

Date: August 12, 2024

BSE Limited,

Listing Department, 1st Floor, P J Towers,
Dalal Street, Fort, Mumbai-400001, Maharashtra, India.

Scrip Code: 959612, 975067

SUBJECT: OUTCOME OF MEETING OF THE BOARD OF DIRECTORS OF IKF HOME FINANCE LIMITED ("THE COMPANY") MONDAY, AUGUST 12, 2024.

REFERENCE: THE SECURITIES AND EXCHANGE BOARD OF INDIA ("SEBI") (LISTING OBLIGATIONS AND DISCLOSURE REQUIREMENTS) REGULATIONS, 2015 ("THE LISTING REGULATIONS").

Dear Sir / Madam,

In furtherance to the captioned subject and mentioned reference, we wish to inform you that the Board of Directors of the Company in its meeting held today i.e., Monday, August 12, 2024, has inter-alia considered and approved:

- A. Unaudited Financial Results of the Company for the quarter ended June 30, 2024, along with the Limited Review Report of the Company. (Annexed hereto and marked as **Annexure-I**)
- B. Disclosures pursuant to Regulation 52(4) of the Listing Regulations. (Annexed hereto and marked as **Annexure-II**).
- C. Statement of material Deviation under regulation 52(7) of the SEBI (Listing Obligation and Disclosure Requirements Regulations), 2015 for the quarter ended December 31, 2023. (Annexed hereto and marked as **Annexure-III**).

Further, we wish to inform you that the Proceeds raised from the issue of Listed Non-Convertible Debentures (NCDs) have been utilized for the purposes as mentioned in the offer Document / Disclosure document and **there is no material deviation** in the Utilization of such proceeds

Please note that the trading window for dealing in the listed securities of the Company by designated persons and their Immediate Relative(s) will open 48 hours after the declaration of unaudited financial results of the Company for the Quarter ended June 30, 2024.

Corporate Office: IKF Home Finance Limited

Plot No.30/A, Survey No.83/1, My Home Twitza, 11th Floor, Diamond Hills, Lumbini Avenue,
Beside 400/220/132KV GIS Substation, APIIC Hyderabad Knowledge City, Raidurg, Hyderabad-500081.

Ph: 040 23412083 **w:** www.ikfhomefinance.com **e:** info@ikfhomefinance.com

CIN: U65922AP2002PLC039417

Registered Office: IKF Home Finance Limited, 40-1-144, Corporate Centre, M.G. Road, Vijayawada - 520 010, Andhra Pradesh, INDIA

This intimation will also be made available on the website of the Company and can be accessed using the link: <https://ikfhomefinance.com/>.

We request you to take the above on your record.

The board meeting commenced at 11.00 AM and concluded at 09.55 PM

**Thanking you,
Yours faithfully,**

For and on behalf of IKF HOME FINANCE LIMITED

Abhishek Jain
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by Abhishek Jain
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Abhishek Jain
Company Secretary
M. No. : A62027
Place : Hyderabad
Encl : a.a



Independent Auditor's Limited Review Report on the Unaudited Financial Results for the quarter ended 30th June, 2024 of the IKF Home Finance Limited Pursuant to the Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

To
The Board of Directors,
The IKF Home Finance Limited

1. We have reviewed the accompanying statement of Unaudited Financial Results of **The IKF Home Finance Limited** (“the Company”) for the quarter ended June 30, 2024 (“the Statement”) being submitted by the company pursuant to requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended (the “Listing Regulations”).
2. This statement, which is the responsibility of the Company’s Management and has been approved by the Company’s Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 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. Our responsibility is to issue a report on these unaudited financial statements 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 financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and apply analytical procedures and other review procedures to financial data. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently doesn’t 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.
4. Attention is drawn to the fact that the figures for the three months ended 31st March, 2024 as reported in these financial results are the balancing figures between audited figures in respect of the full previous financial year and the published year to date figures up to the third quarter of the previous financial year. The figures up to the end of the third quarter of previous financial year had only been reviewed and not subjected to audit.



5. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of unaudited financial results prepared in accordance with applicable accounting standards and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 including the manner in which it is to be disclosed, or that it contains any material misstatement or that it has not been prepared in accordance with the relevant prudential norms issued by the Reserve Bank of India in respect of income recognition, asset classification, provisioning and other related matters.

For **K.S. Rao & Co.**

Chartered Accountants

Firm's Registration Number: 003109S

KURICHETI

VAMSI KRISHNA

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(K. Vamsi Krishna)

Partner

(ICAI Membership No: 238809)

UDIN No:24238809BKGZTU8603

Place: Vijayawada

Date: 12.08.2024



IKF Home Finance Limited
CIN No- U65922AP2002PLC039417
Statement of Financial Results for the Quarter ended June 30, 2024
Statement of Profit & Loss Account

Sr. No.	Particulars	(Amount in Lakhs unless otherwise stated)			
		Quarter ended		Year ended	
		30-Jun-24 (Unaudited)	31-Mar-24 (Refer note -6)	30-Jun-23 (Unaudited)	31-Mar-24 (Audited)
	Revenue From operations				
	Interest income	3,469.00	3,284.85	2,523.89	11,462.25
	Fees and commission income	293.29	390.60	197.24	1,148.37
	Net gain on derecognition of financial instruments under amortised cost category for assigned loans	1,037.33	-	700.06	1,826.03
(I)	Total revenue from operations	4,799.62	3,675.45	3,421.19	14,436.66
(II)	Other income	218.22	125.94	52.00	336.17
(III)	Total income (I + II)	5,017.84	3,801.39	3,473.19	14,772.83
	Expenses				
	Finance costs	1,911.62	1,807.27	1,427.78	6,453.23
	Impairment on financial instruments	334.42	(11.03)	8.08	243.45
	Employee benefits expenses	980.50	855.84	768.07	3,306.17
	Depreciation and amortization	34.35	31.91	30.93	127.99
	Other expenses	439.49	513.98	261.12	1,393.32
(IV)	Total expenses	3,700.38	3,197.97	2,495.98	11,524.16
(V)	Profit / (loss) before exceptional items and tax (III - IV)	1,317.46	603.42	977.22	3,248.67
(VI)	Exceptional Items	-	-	-	-
(VII)	Profit before tax (V - VI)	1,317.46	603.42	977.22	3,248.67
(VIII)	Tax Expense:				
	(1) Current Tax	237.40	113.70	160.38	729.73
	(2) Deferred Tax	95.32	118.33	77.15	150.69
	Total Tax Expense (VIII)	332.72	232.03	237.52	880.42
(IX)	Net Profit / (loss) for the period (VII-VIII)	984.74	371.39	739.69	2,368.25
(X)	Other comprehensive income				
	(A) Items that will not be reclassified to profit or loss				
	(a) Items that will not be reclassified to profit or loss	(0.99)	5.39	19.85	10.82
	(b) Income tax relating to items that will not be reclassified to profit or loss	0.25	(1.36)	(5.00)	(2.72)
	(B) Items that will be reclassified to profit or loss				
	(a) Items that will be reclassified to profit or loss	46.04	5.25	-	(32.15)
	(b) Income tax relating to items that will be reclassified to profit or loss	(11.59)	(1.32)	-	8.09
(XI)	Total comprehensive income for the period (IX + X)	1,018.46	379.35	754.55	2,352.29
(XII)	Earnings per share (equity share, par value of Rs.10 each)				
	Basic** (Rs.)	1.42	0.56	1.17	3.69
	Diluted** (Rs.)	1.42	0.56	1.17	3.69
	Reserves excluding Revaluation Reserves as at March 31				14,413.93

** Not Annualized for the Quarterly Figures



Home Finance

IKF Home Finance Limited

CIN No- U65922AP2002PLC039417

Statement of Financial Results for the Quarter ended June 30, 2024

Notes:

- 1 The financial results of the Company have been prepared in accordance with Indian Accounting Standards (Ind AS) as per the Companies (Accounting Standards) Rules, 2015 (as amended from time to time) and notified under Section 133 of the Companies Act, 2013.
- 2 The above Unaudited results for the quarter ended June 30, 2024 have been reviewed by the Audit Committee and subsequently, approved by the Board of Directors at their meetings held on August 12, 2024 and reviewed by statutory auditors in accordance with the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.
- 3 The Company is engaged primarily in the business of financing and accordingly there are no separate reportable segments as per IND AS 108 dealing with operating segments.
- 4 On November 12, 2021, Reserve Bank of India issued circular requiring changes to and clarifying certain aspects of income recognition and asset classification norms. The Management has taken necessary steps to comply with norms/changes as and when they became applicable.
- 5 Disclosure pursuant to RBI Notification – RBI/DOR/2021-22/86 DOR.STR.REC.51/21.04.048/2021-22 dated September 24, 2021

(a) Details of transfer through assignment in respect of loans not in default during the Quarter ended 30 June 2024

Entity/Assignee	Housing Finance Companies
Count of Loan accounts Assigned	378
Amount of Loan accounts Assigned (Rs in Lakhs)	4,109
Retention of beneficial economic interest (MRR) (Rs in Lakhs)	411
Weighted Average Maturity (Residual Maturity) (Months)	110
Weighted Average Holding Period (Months)	11
Coverage of tangible security coverage	100.00%
Rating wise distribution of rated loans	-

(b) Details of acquired through assignment in respect of loans not in default during the Quarter ended 30 June 2024

Entity/Assignee	Housing Finance Companies
Count of Loan accounts Assigned	Nil
Amount of Loan accounts Assigned (Rs in Lakhs)	Nil
Retention of beneficial economic interest (MRR) (Rs in Lakhs)	Nil
Weighted Average Maturity (Residual Maturity) (Months)	Nil
Weighted Average Holding Period (Months)	Nil
Coverage of tangible security coverage	Nil
Rating wise distribution of rated loans	-

(c) The Company has not transferred or acquired any stressed loans during the quarter ended 30 June, 2024.

- 6 The figures for the last quarter of the previous financial year are the balancing figures between audited figures in respect of the full financial year and the published year to date figures up to the end of third quarter of the previous financial year which were subjected to limited review by statutory auditors.
- 7 Previous year / periods figures have been regrouped / rearranged wherever necessary to conform with current period's classification.

8 Details of resolution plan implemented under the Resolution Framework for COVID-19 pandemic related stress, as per RBI circular August 6, 2020 (Resolution Framework 1.0) and May 5, 2021 (Resolution Framework 2.0) as at June 30, 2024 are given below:

Type of Borrower	Exposure to accounts classified as Standard consequent to implementation of resolution plan-Position as at the end of the previous year i.e., March 31,2024 (A)	Of (A), aggregate debt that slipped into NPA during the quarter ended June 30, 2024	Of (A) amount written off during the quarter ended June 30, 2024	Of (A) amount paid by the borrowers during the quarter ended June 30, 2024	Exposure to accounts classified as Standard consequent to implementation of resolution plan - Position quarter ended June 30, 2024
Personal Loans	335.88	36.87	-	1.09	297.91
Corporate Persons					
Of which MSME's					
Others					
Total	335.88	36.87	-	1.09	297.91

For and on behalf of the Board of Directors of
IKF Home Finance Limited

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VASANATHA
LAKSHMI

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Date: 2024.08.12
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Place: Hyderabad
Date: 12 August 24

V Vasantha Lakshmi
Managing Director



IKF Home Finance Limited
CIN No- U65922AP2002PLC039417

Disclosures in compliance with Regulation 52 (4) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 for quarter ended June 30, 2024

Particulars	Quarter ended			Year ended
	30-Jun-24	31-Mar-24	30-Jun-23	31-Mar-24
	(Unaudited)	(Refer note -6)	(Unaudited)	(Audited)
Debt Equity Ratio	3.33	3.36	3.57	3.36
Debt Service Coverage Ratio *	NA	NA	NA	NA
Interest Service Coverage Ratio *	NA	NA	NA	NA
Outstanding redemption preference shares (quantity and value)	NA	NA	NA	NA
Debenture Redemption Reserve/ Capital redemption reserve	NA	NA	NA	NA
Net worth (in ₹ lakh)	22,333.15	21,338.75	15,196.35	21,338.75
Net profit after tax (in ₹ lakh)	984.74	371.39	739.69	2,368.25
Earnings per share (of ₹10/- each)				
- Basic	1.42	0.56	1.17	3.69
- Diluted	1.42	0.56	1.17	3.69
Long term debt to working capital **	NA	NA	NA	NA
Current Ratio **	NA	NA	NA	NA
Bad debts to Account receivable ratio	NA	NA	NA	NA
Current liability ratio **	NA	NA	NA	NA
Total debts to total assets	74.86%	75.15%	72.84%	75.15%
Debtors turnover **	NA	NA	NA	NA
Inventory turnover **	NA	NA	NA	NA
Operating margin (%) **	NA	NA	NA	NA
Net profit margin (%)	19.62%	9.77%	21.30%	16.03%
Sector Specific equivalent ratio				
Provision Coverage Ratio	28.46%	26.68%	30.27%	26.68%
Gross Non- Performing Asset (GNPA) (%)	1.11%	0.76%	0.96%	0.76%
Net Non- Performing Asset (NNPA) (%)	0.79%	0.56%	0.68%	0.56%
CRAR (%)	33.91%	32.00%	35.08%	32.00%

Formulae for computation of ratios are as follows:

1. Debt equity ratio is (Debtsecurities + Borrowings (other than debt securities) / Networkth
2. Networkth is equal to Equity share capital + other equity
3. Total debts to total assets (%) = (Debtsecurities + Borrowings (other than debt securities) / Total assets
4. Net profit margin (%) = (profit for the period) / Total income
5. Provision coverage ratio = ECL on gross stage 3 loans principal outstanding / gross stage 3 loans principal outstanding
6. GNPA (%) = NPA loan principal outstanding / Total loan principal outstanding
7. NNPA (%) = (NPA loan principal outstanding- ECL on NPA loan principal outstanding) / Total loan principal outstanding

* Disclosure is not applicable to Housing Finance Companies registered with NHB/ RBI as per Regulation 52(4) and 54 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.

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The Company prepares the Financial statements as per Division III to Schedule III of Companies Act, 2013, hence these ratios are not applicable.

ANNEXURE III- Statement of utilization of issue proceeds

Name of the Issuer	ISIN	Mode of fundraising (Public Issues/Private Placement)	Type of Instrument	Date of raising funds	Amount Raised	Funds utilized	Any Deviation (Yes/No)	If 8 is Yes, Then specify the purpose of For which the funds Were utilized	Remark if any
IKF HOME FINANCE LIMITED	INE02VP08022	Private Placement	Unsecured Non-Convertible Debentures	August 31, 2023	Rs. 60,00,00,000	Rs. 60,00,00,000	No	NA	

Corporate Office: IKF Home Finance Limited

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CIN: U65922AP2002PLC039417

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Statement of Deviation or Variation in the use of proceeds of issue of listed non-convertible debt securities.

Statement of Deviation or Variation	
Name of listed entity	IKF Home Finance Limited
Mode of Fund Raising	Private Placement
Type of instrument	Non-Convertible Debentures
Date of Raising Funds	August 31, 2023
Amount Raised during quarter ended September 30, 2023 (in Rs.)	Rs. 60,00,00,000
Report filed for quarter and year ended	June 30, 2024
Is there a Deviation / Variation in use of funds raised?	No
Whether any approval is required to vary the objects of the issue stated in the prospectus/offer document?	No
If yes, details of the approval so required?	N/A
Date of approval	-
Explanation for the Deviation / Variation	-
Comments of the audit committee after review	-
Comments of the auditors if any	-
Objects for which funds have been raised and where there has been a deviation, in the following table:	

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Original object	Modified Object if any	Original Allocation	Modified allocation if any	Funds Utilized	Amount of Deviation/ Variation for the 9 months ended according to applicable object (INR Lacs and in %)	Remarks if any
onward lending purpose as permitted by RBI.	Not Applicable	Rs. 60,00,00,000	Not Applicable	Rs. 60,00,00,000	Nil	-

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