



# AMJ LAND HOLDINGS LIMITED

Registered Office

SW: 153

05<sup>th</sup> February, 2024

The Manager,  
Listing Department,  
**National Stock Exchange of India Ltd.,**  
Exchange Plaza, 5<sup>th</sup> Floor,  
Plot No. C/1, G Block,  
Bandra Kurla Complex, Bandra (E),  
Mumbai – 400 051.

**Scrip Code:- AMJLAND**

The Manager,  
Corporate Relationship Department,  
**BSE Ltd.,**  
Phiroze Jeejeebhoy Towers,  
Dalal Street,  
MUMBAI – 400 001.

**Scrip Code:- 500343**

Dear Sir/Madam,

Subject: Outcome of Board Meeting.

This is to inform you that at the Board Meeting held today, our Board of Directors have taken on record the **Statement of Standalone and Consolidated Unaudited Financial Results of the Company for the Quarter and Nine Months ended on 31<sup>st</sup> December, 2023.** A copy of the said results together with the Limited Review Reports for the Quarter and Nine Months ended on that date are attached for your information and records.

The meeting commenced at 12:00 Noon and concluded at 12:25 p.m.

Thanking you,

Yours Faithfully,

For **AMJ Land Holdings Limited**

Shrihari Waychal  
Company Secretary and Compliance Officer  
ICSI Membership No.: A62562  
Encl.: As Above



**Registered Office:**

Thergaon, Chinchwad, Pune-411033 Tel: +91-20-30613333  
E-Mail : [pune@pudumjee.com](mailto:pune@pudumjee.com). CIN L21012MH1964PLC013058 GSTIN:27AABCP0310Q1ZG

**Corporate Office:**

Jatia Chambers, 60, Dr. V.B.Gandhi Marg, Kalaghoda. Mumbai-400001 India.  
Tel: +91-22-30213333, 22674485, 66339300, Fax: +91-22-22658316.  
E-Mail: [pudumjee@pudumjee.com](mailto:pudumjee@pudumjee.com) Web Site : [www.amjland.com](http://www.amjland.com)



**AMJ LAND HOLDINGS LIMITED**  
Regd. Office Thergaon, Pune 411 033  
Tel.No: 020-30613333 E-Mail: admin@amjland.com  
Website: www.amjland.com; CIN: L21012MH1964PLC013058

**STATEMENT OF STANDALONE UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND NINE MONTHS ENDED DECEMBER 31ST, 2023**

(Rs. in lakhs, unless otherwise stated)

	Particulars	Quarter ended			Nine Months ended		Year ended
		31.12.2023 (Unaudited)	30.09.2023 (Unaudited)	31.12.2022 (Unaudited)	31.12.2023 (Unaudited)	31.12.2022 (Unaudited)	31.03.2023 (Audited)
I	Revenue from operations	107.97	377.90	117.00	767.85	626.26	890.17
II	Other Income	82.76	116.02	32.16	300.22	328.13	383.03
III	<b>Total Income (I+II)</b>	<b>190.73</b>	<b>493.92</b>	<b>149.16</b>	<b>1,068.07</b>	<b>954.39</b>	<b>1,273.20</b>
IV	<b>Expenses</b>						
	Cost of construction	-	-	5.89	-	20.19	26.76
	Changes in inventories of stock in trade and work-in-progress	-	-	(5.89)	-	(20.19)	(26.76)
	Employees benefit expenses	43.46	46.50	42.83	134.36	127.18	161.17
	Depreciation and amortization expenses	47.33	47.34	45.82	142.01	137.96	185.47
	Other expenses	45.42	48.02	40.80	135.93	132.63	227.80
	<b>Total expenses (IV)</b>	<b>136.21</b>	<b>141.86</b>	<b>129.45</b>	<b>412.30</b>	<b>397.77</b>	<b>574.44</b>
V	<b>Profit before tax</b>	<b>54.52</b>	<b>352.06</b>	<b>19.71</b>	<b>655.77</b>	<b>556.62</b>	<b>698.76</b>
VI	Tax expenses						
	(1) Current tax	6.00	20.00	12.00	41.00	64.00	44.00
	(2) Deferred tax	0.35	3.67	(14.46)	3.62	(8.97)	3.53
VII	<b>Profit for the period (V-VI)</b>	<b>48.17</b>	<b>328.39</b>	<b>22.17</b>	<b>611.15</b>	<b>501.59</b>	<b>651.23</b>
VIII	<b>Other comprehensive income</b>						
	A) Items that will not be reclassified to profit or loss	(3.17)	712.95	540.59	947.00	584.71	(104.28)
	- Tax relating to above item	0.35	(79.33)	(61.46)	(105.38)	(68.97)	9.53
	B) Items that will be reclassified to profit or loss	-	-	-	-	-	-
	<b>Other comprehensive income for the period, net of tax</b>	<b>(2.82)</b>	<b>633.62</b>	<b>479.13</b>	<b>841.62</b>	<b>515.74</b>	<b>(94.75)</b>
IX	<b>Total comprehensive income for the period (VII+VIII)</b>	<b>45.35</b>	<b>962.01</b>	<b>501.30</b>	<b>1,452.77</b>	<b>1,017.33</b>	<b>556.48</b>
X	Paid-up Equity Capital (face value of Rs. 2/-per share)	820.00	820.00	820.00	820.00	820.00	820.00
XI	Reserves (other equity excluding revaluation reserve)						10,078.64
XII	Earning per equity share :						
	Basic and Diluted (in Rs.)	0.12	0.80	0.05	1.49	1.22	1.59

**Notes:**

- The above financial results were reviewed and recommended by the Audit Committee and taken on record by the Board of Directors at their meeting held on February 5, 2024.
- The Limited Review under Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015 has been carried out by the Statutory Auditors.
- This statements has been prepared in accordance with the Companies (Indian Accounting Standards) Rules, 2015 (Ind AS) prescribed under Section 133 of the Companies Act, 2013 and other recognised accounting practices and policies to the extent applicable.
- The figures for the previous period have been recast/ regrouped wherever necessary to conform to current period's presentations.



Place: Pune  
Date: February 5, 2024



For and on behalf of the Board

Arunkumar M. Jatia  
Chairman



**AMJ LAND HOLDINGS LIMITED**

Regd. Office Thergaon, Pune 411 033

Tel.No.020-30613333 E-Mail: admin@amjland.com

Website:www.amjland.com; CIN: L21012MH1964PLC013058

**STATEMENT OF CONSOLIDATED UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND NINE MONTHS ENDED DECEMBER 31ST, 2023**

(Rs. in lakhs, unless otherwise stated)

	Particulars	Quarter ended			Nine months ended		Year ended
		31.12.2023 (Unaudited)	30.09.2023 (Unaudited)	31.12.2022 (Unaudited)	31.12.2023 (Unaudited)	31.12.2022 (Unaudited)	31.03.2023 (Audited)
I	Revenue from operations	2,099.22	1,701.19	533.99	4,839.85	2,191.19	3,534.20
II	Other Income	115.37	131.16	39.75	352.49	357.01	414.88
III	<b>Total Income (I+II)</b>	<b>2,214.59</b>	<b>1,832.35</b>	<b>573.74</b>	<b>5,192.34</b>	<b>2,548.20</b>	<b>3,949.08</b>
IV	<b>Expenses</b>						
	Cost of construction	577.48	607.87	535.01	1,670.92	1,763.35	3,451.90
	Changes in inventories of material, stock-in-trade and construction work-in-progress	1,210.98	416.68	(294.59)	1,610.48	(777.78)	(1,784.05)
	Employees benefit expenses	112.52	130.45	118.45	366.27	332.27	424.43
	Finance costs	45.37	45.37	22.78	131.67	62.67	94.23
	Depreciation and amortization expenses	47.33	47.34	45.81	142.01	137.96	185.47
	Other expenses	136.25	105.71	105.98	342.38	290.05	566.58
	<b>Total expenses (IV)</b>	<b>2,129.93</b>	<b>1,353.42</b>	<b>533.44</b>	<b>4,263.73</b>	<b>1,808.52</b>	<b>2,938.56</b>
V	<b>Profit before share of profit/(loss) of associates and tax (III-IV)</b>	<b>84.66</b>	<b>478.93</b>	<b>40.30</b>	<b>928.61</b>	<b>739.68</b>	<b>1,010.52</b>
	Share of net profit of associates accounted by using equity method	10.63	21.80	7.54	39.50	34.47	41.81
VI	<b>Profit before tax</b>	<b>95.29</b>	<b>500.73</b>	<b>47.84</b>	<b>968.11</b>	<b>774.15</b>	<b>1,052.33</b>
VII	Tax expenses						
	(1) Current tax	36.00	142.00	32.00	301.00	244.00	344.00
	(2) Deferred tax	(0.19)	2.09	(14.95)	0.98	(12.64)	(0.60)
VIII	<b>Profit for the period (VI-VII)</b>	<b>59.48</b>	<b>356.64</b>	<b>30.79</b>	<b>666.13</b>	<b>542.79</b>	<b>708.93</b>
IX	<b>Other comprehensive income</b>						
	A) Items that will not be reclassified to profit or loss	(3.17)	712.95	540.59	947.00	584.71	(104.28)
	- Tax relating to above item	0.35	(79.33)	(61.46)	(105.38)	(68.97)	9.53
	-Share of changes in fair value of FVOCI equity instrument from associate (net of tax)	(1.64)	367.83	274.88	488.58	289.61	(60.21)
	B) Items that will be reclassified to profit or loss	-	-	-	-	-	-
	<b>Other comprehensive income for the period, net of tax</b>	<b>(4.46)</b>	<b>1,001.45</b>	<b>754.01</b>	<b>1,330.20</b>	<b>805.35</b>	<b>(154.96)</b>
X	<b>Total comprehensive income for the period (VIII+IX)</b>	<b>55.02</b>	<b>1,358.09</b>	<b>784.80</b>	<b>1,996.33</b>	<b>1,348.14</b>	<b>553.97</b>
	<b>attributable to:</b>						
	Owners of the Company	52.73	1,346.21	782.29	1,972.34	1,330.62	526.04
	Non-controlling interests	2.29	11.88	2.51	23.99	17.52	27.93
	<b>Profit/(loss) attributable to:</b>						
	Owners of the Company	57.19	344.76	28.28	642.14	525.27	681.00
	Non-controlling interests	2.29	11.88	2.51	23.99	17.52	27.93
	<b>Other comprehensive income attributable to:</b>						
	Owners of the Company	(4.46)	1,001.45	754.01	1,330.20	805.35	(154.96)
	Non-controlling interests	-	-	-	-	-	-
	<b>(4.46)</b>	<b>1,001.45</b>	<b>754.01</b>	<b>1,330.20</b>	<b>805.35</b>	<b>(154.96)</b>	
XI	Paid-up Equity Capital (face value of Rs. 2/-per share)	820.00	820.00	820.00	820.00	820.00	820.00
XII	Reserves (other equity excluding revaluation reserve)						10,659.33
XIII	Earning per equity share :						
	Basic and Diluted (in Rs.)	0.14	0.84	0.07	1.57	1.28	1.66



**CONSOLIDATED SEGMENT REPORTING FOR THE QUARTER AND NINE MONTHS ENDED DECEMBER 31ST, 2023**

The Board of Directors of the Company examines the Group's performance based on the nature of products and services and has identified below mentioned reportable segments of its business as follows:

- (a) Real Estate Business  
(b) Wind Power Generation

The following table presents revenue, profit, assets and liabilities information regarding the Group's business segments:

(Rs. in lakhs, unless otherwise stated)

Particulars	Quarter ended			Nine months ended		Year ended
	31.12.2023	30.09.2023	31.12.2022	31.12.2023	31.12.2022	31.03.2023
	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
<b>Segment Revenue</b>						
a) Real Estate Business	2,081.69	1,594.71	510.65	4,665.85	2,035.44	3,357.89
b) Wind Power Generation	17.53	106.48	23.34	174.00	155.75	176.31
<b>Revenue from operation</b>	<b>2,099.22</b>	<b>1,701.19</b>	<b>533.99</b>	<b>4,839.85</b>	<b>2,191.19</b>	<b>3,534.20</b>
<b>Segment Results (Profit before interest, tax &amp; depreciation) :</b>						
a) Real Estate Business	158.81	437.94	133.52	982.61	705.00	1,100.02
b) Wind Power Generation	(3.26)	85.20	2.79	112.49	90.49	62.22
<b>Total</b>	<b>155.55</b>	<b>523.14</b>	<b>136.31</b>	<b>1,095.10</b>	<b>795.49</b>	<b>1,162.24</b>
<b>Less: Depreciation (allocable to segment)</b>						
a) Real Estate Business	14.86	14.87	15.00	44.59	45.01	60.01
b) Wind Power Generation	26.07	26.07	25.96	78.21	77.86	103.97
<b>Total</b>	<b>40.93</b>	<b>40.94</b>	<b>40.96</b>	<b>122.80</b>	<b>122.87</b>	<b>163.98</b>
<b>Less: Finance Cost (for specific borrowing allocated)</b>						
a) Real Estate Business	45.37	45.37	22.78	131.67	62.67	94.23
<b>Total</b>	<b>45.37</b>	<b>45.37</b>	<b>22.78</b>	<b>131.67</b>	<b>62.67</b>	<b>94.23</b>
Add/(Less): Other unallocable income/(expenses), net	26.04	63.90	(24.73)	127.48	164.20	148.30
<b>Profit before tax</b>	<b>95.29</b>	<b>500.73</b>	<b>47.84</b>	<b>968.11</b>	<b>774.15</b>	<b>1,052.33</b>
<b>Segment Assets</b>						
a) Real Estate Business	9,264.16	9,012.43	7,567.01	9,264.16	7,567.01	7,704.98
b) Wind Power Generation	1,298.53	1,380.34	1,409.81	1,298.53	1,409.81	1,353.09
c) Unallocated	10,634.66	10,549.18	10,040.90	10,634.66	10,040.90	8,973.85
<b>Total Assets</b>	<b>21,197.35</b>	<b>20,941.95</b>	<b>19,017.72</b>	<b>21,197.35</b>	<b>19,017.72</b>	<b>18,031.92</b>
<b>Segment Liabilities</b>						
a) Real Estate Business	3,900.94	3,675.84	2,837.32	3,900.94	2,837.32	2,784.35
b) Wind Power Generation	1.34	20.31	1.09	1.34	1.09	2.00
c) Unallocated	763.51	769.26	767.91	763.51	767.91	628.34
<b>Total Liabilities</b>	<b>4,665.79</b>	<b>4,465.41</b>	<b>3,606.32</b>	<b>4,665.79</b>	<b>3,606.32</b>	<b>3,414.69</b>

**Notes:**

- The above financial results were reviewed and recommended by the Audit Committee and taken on record by the Board of Directors at their meeting held on February 5, 2024.
- The Limited Review under Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015 has been carried out by the Statutory Auditors.
- This statements has been prepared in accordance with the Companies (Indian Accounting Standards) Rules, 2015 (Ind AS) prescribed under Section 133 of the Companies Act, 2013 and other recognised accounting practices and policies to the extent applicable.
- The consolidated financial results include financial results of :-

Name	Relationship
AMJ Land Developers	Subsidiary Entity
AMJ Realty Limited	Wholly Owned Subsidiary Company
3P Land Holdings Limited	Associate Company
Biodegradable Products India Limited	Associate Company

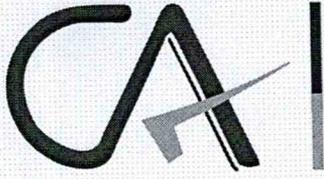
- The figures for the previous period have been recast/ regrouped wherever necessary to conform to current period's presentations.

Place: Pune  
Date: February 5, 2024



For and on behalf of the Board

Arunkumar M. Jatia  
Chairman



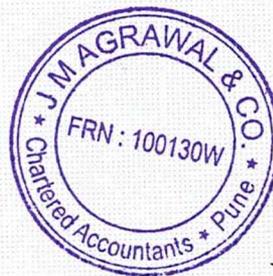
**J M Agrawal & Co.**

Chartered Accountants

Review Report To,  
The Board of Directors  
**AMJ Land Holdings Limited**

1. We have reviewed the accompanying statement of unaudited standalone financial results of AMJ Land Holdings Limited (the "Company") for the quarter and nine months ended December 31, 2023 together with notes thereon (the "Statement"). The Statement has been prepared by the Company pursuant to Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations 2015, as amended (the "Listing Regulations"), which has been initialled by us for identification purposes. This statement is responsibility of the Company's Management and has been approved by the Company's Board of Directors. Our responsibility is to issue a report on the Statement based on our review.
2. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity", issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provides less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.
3. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement prepared in accordance with applicable accounting standards prescribed under Section 133 of the Companies Act, 2013 and other recognised accounting practices and policies has not disclosed the information required to be disclosed in terms of the Listing Regulations including the manner in which it is to be disclosed, or that it contains any material misstatement.

For J M Agrawal & Co.  
Chartered Accountants  
Firm Registration Number: 100130W



*Agrawal*

Punit Agrawal  
Partner  
Membership Number: 148757

Place: Pune  
Date: February 5, 2024

UDIN: 24148757BKFP9316





**J M Agrawal & Co.**

Chartered Accountants

Review Report To,  
The Board of Directors  
**AMJ Land Holdings Limited**

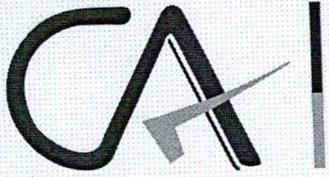
1. We have reviewed the accompanying unaudited consolidated financial results of AMJ Land Holdings Limited (the "Parent") and its subsidiaries (the Parent and its subsidiaries together referred to as "the Group") and its and its share of the net profit/(loss) after tax and total comprehensive income/(loss) of its associates for the quarter and nine months ended December 31, 2023 (the "Statement"); being submitted by the Parent pursuant to Regulation 33 of the SEBI (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. 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.

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

Sr. No.	Name of the entity	Relationship
1	M/s. AMJ Land Developers	Subsidiary Entity
2	AMJ Reality Limited	Subsidiary Company
3	3P Land Holdings Limited	Associate Company
4	Biodegradable Products India Limited	Associate Company





**J M Agrawal & Co.**

Chartered Accountants

5. 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 6 below, nothing has come to our attention that causes us to believe that the 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 the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.
6. We did not review the interim financial results of one subsidiary entity; whose financial results reflect total assets of Rs. 6644.52 lakhs as at December 31, 2023 and total revenues of Rs. 2034.91 lakhs and Rs. 4528.37 lakhs, total net profit after tax of Rs. 45.77 lakhs and Rs. 479.82 lakhs and total comprehensive income of Rs. 45.77 lakhs and Rs. 479.82 lakhs, for the quarter and nine months ended December 31, 2023 respectively; as considered in the consolidated unaudited financial results. These interim financial results have been reviewed by other auditors whose reports have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures included in respect of this subsidiary entity, is based solely on the reports of the other auditors and the procedures performed by us as stated in paragraph 3 above.

Our conclusion on the Statement is not modified in respect of the above matters.

For J M Agrawal & Co.  
Chartered Accountants  
Firm Registration Number: 100130W



Punit Agrawal  
Partner  
Membership Number: 148757

Place: Pune  
Date: February 5, 2024

UDIN: 24148757BKFPGW4581