

Date: August 12, 2022

To,
The General Manager,
BSE Ltd.
P. J. Towers, Dalal Street,
Mumbai- 400001

Kind Attn.: Listing Corporate Relationship Department

Sub.: Intimation under Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulation, 2015- Outcome of Board Meeting.

Ref.: Company Code- 11302/ 10844

Dear Sir/ Madam,

With reference to our advance intimation letter dated August 8, 2022 and as per Regulation 51 (2) read with Part B of schedule III and Regulation 52 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI LODR"), the Board of Directors at its Meeting held on August 12, 2022, approved the following agenda items :

- The Unaudited Financial Results for the quarter ended June 30, 2022, alongwith Limited Review Report by the Statutory Auditor.
- Approval of Shelf Private Placement Memorandum to be filed with BSE Ltd. for issuance of Non-Convertible Debentures upto Rs. 1500 cr. (fresh limit) on private placement basis in various series/ tranches and cancellation of earlier unutilised limits.

As required under proviso to Regulation 52 (3) (a) of SEBI LODR, we hereby declare that the Limited Review Report submitted along with the Unaudited Financial Results for the quarter ended June 30, 2022 is of an unmodified opinion, hence statement on Impact of Audit qualifications is not required to be submitted.

Kindly take the same in your record.

Thanking you.
For Aadhar Housing Finance Limited



Harshada Pathak
Assistant Company Secretary

Encl.: As above

CC:- Debenture Trustees-
1. Catalyst Trusteeship Limited
2. Beacon Trusteeship Limited

Aadhar Housing Finance Ltd.

CIN: U66010KA1990PLC011409
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Independent Auditor's Review Report on Standalone Unaudited Quarterly Financial Results of the Company pursuant to the Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

To the Board of Directors of Aadhar Housing Finance Limited

1. We have reviewed the accompanying Statement of Unaudited Standalone Financial results ('the Statement') of **Aadhar Housing Finance Limited** ('the Company') for the quarter ended **30 June 2022** being submitted by the Company pursuant to the requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended), including relevant circulars issued by the SEBI from time to time.
2. This Statement, which is the responsibility of the Company's management and approved by the Company'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 ('the Act'), and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended), including relevant circulars issued by the SEBI from time to time. 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 the Standards on Auditing specified under section 143(10) of the Act, 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.

Aadhar Housing Finance Limited
Independent Auditor's Review Report on Standalone Unaudited Quarterly Financial Results of the Company pursuant to the Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

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 the recognition and measurement principles laid down in Ind AS 34, prescribed under section 133 of the Act, and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in accordance with the requirements of Regulation 52 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended), including the manner in which it is to be disclosed, or that it contains any material misstatement or that it has not been prepared in accordance with the relevant prudential norms issued by the Reserve Bank of India in respect of income recognition, asset classification, provisioning and other related matters.
5. The audit of the standalone financial results for the quarter ended 30 June 2021 included in the Statement, was jointly carried out and reported by Deloitte Haskins & Sells LLP and Chaturvedi SK & Fellows, who have expressed an unmodified opinion vide their audit report dated 22 September 2021. This report has been furnished to us by the management and has been relied upon by us for the purpose of our review of the Statement. Our conclusion is not modified in respect of this matter..

For **Walker Chandio & Co LLP**
Chartered Accountants
Firm Registration No:001076N/N500013

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Manish Gujral
Partner
Membership No:105117

UDIN:22105117AOWKQN6136

Place: Mumbai
Date: 12 August 2022

**AADHAR HOUSING FINANCE LIMITED**

CIN:- U66010KA1990PLC011409

Statement of Standalone financial results for the quarter ended June 30, 2022

(Rs in Lakh)

Particulars	For the quarter ended June 30, 2022	For the quarter ended March 31, 2022	For the quarter ended June 30, 2021	For the year ended March 31, 2022
	Unaudited	Audited	Audited	Audited
1 Income				
Revenue from operations				
a) Interest income	41,067	39,149	37,650	1,53,829
b) Net gain on fair value changes	704	680	541	2,345
c) Net gain on derecognition of financial instruments under amortised cost category	1,706	2,755	2,055	9,296
d) Fees and commission Income	1,119	1,446	256	3,791
Total revenue from operations	44,596	44,030	40,502	1,69,261
Other income	2	1	2	5
Total income	44,598	44,031	40,504	1,69,266
2 Expenses				
Finance costs	18,577	18,850	19,569	76,120
Impairment on financial instruments	1,895	953	3,009	4,871
Employees benefits expense	6,268	6,396	4,523	21,445
Depreciation and amortisation	375	344	293	1,325
Other expenses	2,719	2,770	1,405	8,795
Total expenses	29,834	29,313	28,799	1,12,556
3 Profit before tax (1-2)	14,764	14,718	11,705	56,710
4 Tax expense				
Current tax	3,200	3,760	2,440	12,513
Deferred tax	(11)	(539)	76	(268)
	3,189	3,221	2,516	12,245
5 Profit after tax	11,575	11,497	9,189	44,465
6 Other comprehensive income				
Items that will not be reclassified to profit or loss				
i Remeasurements of the defined employee benefit plans	(85)	49	38	71
ii Income tax relating to items that will not be reclassified to profit or loss	21	(12)	(10)	(18)
Total other comprehensive income (i + ii)	(64)	37	28	53
7 Total comprehensive income	11,511	11,534	9,217	44,518
8 Paid-up Equity Share Capital (Face value Rs. 10 per equity share)	39,476	39,476	39,476	39,476
9 Earnings per equity share				
Basic earning per share (Rs.) *	2.93	2.91	2.33	11.26
Diluted earning per share (Rs.) *	2.84	2.82	2.26	10.92

*(EPS is not annualized for the quarter ended June 30, 2022, March 31, 2022 and June 30, 2021 respectively.)



Notes:

1. The above standalone financial results for the quarter ended June 30, 2022, which have been reviewed by the Auditors of the Company were reviewed by the Audit Committee and subsequently approved by the Board of Directors at its meeting held on August 12, 2022, and prepared in accordance with applicable accounting standards prescribed under section 133 of Companies Act, 2013 read with (Indian Accounting Standard) Rules, 2015 (Ind AS), as amended from time to time, and other accounting principles generally accepted in India and in compliance with Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations"). The financial results for the quarter ended June 30, 2021 were audited by Deloitte Haskins & sells LLP and Chaturvedi SK & fellows, Chartered Accountants.
2. The Company has granted 18,79,549 Employee stock option during the year ended March 31, 2022.
3. The Company operates only in one Operating Segment i.e Housing Finance business - Financial Services and all other activities are incidental to the main business activity, hence have only one reportable Segment as per Indian Accounting Standard 108 "Operating Segments".
4. The outbreak of COVID-19 pandemic across the globe and in India has impacted the global economies over last 2 years. While the number of new COVID-19 cases have reduced significantly and the Government of India has withdrawn most of the COVID-19 related restrictions, the extent to which the COVID-19 pandemic will ultimately impact the Company's results, including the impairment loss allowance which is subject to a number of management judgments and estimates, is dependent on future developments, including any new information concerning the severity and spread of the COVID-19 pandemic. The Company holds an impairment provision of Rs 8,706 Lakh as at June 30, 2022 (March 31, 2022 : Rs 8,536 Lakh) on account of COVID-19 and loans on which One Time Restructuring was implemented.
5. Pursuant to the RBI circular dated November 12, 2021 - "Prudential norms on Income Recognition, Asset Classification and Provisioning pertaining to Advances - Clarifications", the Company has implemented the requirements and aligned its definition of default accordingly. Such alignment has resulted in transition of not more than 90 DPD loan assets of Rs 5,404 Lakh (0.44%) as additional non performing assets as at June 30, 2022 (Rs 3,281 Lakh (0.27%) as on March 31, 2022). The Company is carrying sufficient provision for non performing assets for the above transition impact.
6. The figures of quarter ended March 31, 2022 are the balancing figures between audited figures in respect of year ended March 31, 2022 and reviewed figures for the nine months ended December 31, 2021.
7. Previous periods / year figures have been regrouped / re-classified wherever necessary in line with the financial results for the quarter ended June 30, 2022.

**For and on behalf of the Board of Directors of
Aadhar Housing Finance Limited**

**DEO
SHANKAR
TRIPATHI**

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Deo Shankar Tripathi
Managing Director & CEO
DIN 07153794

Place : Mumbai
Date: August 12, 2022

Disclosures in compliance with regulation 52(4) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 for the quarter ended June 30, 2022

(Rs in Lakh)	
Particulars	For the quarter ended June 30, 2022
a. Debt Equity Ratio ((Long term Borrowing + Short term Borrowings - Cash and Cash equivalents-liquid investment in mutual funds) / Shareholder Funds)	2.89
b. Debt Service Coverage Ratio ((Profit before tax + Interest and other charges+Principal Collected)/(Interest and other charges + Principal Repayment)	1.34
c. Interest Service Coverage Ratio ((Profit Before Tax + Interest and Other Charges) / Interest and Other Charges)	1.79
d. Outstanding redeemable preference shares (quantity and value)	Not Applicable
e. Capital Redemption Reserve / Debenture Redemption Reserve	16,910
f. Net Worth	3,26,185
g. Net profit after tax	11,575
h. EPS	
- Basic (Rs.)	2.93
- Diluted (Rs.)	2.84
i. Total Debts to Total Assets (%)	74.88%
j. Net profit Margin (%) (Net profit after tax / Total Income)	25.95%
k. Sector specific equivalent ratios, as applicable	
- GNPA (%) * [Stage 3 Principal Outstanding / Total Principal Outstanding]	2.02%
- NNPA (%) [(Stage 3 Principal Outstanding - Provision on Stage 3) / Total Principal Outstanding]	1.45%
- Provision Coverage Ratio (%) [Provision for Stage 3 / Stage 3 Principal Outstanding]	28.36%
- Capital Adequacy Ratio (CRAR) (%)	47.35%
l. Material Deviation if any in the use of proceeds of issue of debt securities from the objects stated in the offer document	Nil
m. Asset Cover Ratio against secured debt securities (No. of Times)	1.13

* Includes loan assets of INR 5,404 Lakhs (0.44%) not more than 90 DPD which have been classified as NPA as per the RBI circular dated 12th November 2021.

Following ratios are not applicable to housing finance company :-

- Current Ratio
- Long term debt to Working capital
- Bad debts to Account Receivable Ratio
- Current Liability Ratio
- Debtors Turnover
- Inventory Turnover
- Operating Margin

2. The Secured Non-Convertible Debentures of the Company as at June 30, 2022 are secured by way of first pari-passu charge on housing loans receivables and other current assets of the Company to the extent of 100% and above as applicable and the Company has provided Security on specific immovable property on certain series of NCDs private placement (excluding IPO Series). The Company has maintained adequate asset cover as per the term sheet for the NCD Series issued and listed with BSE.

3. Credit Rating obtained by the Company

Name of the Rating Agency	Type	Rating as at June 30, 2022
CARE	Long Term Bank Facilities	CARE AA (Stable)
CARE	Non-Convertible Debentures	CARE AA (Stable)
CARE	Subordinated Debt	CARE AA - (Stable)
BRICKWORKS	Non-Convertible Debentures	BWR AA (Stable)
BRICKWORKS	Subordinated Debt	BWR AA (Stable)
CRISIL	Commercial Paper	CRISIL A1+
CARE	Fixed Deposits	AA
ICRA	Commercial Paper	ICRA A1+
India Rating	Short Term Borrowings	IND A1+



4. Disclosure of Liquidity Risk				
i. Funding Concentration based on significant counterparty (both deposits and borrowings)				
Sr No.	Number Parties	Amount in Lakh	% of Total deposits	% of Total Liabilities
1	2	4,17,874	77671.75%	37.43%
ii. Top 20 large deposits				
Particulars				As at June 30, 2022
Total Deposits of twenty largest depositors (Rs in Lakh)				188
Percentage of Deposits of twenty largest deposits to Total Deposits of the HFC				35.14%
iii. Top 10 borrowings				
Particulars				As at June 30, 2022
Top 10 Borrowings (Rs in Lakh)				7,46,384
Percentage of Borrowings of Ten largest Borrowings to Total Borrowing of the HFC				69.84%
iv. Funding Concentration based on significant instrument/product				
Name of Instrument	Rs in Lakh		% of Total Borrowing	
Debt securities	1,74,548		16.33%	
Term Loan	6,25,569		58.54%	
NHB	2,61,474		24.47%	
Deposits	535		0.05%	
Subordinated liabilities	6,544		0.61%	
Working capital / short term facilities	-		0.00%	
v. Stock Ratios:				
a) Commercial papers as a % of total public funds, total liabilities and total assets - Nil				
b) Non convertible debentures (original maturity of less than one year) as a % of total public funds, total liabilities and total assets - Nil				
c) Other short term liabilities, if any as a % of total public funds, total liabilities and total assets :				
Particulars				As at June 30, 2022
Total Liabilities of less than 12 months (Rs in Lakh)				2,47,322
% of total public funds				46228.41%
% of total liabilities				22.15%
% of total assets				17.14%
5. Disclosures pursuant to RBI Notification-RBI/DOR/2021-22/86 DOR.STR.REC.51/21.04.048/2021-22 dated September 24, 2021.				
a.) Details of transfer through assignment in respect of loans not in default during the quarter ended June 30, 2022. (Rs in Lakh)				
Particulars		Quarter ended June 30, 2022		
Entity		NBFC (Housing Finance Company)		
Count of Loan Accounts Assigned		2,169		
Amount of Loan Accounts Assigned (Rs in Lakh)		14,851		
Weighted average maturity (in Months)		142		
Weighted average holding period (in Months)		16		
Retention of beneficial economic interest (MRR)		10%		
Coverage of tangible security coverage		100%		
The Loans transferred are not rated as same are non-corporate borrowers.				
b.) The Company has not transferred or acquired, any stressed / default loans during the quarter ended June 30, 2022.				



6. Disclosure of LCR		(Rs in Lakh)	
Particulars		Total Unweighted	Total Weighted
		Value (average)	Value (average)
High Quality Liquid Assets			
1	Total High Quality Liquid Assets (HQLA)	29,140	28,771
Cash Outflows			
2	Deposits (for deposit taking companies)	283	325
3	Unsecured wholesale funding	627	721
4	Secured wholesale funding	17,796	20,465
5	Additional requirements, of which		
(i)	<i>Outflows related to derivative exposures and other collateral requirements</i>	-	-
(ii)	<i>Outflows related to loss of funding on debt products</i>	-	-
(iii)	<i>Credit and liquidity facilities</i>	-	-
6	Other contractual funding obligations	11,399	13,109
7	Other contingent funding obligations	54,787	63,006
8	TOTAL CASH OUTFLOWS		97,626
Cash Inflows			
9	Secured lending	-	-
10	Inflows from fully performing exposures	17,233	12,924
11	Other cash inflows	2,90,743	2,18,057
12	TOTAL CASH INFLOWS		2,30,981
		Particulars	Total Adjusted Value
13	TOTAL HQLA		28,771
14	TOTAL NET CASH OUTFLOWS		24,407
15	LIQUIDITY COVERAGE RATIO (%)		117.88%

