Home Finance

Date: May 21, 2025

To
The Listing Department
Department of Corporate Services
BSE Limited
P J Tower, Dalal Street,
Mumbai – 400001

Scrip Code: 959612, 975067, 976278

Sub: Outcome of the Board Meeting held on May 21, 2025

Ref: Regulation 51 and 52 read with Part B of Schedule III of the SEBI (Listing Obligation and Disclosure Requirements Regulations), 2015.

Dear Sir/ Madam,

We would like to inform you that the Board of Directors of the Company in their meeting held today i.e., Wednesday, May 21, 2025 which commenced at 03:00 P.M and concluded at 06:00 P.M., inter-alia, considered and approved the following matters:

1. Audited Financial Results of the Company for the quarter and year ended March 31, 2025 along with Auditor's Report as per the provisions of Regulation 52 of SEBI Listing Regulations

2. Appointment of B.S.S. & Associates, Practising Company Secretaries as Secretarial Auditor of the Company for the FY 2025-26

3. Took note of the resignation of Mr. Vinit Mukesh Mehta from the position of Nominee Director of the Company w.e.f. May 14, 2025

Following documents are enclosed herewith:

1. Audited Financial Results for quarter and financial year ended March 31, 2025 of the Company along with Auditor's report including additional information as required under Regulation 52(2)(e) and Regulation 52(4) of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015.
2. The statement of utilisation of Issue proceeds of non-convertible securities pursuant to Regulation 52(7) & 52(7A) of SEBI Listing Regulations for the quarter and year ended March 31, 2025 read with SEBI Master Circular dated May 21, 2024.
3. Security Cover Details pursuant to provisions of Regulation 54(3) of the Listing Regulations in the format prescribed under SEBI Circular no. SEBI/HO/MIRSD/MIRSD_CRADT/CIR/P/2022/67 dated May 19, 2022 for disclosure under Regulation 56(1)(d) of the Listing Regulations and duly certified by the Statutory Auditor of the Company.

4. Declaration by the Managing Director pursuant to Regulation 52(2)(e).

This intimation will be available on the website of the company at https://ikfhomefinance.com/

We request you to kindly take the same on records.

Thanking You,

For and on behalf of IKF Home Finance Limited

Puligilla Aakanksha

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Aakanksha Puligilla
Company Secretary & Compliance Officer
M. No. 75114

Place: Hyderabad

Independent Auditor's Report on the Quarterly and Year to Date Audited Financial Results of IKF Home Finance Limited Pursuant to the Regulation 52 of the Securities Exchange Board of India (SEBI) (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended for the year ended March 31, 2025

To
The Board of Directors
of IKF Home Finance Limited,

Report on the audit of the Financial Results

Opinion

We have audited the accompanying statement of Annual financial results of IKF Home Finance Limited ("The Company") for the quarter ended March 31, 2025 and the year to date results for the period April 1, 2024 to March 31, 2025 ("Statement"), attached herewith, being submitted by the Company pursuant to the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ("The Listing Regulations'') including SEBI Circular SEBI/HO/DDHS/P/CIR/2021 /613 dated August 10, 2021 (as amended).

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid Statement:

i. is presented in accordance with the requirements of Regulation 52 of the Listing Regulations in this regard; and

ii. gives a true and fair view in conformity with the recognition and measurement principles laid down in the applicable Indian Accounting Standards ('Ind AS') prescribed under section 133 of the Companies Act, 2013 ("the Act") read with the Companies (Indian Accounting Standards) Rules, 2015, the circulars, guidelines and directions issued by the Reserve Bank of India (RBI) from time to time ('RBI Guidelines') and other accounting principles generally accepted in India, of the net profit and other comprehensive income and other financial information of the Company for the year ended March 31, 2025.

Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing ("SAs") specified under section 143(10) of the Companies Act, 2013, as amended ("the Act"). Our responsibilities under those Standards are further described in the "*Auditor's Responsibilities for the Audit of the Financial Results*" section of our report. We are independent of the Company in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India (ICAI) together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics.

We believe that the audit evidence obtained by us is sufficient and appropriate to provide a basis for our opinion.

Management's Responsibilities for the Financial Results

The Statement has been prepared on the basis of the annual financial statements for the year ended March 31, 2025. The Board of Directors of the Company are responsible for the preparation and presentation of the Statement that gives a true and fair view of the net profit and other comprehensive income of the Company and other financial information in accordance with the applicable accounting standards prescribed under Section 133 of the Act read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 52 of the Listing Regulations. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and the design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the Statement that give a true and fair view and are free from material misstatement, whether due to fraud or error. In preparing the Statement, the Board of Directors are responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Board of Directors either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

The Board of Directors are also responsible for overseeing the Company's financial reporting process.

Auditor's Responsibilities for the Audit of the Financial Results

Our objectives are to obtain reasonable assurance about whether the Statement as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with SAs under Section 143(10) of the Act, will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of the Statement.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit We also:

- Identify and assess the risks of material misstatement of the Statement, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under Section 143(3)(i) of the Act, we are also responsible for expressing our opinion on whether the company has adequate internal financial controls with reference to financial statements in place and the operating effectiveness of such controls.

- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Board of Directors.

- Conclude on the appropriateness of the Board of Director's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial results or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.

- Evaluate the overall presentation, structure and content of the Statement, including the disclosures, and whether the Statement represents the underlying transactions and events in a manner that achieves fair presentation

Materiality is the magnitude of misstatements in the statement that, individually or in aggregate, makes it probable that the economic decisions of a reasonably knowledgeable user of the statement may be influenced. We consider quantitative material and qualitative factors in (i) planning the scope of our audit work and in evaluating the results of our work; and (ii) to evaluate the effect of any identified misstatements in the statement.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

Other Matter

The Statement includes the results for the quarter ended and year ended March 31, 2025 and March 31, 2024 which are the balancing figure between the audited figures in respect of the full financial year ended March 31, 2025 and the published unaudited year to date figures up to the third quarter of the respective two financial years which were subject to limited review by us.

Our Conclusion on the statement is not modified in respect of these matters.

For **K.S. Rao & Co.,**
Chartered Accountants
Firm Registration Number: 003109S

KURICHETI VAMSI KRISHNA
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Date: 2025.05.21 19:40:56 +05'30'

K. Vamsi Krishna
Partner
Membership Number. 238809
UDIN: 25238809BMHZQM6713

Place: Vijayawada
Date: 21st May, 2025.

IKF Home Finance Limited
CIN No- U65922AP2002PLC039417
Statement of Financial Results for the quarter and year ended March 31, 2025
Statement of Profit & Loss Account

(Amount in Lakhs unless otherwise stated)

Sr. No.	Particulars	Quarter ended			Year ended	
		31-Mar-25 (Unaudited)	31-Dec-24 (Unaudited)	31-Mar-24 (Unaudited)	31-Mar-25 (Audited)	31-Mar-24 (Audited)
	Revenue From operations					
	Interest income	4,560.23	3,944.62	3,284.85	15,524.91	11,462.25
	Fees and commission income	624.65	405.63	390.60	1,740.59	1,148.37
	Net gain on derecognition of financial instruments under amortised cost category for assigned loans	1,570.30	-	-	3,058.53	1,826.03
(I)	**Total revenue from operations**	**6,755.18**	**4,350.25**	**3,675.45**	**20,324.03**	**14,436.66**
(II)	Other income	373.40	282.56	125.94	932.53	336.17
(III)	**Total income (I + II)**	**7,128.58**	**4,632.80**	**3,801.39**	**21,256.57**	**14,772.83**
		-	-	-		
	Expenses					
	Finance costs	2,718.31	2,214.36	1,807.27	8,840.32	6,453.23
	Impairment on financial instruments	250.37	150.67	123.33	944.82	377.81
	Employee benefits expenses	1,497.90	1,140.74	855.84	4,690.91	3,306.17
	Depreciation, amortization and impairment	52.96	51.54	31.91	179.19	127.99
	Others expenses	722.69	479.98	379.61	2,073.27	1,258.95
(IV)	**Total expenses**	**5,242.22**	**4,037.30**	**3,197.97**	**16,728.51**	**11,524.16**
(V)	Profit / (loss) before exceptional items and tax (III - IV)	1,886.36	595.51	603.42	4,528.06	3,248.67
(VI)	Exceptional Items	-	-	-	-	-
(VII)	**Profit before tax (V - VI)**	**1,886.36**	**595.51**	**603.42**	**4,528.06**	**3,248.67**
(VIII)	Tax Expense:					
	(1) Current Tax	389.81	127.14	113.70	973.18	726.67
	(2) Deferred Tax	133.03	-18.63	118.33	175.64	150.69
	(3) Adjustment of tax relating to earlier periods	-	2.83	-	2.83	3.06
	Total Tax Expense (VIII)	**522.84**	**111.33**	**232.03**	**1,151.65**	**880.42**
(IX)	**Net Profit / (loss) for the period (VII-VIII)**	**1,363.52**	**484.17**	**371.39**	**3,376.41**	**2,368.25**
(X)	Other comprehensive income					
	(A) Items that will not be reclassified to profit or loss (specify items and amounts)					
	(a) Items that will not be reclassified to profit or loss	(2.50)	7.31	5.39	9.72	10.82
	(b) Income tax relating to items that will not be reclassified to profit or loss	0.63	(1.84)	(1.36)	(2.45)	(2.72)
	(B) Items that will be reclassified to profit or loss (specify items and amounts)					
	(a) Items that will be reclassified to profit or loss	(158.29)	92.27	5.25	(64.97)	(32.15)
	(b) Income tax relating to items that will be reclassified to profit or loss	40.05	(23.22)	(1.32)	16.57	8.09
(XI)	**Total comprehensive income for the period (IX + X)**	**1,243.41**	**558.69**	**379.35**	**3,335.28**	**2,352.29**
(XII)	Earnings per share (equity share, par value of Rs.10 each)					
	Basic** (Rs.)	1.97	0.70	0.56	4.88	3.69
	Diluted** (Rs.)	1.97	0.70	0.56	4.88	3.69
	Reserves excluding Revaluation Reserves as at March 31				**17,799.38**	**14,413.93**

** Not Annualized for the Quarterly Figures

VUPPUTURI VASANTHA LAKSHMI

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IKF Home Finance

IKF Home Finance Limited
CIN No- U65922AP2002PLC039417
Statement of Financial Results for the year ended March 31, 2025
Statement of Assets and Liabilities

(Amount in Lakhs unless otherwise stated)

Particulars	As at 31-Mar-25 (Audited)	As at 31-Mar-24 (Audited)
ASSETS		
(1) Financial assets		
Cash and cash equivalents	8,309.24	313.07
Bank balance other than cash and cash equivalents	1,224.44	525.77
Trade Receivables	-	-
Loans	1,18,062.91	88,766.78
Investments	436.31	1.00
Derivative financial instruments	-	62.79
Other financial assets	6,513.42	4,063.92
Subtotal - Financial assets	**1,34,546.33**	**93,733.32**
(2) Non-financial assets		
Current tax assets (Net)	14.10	-
Investment property	32.20	-
Property, plant and equipment	141.98	112.94
Capital work in progress	2,596.09	-
Right of use asset	471.51	99.69
Other intangible assets	45.02	74.10
Other non-financial assets	556.03	1,181.17
Subtotal - Non Financial assets	**3,856.92**	**1,467.89**
Total assets	**1,38,403.26**	**95,201.21**
LIABILITIES AND EQUITY		
LIABILITIES		
(1) Financial liabilities		
Derivative financial instruments	43.06	-
Payables	-	-
(I)Trade payables	-	-
(I) total outstanding dues of micro enterprises and small enterprises	-	-
(II) total outstanding dues of creditors other than micro enterprises and small enterprises	176.55	157.85
Debt securities	6,945.48	5,009.40
Borrowings (other than debt securities)	1,02,331.04	66,536.37
Other financial liabilities	2,773.80	602.97
Subtotal - Financial liabilities	**1,12,269.94**	**72,306.59**
(2) Non-financial liabilities		
Current tax liabilities (Net)	-	114.33
Provisions	67.43	54.62
Deferred tax liabilities (Net)	582.40	420.88
Other non-financial liabilities	831.75	990.10
Subtotal - Non-Financial liabilities	**1,481.57**	**1,579.92**
EQUITY		
Equity share capital	6,924.82	6,924.82
Other equity	17,726.92	14,389.88
Subtotal - Equity	**24,651.74**	**21,314.70**
Total liabilities and equity	**1,38,403.26**	**95,201.21**

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IKF Home Finance Limited
CIN No- U65922AP2002PLC039417
Statement of Cash Flows for the year ended March 31, 2025

(Amount in Lakhs unless otherwise stated)

Particulars	Year ended 31-Mar-25 (Audited)	Year ended 31-Mar-24 (Audited)
Cash flow from operating activities:		
Net profit before tax as per the statement of profit and loss	4,528.06	3,248.67
Adjustments for		
Net (gain) / loss on derecognition of financial instruments under amortised cost category	-3,058.53	-1,826.03
Finance cost - Leases	26.02	8.66
Transfer from Special Reserves u/s 36(1)(viia) Income tax	-	-40.88
Expense relating to ESOP	1.77	-
Profit on sale of assets	-	-0.39
Depreciation and amortisation	179.19	127.99
Interest income on Security deposit- Leases	-2.89	-0.92
Impairment allowance on loans	944.82	243.45
Net gain/loss on financial assets	40.88	-100.33
Operating profit before working capital changes	**2,659.32**	**1,660.20**
Changes in working capital		
Decrease / (increase) in Loans	-30,240.95	-30,844.70
Decrease / (increase) in other financial assets	-100.17	563.89
Decrease / (increase) in other non financial assets	-331.98	-574.87
Increase / (Decrease) in other payables	18.70	44.83
Increase / (Decrease) in other financial liabilities	1,798.59	-149.09
Increase / (Decrease) increase in provisions	22.53	14.04
Increase / (Decrease) Increase in other non financial liabilities	-158.35	494.92
Total Changes in Working Capital	**-28,991.63**	**-30,450.98**
Income taxes paid (net)	-1,104.44	-587.83
Cash flow from operating activities (A)	**-27,436.75**	**-29,378.61**
Payment for the purchase of property, plant and equipment	-1,759.01	-72.39
Proceeds from sale of Property	19.37	0.57
Sale of investments	60,862.50	89,078.96
Purchase of investments	-61,297.81	-87,879.95
Net cash (used in) / generated from investing activities (B)	**-2,174.95**	**1,127.18**
Cash flow from financing activities		
Issue of equity shares (including securities premium)	0.00	4,682.60
Increase in borrowings	60,726.29	40,000.00
Decrease/ repayment in borrowings	-22,995.54	-20,841.83
Principal repayment of financial lease liability	-96.85	-45.45
Interest repayment of financial lease liability	-26.02	-8.66
Net cash (used in) generated from financing activities (C)	**37,607.88**	**23,786.66**
Net (decrease) in cash and cash equivalents (A+B+C)	**7,996.18**	**-4,464.77**
Cash and cash equivalents at the beginning of the year	313.07	4,777.83
Cash and cash equivalents at the end of the year	**8,309.24**	**313.07**

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Home Finance

IKF Home Finance Limited
CIN No- U65922AP2002PLC039417
Statement of Financial Results for the year ended March 31, 2025

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 audited results for the period ended March 31, 2025 have been reviewed by the Audit Committee and approved by the Board of Directors at their meetings held on May 21, 2025 and subjected to limited review 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 and Year ended 31 March 2025

Entity/Assignee	Housing Finance Companies	Housing Finance Companies
Count of Loan accounts Assigned	644	1,146
Amount of Loan accounts Assigned (Rs in Lakhs)	8,097	13,739
Retention of beneficial economic interest (MRR) (Rs in Lakhs)	810	1,374
Weighted Average Maturity (Residual Maturity) (Months)	132	125
Weighted Average Holding Period (Months)	17	15
Coverage of tangible security coverage	100.00%	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 31 March 2025

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 year ended 31 March, 2025.

6 Previous year / periods figures have been regrouped / rearranged wherever necessary to conform with current period's classification.

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7 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 March 31, 2025 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), agregate debt that slipped into NPA during the Year ended March 31, 2025	Of (A) amount written off during the Year ended March 31, 2025	Of (A) amount paid by the borrowers during the Year ended March 31, 2025	Exposure to accounts classified as Standard consequent to implementation of resolution plan - Position Year ended March 31, 2025
Personal Loans	115.89	9.74	-	3.80	102.35
Corporate Persons					
Of which MSME's					
Others					
Total	115.89	9.74	-	3.80	102.35

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

VUPPUTURI VASANTHA LAKSHMI
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Date: 2025.05.21 19:35:49 +05'30'

Place: Hyderabad
Date: 21-05-2025

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 and Year ended March 31, 2025

Particulars	Quarter ended			Year ened	
	31-Mar-25	31-Dec-24	31-Mar-24	31-Mar-25	31-Mar-24
	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)	(Audited)
Debt Equity Ratio	4.43	4.00	3.36	4.43	3.36
Debt Service Coverage Ratio *	NA	NA	NA	NA	NA
Interest Service Coverage Ratio *	NA	NA	NA	NA	NA
Outstanding redemption preference shares (quantity and value)	NA	NA	NA	NA	NA
Debenture Redemption Reserve/ Capital redemption reserve	NA	NA	NA	NA	NA
Net worth (in ₹ lakh)	24,651.74	23,406.56	21,314.70	24,651.74	21,314.70
Net profit after tax (in ₹ lakh)	1,363.52	484.17	371.39	3,376.41	2,368.25
Earnings per share (of ₹10/- each)					
- Basic	1.97	0.70	0.56	4.88	3.69
- Diluted	1.97	0.70	0.56	4.88	3.69
Long term debt to working capital **	NA	NA	NA	NA	NA
Current Ratio **	NA	NA	NA	NA	NA
Bad debts to Account receivable ratio	NA	NA	NA	NA	NA
Current liability ratio **	NA	NA	NA	NA	NA
Total debts to total assets (%)	78.96%	77.92%	75.15%	78.96%	75.15%
Debtors turnover **	NA	NA	NA	NA	NA
Inventory turnover **	NA	NA	NA	NA	NA
Operating margin (%) **	NA	NA	NA	NA	NA
Net profit margin (%)	19.13%	10.45%	9.77%	15.88%	16.03%
Sector Specific equivalent ratio					
Provision Coverage Ratio (%)	42.02%	42.37%	26.68%	42.02%	26.68%
Gross Non- Performing Asset (GNPA) (%)	1.23%	1.30%	0.76%	1.23%	0.76%
Net Non- Performing Asset (NNPA) (%)	0.71%	0.75%	0.56%	0.71%	0.56%
CRAR (%)	27.79%	30.04%	32.88%	27.79%	32.88%

Fomulae for computation of ratios are as follows:

1. Debt equity ratio is (Debtsecurities + Borrowings (other than debt secutities)/ Networth
2. Networth is equal to Equity share capital + other equity
3. Total debts to total assets (%) = (Debtsecurities + Borrowings (other than debt secutities)/ 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) Regulati

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

VUPPUTURI VASANTHA LAKSHMI
Digitally signed by VUPPUTURI VASANTHA LAKSHMI
Date: 2025.05.21 19:36:04 +05'30'

To
The Listing Department
Department of Corporate Services
BSE Limited
P J Tower, Dalal Street,
Mumbai – 400001

Scrip Code: 959612, 975067, 976278

Sub: Declaration for unmodified opinion pursuant to Regulation 52(2)(e)

Dear Sir/ Madam,

This is in reference to Regulation 52(2)(e) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, I hereby state that the Statutory Auditors of the company, K.S. Rao & Associates., Chartered Accountants (FRN No. 003109S) have issued audit report with unmodified opinion in respect of Annual Audited Financial Statements for the quarter and Financial Year ended on March 31, 2025.

Kindly take the above information on record.

Thanking You,

For and on behalf of IKF Home Finance Limited

Puligilla Aakanksha
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Date: 2025.05.21 19:33:18 +05'30'

Aakanksha Puligilla
Company Secretary & Compliance Officer
M. No. 75114

Place: Hyderabad

IKF Home Finance

To
The Listing Department
Department of Corporate Services
BSE Limited
P J Tower, Dalal Street,
Mumbai – 400001

Scrip Code: 959612, 975067, 976278

Sub: Disclosure under Regulation 52(7) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

Dear Sir/ Madam,

Pursuant to applicable regulations of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("Listing Regulations") read with SEBI Master Circular No. SEBI/HO/DDHS/DDHS-PoD-1/P/CIR/2024/48 dated May 21, 2024, kindly find attached the statement of utilisation of issue proceeds of non-convertible debentures raised by the Company during the quarter and year ended March 31, 2025, in terms of Regulation 52(7) of Listing Regulations.

We Request you to take the same on record.

Thanking You,

For and on behalf of IKF Home Finance Limited

Puligilla Aakanksha
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Date: 2025.05.21 19:33:32 +05'30'

Aakanksha Puligilla
Company Secretary & Compliance Officer
M. No. 75114

Place: Hyderabad

IKF Home Finance

A. Statement of Utilization of Issue Proceeds

Name of the Issuer	**IKF Home Finance Limited**	
ISIN	INE02VP08022	INE02VP07065
Mode of Fund Raising (Public Issue/Private Placement)	Private Placement	Private Placement
Type of Instrument	Non-Convertible Debentures	Non-Convertible Debentures
Date of raising funds	August 31, 2023	December 24, 2024
Amount Raised	Rs. 60,00,00,000	Rs. 40,00,00,000
Funds Utilized	Rs. 60,00,00,000	Rs. 40,00,00,000
Any deviation (Yes/No)	No	No
If yes, then specify the purpose for which the funds were utilized	NA	NA
Remarks, if any	-	-

VUPPUTURI VASANTHA LAKSHMI

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Date: 2025.05.21 19:36:38 +05'30'

B. Statement of Deviation or Variation in the use of proceeds of the issue of listed non-convertible debt securities- Not Applicable

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
Amount raised and Date of Fund raising	(INR Crores)
Report filed for the Quarter ended	March 31, 2025
Is there a deviation/ variation in use of funds raised?	No
If yes, are details of the approval so required?	-
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	

VUPPUTURI VASANTHA LAKSHMI
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Date: 2025.05.21 19:33:48 +05'30'

Name of the Signatory: Vupputuri Vasantha Lakshmi
Designation: Managing Director
Date: May 21, 2025

IKF Home Finance

To
The Listing Department
Department of Corporate Services
BSE Limited
P J Tower, Dalal Street,
Mumbai – 400001

Scrip Code: 959612, 975067, 976278

Sub: Disclosure under Regulation 54(3) and 56 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

Dear Sir/ Madam,

Pursuant to applicable regulations of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("Listing Regulations") read with EB/HO/MIRSD/M IRSO_CRADT/CIR/P/2022/67 dated 19 May 2022, kindly find attached the Statutory Auditor's Certificate on Security Cover for quarter and year ended March 31, 2025, in terms of Regulation 54(3) and 56(1)(d) of Listing Regulations.

We Request you to take the same on record.

Thanking You,

For and on behalf of IKF Home Finance Limited

Puligilla Aakanksha
Digitally signed by Puligilla Aakanksha
Date: 2025.05.21 19:36:52 +05'30'

Aakanksha Puligilla
Company Secretary & Compliance Officer
M. No. 75114

Place: Hyderabad

K.S. RAO & Co
CHARTERED ACCOUNTANTS

The Board of Directors,
IKF Home Finance Limited
40-1-44, 1st Floor, Corporate Centre,
M.G. Road, Vijayawada- 520 010
Andhra Pradesh, India

Statutory Auditor's Certificate on Compliance of Regulation 54 and 56(1)(d) of the Securities and exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

1. We, M/s. K.S. Rao & Co, Chartered Accountants (Firm Registration No. 003109S), the Statutory Auditors of IKF Home Finance Limited ("the Company") which is having its registered office at the above mentioned address, have been requested by the Company, to certify that the Company has maintained hundred percent or higher security cover for listed secured Non-Convertible Debentures as at March 31, 2025 (as per the "Annexure") and complied with the applicable financial covenants as at that date in accordance with Regulation 56(1)(d) of the Securities and exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended from time to time ("LODR Regulations") and SEBI Circular dated May 19, 2022 bearing ref. no. SEBI/HO/MIRSD/MIRSD_CRADT/CIR/P/2022/67 ("SEBI Circular"), for the purpose of onward submission to the Debenture Trustees of the Company.

2. Accordingly, this certificate is issued in accordance with the terms of our engagement letter dated 25th September, 2022. The "Annexure" has been prepared by the Company only for listed secured Non-Convertible Debentures held as of March 31, 2025.

Management's Responsibility

3. The preparation and presentation of the "Annexure" and compliance with applicable financial covenants is the responsibility of the Management of the Company including the preparation and maintenance of all accounting and other relevant supporting records and documents as implementation and maintenance of internal control relevant to the preparation and presentation of the Annexure and applying an appropriate basis of preparation; and making estimates that are reasonable in the circumstances.

4. The Management is also responsible for ensuring that the Company complies with requirements of LODR Regulations r.w. SEBI Circular, complies with the applicable financial covenants of the Debenture Trust Deeds ('DTD's') with respect to all listed secured Non-Convertible debentures issued during the year ended 31 March 2025 or outstanding as at 31 March 2025 and provides all relevant information to the Debenture Trustees.

Scope of Work, Procedures performed and Auditor's Responsibility

5. Pursuant to the requirements of Regulation 56(1)(d) of the LODR Regulations r.w. SEBI Circular, it is our responsibility to provide a reasonable assurance whether the Company has maintained hundred percent or higher security cover for listed secured Non-Convertible Debentures as of 31 March 2025 and complied with the applicable financial covenants with respect to listed secured Non-Convertible debentures as at that date.

6. The following documents have been furnished by the Company:

a) Annexure for the security computation as of March 31, 2025 prepared only for listed secured Non-Convertible Debentures;
b) Audited books of accounts and other relevant records for the quarter ended March 31, 2025;
c) Workings for the computation of the security cover;
d) Copy of Balance book of receivables as extracted from the system;
e) Flagging report as extracted from the system;
f) Term Sheets/ Offer documents of Non-Convertible Debentures, applicable Financial Covenants Listing and related supporting documents;
g) Written representations by the Management in this regard.

7. We have verified the computation of the security cover submitted by the Company in the "Annexure" to ensure that it is in agreement with the Audited books of accounts and other relevant records submitted to us. Further, we have verified the compliance with the applicable financial covenants as per the term sheets/ offer documents along with the related supporting and documents.

8. We have conducted our examination of the "Annexure" in accordance with the Guidance Note on Reports or Certificates for Special Purposes (Revised 2016) (the "Guidance Note") issued by the institute of Chartered Accountants of India ("ICAI"). The Guidance Note requires that we comply with the ethical requirements of the Code of Ethics issued by the ICAI.

9. We have complied with the relevant applicable requirements of the Standard on Quality Control (SQC) 1 Quality Control for Firms that Perform Audit and Reviews of Historical Financial Information, and Other Assurance and Related Services Engagements issued by ICAI.

Conclusion

10. Based on our verification of the furnished details, Audited books of accounts and other relevant records, and according to the information explanations and representation given to us by the Company, we certify that:

a) The Company has maintained hundred percent or higher security cover for listed secured Non-Convertible Debentures as of March 31, 2025 as detailed in the Annexure; and
b) The Company has complied with the applicable financial covenants as per the terms sheets/ offer documents with respect to listed secured Non-Convertible Debentures to the extent applicable to them.

Restriction on Use

11. This certificate is addressed to and provided to the Board of Directors of the Company solely for the purpose of onward submission to the Debenture Trustees and should not be used by any other person or for any other purpose. Accordingly, we neither accept nor assume any liability or any duty of care for any other purpose or to any other person to whom this certificate is shown or into whose hands it may come without our prior consent in writing.

We have no responsibility to update this certificate for any events or circumstances occurring after the date of this certificate.

For K.S. Rao & CO
Chartered Accountants
(Firm Registration No: 003109S)

KURICHETI VAMSI KRISHNA
Digitally signed by KURICHETI VAMSI KRISHNA
Date: 2025.05.21 19:41:40 +05'30'

K. Vamsi Krishna
Partner
Membership No. 238809
ICAI UDIN: 25238809BMHZQN3634

Place: Vijayawada
Date: 21st May, 2025.

Encl: Annexure - Certificate for security cover in respect of listed secured Non-Convertible Debentures.

ANNEXURE A- Security Cover Certificate for Listed Secured Non-Convertible Debentures aggregating of Rs.40 Crores issued by IKF Home Finance Limited **(₹ in crore)**

Column A	Column B	Column C	Column D	Column E	Column F	Column G	Column H	Column I	Column J	Column K	Column L	Column M	Column N	Column O
Particulars	Description of asset for which this certificate relate	Exclusive Charge	Exclusive Charge	Pari-passu Charge	Pari-passu Charge	Pari-passu Charge	Assets not offered as Security	Elimination (amount in negative)	(Total C to H)	Related to only those items covered by this certificate				
		Debt for which this certificate being issued	Other Secured Debt	Debt for which this certificate is being issued	Assets shared by pari passu debt holder (includes debt for which this certificate is issued & other debt with paripassu charge) other debt with paripassu charge)	Other assets on which there is pari-Passu charge		Debt amount considered more than once (due to exclusive plus pari passu charge)		Market Value for Assets charged on Exclusive basis	Carrying /book value for exclusive charge assets where market value is not ascertainable or applicable (For Eg. Bank Balance, DSRA market value is not applicable)	Market Value for Pari passu charge Assets	Carrying value/book value for pari passu charge assets where market value is not ascertainable or applicable (For Eg. Bank Balance, DSRA market value is not applicable)	Total Value(=K+L+M+N)
												Relating to Column F		
		Book Value	Book Value	Yes/ No	Book Value	Book Value								
ASSETS														
Property, Plant and Equipment							1.42		1.42					
Capital Work-in-Progress							25.96		25.96					
Right of Use Assets							4.71		4.71					
Goodwill														
Intangible Assets							0.45		0.45					
Intangible Assets under Development														
Investments														
Loans***	Book Debts/Receivables	44.00	1,039.24				97.39		1,180.63		44.00			44.00
Inventories														
Trade Receivables														
Cash and Cash Equivalents							83.09		83.09					

Bank Balances other than Cash and Cash Equivalents							12.24		12.24				-	
Others							75.53		75.53					
Total		44.00	**1,039.24**				**300.79**		**1,384.03**		**44.0**		**-**	**44.0**
LIABILITIES														
Debt securities to which this certificate pertains	Secured and listed non-convertible debts**	40.00					(0.68)		39.32		40.00		-	40.00
Other debt sharing pari-passu charge with above debt														
Other Debt#														
Subordinated debt														
Borrowings														
Bank	Term loans and cash credit from banks						714.01		714.01					
Debt Securities#	Unsecured and listed non-convertible debts						30.13		30.13					
Others	Term loans from NBFCs						135.18		135.18					
	Pass Through Certificates						87.06		87.06					
Trade Payables							1.77		1.77					
Lease Liabilities							4.73		4.73					
Provisions							0.67		0.67					
Others							371.16		371.16					
Total		**40.0**					**1,344.03**		**1,384.03**		**40.00**			**40.00**
Cover on Book Value		**1.10**									**1.10**			**1.10**
Cover on Market Value														

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