



THAKKERS

TOGETHER TOWARDS PROSPERITY
SINCE 1962

November 13, 2023

To,
The Deputy Manager,
Department of Corporate Services,
Bombay Stock Exchange Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai – 400 001.

Script Code: 526654

Subject: Unaudited Financial Results along with Limited Review Report for the Quarter Ended September 30, 2023

Dear Sir/ Madam,

Pursuant to Regulation 33 of SEBI (Listing Obligation and Disclosure Requirements) Regulation, 2015, we are enclosing herewith the copy of unaudited Standalone and Consolidated Financial Statements along with Limited Review Report for the Quarter Ended September 30, 2023

The meeting of Board of Directors of the Company commenced at 06.00 P.M. and the concluded at 6.45 P.M.

Kindly take the same on records.

Thanking you,
Yours faithfully,

FOR THAKKERS DEVELOPERS LTD



JITENDRA MANOHARDAS THAKKER
Chairman
DIN: 00082860
Encl: As above

THAKKERS DEVELOPERS LIMITED

Nashik Office: 7, Thakkers, Near Nehru Garden, Nashik - 422 001 Tel: 0253 2598925 / 2595458 Fax: 0253 2599225
Mumbai Office: 37/39, 3rd Floor, Kantol Niwas, Mody Street, Mumbai - 400 001 Tel/Fax: 022 22679166
Email: info@thakkersdevelopers.com

KARWA MALANI KALANTRI AND ASSOCIATES

Chartered Accountants

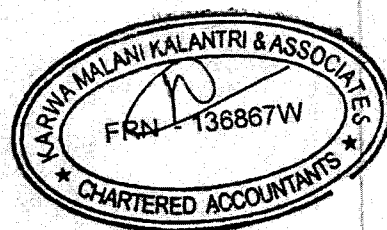
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E Mail - kmkassociatesca@gmail.com, Tel - +91 253 2232993

Limited Review Report on unaudited standalone financial results of Thakkers Developers Limited for the Quarter and half year ended 30th September 2023 pursuant to Regulation 33 and Regulation 52(4) read with Regulation 63 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, as prescribed in Securities and Exchange Board of India operational circular SEBI/HO/DDHS/P/CIR/2021/613 dated 10th August 2021.

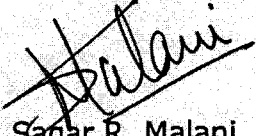
To the Board of Directors of Thakkers Developers Limited

1. We have reviewed the accompanying Statement of unaudited standalone financial results of Thakkers Developers Limited ("the Company") for the quarter and half year ended 30th September 2023 ("the Statement").
2. This Statement, which is the responsibility of the Company's management and approved by the 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 Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015. Our responsibility is to issue a report 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. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is 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.



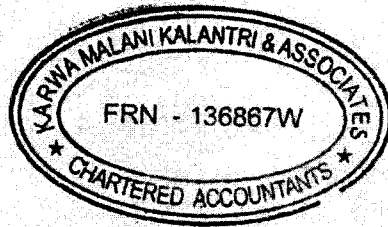
4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with applicable accounting standards and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 of the Securities and Exchange Board of India (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 Karwa Malani Kalantri and Associates
Chartered Accountants
FRN:- 136867W


Sagar R. Malani
Partner

M.No. 145049

UDIN: 23145049BGQKWW4478



Place: Nashik

Date: 13.11.2023

**THAKKERS**TOGETHER TOWARDS PROSPERITY
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CIN :-L45200MH1987PLC043034

Date : 13th November, 2023

To,
The Bombay Stock Exchange Ltd.
Phiroze Jeejeebhoy Towers,
25th Floor, Dalal Street, Fort,
MUMBAI - 400 023.

Sub.: : Unaudited Standalone Financial Results for the Quarter and Half Year Ended 30th September, 2023.

Dear Sir,

We hereby furnish Unaudited Standalone Financial Results for the Quarter and Half Year Ended 30th September, 2023, taken on record by the Board at their meeting held on 13th November, 2023.

UNAUDITED FINANCIAL RESULTS
FOR THE QUARTER AND HALF YEAR ENDED 30TH SEPTEMBER, 2023

(Rs. In Lakh except EPS and Shareholding)

Sr. No.	Particulars	STANDALONE					
		For the Quarter Ended on 30/09/2023 (Unaudited)	For the Quarter Ended on 30/06/2023 (Unaudited)	For the Quarter Ended on 30/09/2022 (Unaudited)	For the Half Year Ended on 30/09/2023 (Unaudited)	For the Half Year Ended on 30/09/2022 (Unaudited)	For the Year Ended on 31/03/2023 (Audited)
1	Income						
	a) Revenue From Operations	126.89	1026.40	1408.00	1153.29	2313.20	5532.94
	b) Other Income	19.59	16.57	9.09	36.16	19.56	135.25
	Total Income from operations (a+b)	146.48	1042.97	1417.09	1189.45	2332.76	5668.19
2	Expenses						
	a) Cost of Material Consumed	35.78	151.78	329.67	187.56	530.30	893.58
	b) Purchase 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	1.42	510.26	222.73	511.68	279.16	1626.67
	d) Employee benefits expense	131.13	117.39	109.28	248.52	214.31	498.45
	e) Finance Costs	21.75	24.08	(0.01)	45.83	0.14	27.24
	f) Depreciation and Amortisation Expense	55.33	50.19	30.87	105.52	60.68	153.09
	g) Other expenditure	78.51	105.43	71.88	183.94	155.17	465.21
	Total Expenses	323.92	959.13	764.42	1283.06	1239.76	3664.24
3	Profit/(Loss) before exceptional items and tax	(177.44)	83.84	652.67	(93.61)	1093.00	2003.95
4	Exceptional Items	0.00	0.00	0.00	0.00	0.00	0.00
	Profit/(Loss) before tax (3-4)	(177.44)	83.84	652.67	(93.61)	1093.00	2003.95
5	Tax Expense						
	a) Current (Incl. of Earlier Years' Tax)	0.00	0.00	0.00	0.00	7.18	327.35
	b) Deferred	0.00	0.00	0.00	0.00	0.00	(16.32)
	c) Mat Credit Entitlement	0.00	0.00	0.00	0.00	0.00	0.00
6	Profit/(Loss) for the period from continuing operations	(177.44)	83.84	652.67	(93.61)	1085.82	1692.92
7	Other Comprehensive Income						
	i) Amount of items that will not be reclassified to profit and loss	0.00	0.00	0.00	0.00	0.00	(27.84)
	ii) Income tax relating to items that will not be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	7.24
	iii) Amount of items that will be reclassified to profit and loss	0.00	0.00	0.00	0.00	0.00	0.00
	iv) Income tax relating to items that will be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	0.00
	Total Comprehensive Income for the period	(177.44)	83.84	652.67	(93.61)	1085.82	1672.32
	Earnings per equity share						
	Basic earnings Profit/(loss) per share	(1.97)	0.93	7.25	(1.04)	12.06	18.81
	Diluted earnings Profit/(loss) per share	(1.97)	0.93	7.25	(1.04)	12.06	18.81

**THAKKERS DEVELOPERS LIMITED**

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Unaudited Segment - wise Revenue / Results and Capital Employed for the Quarter and Half Year Ended 30th September, 2023.

(Rs.in Lakh)

Primary Segment	STANDALONE					
	For the Quarter Ended on 30/09/2023 (Unaudited)	For the Quarter Ended on 30/06/2023 (Unaudited)	For the Quarter Ended on 30/09/2022 (Unaudited)	For the Half Year Ended on 30/09/2023 (Unaudited)	For the Half Year Ended on 30/09/2022 (Unaudited)	For the Year Ended on 31/03/2023 (Audited)
Segment Revenue						
Construction & Contract Related Activity	43.76	879.76	440.07	923.52	646.12	2410.06
Estate Dealing & Development Activity	71.79	129.86	951.31	201.65	1199.78	1875.60
Total	115.55	1009.62	1391.38	1125.17	1845.90	4285.66
Segment Result						
Construction & Contract Related Activity	17.84	251.97	142.30	269.81	218.07	370.16
Estate Dealing & Development Activity	60.51	95.61	696.69	156.12	818.37	1395.25
Total	78.35	347.58	838.99	425.93	1036.45	1765.42
Add / (Less):						
Interest	(21.75)	(24.08)	0.01	(45.83)	(0.14)	(27.24)
Unallocable Expenses	(264.98)	(273.01)	(212.04)	(537.99)	(430.16)	(1116.75)
Unallocable Income	30.93	33.35	25.71	64.28	486.86	1382.53
Total	(255.79)	(263.74)	(186.32)	(519.54)	56.56	238.54
Net Profit before tax	(177.44)	83.84	652.67	(93.61)	1093.00	2003.96
Segment Assets						
Construction & Contract Related Activity	4358.63	3672.38	5557.21	4358.63	5557.21	3995.11
Estate Dealing & Development Activity	9331.46	9801.55	9843.69	9331.46	9843.69	11927.17
Unallocated Assets	7252.47	6206.07	4825.19	7252.47	4825.19	4402.83
Total (A)	20942.56	19680.00	20226.10	20942.56	20226.10	20325.11
Segment Liabilities						
Construction & Contract Related Activity	928.87	932.29	1271.87	928.87	1271.87	988.59
Estate Dealing & Development Activity	2697.29	2725.26	3391.65	2697.29	3391.65	2768.54
Unallocated Liabilities	3504.22	2032.82	2243.32	3504.22	2243.32	2662.20
Total (B)	7130.39	5690.37	6906.84	7130.39	6906.84	6419.33
Total (A)-(B)	13812.17	13989.63	13319.27	13812.17	13319.27	13905.78

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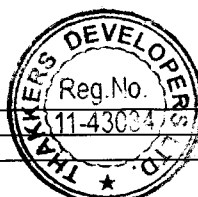
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Statement of Assets and Liabilities As on 30/09/2023		(Rs.in Lakh)	
PARTICULARS		STANDALONE	
		(Unaudited)	(Audited)
		As at 30/09/2023	As at 31/03/2023
Assets			
1. Non-current assets			
(a) Property, plant and equipment		768.34	681.00
(b) Capital work-in-progress		0.00	0.00
(c) Investment property		655.46	655.46
(d) Goodwill		0.00	0.00
(e) Other intangible assets		0.20	0.30
(f) Intangible assets under development		0.00	0.00
(g) Financial assets			
(i) Investments		32.01	32.01
(ii) Trade receivables		148.23	123.83
(iii) Loans & Advances		0.00	0.00
(iv) Other financial assets		22.39	22.39
(h) Deferred tax assets (net)		95.97	95.97
(i) Other non-current assets		5,667.71	6,509.13
Total non-current assets		7,390.31	8,120.09
2. Current assets			
(a) Inventories		7,582.98	8,126.08
(b) Financial assets			
(i) Investments		2,721.46	610.76
(ii) Trade receivables		2.48	809.91
(iii) Cash and cash equivalents		358.59	200.23
(iv) Bank balance other than cash and cash equivalents		130.44	129.90
(v) Loans		0.00	0.00
(vi) Other current financial assets		0.00	0.00
(c) Current tax assets (net)		168.89	110.63
(d) Other current assets		2,272.41	2,217.52
Total current assets		13,237.25	12,205.04
Total assets		20,627.56	20,325.13
Equity and liabilities			
1. Equity			
Equity		900.00	900.00
Other equity		12,912.17	13,005.78
Total equity		13,812.17	13,905.78
2. Liabilities			
1) Non-current liabilities			
(a) Financial liabilities			
(i) Borrowings		1,205.10	1,002.08
(ii) Trade payables		0.00	0.00
a) Total outstanding dues of micro and small enterprises		0.00	0.00
b) Total outstanding dues of creditors other than micro and small enterprises		60.22	53.61
(ii) Other financial liabilities		385.29	388.92
(b) Provisions		0.00	0.00
(c) Employees Benefit Obligations		50.92	48.01
(d) Deferred tax liabilities (net)		0.00	0.00
(e) Other non-current liabilities		2,746.95	2,706.99
Total non-current liabilities		4,448.48	4,199.62
3. Current liabilities			
(a) Financial liabilities			
(i) Borrowings		1,014.63	658.17
(ii) Trade payables		0.00	0.00
a) Total outstanding dues of micro and small enterprises		0.00	0.00
b) Total outstanding dues of creditors other than micro and small enterprises		94.20	113.53
(iii) Other financial liabilities		116.65	92.16
(b) Other current liabilities		682.58	876.94
(c) Provisions, current		363.49	386.50
(d) Employees Benefit Obligations		95.35	92.43
(e) Current tax liabilities (Net)		0.00	0.00
Total Current liabilities		2,366.90	2,219.73
Total equity and liabilities		20,627.56	20,325.13



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Notes:-

- 1) The above statement of financial results as approved by the Audit Committee have been approved by the Board of Directors at its meeting held on 13th November, 2023.
- 2) During the Quarter not a single complaint was received from investor by the company. No complaint was pending either at the beginning or at the end of the quarter.
- 3) The figures for the previous year have been recast/restated wherever is necessary.
- 4) The above Unaudited Standalone financial results are in compliance with Indian accounting standards (IND AS) as prescribed under Section 133 of Companies Act, 2013.
- 5) The Statutory Auditors have issued unmodified opinion on the financial statements of the Company for the Quarter and Half Year Ended 30th September, 2023.

For Thakkers Developers Ltd.

Place: Nashik
Dated: 13th November, 2023



JITENDRA M. THAKKER
Chairman

THAKKERS DEVELOPERS LIMITED

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THAKKERS DEVELOPERS LTD			
STANDALONE CASH FLOW STATEMENT FOR THE PERIOD ENDED 30th September, 2023			
		Amount in Lakhs	
Particulars		As at 30th Sept. 2023 (Rs.)	As at 31st March 2023 (Rs.)
I Cash Flow From Operating Activities			
Net Profit / (Loss) before Tax and Extraordinary Items		-93.61	2,003.95
Adjustments For :			
Depreciation		105.52	153.09
Interest paid		45.83	27.24
Loan Processing Fees		-	0.00
Interest & Dividend received		(9.31)	(41.27)
Share Profit/Loss from Partnership firms		-	(0.01)
(Profit)/Loss on Disposal of Property, Plant and Equipment		(0.04)	(0.09)
Adjustment in profit due to OCI		-	(27.84)
(Profit)/Loss on Sale of Investments		-	0.00
Operating profit before changes in Working Capital		48.40	2,115.07
Adjustments For Changes In Working Capital:			
Non-current/current financial and other assets		1,511.30	(2,050.05)
Inventories		543.10	1,583.20
Non-current/current financial and other liabilities/provisions		(163.43)	(2,317.35)
Cash Generated From Operations		1,939.37	(669.13)
Income Tax Paid		-	(303.79)
Net Cash From Operating Activities	(A)	1,939.37	(972.92)
II Cash Flow From Investing Activities			
Interest & Dividend received		9.31	41.28
Purchase of Property, plant and Equipment		(197.18)	(304.42)
Sale of Property, plant and Equipment		4.45	0.45
Sale/(Purchase) of Investments		(2,110.69)	735.72
Net Cash Used In Investing Activities	(B)	(2,294.12)	473.03
III Cash Flow From Financing Activities			
Interest paid		(45.83)	(27.24)
Repayment of borrowings (Net)		559.48	633.12
Loan Processing Fees		-	0.00
Net Cash Used In Financing Activities	(C)	513.65	605.88
Net (Decrease) In Cash And Cash Equivalents [A+B+C]		158.90	105.99
Cash And Cash Equivalents at beginning of the period		330.13	224.14
Cash and Cash Equivalents at end of the period		489.03	330.13
Notes:			
For the purpose of cash flow statements, cash and cash equivalents include liquid fund investments , which form an integral part of company's cash flow operations			
Place : Nashik			for and behalf of the Board
Dated : 13th November, 2023			
			JITENDRA M. THAKKER
			Chairman

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KARWA MALANI KALANTRI AND ASSOCIATES

Chartered Accountants

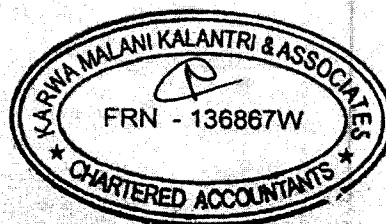
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Limited Review Report on unaudited consolidated financial results of Thakkers Developers Limited for the Quarter and half year ended 30th September 2023 pursuant to Regulation 33 and Regulation 52(4) read with Regulation 63 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, as prescribed in Securities and Exchange Board of India operational circular SEBI/HO/DDHS/P/CIR/2021/613 dated 10th August 2021

To the Board of Directors of Thakkers Developers Limited

1. We have reviewed the accompanying Statement of unaudited consolidated financial results of Thakkers Developers Limited ("the Parent"), and its subsidiaries (the Parent and its subsidiaries together referred to as "the Group") for the quarter and half year ended 30th September 2023 ("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 ('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 Securities and Exchange Board of India under Regulation 33(8) of the Listing Regulations, to the extent applicable.

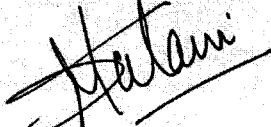


4. The Statement includes the results of the entities listed below:-

Sr. No.	Name of Company	Relationship
1	Motel KutirNirman Private Limited	Wholly Owned Subsidiary
2	Pratap Marketing Private Limited	Wholly Owned Subsidiary
3	Jamuna Horticulture Private Limited	Wholly Owned Subsidiary
4	Harshwardhan Developers Private Limited	Wholly Owned Subsidiary
5	Shree Kalavati Farms Private Limited	Wholly Owned Subsidiary

5. 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.
6. The financial results of five subsidiaries which reflect total revenue from operations of Rs. 770.12 Lakhs and the Groups share of net profit of Rs. 147.53 Lakhs and total assets of Rs. 5308.55 Lakhs (before consolidation adjustments) for the Quarter and half year ended on 30th September 2023 based on the interim financial results which have not been reviewed by their auditors. These unaudited interim financial results and other unaudited financial information have been approved and furnished to us by the management and our conclusion on the statements in so far as it relates to the affairs of these subsidiaries, is solely based on such unaudited interim financial results and other unaudited financial information.

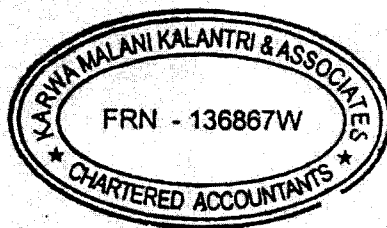
For Karwa Malani Kalantri and Associates
Chartered Accountants
FRN :- 136867W



Sagar R. Malani
Partner

M.No.:- 145049

UDIN:- 23145049BGQKWX2047



Place: Nashik

Date: 13.11.2023

**THAKKERS**

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To,
The Bombay Stock Exchange Ltd.
Phiroze Jeejeebhoy Towers,
25th Floor, Dalal Street, Fort,
MUMBAI - 400 023.

CIN :-L45200MH1987PLC043034

Date : 13th November, 2023

Sub.: Unaudited Consolidated Financial Results for the Quarter and Half Year Ended 30th September, 2023.

Dear Sir,

We hereby furnish Unaudited Consolidated Financial Results for the Quarter and Half Year Ended 30th, September 2023, taken on record by the Board at their meeting held on 13th November, 2023.

UNAUDITED FINANCIAL RESULTS
FOR THE QUARTER AND HALF YEAR ENDED 30TH SEPTEMBER, 2023

(Rs.In Lakh except EPS and Shareholding)

Sr. No.	Particulars	CONSOLIDATED					
		For the Quarter Ended on 30/09/2023 (Unaudited)	For the Quarter Ended on 30/06/2023 (Unaudited)	For the Quarter Ended on 30/09/2022 (Unaudited)	For the Half Year Ended on 30/09/2023 (Unaudited)	For the Half Year Ended on 30/09/2022 (Unaudited)	For the Year Ended on 31/03/2023 (Audited)
1	Income						
	a) Revenue From Operations	897.01	1026.40	1432.69	1923.41	2337.90	5775.63
	b) Other Income	19.68	16.57	9.21	36.25	19.68	135.37
	Total Income from operations (a+b)	916.69	1042.97	1441.90	1959.66	2357.58	5911.00
2	Expenses						
	a) Cost of Material Consumed	239.11	394.06	478.96	633.17	861.37	1595.81
	b) Purchase 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	349.31	267.98	86.51	617.29	(38.83)	988.07
	d) Employee benefits expense	158.67	135.85	109.28	294.52	214.31	541.19
	e) Finance Costs	21.76	24.69	0.71	46.45	1.61	34.05
	f) Depreciation and Amortisation Expense	57.63	52.48	34.10	110.11	67.14	165.99
	g) Other expenditure	85.10	119.10	79.38	204.20	171.83	616.72
	Total Expenses	911.58	994.16	788.94	1905.74	1277.43	3941.83
3	Profit/(Loss) before exceptional items and tax	5.11	48.81	652.96	53.92	1080.15	1969.17
4	Exceptional Items	0.00	0.00	0.00	0.00	0.00	0.00
	Profit/(Loss) before tax (3-4)	5.11	48.81	652.96	53.92	1080.15	1969.17
5	Tax Expense						
	a) Current (Incl. of Earlier Years' Tax)	0.00	0.00	0.00	0.00	7.18	370.79
	b) Deferred	0.00	0.00	0.00	0.00	0.00	(16.32)
	c) Mat Credit Entitlement	0.00	0.00	0.00	0.00	0.00	0.00
6	Profit/(Loss) for the period from continuing operations	5.11	48.81	652.96	53.92	1072.97	1614.69
7	Other Comprehensive Income						
	i) Amount of items that will not be reclassified to profit and loss	0.00	0.00	0.00	0.00	0.00	(27.84)
	ii) Income tax relating to items that will not be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	7.24
	iii) Amount of items that will be reclassified to profit and loss	0.00	0.00	0.00	0.00	0.00	0.00
	iv) Income tax relating to items that will be reclassified to profit or loss	0.00	0.00	0.00	0.00	0.00	0.00
	Total Comprehensive Income for the period	5.11	48.81	652.96	53.92	1072.97	1594.10
	Earnings per equity share						
	Basic earnings Profit/(loss) per share	0.06	0.54	7.26	0.60	11.92	17.94
	Diluted earnings Profit/(loss) per share	0.06	0.54	7.26	0.60	11.92	17.94

**THAKKERS DEVELOPERS LIMITED**

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Unaudited Consolidated Segment-wise Revenue / Results and Capital Employed for the Quarter and Half Year Ended 30th September, 2023.

(Rs.in Lakh)

Primary Segment	CONSOLIDATED					
	For the Quarter Ended on 30/09/2023 (Unaudited)	For the Quarter Ended on 30/06/2023 (Unaudited)	For the Quarter Ended on 30/09/2022 (Unaudited)	For the Half Year Ended on 30/09/2023 (Unaudited)	For the Half Year Ended on 30/09/2022 (Unaudited)	For the Year Ended on 31/03/2023 (Audited)
Segment Revenue						
Construction & Contract Related Activity	813.88	879.76	464.76	1693.64	670.82	2434.75
Estate Dealing & Development Activity	71.79	129.86	951.31	201.65	1199.78	2093.60
Total	885.67	1009.62	1416.07	1895.29	1870.60	4528.35
Segment Result						
Construction & Contract Related Activity	236.73	251.97	153.92	488.70	229.69	381.78
Estate Dealing & Development Activity	60.51	95.61	696.69	156.12	818.37	1562.70
Total	297.24	347.58	850.61	644.82	1048.06	1944.48
Add / (Less):						
Interest	(21.76)	(24.69)	(0.71)	(46.45)	(1.61)	(34.05)
Unallocable Expenses	(301.39)	(307.43)	(222.77)	(608.82)	(453.28)	(1323.91)
Unallocable Income	31.02	33.35	25.83	64.37	486.98	1382.65
Total	(292.13)	(298.77)	(197.65)	(590.90)	32.09	24.69
Net Profit before tax	5.11	48.81	652.96	53.92	1080.15	1969.17
Segment Assets						
Construction & Contract Related Activity	8119.97	7089.05	8453.74	8119.97	8453.74	7183.78
Estate Dealing & Development Activity	9758.84	10228.33	10022.58	9758.84	10022.58	12353.65
Unallocated Assets	6155.09	5257.36	3755.28	6155.09	3755.28	3252.35
Total (A)	24033.91	22574.74	22231.60	24033.91	22231.60	22789.79
Segment Liabilities						
Construction & Contract Related Activity	2439.90	2251.65	2198.04	2439.90	2198.04	2140.41
Estate Dealing & Development Activity	3012.49	3015.46	3644.04	3012.49	3644.04	3034.20
Unallocated Liabilities	4009.02	2740.24	2392.09	4009.02	2392.09	3096.61
Total (B)	9461.41	8007.35	8234.17	9461.41	8234.17	8271.22
Total (A)-(B)	14572.49	14567.39	13997.43	14572.49	13997.43	14518.57



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Statement of Assets and Liabilities As on 30/09/2023				(Rs.in Lakh)	
PARTICULARS	Consolidated				
	(Unaudited)		(Audited)		
	As at 30/09/2023		As at 31/03/2023		
Assets					
1. Non-current assets					
(a) Property, plant and equipment		796.82	711.73		
(b) Capital work-in-progress		0.00	0.00		
(c) Investment property		787.42	787.19		
(d) Goodwill		0.00	0.00		
(e) Other intangible assets		0.20	0.30		
(f) Intangible assets under development		0.00	0.00		
(g) Financial assets					
(i) Investments		255.15	255.12		
(ii) Trade receivables		149.84	123.83		
(iii) Loans & Advances		0.00	0.00		
(iv) Other financial assets		22.39	22.39		
(h) Deferred tax assets (net)		95.97	95.97		
(i) Other non-current assets		6,416.07	7,341.82		
Total non-current assets		8,523.86	9,338.36		
2. Current assets					
(a) Inventories		10,555.24	11,203.66		
(b) Financial assets					
(i) Investments		2,868.46	610.76		
(ii) Trade receivables		692.03	883.79		
(iii) Cash and cash equivalents		393.00	232.21		
(iv) Bank balance other than cash and cash equivalents		130.67	130.11		
(v) Loans		0.00	0.00		
(vi) Other current financial assets		0.00	0.00		
(c) Current tax assets (net)		226.03	117.28		
(d) Other current assets		329.64	273.62		
Total current assets		15,195.06	13,451.43		
Total assets		23,718.92	22,789.78		
Equity and liabilities					
1. Equity					
Equity		900.00	900.00		
Other equity		13,672.49	13,618.57		
Total equity		14,572.49	14,518.57		
2. Liabilities					
1) Non-current liabilities					
(a) Financial liabilities					
(i) Borrowings		1,683.05	1,481.48		
(ii) Trade payables		0.00	0.00		
a) Total outstanding dues of micro and small enterprises		0.00	0.00		
b) Total outstanding dues of creditors other than micro and small enterprises		68.20	61.09		
(iii) Other financial liabilities		450.62	438.30		
(b) Provisions		0.00	0.00		
(c) Employees Benefit Obligations		50.92	48.01		
(d) Deferred tax liabilities (net)		0.00	0.00		
(e) Other non-current liabilities		4,051.09	4,178.16		
Total non-current liabilities		6,303.88	6,207.04		
3. Current liabilities					
(a) Financial liabilities					
(i) Borrowings		1,014.64	658.84		
(ii) Trade payables		0.00	0.00		
a) Total outstanding dues of micro and small enterprises		0.00	0.00		
b) Total outstanding dues of creditors other than micro and small enterprises		667.86	116.24		
(iii) Other financial liabilities		116.65	92.16		
(b) Other current liabilities		581.39	661.03		
(c) Provisions, current		366.69	443.50		
(d) Employees Benefit Obligations		95.35	92.43		
(e) Current tax liabilities (Net)		-0.02	-0.02		
Total Current liabilities		2,842.55	2,064.18		
Total equity and liabilities		23,718.92	22,789.78		



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Notes:-

- 1) The above statement of financial results as approved by the Audit Committee have been approved by the Board of Directors at its meeting held on 13th November, 2023.
- 2) During the Quarter not a single complaint was received from investor by the company. No complaint was pending either at the beginning or at the end of the quarter.
- 3) The figures for the previous year have been recast/restated wherever is necessary.
- 4) The above Unaudited Consolidated financial results are in compliance with Indian accounting standards (IND AS) as prescribed under Section 133 of Companies Act, 2013.
- 5) The Statutory Auditors have issued unmodified opinion on the financial statements of the Company for the Quarter and Half Year Ended 30th September, 2023.

Place: Nashik
Dated: 13th November, 2023



For Thakkers Developers Ltd.

JITENDRA M. THAKKER
Chairman

THAKKERS DEVELOPERS LIMITED

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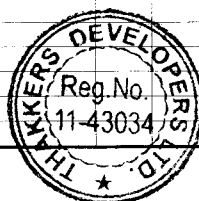
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CONSOLIDATED CASH FLOW STATEMENT FOR THE PERIOD ENDED 30th September, 2023			
Amount in Lakhs			
Particulars		As at 30th Sept. 2023 (Rs.)	As at 31st March, 2023 (Rs.)
Cash Flow From Operating Activities			
Net Profit / (Loss) before Tax and Extraordinary Items		53.92	1,969.17
Adjustments For :			
Depreciation		110.11	165.99
Interest paid		46.45	34.06
Loan Processing Fees		-	-
Interest & Dividend received		(9.31)	(41.27)
Share Profit/Loss from Partnership firms		-	(0.01)
(Profit)/Loss on Disposal of Property, Plant and Equipment		(0.04)	(0.09)
Adjustment in profit due to OCI		-	(27.84)
(Profit)/Loss on Sale of Investments		-	-
Operating profit before changes in Working Capital		201.13	2,100.00
Adjustments For Changes In Working Capital:			
Non-current/current financial and other assets		926.73	(2,211.56)
Inventories		648.41	970.38
Non-current/current financial and other liabilities/provisions		317.84	(1,463.85)
Cash Generated From Operations		2,094.12	(605.03)
Income Tax Paid		-	(347.23)
Net Cash From Operating Activities	(A)	2,094.12	(952.26)
Cash Flow From Investing Activities			
Interest & Dividend received		9.31	41.27
Purchase of Property, plant and Equipment		(199.51)	(305.46)
Sale of Property, plant and Equipment		4.45	0.45
Sale/(Purchase) of Investments		(2,257.95)	734.47
Net Cash Used In Investing Activities	(B)	(2,443.70)	470.74
Cash Flow From Financing Activities			
Interest paid		(46.45)	(34.06)
Loan Processing Fees		-	-
Repayment of borrowings (Net)		557.37	619.95
Net Cash Used In Financing Activities	(C)	510.92	585.89
Net (Decrease) In Cash And Cash Equivalents [A+B+C]		161.35	104.37
Cash And Cash Equivalents at beginning of the period		362.32	257.95
Cash And Cash Equivalents at end of the period		523.67	362.32
Notes:			
For the purpose of cash flow statements, cash and cash equivalents include liquid fund investments , which form an integral part of company's cash flow operations			
Place : Nashik			for and behalf of the Board
Dated : 13th November,2023			
			JITENDRA M.THAKKER Chairman

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