

# Sunteck Realty Limited

Regd. Office: 5th Floor, Sunteck Centre, 37- 40 Subhash Road, Vile Parle (East), Mumbai 400057

Audited Financial Results for the Quarter and Year Ended 31.03.2014

(Rs. In Lacs)

Sr. No.	Particulars	CONSOLIDATED					STANDALONE				
		Quarter Ended			Year Ended		Quarter Ended			Year Ended	
		31-Mar-2014	31-Dec-2013	31-Mar-2013	31-Mar-2014	31-Mar-2013	31-Mar-2014	31-Dec-2013	31-Mar-2013	31-Mar-2014	31-Mar-2013
		Unaudited	Unaudited	Unaudited	Audited	Audited	Unaudited	Unaudited	Unaudited	Audited	Audited
<b>PART I</b>											
1	<b>Income from operations</b>										
	(a) Net sales/income from operations	89,068.17	1,565.07	1,730.85	92,555.59	3,021.18	370.81	1,652.94	1,828.52	3,865.66	
	(b) Other operating income										
	<b>Total income from operations</b>	<b>89,068.17</b>	<b>1,565.07</b>	<b>1,730.85</b>	<b>92,555.59</b>	<b>3,021.18</b>	<b>370.81</b>	<b>1,652.94</b>	<b>1,828.52</b>	<b>3,865.66</b>	
2	<b>Expenses</b>										
	(a) Operating Expenses	60,388.55	500.57	707.23	61,459.68	983.28	-	413.22	622.57	826.44	
	(b) Employee benefits expense	306.58	124.29	120.92	698.66	449.78	294.78	111.16	110.45	649.13	
	(c) Depreciation and amortisation expense	34.77	35.89	31.92	140.68	140.78	10.39	10.25	9.89	40.31	
	(d) Other expenses	1,935.01	242.20	543.10	2,547.42	1,045.75	140.77	99.98	290.83	436.68	
	<b>Total expenses</b>	<b>62,664.91</b>	<b>902.95</b>	<b>1,403.17</b>	<b>64,846.44</b>	<b>2,619.59</b>	<b>445.94</b>	<b>634.61</b>	<b>1,033.74</b>	<b>1,952.56</b>	
3	<b>Profit / (Loss) from operations before other income, finance costs and exceptional items (1-2)</b>	<b>26,403.25</b>	<b>662.12</b>	<b>327.68</b>	<b>27,709.15</b>	<b>401.59</b>	<b>(75.13)</b>	<b>1,018.33</b>	<b>794.78</b>	<b>1,913.10</b>	
4	Other income	372.90	211.31	1,064.89	1,269.90	1,995.63	12,550.72	75.77	(392.42)	13,281.49	
5	<b>Profit / (Loss) from ordinary activities before finance costs and exceptional items (3 +/- 4)</b>	<b>26,776.15</b>	<b>873.43</b>	<b>1,392.57</b>	<b>28,979.05</b>	<b>2,397.22</b>	<b>12,475.59</b>	<b>1,094.10</b>	<b>402.36</b>	<b>15,194.59</b>	
6	Finance costs	870.46	323.22	344.82	1,700.46	1,101.35	132.02	324.42	303.31	961.04	
7	<b>Profit / (Loss) from ordinary activities after finance costs but before exceptional items (5 +/- 6)</b>	<b>25,905.70</b>	<b>550.20</b>	<b>1,047.75</b>	<b>27,278.60</b>	<b>1,295.87</b>	<b>12,343.57</b>	<b>769.68</b>	<b>99.05</b>	<b>14,233.55</b>	
8	Exceptional items	-	-	223.06	-	223.06	-	-	223.06	-	
9	<b>Profit / (Loss) from ordinary activities before tax (7 +/- 8)</b>	<b>25,905.70</b>	<b>550.20</b>	<b>824.69</b>	<b>27,278.60</b>	<b>1,072.81</b>	<b>12,343.57</b>	<b>769.68</b>	<b>(124.01)</b>	<b>14,233.55</b>	
10	Tax expense	8,372.15	297.46	81.97	9,001.65	618.94	(0.44)	257.92	17.49	499.71	
11	<b>Net Profit / (Loss) from ordinary activities after tax (9 +/- 10)</b>	<b>17,533.54</b>	<b>252.75</b>	<b>742.72</b>	<b>18,276.94</b>	<b>453.87</b>	<b>12,344.01</b>	<b>511.76</b>	<b>(141.50)</b>	<b>13,733.84</b>	
12	Extraordinary items	-	-	-	-	-	-	-	-	-	
13	<b>Net Profit / (Loss) for the period / year (11 +/- 12)</b>	<b>17,533.54</b>	<b>252.75</b>	<b>742.72</b>	<b>18,276.94</b>	<b>453.87</b>	<b>12,344.01</b>	<b>511.76</b>	<b>(141.50)</b>	<b>13,733.84</b>	
14	Share of profit / (loss) of associates	-	-	-	-	-	-	-	-	-	
15	Minority interest	3,166.87	(0.07)	(22.75)	3,180.32	51.69	-	-	-	-	
16	Adjustment on conversion of subsidiary into joint venture	-	-	-	-	-	-	-	-	-	
17	<b>Net Profit / (Loss) after taxes, minority interest and share of profit / (loss) of associates (13 +/- 14 +/- 15+16)</b>	<b>14,366.66</b>	<b>252.82</b>	<b>765.47</b>	<b>15,096.62</b>	<b>402.18</b>	<b>12,344.01</b>	<b>511.76</b>	<b>(141.50)</b>	<b>13,733.84</b>	
18	Paid-up equity share capital (Face value Rs.2)	1,199.32	1,199.32	1,199.32	1,199.32	1,199.32	1,259.32	1,259.32	1,259.32	1,259.32	
19	Reserve excluding Revaluation Reserves as per balance sheet of previous accounting year	-	-	-	53,575.33	38,835.78	-	-	-	49,458.18	
20.i	<b>Earnings per share (before extraordinary items) (of Rs. 2 each) (not annualised):</b>										
	(a) Basic	23.96	0.42	1.28	25.18	0.67	19.60	0.81	(0.23)	21.81	
	(b) Diluted	23.96	0.42	1.28	25.18	0.67	19.60	0.81	(0.23)	21.81	
20.ii	<b>Earnings per share (after extraordinary items) (of Rs. 2 each) (not annualised):</b>										
	(a) Basic	23.96	0.42	1.28	25.18	0.67	19.60	0.81	(0.23)	21.81	
	(b) Diluted	23.96	0.42	1.28	25.18	0.67	19.60	0.81	(0.23)	21.81	

S OF SHAREHOLDING										
holding :										
Shares	16,695,142	16,695,142	16,720,823	16,695,142	16,720,823	16,695,142	16,695,142	16,720,823	16,695,142	16,720,823
of Shareholding	26.51	26.51	26.56	26.51	26.56	26.51	26.51	26.56	26.51	26.56
nd Promoters Group Shareholding										
Incumbered										
Shares	-	-	-	-	-	-	-	-	-	-
of Shares (as a % of the total shareholding of promoter group)	-	-	-	-	-	-	-	-	-	-
of Shares (as a % of the total share capital of the	-	-	-	-	-	-	-	-	-	-
nbered										
Shares	46,271,065	46,271,065	46,245,384	46,271,065	46,245,384	46,271,065	46,271,065	46,245,384	46,271,065	46,245,384
of Shares (as a % of the total shareholding of promoter group)	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00
of Shares (as a % of the total share capital of the	73.49	73.49	73.44	73.49	73.44	73.49	73.49	73.44	73.49	73.44
MPLAINTS										
Quarter ended 31-Mar-2014										
at the beginning of the quarter	NIL	Disposed of during the quarter				2				
at the end of the quarter	2	Remaining unresolved at the end of the quarter				NIL				

Financial results for the quarter ended 31st March 2014, have been reviewed by the Audit Committee and taken on record by the Board of Directors in their meetings held on 30th May, 2014.

The Company is primarily engaged in only one business segment viz. " Real Estate/Real Estate Development and related activities" and substantial activities are carried out in India, there are no separate reportable segments as per Accounting Standard -17 " Segment

Company's Accounting Policies, the Company continues to consistently follow 'Project Completion Method' for revenue recognition as prescribed under the Companies (Accounting Standards) Rules, 2006.

Consolidated Results, other expenditure for the quarter ended 31st March 2014 and quarter ended 31st December 2013 includes Advertisement expenses of Rs. NIL, Previous Quarter ended 31.03.2013 Rs 328.57 lacs.

The Board of Directors have recommended dividend of Rs. 1.00/- per share of the face value of Rs. 2/- each on Equity Shares held by persons/ entities other than Promoter & Promoter group, for the financial year ended 31st March 2014, subject to the approval of the shareholders at the Annual General Meeting.

For the purpose of calculating the EPS for Consolidated Results for all the reported period, only 59,966,207 number of Equity Shares were considered as 3,000,000 number of Equity Shares are held by subsidiary companies.

Two Overseas Subsidiary Companies have been incorporated viz. Sunteck Lifestyles International Private Limited and Sunteck Lifestyles Limited.

Period figures have been regrouped/rearranged, wherever necessary to make them comparable with the current period figures.

For and on behalf of Board of Directors



Kamal Khetan  
Chairman & Managing Director



**SUNTECK REALTY LIMITED**

**Statement of Assets and Liabilities as at 31st March 2014**

(Rs. in lacs)

Sr. No.	Particulars	Consolidated		Standalone	
		As at 31/03/2014	As at 31/03/2013	As at 31/03/2014	As at 31/03/2013
		Audited	Audited	Audited	Audited
<b>A</b>	<b><u>EQUITY AND LIABILITIES</u></b>				
1	<b><u>Shareholders' Fund</u></b>				
	(a) Share Capital	1,199.32	1,199.32	1,259.32	1,259.32
	(b) Reserves and Surplus	53,575.33	38,835.78	49,458.18	35,900.54
	<b>Sub-total- Shareholders'fund</b>	<b>54,774.66</b>	<b>40,035.10</b>	<b>50,717.50</b>	<b>37,159.86</b>
2	Share application money pending allotment	8,949.00	8,949.00	-	-
3	Minority Interest	3,217.27	36.95	-	-
4	<b><u>Non-current liabilities</u></b>				
	(a) Long - term borrowings	15.03	5.38	-	-
	(b) Deferred tax liabilities (net)	58.56	91.44	57.24	90.65
	(c) Other long-term liabilities	660.93	933.10	269.80	438.33
	(d) Long-term provisions	40.12	31.88	19.87	18.07
	<b>Sub-total- Non- current liabilities</b>	<b>774.64</b>	<b>1,061.81</b>	<b>346.91</b>	<b>547.05</b>
4	<b><u>Current liabilities</u></b>				
	(a) Short- term borrowings	59,188.26	50,821.98	5,222.35	13,820.58
	(b) Trade payables	45,333.46	31,697.06	370.93	281.56
	(c) Other current liabilities	-112,430.22	138,634.65	3,927.04	4,251.64
	(d) Short-term provisions	676.81	152.30	195.63	132.88
	<b>Sub-total- current liabilities</b>	<b>217,628.75</b>	<b>221,306.00</b>	<b>9,715.95</b>	<b>18,486.65</b>
	<b>TOTAL -EQUITY AND LIABILITIES</b>	<b>285,344.32</b>	<b>271,388.86</b>	<b>60,780.37</b>	<b>56,193.56</b>
<b>B</b>	<b><u>ASSETS</u></b>				
1	<b><u>Non-current assets</u></b>				
	(a) Fixed assets	1,407.09	1,454.87	866.07	886.04
	(b) Goodwill on consolidation	5,979.17	5,987.37	-	-
	(c) Non - current investments	2,694.17	3,379.00	24,760.40	10,947.94
	(d) Deferred tax assets (net)	28.27	18.88	-	-
	(e) Long-term loans and advances	9,040.39	9,286.30	7,302.52	16,752.69
	(f) Other non-current assets	39.01	17.21	39.01	17.21
	<b>Sub-total- Non- current assets</b>	<b>19,188.10</b>	<b>20,143.63</b>	<b>32,968.00</b>	<b>28,603.87</b>
2	<b><u>Current Assets</u></b>				
	(a) Current Investments	269.22	266.96	11,200.74	7,117.43
	(b) Inventories	188,619.59	207,628.11	13,516.72	13,508.06
	(c) Trade receivables	11,136.95	5,756.06	1,479.12	423.38
	(d) Cash and Bank equivalents	2,226.14	4,130.94	273.84	425.69
	(e) Short-term loans and advances	48,200.56	32,784.90	905.53	5,455.57
	(f) Other current assets	15,703.76	678.28	436.42	659.57
	<b>Sub-total- current assets</b>	<b>266,156.22</b>	<b>251,245.23</b>	<b>27,812.37</b>	<b>27,589.69</b>
	<b>TOTAL ASSETS</b>	<b>285,344.32</b>	<b>271,388.86</b>	<b>60,780.37</b>	<b>56,193.56</b>