Ashish Kukreja

Address- 402, Lodha Auram Grande Belvedere Near Kanjurmarg Railway Station, Kanjur Marg East, Mumbai –400042Maharashtra

January 14, 2026

To,
National Stock Exchange of India Ltd,
Exchange Plaza, Bandra Kurla Complex,
(East), Mumbai– 400051

To,
Homesfy Realty Limited,
1602, 16th floor, Dev Corpora Near Bandra
Cadbury Junction, Thane (west),
Thane - 400601

Dear Sir/Madam,

Sub: Disclosure in terms of Regulation 29(2) of the Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeover) Regulation, 2011("Takeover Code").

I, Ashish Kukreja, being Promoter of Target Company have acquired equity shares of Homesfy Realty Limited ("Target Company"). Please find enclosed herewith the declaration pursuant to the Regulation 29(2) of Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeover) Regulation, 2011("Takeover Code").

Thanks & Regards

ASHISH PREMPRAKASH KUKREJA
Digitally signed by ASHISH PREMPRAKASH KUKREJA
Date: 2026.01.14 17:23:45 +05'30'

Ashish Kukreja
Promoter

Place: Thane

Encl: As above

Disclosures under Regulation 29(2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011

Name of the Target Company (TC)	**Homesfy Realty Limited**		
Name(s) of the acquirer ~~and Persons Acting in Concert(PAC) with the acquirer~~	Ashish Kukreja		
Whether the acquirer belongs to Promoter/Promoter group	Yes		
Name(s) of the Stock Exchange(s) where the shares of TC are Listed	National Stock Exchange of India Limited **("NSE EMERGE").**		
Details of the acquisition as follows	Number	% w.r.t. total share/voting capital wherever applicable (*)	% w.r.t. total diluted share/voting capital ofthe TC (**)
Before the acquisition under consideration, holding of:			
a) Shares carrying voting rights	15,47,412	47.96%	47.96%
b) Shares in the nature of encumbrance (pledge/ lien/non-disposal undertaking/ others)	--	--	--
c) Voting rights (VR) otherwise than by equity shares	--	--	--
d) Warrants/convertible securities/ any other instrument that entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in eachcategory)	--	--	--
e) Total (a+b+c+d)	15,47,412	47.96%	47.96%
Details of acquisition~~/Sale~~			
a) Shares carrying voting rights acquired~~/sold~~	600	0.02%	0.02%
b) VRs acquired otherwise than by equity shares	--	--	--
c) Warrants/ convertible securities/ any other instrument that entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in each category) acquired/sold	--	--	--
d) Shares encumbrance/invoked (pledge/ lien/ non-disposal undertaking/ others)	--	--	--
e) Total (a+b+c+/-d)	600	0.02%	0.02%

After the acquisition/sale, holding of: a) Shares carrying voting rights acquired b) Shares encumbered with the acquirer c) VRs otherwise than by shares d) Warrants/convertible securities/any other instrumentthat entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in each category) after acquisition e) Total (a+b+c+d)	15,48,012 -- -- -- 15,48,012	47.98% -- -- -- 47.98%	47.98% -- -- -- 47.98%
Mode of acquisition ~~/ sale~~ (e.g. open market ~~/ off-market / public issue / rights issue / preferential allotment / inter-se transfer etc~~).	Open Market		
Date of acquisition ~~/ sale of shares / VR or date of receipt of intimation of allotment of shares~~, whichever is applicable	14.01.2026		
Equity share capital/ total voting capital of the TC before the said acquisition	Rs. 3,22,62,000 32,26,200 Equity Shares of Rs. 10 each		
Equity share capital/ total voting capital of the TC after the said acquisition	Rs. 3,22,62,000 32,26,200 Equity Shares of Rs. 10 each		
Total diluted share/voting capital of the TC after the said acquisition	Rs. 3,22,62,000 32,26,200 Equity Shares of Rs. 10 each		

*Total share capital/ voting capital to be taken as per the latest filing done by the company to the Stock Exchange under Clause 35 of the listing Agreement.

**Diluted share/ voting capital means the total number of shares in the TC assuming full conversion of the outstanding convertible securities/ warrants into equity shares of the TC.

ASHISH PREMPRAKASH KUKREJA
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Date: 2026.01.14 17:27:58 +05'30'

Ashish Kukreja
Promoter
Place: Thane
Date: 14/01/2026