



# Ind Bank Housing Ltd.

Registered Office & Corporate Office :  
Khivraj Complex I,  
480, Anna Salai, III Floor,  
Nandanam, Chennai 600 035  
Phone : 2432 9235  
CIN : L65922TN1991PLC020219  
E-mail : indhouse@indbankhousing.com

CS/CO/39/2021-22

To,  
The Manager,  
Listing Department,  
BSE LTD. P J Tower,  
Dalal Street, Fort  
Mumbai- 400 001

12.10.2021

Dear Sir / Madam,

Sub: Un-audited Financial Results for the Quarter ended 30<sup>th</sup> September, 2021.

Ref: Scrip Code- 523465/ INDBNK.

Dear Sir/Madam,

Pursuant to Regulation 33(3) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, the un-audited Financial Results (Standalone) of the Company for the Quarter ended 30<sup>th</sup> September, 2021, was approved by the Board of Directors at their meeting held Today, 12<sup>th</sup> October, 2021. The same was reviewed by M/s. N C Rajagopal & Co., Chartered Accountants, and Chennai Statutory Auditors of the Company. A copy of the Limited Review Report and the Un-audited Financial Results are enclosed.

Kindly take the same on your records.

Thanking You.

Yours Faithfully  
For Ind Bank Housing Limited

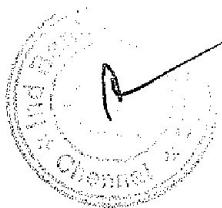
Soubhagya Mohakhud  
Company Secretary & Compliance Officer



IND BANK HOUSING LIMITED							
(A Subsidiary of Indian Bank)							
Regd. Office : Third Floor, Khivraj Complex 1, No. 480, Anna Salai, Nandanam, Chennai 600035							
Phone No. 044-24329235							
CIN No: L65922TN1991PLC020219 Email: indhouse@indbankhousing.com Website: www.indbankhousing.com							
PART I	Statement of Un-Audited Financial Results for the half year ended 30.09.2021						
Sl. No.	Particulars	Three months ended	Preceding three months ended	Corresponding three months ended in the previous year	Year to date for the current half year ended	Year to date for the Previous half year ended	Previous Accounting Year ended
		30-Sep-21	30-Jun-21	30-Sep-20	30-Sep-21	30-Sep-20	31-Mar-21
		Un-Audited	Un-Audited	Un-Audited	Un-Audited	Un-Audited	Audited
1	Revenue from Operations	6.59	6.26	10.73	12.85	19.03	36.28
2	Other Income	0.00	0.13	0.00	0.13	0.03	0.05
3	Total Revenue (1+2)	6.59	6.39	10.73	12.98	19.06	36.33
4	Expenditure	0.00	0.00	0.00	0.00	0.00	0.00
a	Cost of Services	0.00	0.00	0.00	0.00	0.00	0.00
b	Purchases of Stock-in-Trade	0.00	0.00	0.00	0.00	0.00	0.00
c	Changes in inventories of finished goods work-in-progress and Stock-in-trade	0.00	0.00	0.00	0.00	0.00	
d	Employee Benefits Expense	6.24	6.37	7.38	12.61	14.86	39.83
e	Finance Costs	0.00	0.00	0.00	0.00	0.00	0.00
	(i) Payment under Right to Recompense	0.00	0.00	0.00	0.00	0.00	0.00
	(ii) Others	0.00	0.00	0.00	0.00	0.00	0.00
	Finance Costs - Total	0.00	0.00	0.00	0.00	0.00	0.00
f	Depreciation and Amortization expenses	0.01	0.01	0.03	0.02	0.06	0.11
g	Other expenses						
	Postage&Telephones	0.07	0.08	0.07	0.15	0.15	0.30
	Provision for Non Performing Assets/written off	(3.21)	(0.04)	0.16	(3.25)	0.16	(14.91)
	Other Expenditure	3.01	6.33	4.44	9.34	9.56	29.79
	Total Other Expenses	(0.13)	6.37	4.67	6.24	9.87	15.18
	Total Expenses	6.12	12.75	12.08	18.87	24.79	55.12
5	Profit/( Loss) before exceptional Items and tax (3-4)	0.47	(6.36)	(1.35)	(5.89)	(5.73)	(18.79)
6	Exceptional items	0.00	0.00	0.00	0.00	0.00	0.00
7	Profit/( Loss) before Tax (5-6)	0.47	(6.36)	(1.35)	(5.89)	(5.73)	(18.79)
8	Tax Expense						
	(a) Current Tax	0.00	0.00	0.00	0.00	0.00	0.00
	(b) Deferred Tax	0.00	0.00	0.00	0.00	0.00	0.00
	(c) Prior years	0.00	0.00	0.00	0.00	0.00	0.00
	(d) Total	0.00	0.00	0.00	0.00	0.00	0.00
9	Profit/(Loss) for the period (7-8)	0.47	(6.36)	(1.35)	(5.89)	(5.73)	(18.79)
10	Other Comprehensive Income	0.00	0.00	0.00	0.00	0.00	0.00
10A	Items that will not be reclassified to profit or loss						
	(a) Remeasurements of the defined benefit plans	0.00	0.00	0.00	0.00	0.00	0.00
10B	Items that may be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	0.00
11	Total Other Comprehensive Income	0.00	0.00	0.00	0.00	0.00	0.00
12	Total Comprehensive Income for the period (9+11)	0.47	(6.36)	(1.35)	(5.89)	(5.73)	(18.79)
13	Paid up equity share capital	1000.00	1000.00	1000.00	1000.00	1000.00	1000.00
	(Face value per share - Rs. 10/-)						
14	Reserves excluding revaluation reserves (as per balance sheet of previous accounting year)	583.17	583.17	583.17	583.17	583.17	583.17
15	Earnings Per Share (EPS) (Rs)	0.00	(0.06)	(0.01)	(0.06)	(0.06)	(0.19)
	(a) Basic & diluted EPS before Extraordinary items for the period, for the year to date and for the previous year (not annualised)						
	(b) Basic & diluted EPS after Extraordinary items for the period, for the year to date and for the previous year (not annualised)						

## CASH FLOW STATEMENT AS ON 30-09-2021

Particulars		YE 30.09.2021	YE 31.03.2021
<b>A. Cash Flow from Operating Activities</b>		in Rs.	in Rs.
Profit / Loss after tax		(5,88,593)	(18,87,064)
<b>Adjustment for</b>			
Profit/loss on sale of fixed assets		-	-
Depreciation		2,105	11,393
Provision addition / (reversal) - Investments		(249)	18,500
Dividend income		-	-
Interest Income		-2,060	-4,120
Loss on sale of investments		-	-
Gain on fair value of investments		335	(40)
<b>Operating profit before working capital changes</b>		(5,88,462)	(18,61,331)
Decrease)/(increase) in non-current assets		(72,637)	2,24,793
Decrease)/(increase) in Loans (assets)		-	15,476
Decrease)/(increase) in other current assets		(1,28,792)	(1,43,111)
(Decrease)/increase Trade payable non-CL		-	-
(Decrease)/increase Other non-CL		-	-
(Decrease)/increase in Provision non-CL		-	(3,17,300)
(Decrease)/increase in Tradepayable -CL		(9,83,655)	(22,435)
(Decrease)/increase in Provision -CL		(50,162)	(2,16,415)
<b>Cash generated from operations</b>		(18,23,708)	(23,20,323)
<b>Net Income Tax paid/refund</b>			
<b>Cash generated from operations</b>	<b>A</b>	(18,23,708)	(23,20,323)
<b>B. Cash flow from investing operations</b>			
Purchase of fixed assets		-	-
Sale of fixed assets		-	-
Dividend income		-	-
Interest Income		2,060	4,120
Investments sold		-	-
Investments written off		-	-
Investment purchased		-	-
<b>Cash from investment activities</b>	<b>B</b>	2,060	4,120
<b>C. Cash flow from financing activities</b>			
Proceed from borrowings		-	-
Public deposit paid		-	-
<b>Cash used in financing activities</b>	<b>C</b>	-	-
<b>Net increase in cash and cash equivalent (A+B+C)</b>		(18,21,648)	(23,16,203)
<b>Cash &amp; Cash equivalent - opening</b>		5,36,36,517	5,59,52,720
<b>Cash &amp; Cash equivalent - closing</b>		5,18,14,869	5,36,36,517



Statement of Assets & Liabilities as on 30.09.2021			
Sl.No.	Particulars	As on 30.09.2021	As on 31.03.2021
		Rs.Lakhs	
A	Assets		
1	Non Current Assets		
	(a) Property, plant and equipment	0.04	0.07
	Sub total - Non Current Assets	0.04	0.07
	Non Current Financial Assets		
	(a) Non-current investments	0.68	0.67
	(b) Trade receivables, non-current		
	(c) Loans, non-current		
	(d) Other non-current financial assets		
	Sub total - Non Current Financial Assets	0.68	0.67
	Other non-current assets	483.30	482.57
	Total Non-Current Assets	484.02	483.31
2	Current Assets		
	Current Financial Asset		
	(a) Current investments		
	(b) Trade receivables		
	(c) Cash and Cash equivalents	518.15	536.36
	(d) Bank balance other than Cash & Cash		
	(e) Loans, Current	0.00	0.00
	(f) Other current financial assets	0.55	0.45
	Sub total - Current Financial Assets	518.70	536.81
	Current tax assets (net)		
	Other current assets	34.20	33.01
	Total current assets	552.90	569.82
	Total - Assets	1036.92	1053.13
B	Equity and Liabilities		
1	Equity		
	(a) Equity attributable to owners of parent		
	(b) Equity Share Capital	1000.00	1000.00
	(c) Other Equity	(12924.81)	(12918.93)
	(d) Non controlling interest		
	Total Equity	-11924.81	-11918.93
2	Liabilities		
	Non Current Liabilities		
	Non Current Financial Liabilities		
	(a) Borrowings, non-current	12900.00	12900.00
	(b) Trade payables, non-current	0.00	0.00
	(c) Other non-current financial liabilities	55.70	55.70
	Total - Non Current Financial Liabilities	12955.70	12955.70
	(a) Provisions, non-current	0.45	0.45
	(b) Deferred tax liabilities (net)	0.00	0.00
	(c) Deferred government grants, Non-current	0.00	0.00
	(d) Other non-current liabilities	0.00	0.00
	Total non-current liabilities	0.45	0.45
	Current liabilities		
	Current financial liabilities		
	Borrowings, current		
	Trade payables, current	2.25	12.08
	Other current financial liabilities		
	Total current financial liabilities	2.25	12.08
	Other current liabilities	3.33	3.83
	Provisions, current		
	Current tax liabilities (Net)	0.00	0.00
	Deferred government grants, Current	0.00	0.00
	Total current liabilities	3.33	3.83
	Liabilities directly associated with assets in disposal group classified as held for sale	0.00	0.00
	Regulatory deferral account credit balances and related deferred tax liability	0.00	0.00
	Total liabilities	12961.73	12972.06
	Total equity and liabilities	1036.92	1053.13

#### Notes

- The above results were reviewed by the Audit Committee and Pursuant to the recommendations of the Audit Committee, the Board of Directors has adopted the un-audited Financial Results of the Company as per Indian Accounting Standards (IND AS) in their Meeting held on 12.10.2021 for the quarter ended 30th September 2021.
- The only business activity of the Company is housing finance and hence no segment reporting has been done
- Previous year's figures are regrouped and reclassified wherever necessary, to confirm to the current years classification
- The unaudited results have been subject to limited review by the auditors of the company.

Place : Chennai

For-Ied Bank Housing Ltd



A. RAJARAMAN

MANAGING DIRECTOR

Date : 12.10.2021

Partners:

G.N. GOPALARATHNAM, B.Sc., F.C.A., DISA  
V. ANANTHARAMAN, B.Com., F.C.A.  
M.V. RENGARAJAN, N.D.COM., F.C.A.



SUMITHRA RAVICHANDRAN, B.Sc., F.C.A.  
N.C. VIJAYKUMAR, B.Com., F.C.A., DISA  
V. CHANDRASEKARAN, B.Com., F.C.A.  
N. SUNDAR, B.Sc., F.C.A., DISA  
ARJUN S, B.Com., F.C.A.

Ref:

Date:

**Independent Auditor's Review Report on Unaudited Half Yearly and Year to Date  
Financial Results of the Company Pursuant to the Regulation 33 of the SEBI (Listing  
Obligations and Disclosure Requirements) Regulations, 2015**



**Review report to  
The Board of Directors of Ind Bank Housing Ltd.**

We have reviewed the accompanying statement of unaudited financial results of Ind Bank Housing Ltd for the period ended 30<sup>th</sup> September 2021. This statement is the responsibility of the Company's Management and has been approved by the Board of Directors. Our responsibility is to issue a report on these financial statements based on our review.

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.

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 and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 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.

For N.C. Rajagopal & Co.,  
Chartered Accountants  
(Firm Regn No.: 003398S)

Place : Chennai  
Date : 12-10-2021

**Arjun S**  
Partner  
(Membership No.: 230448)  
UDIN : 21230448AAAAEH1762

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2498 7746 / 2498 6170  
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