0.57	0.86	0.81	1.43	1.61	2.43
Total comprehensive income for the period/year, net of tax (X = VIII + IX)	663.64	583.26	560.57	1,246.90	1,042.09	2,291.64
Paid up equity share capital (Face value INR 1 each)	233.54	233.54	233.54	233.54	233.54	233.54
Other equity						47,024.10
Earnings per equity share - Basic and diluted (in INR) *	2.84	2.49	2.40	5.33	4.46	9.80
* Not annualised for interim periods (except for the year ended March 31, 2026)						

VENTIVE HOSPITALITY LIMITED

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Statement of unaudited standalone assets and liabilities as at September 30, 2026

(INR in million unless otherwise stated)

Particulars	As at September 30, 2026 (Unaudited)	As at March 31, 2026 (Audited)
Non-current assets		
Property, plant and equipment	2,114.82	2,110.74
Capital work-in-progress	202.34	163.77
Investment properties	3,277.54	3,129.98
Investment properties under development	170.05	156.57
Other intangible assets	1.00	1.08
Right-of-use assets	555.21	591.57
Investments in subsidiaries	43,235.18	40,130.82
Financial assets		
Loans	10,200.08	9,630.21
Other financial assets	345.09	108.40
Deferred tax assets (net)	6.27	-
Income tax assets (net)	18.68	-
Other non-current assets	283.35	130.97
	60,409.61	**56,154.11**
Current assets		
Inventories	48.73	54.17
Financial assets		
Trade receivables	334.49	251.55
Cash and cash equivalents	116.63	143.57
Other bank balances	3.44	322.28
Loans	89.50	92.65
Other financial assets	359.51	431.35
Other current assets	315.48	221.36
	1,267.78	**1,516.93**
TOTAL	**61,677.39**	**57,671.04**
EQUITY AND LIABILITIES		
Equity		
Equity share capital	233.54	233.54
Other equity	48,271.00	47,024.10
Total equity	**48,504.54**	**47,257.64**
Non-current liabilities		
Financial liabilities		
Borrowings	8,874.84	7,541.92
Lease liabilities	625.34	651.55
Other financial liabilities	238.92	266.37
Provisions	61.62	63.05
Deferred tax liabilities (net)	-	49.15
Other non-current liabilities	77.34	84.38
	9,878.06	**8,656.42**
Current liabilities		
Financial liabilities		
Borrowings	1,750.27	377.25
Lease liabilities	50.39	48.41
Trade payables		
- total outstanding dues of micro enterprises and small enterprises	26.98	29.88
- total outstanding dues of creditors other than micro and small enterprises	324.14	340.56
Other financial liabilities	833.48	757.86
Other current liabilities	190.41	140.93
Provisions	17.84	11.25
Current tax liabilities (net)	101.28	50.84
	3,294.79	**1,756.98**
Total liabilities	**13,172.85**	**10,413.40**
TOTAL	**61,677.39**	**57,671.04**

VENTIVE HOSPITALITY LIMITED

VENTIVE HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Unaudited standalone statement of cash flows for the half year ended September 30, 2026

(INR in million unless otherwise stated)

Particulars	Half year ended September 30, 2026 (Unaudited)	Half year ended September 30, 2025 (Unaudited)
A. Cash flows from operating activities		
Profit before tax	**1,579.90**	1,440.13
Adjustments for:		
Depreciation and amortisation expense	165.33	151.96
Liability no longer required written back	(1.57)	(0.39)
Loss/(Profit) on sale/discarded property plant and equipment	2.60	(0.23)
Profit on sale of current investment	(2.54)	(1.33)
Fair value gain on mutual funds measured at fair value through profit or loss	-	(0.55)
(Reversal of provision)/ provision for doubtful receivables and advances	(0.16)	4.14
Bad debts written off	-	0.49
Advances written off	0.08	0.49
Finance costs	382.73	366.25
Net unrealised exchange (gain)/loss	0.73	(2.47)
Interest income	(532.77)	(506.16)
Operating profit before working capital changes	**1,594.33**	**1,452.33**
Movements in working capital:		
Decrease in other non current assets	34.29	28.30
Decrease in inventories	5.44	6.45
(Increase)/decrease in trade receivables	(82.78)	39.85
Increase in other current financial assets	(0.29)	(97.50)
Decrease in other non current financial assets	1.78	8.11
Increase in other current assets	(94.12)	(82.25)
Decrease in trade payables	(20.82)	(98.90)
Decrease in other non-current financial liabilities	(48.44)	(21.53)
Decrease in other non-current liabilities	(7.04)	(13.42)
Increase in other current financial liabilities	74.20	78.15
Increase/(decrease) in other current liabilities	49.48	(10.27)
Increase in provisions	7.07	4.58
Cash generated from operations	**1,513.10**	**1,293.90**
Direct taxes paid (net of refunds)	(245.11)	(242.63)
Net cash flow generated from operating activities (A)	**1,267.99**	**1,051.27**
B. Cash flows from investing activities		
Payments towards purchase of property, plant and equipment and capital work in progress and intangible assets	(307.50)	(96.88)
Purchase towards investment property & investment property under construction	(218.18)	(15.84)
Proceeds from sale of property, plant and equipment	5.25	2.27
Investment in optionally convertible debenture of subsidiary	(500.00)	
Investment in shares of subsidiaries	(2,818.80)	(18.15)
Investment in units of mutual funds	(1,332.43)	(480.00)
Proceeds from sale of mutual funds	1,334.97	281.33
Proceeds received from maturity of fixed deposits	835.76	291.56
Investment in fixed deposits	(687.35)	(279.15)
Interest received	25.10	7.76
Proceeds from repayment of inter-corporate deposits	1,683.80	327.50
Loans given in the form of inter-corporate deposits	(1,635.51)	(183.00)
Net cash flow used in investing activities (B)	**(3,514.89)**	**(162.60)**
C. Cash flows from financing activities		
Share issue expenses paid	-	(19.09)
Proceeds from long-term borrowings	1,450.00	-
Repayment of long-term borrowings	(165.75)	(311.25)
Proceeds/(Repayment) of short-term borrowings, net	1,432.19	(103.73)
Interest paid	(345.57)	(317.46)
Payment of principal portion of lease liabilities	(24.23)	(22.30)
Payment of interest portion of lease liabilities	(26.68)	(28.57)
Net cash (used in)/flow from financing activities (C)	**2,319.96**	**(802.40)**
Net increase/(decrease) in cash and cash equivalents (A + B + C)	**(26.94)**	**86.27**
Cash and cash equivalents at the beginning of the period	143.57	195.79
Cash and cash equivalents at the end of the year	**116.63**	**282.06**
Cash and cash equivalents include		
Balances with banks	115.78	280.82
Cash on hand	0.85	1.24
Total cash and cash equivalents	**116.63**	**282.06**

VENTIVE HOSPITALITY LIMITED

VENTIVE
HOSPITALITY

VENTIVE HOSPITALITY LIMITED

Registered Office: Tech Park One, Second Floor, Tower 'D', Next to Don Bosco School, Off Airport Road, Yerwada, Pune 411006, Maharashtra, India

CIN: L45201PN2002PLC143638

Email: info@ventivehospitality.com | Telephone: +91 20 6906 1900 | www.ventivehospitality.com

Notes to unaudited standalone financial results for the quarter and half year ended September 30, 2026

1 The Statement of Unaudited standalone financial results for the quarter and half year ended September 30, 2026, is drawn in accordance with the Regulation 33 of the Securities Exchange Board of India (Listing Obligations and Disclosure Requirements), Regulations, 2015, which was reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 02, 2026 and subjected to limited review by the Statutory Auditors.

2 The above results have been prepared in accordance with the recognition and measurement requirements of Ind AS-34 notified under Companies (Indian Accounting Standards) Rules, 2015 (Ind AS) prescribed under Section 133 of the Companies Act, 2013 and other recognised accounting practices and policies to the extent applicable.

3 Since the segment information as per Ind AS 108 — Operating Segments is provided in the unaudited consolidated financial results, the same is not provided in the unaudited standalone financial results.

4 Exceptional item includes:

(INR in million unless otherwise stated)

Particulars	Quarter ended			Half year ended		Year ended
	September 30, 2026 (Unaudited)	June 30, 2026 (Unaudited)	September 30, 2025 (Unaudited)	September 30, 2026 (Unaudited)	September 30, 2025 (Unaudited)	March 31, 2026 (Audited)
Impact of new labour codes (Refer note i)	-	-	-	-	-	19.98
Exceptional - Tax expense (refer note ii)	-	53.02	-	53.02	-	-

(i) On November 21, 2025, the Government of India notified four new Labour Codes (the Code on Wages, 2019, the Code on Social Security, 2020, the Industrial Relations Code, 2020 and the Occupational Safety, Health and Working Conditions Code, 2020) consolidating 29 existing labour laws. The Ministry of Labour & Employment published Central Rules and FAQs to enable assessment of the financial impact due to changes in regulations. The Company has assessed and accounted for the incremental impact of these changes with the best information available and guidance provided by the Institute of Chartered Accountants of India. As a result of above change, the Company has recognised additional expenses of INR 19.98 million in the standalone financial results for the previous year ended March 31, 2026. The Company continues to monitor the finalization of State Rules and clarifications from the Government on other aspects of the Labour Codes and would provide appropriate accounting effect as and when such clarifications are issued/rules are notified.

(iii) With effect from April 01, 2026, the Company exercised the option under Section 115BAA of the Income-tax Act, 1961 (corresponding to Section 206 of the Income-tax Act, 2025). Consequently, the Company has remeasured its deferred tax assets and liabilities and has recognised a net deferred tax expense of INR 53.02 million during quarter ended June 30, 2026, which is included in the results for the half year ended September 30, 2026.

5 The Board of Directors of the Company had approved the draft Scheme of Amalgamation of its wholly owned subsidiaries, Eon-Hinjewadi Infrastructure Private Limited, Restocraft Hospitality Private Limited and Wellcraft Infraprojects Private Limited with the Company, with an appointed date April 01, 2025 subject to requisite approvals. During the quarter NCLT issued an order dated September 23, 2026 directing, inter alia, convening of meetings of equity shareholders and unsecured creditors. The Board has approved filing an an appeal against the said order.

6 During the quarter ended September 30, 2026, on July 9, 2026, the Company has entered into a share purchase agreement ("SPA") with the shareholders of Kelzai Eco Reserves Private Limited ("Kelzai"), pursuant to which the Company has acquired 100% equity and preference share capital for a total consideration of INR 2,818.80 million. Kelzai owns approximately 420 acres of resort property in the Mumbai Metropolitan Region (MMR).

Place: **Pune**
Date: **November 02, 2026**

For and on behalf of the Board of Directors of
Ventive Hospitality Limited

Atul Chordia
Chairman and Executive Director
DIN: 00054998

VENTIVE HOSPITALITY LIMITED