



Statement of unaudited standalone financial results for the quarter and nine months ended December 31, 2019 (Rs in lakh except EPS)

No	Particulars	Quarter ended			Nine months ended		Previous year ended 31-03-2019
		3 months ended 31-12-2019	Preceding 3 months ended 30-09-2019	Corresponding 3 months ended 31-12-2018	Year to date figures for current period ended 31.12.2019	Year to date figures for previous year ended 31.12.2018	
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Income						
	(a) Revenue from operations	1,126	492	454	1,775	2,413	8,439
	(b) Other Income	217	293	44	561	146	178
	<b>Total Income</b>	<b>1,343</b>	<b>785</b>	<b>498</b>	<b>2,336</b>	<b>2,559</b>	<b>8,617</b>
2	Expenses						
	(a) Land and construction cost	639	433	(1,022)	5,131	46,272	47,121
	(b) Changes in Inventories of Finished goods, work in progress & Stock in Trade	558	(88)	1,278	(3,490)	(44,421)	(43,880)
	(c) Employee benefits expense	196	308	338	778	1,014	1,331
	(d) Finance costs	1,482	1,808	1,296	4,528	3,310	4,751
	(e) Depreciation and amortization expense	19	22	5	45	15	23
	(f) Other Expenses	1,051	4,890	208	6,092	1,089	13,734
	<b>Total Expenses</b>	<b>3,945</b>	<b>7,373</b>	<b>2,103</b>	<b>13,084</b>	<b>7,279</b>	<b>23,080</b>
3	Profit/(Loss) before tax (1-2)	(2,602)	(6,588)	(1,605)	(10,748)	(4,720)	(14,463)
4	Tax expenses						
	i) Current Tax						
	ii) Deferred tax	(276)	(1,529)	30	(1,784)	59	87
5	Profit/(Loss) after tax for the period (3-4)	(2,326)	(5,059)	(1,635)	(8,964)	(4,779)	(14,550)
6	Other Comprehensive Income						
	(i) Items that will not be reclassified to profit & Loss	-	-	-	-	-	-
	(ii) Remeasurement of Defined Benefit Plan	-	-	6	-	17	17
	(iii) FVOCI - equity investments	859	4,546	-	5,405	-	-
	(iv) Tax on above items that will not be reclassified to profit or loss	(292)	(1,546)	(2)	(1,838)	(6)	(6)
	<b>Total Other Comprehensive Income</b>	<b>567</b>	<b>3,000</b>	<b>4</b>	<b>3,567</b>	<b>11</b>	<b>11</b>
7	<b>Total Comprehensive Income for the period [Comprising profit/(loss) and Other Comprehensive Income for the period (5+6)]</b>	<b>(1,759)</b>	<b>(2,059)</b>	<b>(1,631)</b>	<b>(5,397)</b>	<b>(4,768)</b>	<b>(14,539)</b>
8	Earnings/(Loss) Per Share ('EPS') (of Rs. 10 each) - (Rs.) (not annualised)						
	(a) Basic EPS	(1.60)	(3.47)	(1.12)	(6.15)	(3.28)	(9.98)
	(b) Diluted EPS	(1.60)	(3.47)	(1.12)	(6.15)	(3.28)	(9.98)
9	Paid up equity share capital (Face Value of 10/-each)	14,583	14,583	14,583	14,583	14,583	14,583



**Notes to the financial results:**

- <sup>1</sup> The unaudited standalone financial results for the quarter and nine months ended 31st December 2019 have been reviewed by the Audit committee and on their recommendation has been approved by the Board of Directors of the Company at its meeting held on 14th February, 2020. The figures for the quarter and nine months ended 31st December 2019 was subject to limited review by statutory auditors of NEL Holdings Limited. The information presented above is prepared in accordance with the Indian Accounting Standards (Ind AS) as prescribed under Section 133 of the Companies Act, 2013 read with Rule 3 of the Companies (Indian Accounting Standards) Rules, 2015 as amended and Companies (Indian Accounting Standards) Amendment Rules, 2016. These results are uploaded on the Company website i.e. [www.nelholdings.in](http://www.nelholdings.in) and on the Stock Exchanges where the shares of the Company are listed i.e. [www.bseindia.com](http://www.bseindia.com).
- <sup>2</sup> Ind AS 116 "Leases" mandatory for reporting periods beginning on or after 1st April, 2019 as notified by the Ministry of Corporate Affairs (MCA) vide Companies (Indian Accounting Standard), Amendment Rules, 2019, replacing the existing lease rental recognition criteria. The application of Ind AS 116 has impacted the group's accounting for recognition of leases payments.

The group has applied the modified retrospective approach of all lease contracts as at 1st April, 2019 and has given given impact of Ind AS 116 implication by debiting retained earnings as at that date by Rs. 77.99 lakhs (net of tax). Accordingly, the comparatives have not been retrospectively adjusted and hence not comparable with previous period figures. Due to the implication of Ind AS 116 "Leases", Finance Cost is increased by Rs. 20.28 lakhs and Depreciation and Amortisation Expenses is increased by Rs. 27.24 lakhs and lease rent expenses is reduced by Rs. 57.54 lakhs and Profit before Tax for the period is increased by 10.02 lakhs.
- <sup>3</sup> The company has received an intimation from debenture holders for non redemption of debentures and recovery of unpaid principle of Rs. 55 Crores and corresponding interest.
- <sup>4</sup> The Company primarily operates in two business segments - 'Residential' and 'Retail'. All operations are in India and hence there is no geographical segment.
- <sup>6</sup> The Company has defaulted on payment to lenders, both Principal (Rs 538.23 Cr) as well as Interest (Rs 147.59 Cr) as the facilities have been called off by the banks & financial institutions and entire outstanding has become due for payment.
- <sup>7</sup> The Company has not provided for penal interest charged by bank for Rs. 2.97 Cr towards default in payment of Principal & Interest. Non recognition of the same has resulted into understatement of loss by Rs. 2.97 Cr as on 31st December, 2019.
- <sup>8</sup> The figures in respect of previous period have been regrouped/recast wherever necessary.

For and on behalf of the Board of Directors of  
NEL Holdings Limited  
(Formerly Known as Nitesh Estates Ltd)



L.S. Vaidyanathan  
DIN: 00304652  
Executive Director



Place: Bengaluru, India  
Date : 14th February 2020

NEL Holdings Limited  
(Formerly Known as Nitesh Estates Ltd)  
Regd. Office: Nitesh Timesquare , 7th Floor , No. 8, M.G Road, Bengaluru 560 001  
CIN: L07010KA2004PLC033412, website - www.nelholdings.in  
Phone Number: +91 80 4017 4000

**Standalone Segment wise revenue, results**

*(Rs in lakh except EPS)*

No	Particulars	Quarter ended			Nine months ended		Previous year ended 31-03-2019
		3 months ended 31-12-2019	Preceding 3 months ended 30-09-2019	Corresponding 3 months ended 31-12-2018	Year to date figures for current period ended 31.12.2019	Year to date figures for previous year ended 31.12.2018	
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	
<b>1</b>	<b>Segment revenue</b>						
	(a) Residential	1,126	492	454	1,775	2,413	8,439
	(b) Retail	-	-	-	-	-	-
	<b>Total</b>	1,126	492	454	1,775	2,413	8,439
	Less: Inter-segment revenue	-	-	-	-	-	-
	<b>Net income from operations</b>	1,126	492	454	1,775	2,413	8,439
<b>2</b>	<b>Segment results</b>						
	Profit/(loss) before tax and interest						
	(a) Residential	(1,337)	(5,074)	(353)	(6,781)	(1,556)	(9,890)
	(b) Retail	-	-	-	-	-	-
	<b>Total</b>	(1,337)	(5,074)	(353)	(6,781)	(1,556)	(9,890)
	Add: Other income	217	293	44	561	146	178
	Less: Interest	1,482	1,808	1,296	4,528	3,310	4,751
	<b>Total profit/(loss) before tax</b>	(2,602)	(6,588)	(1,605)	(10,748)	(4,720)	(14,463)
<b>3</b>	<b>Segment Assets</b>						
	(a) Residential	1,54,641	1,66,479	1,65,624	1,54,641	1,65,624	1,55,221
	(b) Retail	-	-	-	-	-	-
	(c) Unallocated	-	-	-	-	-	-
	<b>Total</b>	1,54,641	1,66,479	1,65,624	1,54,641	1,65,624	1,55,221
<b>4</b>	<b>Segment Liabilities</b>						
	(a) Residential	1,44,985	1,55,065	1,41,331	1,44,985	1,41,331	1,40,670
	(b) Retail	-	-	-	-	-	-
	(c) Unallocated	-	-	-	-	-	-
	<b>Total</b>	1,44,985	1,55,065	1,41,331	1,44,985	1,41,331	1,40,670

# RAY & RAY

CHARTERED ACCOUNTANTS

# 824, 2nd Cross, 11th Main  
HAL 2nd Stage, Indiranagar  
Bengaluru - 560 008.  
Tele : +91-41221758  
E-mail: ray\_ray@vsnl.net

## **INDEPENDENT AUDITOR'S REVIEW REPORT**

**TO**

**THE BOARD OF DIRECTORS**

**NEL HOLDINGS LIMITED (FORMERLY KNOWN AS NITESH ESTATES LIMITED)**

We have reviewed the accompanying statement of unaudited standalone financial results of NEL Holdings Limited (formerly known as Nitesh Estates Limited) ("the Company"), for the quarter and nine months ended December 31, 2019 ("the Statement"), being submitted by the Company pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.

This Statement is the responsibility of the Company's Management and has been approved by the Board of Directors and has been prepared in accordance with the Companies (Indian Accounting Standards) Rules 2015 as amended (Ind AS) prescribed under section 133 of the Companies Act 2013 read with the relevant rules issued thereunder and other accounting principles generally accepted in India. 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 provide 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, *except for defined employee benefit plan and its corresponding expenses in absence of an actuarial report and for the matters stated in the Emphasis of Matter paragraph below*, 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.

**Emphasis of Matter:**

1. The Company has advanced substantial amounts to various parties for acquiring various land and immovable properties on behalf of the Company which is under reconciliation. Most of these advances have been fully provided in the accounts since the party is yet to hand over any land or property or repay the dues. The Company has entered into an assignment of claims and receivables with a third party for some of the advances at a substantially lower consideration and has also initiated legal action for recovery.
2. The Company has decided to exit residential projects. To meet this objective, Company will complete some of the projects which are in an advanced stage of construction and exit some of the residential projects on 'as is where is' basis wherever prospective buyers are identified for the concerned projects.
3. Deferred Tax has not been reconciled.



4. An amount of Rs. 2.97 crore charged by Banks towards Penal Interest for default in payment of Principal & Interest has not been accounted in the Books by the company. Due to the above, the loss has been understated by Rs. 2.97 crores as on 31.12.2019.

5. The company has written back vendors balances amounting to Rs. 4.04 crores as they were outstanding for more than 3 years with no follow ups from the vendors.

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

For **RAY & RAY**  
Chartered Accountants  
(Firm's Registration No. 301072E)



(Mrinal Kanti Banerjee)  
Partner

Membership No. 051472  
UDIN: 20051472AAAAAF1551

Place: Bengaluru  
Date: February 14, 2020

