



October 06, 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 3,200 Crore Pre-Sales in H1FY2027”***, the contents of which are self-explanatory.

Yours faithfully,

For Max Estates Limited

ABHISHEK
MISHRA
Digitally signed by
ABHISHEK MISHRA
Date: 2026.10.06 12:19:09
+05'30'

Abhishek Mishra
Company Secretary & Compliance Officer

Encl: a/a

Max Estates Limited

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Max Estates Delivers ~INR 3,200 Crore Pre-Sales in H1FY2027

- *Pre-sales of ~INR 2,100 crore in Q2FY2027 vs INR 156 crore in Q2FY2026 (1,246% YoY increase).*
- *Strong sustenance sales in Estate 361 of INR 1,747 crore in H1FY2027 (INR 962 crore in Q2FY2027).*
- *Full-spectrum NCR offering: Sales across Noida and Gurugram span millennial-focused residences to senior living, across INR 3.50 crore to INR 35 crore price points, underscoring the breadth of Max Estates' residential franchise.*

6th October, 2026, New Delhi: Max Estates Limited (Max Estates), a leading real estate developer in the National Capital Region (NCR), today announced its strong pre-sales performance for H1FY2027, delivering pre-sales of ~INR 3,200 crore. In Q2FY2027, the company achieved total **pre-sales of ~INR 2,100 crore (including sales from Max One project amounting to INR 584 crore in Q2FY2027), an increase of 1,246% compared to Q2FY2026.**

The company sold 274 units in Q2FY2027 across its projects in Noida and Gurugram compared to 24 units sold in Q2FY2026, more than 11x growth demonstrating strong confidence in the product offering.

Collections: The company has achieved collections of ~INR 560 crore in Q2FY2027. Across all its projects, annual collections typically range between 20–25% of the sales value, enabling the company to undertake construction without incurring any incremental debt for its residential projects.

Max Estates delivered pre-sales of ~INR 3,200 crore in H1FY2027, 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 enters H2FY2027 with major launches planned across Noida and Gurugram in Q3 and Q4. From millennial-focused residences to senior living, and with price points ranging from INR 3.50 crore to INR 35 crore, Max Estates offers a differentiated residential portfolio catering to a wide spectrum of homebuyers across Delhi NCR. The company also aspires to add 2 million sq. ft. in the residential segment every year.

Commercial portfolio continues to be 100% leased with INR 160+ 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:

Max Estates Limited

CIN – L70200DL2016PLC438718

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Safe Harbor Statement:

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.