



Rodium Realty Ltd.

Perspective To Perfection®

May 29, 2019

To,
BSE Limited,
Dept. of Corporate Services
Phiroze Jeejeebhoy Towers,
Dalal Street, Fort,
Mumbai – 400001

Scrip Code: 531822

Dear Sir/Madam,

Sub: Outcome of the Board Meeting

Ref: Audited Financial Results for the quarter and the financial year ended March 31, 2019

Pursuant to Regulation 33 of SEBI (Listing Obligations and Disclosure Requirement) Regulations, 2015, we wish to inform you that the Board, at its meeting held today i.e. on May 29, 2019, has inter-alia considered and approved the following transaction:

1. Audited Financial Results (both Standalone and Consolidated) along the Auditor's Report by the Statutory Auditors M/s. M.M. Nissim & Co. for the quarter and financial year ended March 31, 2019 and Statement of Assets and Liabilities as on March 31, 2019.
2. Declaration with respect to unmodified opinion.
3. Recommendation of Final Dividend @ 10% i.e. Rs 1 per Equity Share of Face Value of Rs. 10/- each for the financial year ended March 31, 2019 subject to the approval by the Shareholders in the ensuing Annual General Meeting.
4. Board of Directors has declared a Preference Dividend @ 9% (Rs. 0.90/- per Preference Share) on Preference Share Capital for the financial year ended March 31, 2019.
5. Considered and approved the appointment of M/s Hiya Rathi & Associates, Practicing Company Secretary as Secretarial Auditor of the company for the F.Y. 2019-2020.



CIN - L85110MH1993PLC206012

Corporate Office / Registered Office:-

401 / 402 / 501 Xth Cube, Plot # 636, Opp. Fun Republic Theatre, Off Link Road, Andheri West, Mumbai - 400 053, India.

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The Board Meeting commenced at 3.00 p.m. and concluded at 5.30 p.m.

We request you to kindly take the same on record,

For Rodium Realty Limited

A handwritten signature in blue ink, appearing to read "Tulsi Rajput", is written over the printed name and partially over the circular stamp.



Tulsi Rajput
Company Secretary & Compliance Officer
A42122

Encl: A/a.

INDEPENDENT AUDITOR'S REPORT TO THE BOARD OF DIRECTORS OF RODIUM REALTY LIMITED

1. We have audited the accompanying Statement of Standalone Financial Results of **RODIUM REALTY LIMITED** ("the Company") for the year ended 31st March, 2019 ("the Statement"), being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as modified by Circular No.CIR/CFD/FAC/62/2016 dated July 5, 2016.
2. This Statement is the responsibility of the Company's Management and is approved by the Board of Directors. The statement, as it relates to the quarter ended 31st March, 2019, has been compiled from the related standalone financial statements prepared in accordance with Indian Accounting Standard 34 "Interim Financial Reporting" and are the derived figures between the audited figures in respect of the full financial year and year-to-date figures up to the third quarter of the financial year, subjected to Limited Review and as it relates to the year ended 31st March, 2019 has been compiled from the related annual standalone financial statements prepared in accordance with the Indian Accounting Standards prescribed under Section 133 of the Companies Act, 2013 read with relevant Rules issued there under and other accounting principles generally accepted in India. Our responsibility is to express an opinion on these standalone financial results based on our audit of such standalone financial statements for the year ended 31st March, 2019 and our review of standalone financial results for the quarter ended 31st March, 2019.
3. We conducted our audit in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the Statement is free from material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and the disclosures in the statement. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the statement, whether due to fraud or error.

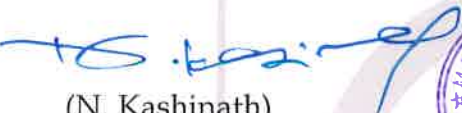
In making those risk assessments, the auditor considers internal financial control relevant to the Company's preparation and fair presentation of the statement in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on whether the company has in place an adequate internal financial controls system over financial reporting and the operating effectiveness of such controls. An audit also includes evaluating appropriateness of the accounting policies used and the reasonableness of the accounting estimates made by the Company's Directors, as well as evaluating the overall presentation of the statement.



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

4. In our opinion and to the best of our information and according to the explanations given to us, the standalone financial results:
- i. is presented in accordance with the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as modified by Circular No.CIR/CFD/FAC/62/2016 dated July 5, 2016; and
 - ii. gives a true and fair view in conformity with the aforesaid Indian Accounting Standards and other accounting principles generally accepted in India, of the profit and total Comprehensive Income and other financial information of the Company for the year ended 31st March, 2019.

For M. M. NISSIM & CO
Chartered Accountants
(Firm Regn. No. 107122W)


(N. Kashinath)

Partner

Mem. No.: 036490

Mumbai, 29th May, 2019



INDEPENDENT AUDITOR'S REPORT TO THE BOARD OF DIRECTORS OF RODIUM
REALTY LIMITED

1. We have audited the accompanying Statement of Consolidated Financial Results of RODIUM REALTY LIMITED (hereinafter referred to as "the Holding Company") and its subsidiaries (the Holding Company and its subsidiaries together referred to as "the Group"), for the year ended 31st March, 2019 ("the Statement"), being submitted by the Holding Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as modified by Circular No.CIR/CFD/FAC/62/2016 dated July 5, 2016.
2. This Statement is the responsibility of the Holding Company's Management and is approved by the Board of Directors. This statement, as it relates to the year ended 31st March, 2019 has been compiled from the related consolidated financial statements which has been prepared in accordance with the Indian Accounting Standards prescribed under Section 133 of the Companies Act, 2013 read with relevant Rules issued there under and other accounting principles generally accepted in India. Our responsibility is to express an opinion on the Statement based on our audit of such consolidated financial statements.
3. We conducted our audit in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the Statement is free from material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and the disclosures in the statement. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the statement, whether due to fraud or error. In making those risk assessments, the auditor considers internal financial control relevant to the Company's preparation and fair presentation of the statement in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on whether the company has in place an adequate internal financial controls system over financial reporting and the operating effectiveness of such controls. An audit also includes evaluating appropriateness of the accounting policies used and the reasonableness of the accounting estimates made by the Company's Directors, as well as evaluating the overall presentation of the statement.

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

4. In our opinion and to the best of our information and according to the explanations given to us, and based on the consideration of the reports of the other auditors on separate financial statements and the other information of subsidiaries as referred to in Paragraph 5 below, the Statement;



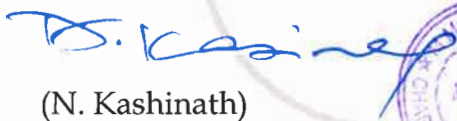
- i. includes the results of entities as given below:

Rodium Housing Private Limited
81 Estates LLP
Readystage LLP
Contour Developers LLP

- ii. is presented in accordance with the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as modified by Circular No.CIR/CFD/FAC/62/2016 dated July 5, 2016; and
- iii. gives a true and fair view in conformity with the aforesaid Indian Accounting Standards and other accounting principles generally accepted in India, of the profit, total comprehensive income and other financial information of the Group for the year ended 31st March, 2019.

5. We did not audit the financial statements of subsidiaries included in the consolidated financial results, whose financial statements reflect total assets of Rs. 197.55 Lakhs as at 31st March, 2019, total revenues of Rs. Nil, total net loss after tax of Rs. 5.12 Lakhs and total comprehensive loss of Rs. 5.12 Lakhs for the year ended on that date, as considered in the consolidated financial results. These financial statements have been audited by other auditors whose reports have been furnished to us by the Management and our opinion, on the Statement, insofar as it relates to the amounts and disclosures included in respect of these subsidiaries, is based solely on the reports of the other auditors.

For M. M. NISSIM & CO
Chartered Accountants
(Firm Regn. No. 107122W)



(N. Kashinath)
Partner

Mem. No.: 036490

Mumbai, 29th May, 2019

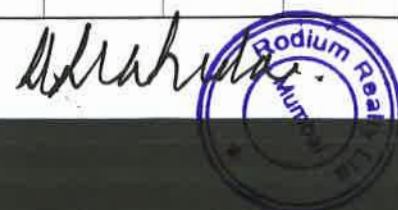




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| RODIUM REALTY LIMITED | | | | | | | | Rs. Lakhs |
|-------------------------------------------------------------------------------------------------------|-------------------------------------------|-------------------------------------------|-------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------|
| Statement of Standalone/Consolidated Financial Results for the Quarter and Year ended 31st March,2019 | | | | | | | | |
| PARTICULARS | Standalone | | | | | Consolidated | | |
| | Quarter ended | | | Year ended | | Year ended | Year ended | |
| | 31.03.2019 Unaudited (Refer Note 2) | 31.12.2018 Unaudited (Refer Note 2) | 31.03.2018 Unaudited (Refer Note 2) | 31.03.2019 Audited | 31.03.2018 Audited | 31.03.2019 Audited | 31.03.2018 Audited | |
| I Revenue from Operations | 1,011.47 | 999.59 | 1,367.78 | 3,962.72 | 2,957.94 | 3,962.72 | 2,957.94 | |
| II Other Income | 32.11 | 33.28 | 39.70 | 137.82 | 189.30 | 133.98 | 185.46 | |
| III Total Income(I + II) | 1,043.58 | 1,032.87 | 1,407.48 | 4,100.54 | 3,147.24 | 4,096.70 | 3,143.40 | |
| IV Expenses | | | | | | | | |
| a) Cost of Construction & Development | 1,259.72 | 1,001.15 | 1,166.90 | 4,377.93 | 3,527.32 | 4,401.13 | 3,619.91 | |
| b) Changes in inventories of finished goods, Stock-in-trade and work-in-progress | (187.84) | (237.89) | (77.16) | (1,286.57) | (1,130.80) | (1,309.77) | (1,223.39) | |
| c) Employee benefits expense | 23.12 | 25.27 | 33.07 | 101.83 | 103.58 | 101.83 | 103.58 | |
| d) Finance costs | 9.22 | 51.81 | 25.21 | 171.62 | 179.88 | 171.62 | 179.88 | |
| e) Depreciation and amortisation expense | 2.84 | 2.93 | 3.20 | 12.08 | 11.94 | 12.08 | 11.94 | |
| f) Other expenses | 84.25 | 92.46 | 107.11 | 378.93 | 384.04 | 379.23 | 384.67 | |
| Total expenses(IV) | 1,191.31 | 935.73 | 1,258.33 | 3,755.82 | 3,075.96 | 3,756.12 | 3,076.59 | |
| V Profit before Exceptional Items and Tax (III-IV) | (147.73) | 97.14 | 149.15 | 344.72 | 71.28 | 340.58 | 66.81 | |
| VI Exceptional Items | - | - | - | - | - | - | - | |
| VII Profit before Tax | (147.73) | 97.14 | 149.15 | 344.72 | 71.28 | 340.58 | 66.81 | |
| VIII Tax expense: | | | | | | | | |
| (1) Current Tax | (16.27) | 31.21 | 37.48 | 129.63 | 40.02 | 129.63 | 40.02 | |
| (2) Deferred Tax | 0.24 | (5.02) | (5.03) | (5.94) | 0.30 | (5.94) | (5.94) | |
| IX Profit for the period from Continuing operations (VII - VIII) | (131.70) | 70.95 | 116.70 | 221.03 | 30.96 | 216.89 | 32.73 | |
| X Other Comprehensive Income(OCI) | | | | | | | | |
| (i) Items that will not be reclassified to profit or loss | 1.32 | 0.23 | 6.02 | 2.00 | 0.91 | 2.00 | 0.91 | |
| (ii) Incometax relating to items that will not be reclassified to profit or loss | (0.37) | (0.06) | (1.84) | (0.56) | (0.25) | (0.56) | (0.25) | |
| XI Total Comprehensive Income for the year attributable to: | | | | | | | | |
| Owners of the Company | (130.75) | 71.11 | 120.88 | 222.47 | 31.62 | 218.48 | 33.50 | |
| Non Controlling Interest | - | - | - | - | - | (0.15) | (0.11) | |
| XII Paid up Equity Share Capital (Face Value of Rs.10/- each) | 324.79 | 324.79 | 324.79 | 324.79 | 324.79 | 324.79 | 324.79 | |
| Earnings Per Share for Continuing Operations (of Rs.10/- each) (not annualised): | | | | | | | | |
| Basic (Rs. Per Share) | (4.05) | 2.18 | 3.59 | 6.81 | 0.95 | 6.68 | 1.01 | |
| Diluted (Rs. Per Share) | (4.05) | 2.18 | 3.59 | 6.81 | 0.95 | 6.68 | 1.01 | |
| XIV Other Equity excluding Revaluation Reserve | - | - | - | 938.11 | 746.92 | 924.80 | 737.59 | |

See accompanying Notes to the financial results



CIN - L85110MH1993PLC206012

Corporate Office / Registered Office:-

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Notes:

- 1) The above Financial results were reviewed by the Audit Committee and approved by the Board of Directors at its meeting held on 29th May, 2019.
- 2) The figures for the Quarter ended 31st March, 2019 and 31st March, 2018 are the balancing figures between the audited figures in respect of the full financial year and the year-to-date figures upto the third Quarter of the financial year.
- 3) Effective 1st April, 2018, the group has adopted Ind AS 115 " Revenue from Contracts with Customers" using the cumulative effect method. The application of Ind AS 115 did not have any significant impact on recognition and measurement of revenue in the financial results of the group.
- 4) The group is engaged interalia into construction, development and other related activities. These in the context of IND-AS 108 Operating Segment are considered to constitute one single primary segment.
- 5) The Board of Directors has recommended a final dividend of Rs. 1/- per share for the year ended 31st March, 2019.
- 6) In terms of SEBI Circular CIR/CFD/CMD/56/2016 dated 27th May, 2016 the Company hereby declares that the auditors have issued audit reports both for standalone and consolidated financial results with unmodified opinion for the year ended 31 March 2019.
- 7) The figures for the previous periods have been regrouped wherever necessary.

For Rodium Realty Limited


Deepak Chheda
Managing Director



Place: Mumbai

Date: 29.05.2019

CIN - L85110MH1993PLC206012

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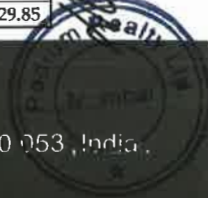
| Standalone/Consolidated Statement of Assets and Liabilities | | | | Rs.Lakhs | |
|--------------------------------------------------------------------------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|--|
| Particulars | Standalone | | Consolidated | | |
| | As at 31.03.2019 Audited | As at 31.03.2018 Audited | As at 31.03.2019 Audited | As at 31.03.2018 Audited | |
| ASSETS | | | | | |
| (1) Non-Current Assets | | | | | |
| (a) Property, Plant and Equipment | 15.71 | 25.46 | 15.71 | 25.46 | |
| (b) Other Intangible Assets | 0.58 | 2.41 | 0.58 | 2.41 | |
| (c) Financial Assets | | | | | |
| (i) Investments | 256.88 | 224.66 | 118.02 | 145.24 | |
| (ii) Other financial assets | 1,223.65 | 805.00 | 1,223.65 | 805.00 | |
| (d) Deferred Tax Asset(Net) | 11.78 | 10.76 | 11.78 | 10.76 | |
| (e) Other non-current assets | 10.00 | 3.00 | 10.00 | 3.00 | |
| (2) Current Assets | | | | | |
| (a) Inventories | 8,144.24 | 6,857.67 | 8,261.86 | 6,952.09 | |
| (b) Financial Assets | | | | | |
| (i) Investments | 158.21 | 143.00 | 159.19 | 143.00 | |
| (ii) Trade Receivables | 254.42 | 229.98 | 254.42 | 229.98 | |
| (iii) Cash and cash Equivalents | 92.62 | 190.27 | 121.55 | 202.44 | |
| (iv) Bank balances other than Cash and Cash Equivalents | 71.56 | 470.88 | 71.56 | 470.88 | |
| (v) Loans | 200.82 | 188.84 | 168.82 | 156.84 | |
| (vi) Other financial assets | 82.40 | 63.75 | 73.07 | 57.88 | |
| (c) Current Tax Assets (Net) | 42.65 | 64.49 | 42.65 | 64.49 | |
| (d) Other current assets | 2,872.60 | 2,024.73 | 2,926.40 | 2,060.38 | |
| TOTAL ASSETS | 13,438.12 | 11,304.90 | 13,459.26 | 11,329.85 | |
| EQUITY AND LIABILITIES | | | | | |
| Equity | | | | | |
| (a) Equity Share Capital | 344.50 | 344.50 | 344.50 | 344.50 | |
| (b) Other Equity | 938.11 | 746.92 | 924.80 | 737.59 | |
| (c) Non Controlling Interest | - | - | 28.50 | 28.66 | |
| Total Equity | 1,282.61 | 1,091.42 | 1,297.80 | 1,110.75 | |
| Liabilities | | | | | |
| (1) Non-Current Liabilities | | | | | |
| (a) Financial Liabilities | | | | | |
| (i) Borrowings | 2,961.93 | 3,078.99 | 2,961.93 | 3,078.99 | |
| (b) Provisions | 37.25 | 32.19 | 37.25 | 32.19 | |
| (2) Current Liabilities | | | | | |
| (a) Financial Liabilities | | | | | |
| (i) Borrowings | 6,268.23 | 6,063.63 | 6,268.23 | 6,063.63 | |
| (ii) Trade Payables: | | | | | |
| (A) Total outstanding dues of micro enterprises and Small enterprises and | 25.85 | 11.98 | 25.91 | 11.98 | |
| (B) Total outstanding dues of creditors other than micro enterprises and Small enterprises | 675.79 | 516.59 | 677.06 | 519.45 | |
| (iii) Other Financial Liabilities | 1,681.77 | 411.75 | 1,681.77 | 411.75 | |
| (b) Other Current Liabilities | 501.69 | 95.52 | 506.31 | 98.28 | |
| (c) Provisions | 3.00 | 2.83 | 3.00 | 2.83 | |
| Total Liabilities | 12,155.51 | 10,213.48 | 12,161.46 | 10,219.10 | |
| TOTAL EQUITY AND LIABILITIES | 13,438.12 | 11,304.90 | 13,459.26 | 11,329.85 | |

CIN - L85110MH1993PLC206012

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May 29, 2019

To,
BSE Limited,
Dept. of Corporate Services
Phiroze Jeejeebhoy Towers,
Dalal Street, Fort,
Mumbai – 400001

Dear Sir/Madam,

Sub: Declaration with respect to Audit Report with unmodified opinion to the Audited Financial Results for the financial year ended March 31, 2019

Ref: Scrip code no: 531822

The Company hereby declares that the Audited Financial Results for the financial year ended March 31, 2019, which have been approved by the Board of Directors of the Company at their meeting held today, i.e., May 29, 2019, the Statutory Auditors have not expressed any modified opinion(s) in their Audit Report.

The above declaration is made in pursuance to Regulation 33(3)(d) of Securities Exchange and Board of India (Listing Obligations and Disclosures Requirements) Regulations, 2015.

We request you to kindly take the same in record.

For Rodium Realty Ltd.


Deepak Chheda
Managing Director



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