

August 10, 2022

To,  
National Stock Exchange of India Limited  
Listing Department, Exchange Plaza,  
Plot No. C-1, G Block, BandraKurla Complex,  
Bandra( East, Mumbai - 400 051

Dear Sir/ Madam,

**Sub: Outcome of the Board Meeting held on Wednesday August 10, 2022**  
**Ref: NSE – SUMIT**

Pursuant to Regulation 33 of SEBI (Listing Obligation and Disclosure Requirement) Regulation, 2015, we would like to inform your good office that the Board of Directors of the Company at their meeting held today i.e. on August 10, 2022, have approved the following agenda items:

1. The Consolidated Un-audited Financial Results along with Limited Review Report of the Company for the quarter ended June 30, 2022, prepared in accordance with Ind AS.
2. The Standalone Un-audited Financial Results along with Limited Review Report of the Company for the quarter ended June 30, 2022, prepared in accordance with Ind AS.


The meeting of the Board of Directors commenced at 3:50 PM and concluded at 4:25 PM.

Request you to kindly take this letter on record and acknowledge the receipt.

Thanking You,

Yours faithfully,

For **SUMIT WOODS LIMITED**

  
Bhushan Nemlekar  
Wholetime Director  
DIN: 00043824



**Sumit Woods Limited.**

B - 1101, Express Zone, Diagonally Opp. to Oberoi Mall, W.E.Highway, Malad (East), Mumbai - 400 097.  
Tel.: 022- 2874 9966 / 77 • Fax : 022-2874 3377 • Email : contact@sumitwoods.com • www.sumitwoods.com  
CIN No. : L38101MH1997PLC152192



**Independent Auditor, Review Report on Quarterly Consolidated unaudited Financial Result of SUMIT WOODS LIMITED pursuant to the Regulation 33 of the SEBI ( Listing Obligation and Disclosure Requirements) Regulations, 2015.**

To,  
The Board of Directors,  
Sumit Woods Limited  
B-1101, Express Zone,  
Western Express Highway,  
Malad(East), Mumbai-400097

1. We have reviewed the accompanying Statement of unaudited consolidated financial results of **SUMIT WOODS LIMITED** (hereinafter referred to as the 'Parent' or the ' Corporation') and its subsidiaries (the Parent and its subsidiaries together referred to as the ' Group'), and its share of the net profit/(Loss) after tax and total comprehensive income of its associates and Joint Venture for the quarter ended 30 June 2022 (the 'Statement'), being submitted by the Parent pursuant to the requirements of Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the ' Listing Regulations').
2. This Statement, which is the responsibility of the Parent's management and approved by the Parent'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" (' Ind AS 34'), prescribed under Section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. Our responsibility is to express a conclusion on the Statement 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. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not 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.

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33 (8) of the Listing Regulations, to the extent applicable.

UDIN: 22403437AOSPFI4289



4. The Statement includes the results of the following entities:

Name of the Company	Relationship
Sumit Garden Grove LLP	LLP
Milestone Construction and developers LLP	LLP
Star Land LLP	LLP
Sumit Pragati Ventures LLP	LLP
Sumit Pragati Shelters LLP	LLP
Homesync Real Estate Advisory Pvt Ltd	Subsidiary
Mitasu Developers Pvt Ltd	Subsidiary
Sumit Matunga Builders Pvt Ltd	Subsidiary
Sumit Hills Pvt Ltd	Subsidiary
Sumit Eminence Pvt Ltd**	Subsidiary
Sumit Snehashish Venture	Joint Venture
Sumit Snehashish Joint Venture	Joint Venture
Sumit Kundil Joint Venture	Joint Venture
Sumit Chetna Venture	Joint Venture
Sumit Pramukh Venture	Joint Venture
Sumit Reality Pvt Ltd	Associate

\*\*Incorporated w.e.f. May 11<sup>th</sup>, 2022

5. Attention is drawn to the fact that the figures for the 3 months ended 31 March 2022 as reported in the Statement are the balancing figures between audited figures in respect of the full previous financial year and the 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 has only been reviewed and not subjected to audit.
- 6.
7. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of other auditors referred to in paragraph 7 below, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.
8. We did review the Consolidated financial result of 30<sup>th</sup> June 2022 which includes the audited financial result of 5 Subsidiaries and 5 LLP's, whose financial statements reflect total revenue (before consolidation adjustment) 1044.49 lacs and total net Profit after tax (before consolidation adjustment) Rs. 83.13 lacs for the year ended on that date, as considered in the consolidated annual financial results.

UDIN: 22403437AOSPFI4289



Our opinion on the consolidated annual financial results is not modified in respect of the above matters.

9. We have reviewed the accompanying financial statement resulted and other financial information for the comparative period for the quarter ended 30 June, 2022 which have been presented solely based on the information compiled by the management.

**For SSRV & Associates  
Chartered Accountants,  
Firm Reg. no 135901W**

*Vishnu Kabra*

*Vishnu Kabra*



**Vishnu Kabra  
(Partner)  
M. No.: 403437  
Place: Mumbai  
Date: 10<sup>th</sup> August, 2022**

UDIN: 22403437AOSPF14289

**SUMIT WOODS LIMITED**  
Registered Office : B/1101, Express Zone, Opp Adani electricity office, Malad (East), Mumbai 400097, Maharashtra  
CIN: L36101MH1997PLC152192

Statement of Unaudited Consolidated Financial Results for the year ended June 30, 2022

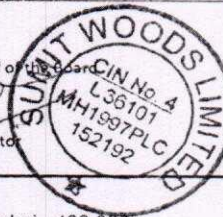
Sr. No.	Particulars	(Amount in Lakhs)			
		For the Quarter Ended			For the year Ended
		30.06.2022	31.03.2022	30.06.2021	31.03.2022
		Unaudited	Audited	Unaudited	Audited
	<b>Income</b>				
I	Revenue from Operations	1,309.60	3,148.77	1,135.29	6,607.88
II	Other Income	17.78	16.75	19.51	78.28
III	<b>Total Income (I + II)</b>	<b>1,327.38</b>	<b>3,165.52</b>	<b>1,154.80</b>	<b>6,686.16</b>
	<b>IV Expenses</b>				
	Purchases of Materials	104.41	530.63	204.13	1,338.05
	Changes in inventories of stock-in-trade	(1,627.22)	(1,327.34)	375.33	(4081.69)
	Employee benefits expense	264.19	227.50	84.81	750.30
	Constructions & Development Expenses	1,993.21	3,434.14	286.51	7,655.05
	Finance costs	276.33	192.74	170.26	799.60
	Depreciation and amortisation expense	17.59	17.05	14.45	63.26
	Other expenses	111.31	56.37	47.24	357.44
	<b>Total expenses (IV)</b>	<b>1,139.81</b>	<b>3,131.09</b>	<b>1,182.74</b>	<b>6,882.01</b>
	Share of profit of associate	(0.13)	(0.45)	(0.33)	(3.57)
	Share of profit of joint ventures	(3.94)	(100.49)	(19.59)	(166.59)
V	<b>(Loss)/Profit before tax (III - IV)</b>	<b>183.50</b>	<b>(66.50)</b>	<b>(47.86)</b>	<b>(366.00)</b>
VI	Exceptional items	-	-	-	-
VII	<b>(Loss)/Profit before tax (V+VI)</b>	<b>183.50</b>	<b>(66.50)</b>	<b>(47.86)</b>	<b>(366.00)</b>
VIII	Tax expense				
	i) Current tax	57.64	30.60	19.05	108.71
	ii) Excess provision of earlier years written back	-	(2.00)	-	-2.00
	iii) Deferred tax	(3.48)	(0.51)	0.84	29.44
IX	<b>Net(Loss)/ Profit for the period (VII-VIII)</b>	<b>129.34</b>	<b>(94.60)</b>	<b>(67.74)</b>	<b>(502.16)</b>
X	Other Comprehensive Income				
	(i) Items that will not be reclassified to profit or loss -				
	- Remeasurements of the defined benefit plans	(0.31)	(1.44)	0.07	(1.22)
	- Equity Instruments through other comprehensive Income	-	-	-	-
	(ii) income tax relating to items that will not be reclassified to profit or loss	-	-	-	-
	<b>Total other Comprehensive income</b>	<b>(0.31)</b>	<b>(1.44)</b>	<b>0.07</b>	<b>(1.22)</b>
XI	<b>Total Comprehensive Income for the period (9+10)</b>	<b>129.03</b>	<b>(96.04)</b>	<b>(67.67)</b>	<b>(503.38)</b>
	<b>Profit for the period attributable:</b>				
	- Owners of the Company	154.86	65.01	(41.09)	(90.85)
	- Non-controlling interests	(25.52)	(159.60)	(26.65)	(411.30)
		<b>129.34</b>	<b>(94.60)</b>	<b>(67.74)</b>	<b>(502.16)</b>
	<b>Other comprehensive income for the period:</b>				
	- Owners of the Company	(0.31)	(1.44)	0.07	(1.22)
	- Non-controlling interests	-	-	-	-
		<b>(0.31)</b>	<b>(1.44)</b>	<b>0.07</b>	<b>(1.22)</b>
	<b>Total comprehensive income for the period:</b>				
	- Owners of the Company	154.55	63.57	(41.02)	(92.07)
	- Non-controlling interests	(25.52)	(159.60)	(26.65)	(411.30)
		<b>129.03</b>	<b>(96.04)</b>	<b>(67.67)</b>	<b>(503.38)</b>
XII	Paid up Equity Share Capital (Face Value of ₹ 10/- each)	3,058.70	3,058.70	3058.70	3058.70
XIII	Earning per equity share of ₹ 10/- each				
	(a) Basic	* 0.51	* 0.21	* (0.13)	* (0.30)
	(b) Diluted	* 0.51	* 0.21	* (0.13)	* (0.30)
	* Not annualised				

PLACE: MUMBAI

DATED: 10 August, 2022

For and on behalf of the Board

Whole time Director



**Sumit Woods Limited.**

B - 1101, Express Zone, Diagonally Opp. to Oberoi Mall, W.E.Highway, Malad (East), Mumbai - 400 097.

Tel.: 022- 2874 9966 / 77 • Fax : 022-2874 3377 • Email : contact@sumitwoods.com • www.sumitwoods.com

CIN No. : L36101MH1997PLC152192



**Notes:**

- 1 Pursuant to Regulation 33 (3)(d) of the Securities and Exchange Board of India (Listing Obligation and Disclosure Requirement) Regulation, 2015, we hereby confirm that the statutory Auditors of the Company M/s SSRV & Associates, Chartered Accountants (Firm Registration No. 135901W) have issued the Audit report for consolidated financial results with unmodified opinion for the year ended 30th June 2022
- 2 The above results have been reviewed by the Audit Committee and are approved by the Board of Directors of the Company at their meeting held on 10th August 2022. The Statutory Auditor of the company have expressed an Unmodified Opinion on the audited Consolidated financial results for the Quarter ended 30th June 2022
- 3 The above financial results have been prepared in accordance with the Indian Accounting Standards (referred to as "Ind AS ") as prescribed under section 133 of the Companies Act, 2013 read with Companies (Indian Accounting Standards) Rules as amended from time to time.
- 4 Effective 1st April, 2018, the Company 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 effect on recognition and measurement of revenue in the financial results of the Company.
- 5 The company is primarily engaged in the business of Real Estate . As such the company's financial statements are largely reflective of the Real Estate Business and there is no separate reportable segment. Pursuant to Ind AS 108 - Operating Segments, no segment disclosure has been made in these standalone financial statements, as the company has only one geographical segment and no other separate reportable business segment.
- 6 Sumit Eminence Pvt Ltd which is Subsidiary of Sumit Woods Limited has been incorporated On 11.05.2022 . Financials of Sumit Eminence Pvt Ltd has been prepared for the first time for the period 11.05.2022 - 30.06.2022
- 7 The figures of the quarter ended 31 March 2022 are the balancing figures between the figures for the audited financial year 2021-22 and published year to date unaudited figures up to the third quarter of the financial year.
- 8 Corresponding figures for previous year/period have been regrouped/rearranged wherever necessary to make them comparable with current period's classification.
- 9 In pursuance of Section 115BAA of the Income Tax Act, the Company has an irrevocable option of shifting to lower tax rate and simultaneously forgo certain tax incentives including loss of accumulated MAT credit. The Company has opted for the same since the Financial year 2019-20
- 10 The Company has created an e-mail ID viz., cs@sumitwoods.com for the purpose of registering complaints by investors.

For and on behalf of the Board

Whole time Director



PLACE: MUMBAI  
DATED: 10 August, 2022

**Sumit Woods Limited.**

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Head Office :- Office No. 215, 2nd Floor, Gundecha Ind. Estate, Akurli Road, Kandivali (E), Mumbai - 400 101.  
Tel : +91 22-67337024 / +91 22-67337025 | E-mail : ssrvandassociates@gmail.com

**Independent Auditor. Review Report on Quarterly Standalone Financial Result of SUMIT WOODS LIMITED pursuant to the Regulation 33 of the SEBI ( Listing Obligation and Disclosure Requirements) Regulations, 2015.**

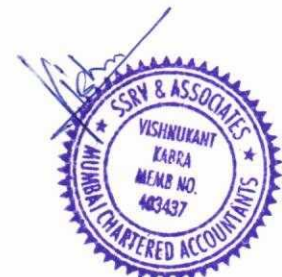
To,  
The Board of Directors,  
Sumit Woods Limited  
B-1101, Express Zone,  
Western Express Highway,  
Malad(East), Mumbai-400097

1. We have reviewed the accompanying statements of unaudited IND-AS Financial Results of **SUMIT WOODS LIMITED** ("the Company") for the quarter ended 30 June, 2022 ("The Statement"), being submitted by the Company pursuant to the requirement of Regulation 33 of SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015, as amended ("Listing Obligations") which has been initiated by us for identification purposes.
2. This Statement which is the responsibility of the Company's Management and has been approved by the Board of Director's, 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 read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Listing Obligations. Our responsibility is to issue a report these 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. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not 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

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33 (8) of the Listing Regulations, to the extent applicable.


4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of unaudited Ind AS financial results prepared in accordance with applicable Indian Accounting Standards, prescribed under section 133 of the Companies Act, 2013 read with relevant rules issued there under or by the Institute of Chartered Accountants of India and other recognized accounting practices and policies, has not disclosed the information required to be disclosed in terms of the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended including the manner in which it is to be disclosed, or that it contains any material misstatement.

UDIN: 22403437AOSQAR7453



5. Attention is drawn to the fact that the figures for the 3 months ended 31 March 2022 as reported in the Statement are the balancing figures between audited figures in respect of the full previous financial year and the 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 has only been reviewed and not subjected to audit.
6. Based on our review conducted and procedures performed as stated in paragraph 3 above nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.
7. 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 i.e. Indian Accounting Standards (Ind AS) prescribed under section 133 of the Companies Act,2013 and SEBI Circulars CIR/CFD/CMD/15/2015 dated 30th November 2015 and CIR/CFD/FAC/62/2016 dated 5th July 2016 and other recognized accounting practices and policies, has not disclosed the Information required to be disclosed in terms of Regulation 33 and 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.
8. We have reviewed the accompanying financial statement resulted and other financial information for the comparative period for the quarter ended 30 June, 2022 which have been presented solely based on the information compiled by the management.

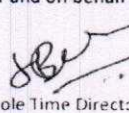
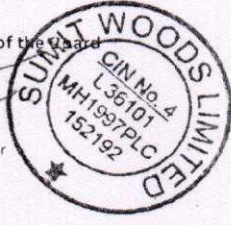
**For SSRV & Associates  
Chartered Accountants,  
Firm Reg. no 135901W**

  
**Vishnu Kabra  
(Partner)  
M. No.: 403437  
Place: Mumbai  
Date: 10<sup>th</sup> August, 2022**



**UDIN: 22403437AOSQAR7453**



<b>SUMIT WOODS LIMITED</b>				
Registered Office : B/1101, Express Zone, Opp Adani electricity office, Malad (East), Mumbai 400097, Maharashtra				
CIN: L36101MH1997PLC152192				
Statement of Unaudited Standalone Profit & Loss Account for the three months and quarter ended June 30, 2022				
Particulars	(Amount in Rs. Lakhs)			
	For the Quarter Ended			For the year ended
	30.06.2022	31.03.2022	30.06.2021	31.03.2022
	Unaudited	Audited	Unaudited	Audited
Revenue from operations	282.93	1,221.10	348.53	2,143.56
Other income	7.65	7.77	6.98	34.20
<b>Total Revenue</b>	<b>290.58</b>	<b>1,228.87</b>	<b>355.50</b>	<b>2,177.76</b>
<b>Expenses</b>				
Purchases of Materials	76.13	160.80	184.77	717.70
Changes in inventories	(1,323.31)	(718.22)	(66.34)	(2,251.30)
Employee benefits expense	96.06	89.46	50.27	359.87
Constructions & Development Expenses	1,172.66	1,422.33	109.03	2,834.26
Finance costs	133.32	106.66	79.96	390.11
Depreciation and amortisation expense	12.73	12.72	10.53	47.12
Administration and other expenses	70.65	39.07	37.25	170.15
<b>Total Expenses</b>	<b>238.23</b>	<b>1,112.82</b>	<b>405.46</b>	<b>2,267.91</b>
Profit/(Loss) before tax	52.36	116.05	(49.95)	(90.15)
Tax Expenses				
Current tax				
Deferred tax	(1.99)	1.15	0.07	10.44
<b>Total tax expense</b>	<b>(1.99)</b>	<b>1.15</b>	<b>0.07</b>	<b>10.44</b>
<b>Profit/(Loss) for the year</b>	<b>54.35</b>	<b>114.90</b>	<b>(50.02)</b>	<b>(100.59)</b>
<b>Other comprehensive income</b>				
Items that will not be reclassified subsequently to profit or loss				
Remeasurement of the net defined benefit liability/asset, net	(0.31)	(1.44)	0.07	(1.22)
<b>Total other comprehensive income/(loss), net of tax</b>	<b>(0.31)</b>	<b>(1.44)</b>	<b>0.07</b>	<b>(1.22)</b>
<b>Total comprehensive income for the period</b>	<b>54.04</b>	<b>113.46</b>	<b>(49.95)</b>	<b>(101.81)</b>
Paid up share capital (par value ₹10/- each, fully paid)	3,058.70	3,058.70	3,058.70	3,058.70
Earnings per equity share (par value ₹10/- each)**				
(a) Basic	0.18	0.37	(0.16)	(0.33)
(b) Diluted	0.18	0.37	(0.16)	(0.33)
** EPS is not annualized for the quarter ended June 30, 2022, quarter ended March 31, 2022 and quarter ended June 30, 2021.				
For and on behalf of the Board				
 Whole Time Director				
				
PLACE: MUMBAI				
DATED: 10 August 2022				

**Sumit Woods Limited.**

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**Notes:**

- 1 Pursuant to Regulation 33(3)(d) of the Securities and Exchange Board of India (Listing Obligation and Disclosure Requirement) Regulation, 2015, we hereby confirm that the statutory Auditors of the Company M/s SSRV & Associates, Chartered Accountants (Firm Registration No. 135901W) have issued the Limited Review Report with unmodified opinion(s) in respect of Unaudited Financial Results for the quarter ended on June 30, 2022.
- 2 The above results prepared and presented in pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, have been reviewed by the Audit Committee in its meeting held on 10th August 2022 and were approved by the Board of Directors in its meeting held on that date. The statutory auditors have expressed an unmodified opinion on these results.
- 3 The above financial results have been prepared in accordance with the Indian Accounting Standards (referred to as "Ind AS") as prescribed under section 133 of the Companies Act, 2013 read with Companies (Indian Accounting Standards) Rules as amended from time to time.
- 4 Effective 1st April, 2018, the Company 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 effect on recognition and measurement of revenue in the financial results of the Company.
- 5 The company is primarily engaged in the business of Real Estate. As such the company's financial statements are largely reflective of the Real Estate Business and there is no separate reportable segment. Pursuant to Ind AS 108 - Operating Segments, no segment disclosure has been made in these standalone financial statements, as the company has only one geographical segment and no other separate reportable business segment.
- 6 Sumit Eminence Pvt Ltd which is Subsidiary of Sumit Woods Limited has been incorporated On 11.05.2022. Financials of Sumit Eminence Pvt Ltd has been prepared for the first time for the period 11.05.2022 -30.06.2022
- 7 The figures of the quarter ended 31 March 2022 are the balancing figures between the figures for the audited financial year 2021-22 and published year to date unaudited figures up to the third quarter of the financial year.
- 8 Corresponding figures for previous year/period have been regrouped/rearranged wherever necessary to make them comparable with current period's classification.
- 9 In pursuance of Section 115BAA of the Income Tax Act, the Company has an irrevocable option of shifting to lower tax rate and simultaneously forgo certain tax incentives including loss of accumulated MAT credit. The Company has opted for the same since the Financial year 2019-20
- 10 The Company has created an e-mail ID viz., cs@sumitwoods.com for the purpose of registering complaints by investors.

PLACE: MUMBAI  
DATED: 10 August 2022

For and on behalf of the Board

Whole Time Director



**Sumit Woods Limited.**

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