LOTUS
DEVELOPERS™

**Date: August 03, 2026**

To,
**The Compliance Manager**
**Listing Department**
**BSE Limited**
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai - 400001
**Scrip Code: 544469**

To,
**The Manager**
**Listing and Compliance Department**
**National Stock Exchange of India Limited**
Exchange Plaza, C-1, Block G
Bandra-Kurla Complex, Bandra (East),
Mumbai - 400051
**Scrip Symbol: LOTUSDEV**

**ISIN:** INE0V9Q01010

**Subject:** **Press Release - Un-Audited Financial Results for the quarter ended June 30, 2026**

Pursuant to Regulation 30 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith the Press Release on the Unaudited Financial Results for the quarter ended June 30, 2026.

We request you to kindly take the same on record.

Thanking you.

Yours faithfully,
**For Sri Lotus Developers and Realty Limited**
***(Formerly known as AKP Holdings Limited)***

ANKIT KUMAR TATER
Digitally signed by ANKIT KUMAR TATER
Date: 2026.08.03 10:46:45 +05'30'

**Ankit Kumar Tater**
**Company Secretary and Compliance Officer**
**Membership No.: A57623**

*Encl. A/a*

LOTUS DEVELOPERS™
LUXURY LOOKS UP TO US

# • Sri Lotus Developers & Realty Delivers Strong Q1 FY27 with Pre-Sales up by 567% YoY, Revenue up by 116% and PAT up by 77% YoY
# • EBITDA Margin stood at 36.4%
# • FY27 Pre-Sales Guidance of INR 1,800–2,000 Crs.

**Mumbai, 3rd August 2026**

Sri Lotus Developers & Realty Limited, a leading Mumbai-based developer of luxury and ultra luxury residential and commercial properties in Mumbai, with a strong focus in redevelopment & joint development projects announced its unaudited financial results for the quarter ended 30th June 2026.

Q1FY27 was a strong to the year for the company, marked by robust pre-sales growth, strong collections, healthy profitability, disciplined execution, and continued expansion of its redevelopment pipeline. The company continues to stand out as one of the most profitable and capital-efficient platforms in the real estate sector, supported by industry leading margins, strong return ratios, and a net debt-free balance sheet.

## KEY BUSINESS & FINANCIAL UPDATES

- **Q1 FY27 pre-sales witnessed robust traction, increasing 567% YoY to INR 409 Crs.**
- **Two projects were launched during Q1 FY27** – Lotus Trident (Andheri West) and Lotus Aquaria (Prabhadevi). Together, these projects have a **GDV of INR 1,350 Crs.**
  - Both projects were launched towards the end of June and are seeing good traction and enquiries, with construction commenced and strong customer interest, providing a healthy pipeline for future sales.
- **The company plans to launch four new projects in the remaining part of FY27**, with an estimated combined GDV of ~INR 3,500–4,000 Crs. This includes **Lotus Aurelia, Lotus Sky Plaza, Lotus Portofino, and Lotus Odyssey.**
- The company will continue to **add new projects and developments** to enhance the future pipeline.

## KEY FINANCIAL HIGHLIGHTS for Q1 FY27

- Pre Sales stood at INR 409 Crs. Up by 567% YoY
- Collections of INR 150 Crs., up by 115% YoY
- Total Revenue stood at INR 132 Crs., Up by 116% YoY
- EBITDA stood at INR 48 Crs., Up by 63% YoY. EBITDA Margin stood at 36.4%
- Profit After Tax stood at INR 46 Crs. Up by 77% YoY

## GUIDANCE FOR FY27

| Particulars | FY27 Guidance | Q1FY27 | FY26 |
|---|---|---|---|
| Pre-Sales | **INR 1,800-2,000 Crs.** | INR 409 Crs. | INR 1,157 Crs. |
| Revenue Growth | **55-60% YoY** | INR 132 Crs. | INR 769 Crs. |
| PAT Growth | **55-60% YoY** | INR 46 Crs. | INR 243 Crs. |

***Commenting on the performance, Mr. Anand K Pandit, Chairman & Managing Director, Sri Lotus Developers & Realty Limited said,***

*"The first quarter of FY27 has marked a strong start for Sri Lotus Developers, with robust momentum across our business and continued healthy demand for our luxury and ultra-luxury residential portfolio. The quarter's performance was driven by the sustained success of our recently launched projects. We also delivered healthy growth in collections, revenues, and profitability, reflecting the strength of our operating platform and disciplined execution.*

*During the quarter, we further expanded our development portfolio with the launch of Lotus Trident in Andheri West and Lotus Aquaria in Prabhadevi. Customer response to both projects has been encouraging, with Lotus Trident receiving particularly strong interest immediately after launch. Construction activities have already commenced, and the enquiry pipeline across our new launches remains healthy, providing good visibility for future sales.*

*What continues to distinguish Lotus is the quality and sustainability of our growth. We remain focused on disciplined capital allocation, selective project acquisitions, premium micro-market positioning, and timely execution, while maintaining one of the strongest balance sheets and profitability profiles in the real estate industry. This approach has enabled us to consistently create long-term value while preserving financial flexibility.*

*Looking ahead, we have a strong launch pipeline for the remainder of FY27, comprising multiple premium residential developments across key micro-markets. Backed by a growing portfolio, strengthening brand equity, and sustained demand in the premium housing segment, we remain confident in delivering our growth objectives for the year while continuing to execute with financial discipline and operational excellence."*

## About Sri Lotus Developers & Realty Limited

Incorporated in 2015 (formerly AKP Holdings Limited), Sri Lotus Developers & Realty Ltd. is a Mumbai-based real estate developer specializing in luxury and ultra-luxury residential and premium commercial projects, with a strong focus on redevelopment in the western suburbs of Mumbai. The company has completed 4 projects aggregating over 4.2 lakh sq. ft. of carpet area, with 8 ongoing and 13 upcoming developments covering ~40.9 lakh sq. ft. of carpet area and ~32.9 lakh sq. ft. of saleable area.

With a strong presence in Juhu and Andheri West. the company has also expanded into other micro markets of Mumbai like South and Central Mumbai, Bandra, and Versova. Lotus Developers manages end-to-end execution—from design and construction to sales and customer engagement—ensuring consistent quality, superior materials, and customer satisfaction. Guided by its philosophy of creating inclusive and high-quality living spaces, the company is shaping some of the most coveted addresses in Mumbai's real estate landscape.

**For more information, please contact**


| Company: **Sri Lotus Developers & Realty Ltd.** | Investor Relations (IR) **Strategic Growth Advisors Pvt. Ltd.** |
|---|---|
| CIN: L68200MH2015PLC262020 | CIN: U74140MH2010PTC204285 |
| **Mr. Rakesh Gupta – CFO** | **Mr. Deven Dhruva / Ms. Prachi Chhugani** |
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