

Rustomjee®

Date: July 10, 2026

The General Manager, Listing Department, BSE Limited , Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai - 400 001	The Manager, Listing & Compliance Department, National Stock Exchange of India Limited Exchange Plaza, Plot no. C/1, G Block, Bandra Kurla Complex, Bandra East, Mumbai - 400 051
Scrip Code: 543669 & 977174	Scrip Symbol: RUSTOMJEE

Sub: Disclosure pursuant to Regulation 30 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("the Regulations")

Dear Sir / Madam,

Please find below our Key Operational Updates for Q1FY27:

Operational Performance Matrix (QoQ)	Q1FY27	Q1FY26	YoY Growth (%)	Q4FY26
Area (In Mn Sqft)	0.32	0.63	-49%	0.53
Pre-Sales (In INR bn)	6.17	10.68	-42%	13.46
Collection (In INR bn)	5.99	5.75	4%	8.53

- a) **Pre-Sales:** Pre-Sales of **INR 6.17 bn** in Q1FY27 as compared to **INR 10.68 bn** in Q1FY26. Given that there was no new launch planned in Q1FY27, pre-sales were mainly supported by resilient sustenance sales, reflecting continued buyer interest and sustained homebuyer confidence in the Company's projects. However, with general improvement in economic situation due to stability in geo-political situation, we expect pickup in sales in upcoming quarters.
- b) **Collections:** Collections of **INR 5.99 bn** in Q1FY27 as compared to **INR 5.75 bn** in Q1FY26. Healthy collections from previously sold units and sustenance sales across ongoing projects, continued to generate robust cash flows and strengthening the Company's liquidity position.

KEYSTONE REALTORS LIMITED

Rustomjee®

- c) **New Launches:** The Company has a strong launch pipeline planned across the MMR over the coming quarters, which is expected to enhance its market position and drive sustainable growth while creating value for customers and stakeholders.
- d) **Business Development:** We added **2 Projects** in Q1FY27 having saleable area of **1.98 mn sq ft** and estimated GDV of **INR 7.13 bn** ("**Utkarsh CHSL**" at **Dindoshi Nagar Cluster, Goregaon East, "Plotted Development" at Igatpuri**). These strategic additions reinforce the Company's leadership in **cluster** redevelopment, a key scale multiplier, while further expanding its presence in the plotted development segment, which serves as a velocity multiplier, supporting its long-term growth objectives.
- e) **Completions:** We completed **1 Project** in Q1FY27 with construction area of **0.07 mn sq ft. ("Rustomjee Ashiana" at Juhu)**
- a) **Credit Rating:** In addition to CRISIL Credit rating of "AA- (with Stable Outlook)", ICRA has also upgraded our Credit rating from "A+ (With Stable Outlook)" to "AA - (with Stable Outlook)".

Commenting on the Company's operational performance for Q1FY27, Mr. Boman Irani, CMD of Keystone Realtors Limited, said

"Q1FY27 marks a steady start to the year as we build on the strong momentum achieved in FY26. During the quarter, we recorded pre-sales of INR 6.17 billion, supported by resilient sustenance sales and continued homebuyer confidence in our projects. Looking ahead, we have a robust pipeline of launches planned across the MMR over the coming quarters. These launches are expected to strengthen our market position and support our objective of achieving the pre-sales guidance for FY27. Backed by our execution capabilities, disciplined project delivery, and favorable market fundamentals, we remain well positioned to drive sustainable growth. On the business development front, we added two projects during the quarter with an estimated GDV of INR 7.13 billion, further strengthening our future launch pipeline. These additions reinforce our leadership in Mumbai's redevelopment segment and more particularly in the Cluster redevelopment segment while also expanding our presence in the plotted development space, in line with our long-term growth strategy. Supported by a strong balance sheet and a healthy liquidity position, we

KEYSTONE REALTORS LIMITED

Rustomjee®

remain well capitalized to pursue growth opportunities, execute our development pipeline efficiently, and create long-term value for our customers, shareholders, and all stakeholders”

Please note that aforesaid nos. are provisional and subject to audit. This is for the information of all concerned. Request you to kindly disseminate the above information on your respective websites.

Thanking you,

For Keystone Realtors Limited

Bimal K Nanda
Company Secretary and Compliance Officer
Membership No. A11578

KEYSTONE REALTORS LIMITED

Registered Office : 702, NATRAJ, M. V. Road Junction, Western Express Highway, Andheri (East), Mumbai - 400 069.
Tel.: +91 22 6676 6888 | CIN : L45200MH1995PLC094208 | Website: www.rustomjee.com

