

NPL/BSE/NSE/2026-27/21**June 25, 2026**

To, The Manager BSE limited Corporate Relationship Department Phiroze Jeejeebhoy Tower, Dalal Street, Mumbai- 400001 Scrip Code: 511714	To, The Manager National Stock Exchange of India Limited Exchange Plaza, C-1, Block G, Bandra Kurla Complex, Bandra(E) Mumbai – 400051 Symbol: NIMBSPROJ
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Subject: Update on Earlier Disclosure regarding Proposed Collaboration/Development of Land at Neemgaon, Tehsil Govardhan, District Mathura, Uttar Pradesh

Pursuant to Regulation 30 read with Schedule III of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations"), this is with reference to our earlier intimation dated May 22, 2026 bearing reference no. **NPL/BSE/NSE/2026-27/11** regarding execution of a Memorandum of Understanding ("MoU") for the proposed collaboration/development of land situated at Village Neemgaon, Tehsil Govardhan, District Mathura, Uttar Pradesh.

In continuation thereof, we wish to inform that the Company, (Developer) on June 24, 2026, has executed a Memorandum of Understanding with M/s Kaamag Private Limited, (Land Owner-1) M/s Maayin's Real Estate Private Limited(Land Owner-2) and Mr. Sooraj Kumar, (Land Owner-3) and Dashrath Singh Naruka (confirming party) recording a commercial understanding between the parties and setting out the detailed terms governing the proposed acquisition, development and commercialization of the proposed township project at Village Neemgaon, Tehsil Govardhan, District Mathura, Uttar Pradesh, pending execution of the definitive transaction documents.

The salient features of the MoU are as under:

1. The Company to develop a residential township project on land parcel of approximately 25 Acres situated at Village Neemgaon, Tehsil Govardhan, District Mathura, Uttar Pradesh.
2. The proposed transaction contemplates acquisition of the identified additional land by the Company and the land owners in accordance with the agreed transaction structure for implementation of the project.
3. The proposed township project shall be developed under a 50:50 revenue sharing model, i.e.50% to land owners & 50% to Developer with the Company undertaking planning, obtaining statutory approvals, development, construction, marketing and commercialization of the project.
4. The MoU provides the framework for due diligence, exclusivity, financing arrangements, security creation, corporate approvals and other commercial terms relating to the proposed transaction.
5. Upon execution of the Joint Development Agreement the Developer shall pay a non- refundable upfront consideration of Rs. 20,00,00,000/- (Rupees Twenty Crores Only) and within 60 (Sixty) days of execution of JDA or receipt of RERA registration for the Project (whichever is earlier) the Developer shall pay a

refundable security deposit of Rs. 10,00,00,000/- (Rupees Ten Crores Only) which shall be adjusted against the Land Owner's revenue shares.

6. The proposed transaction shall be implemented through execution of definitive transaction documents, including the Joint Development Agreement, financing documents, security documents, powers of attorney and other ancillary agreements and documents, subject to completion of due diligence, fulfilment of agreed conditions and receipt of the necessary statutory, regulatory and corporate approvals.

The Company shall make further disclosures, as may be required under the SEBI Listing Regulations, upon execution of the definitive transaction documents or occurrence of any other material event.

This is for your information and record.

Thanking You.

Yours Faithfully

For Nimbus Projects Limited

Ritika Aggarwal

(Company Secretary & Compliance officer)

M.No: A69712