

DLF LIMITED

DLF Gateway Tower, R Block,
DLF City Phase – III, Gurugram – 122 002,
Haryana
(India)
Tel.: (+91-124) 4396000, investor-relations@dlf.in



21st July 2023

The General Manager Dept. of Corporate Services BSE Limited P.J. Tower, Dalal Street, Mumbai – 400 001	The Vice-President National Stock Exchange of India Limited Exchange Plaza, Bandra Kurla Complex, Bandra(E), Mumbai – 400 051
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Sub: Schedule of Earnings Call

Dear Sir/ Madam,

In continuation to the earlier intimation dated 19th July 2023, and in compliance with Regulation 30 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, Earnings webcast to discuss the Q1 FY24 Results Presentation will be held on **Monday, 24th July 2023 at 16:00 Hrs.** The details to join the call are mentioned below:

Webcast Participant Link

<https://www.c-meeting.com/web3/join/MPC2QAA2PP8XYW>

A copy of 'Q1FY24 Results Presentation' proposed to be made is enclosed herewith.

This is for your kind information and record please.

Thanking you,

Yours faithfully,
For **DLF Limited**

R. P. Punjani
Company Secretary

Encl.: As above

For Stock Exchange's clarifications, please contact:
Mr. R. P. Punjani - 09810655115/ punjani-rp@dlf.in
Mr. Amit Kumar Sinha-09810988710/ sinha-amit@dlf.in

DLF Limited: Q1FY24 RESULTS PRESENTATION



DLF Downtown, Gurugram



Horizon Center, DLF 5, Gurugram

AGENDA



01

Overview

02

DLF Limited: Business Update

03

DCCDL: Business Update

Business

Residential



Apartments/Plotted/
Townships/Low-rise

Offices



Cyber Cities/Cyber Parks/
IT SEZs/
Commercial Parks

Retail



Other Business

Service & Facility
Management/Hospitality

Track record

76

Years of experience in
real estate development

158+

Real estate
projects developed

340 msf+

Area developed

118 msf+

Deliveries since IPO

Scale

215 msf+

Development potential
(Devco & Rentco)

~42 msf

Operational Rental
portfolio

~46 msf

Product Pipeline
(Devco & Rentco)

~INR 56 bn

Available Inventory

Organization

Strong brand



**Focused on Safety,
Sustainability &
Governance**

**Strong Leadership
with experienced
teams**

**Strong Promoter
commitment**



Industry

- Strong macro tailwinds to support industry growth
- Housing demand expected to exhibit sustained momentum
- Industry consolidation and growing demand for premium and luxury housing augurs well for larger & credible players
- Indian office ecosystem continues to be preferred by large occupiers; Increasing demand from GCCs should support steady growth in the segment, however global uncertainties deferring decision-making
- Retail segment comfortably poised for growth; Organized retail expected to perform better



Company

- Continue to implement our strategy of bringing calibrated supply in select markets
- Remain focused on timely execution of launched products
- Planned launches for current fiscal progressing as per plan
- New office developments expected to continue to witness healthy demand; Significant pre-leasing in new office products
- Remain enthused on growth prospects in the retail business; progress on new retail destinations remains on track

GOAL

Maintaining Leadership position by delivering Consistent, Competitive & Profitable Growth

Value Creation Levers

Identified Plan/Actions

1

Development Business

- Continue to scaling-up our product offerings; developing margin accretive products
- Tapping multiple geographies; **Core** : Gurugram / Delhi NCR; **Other Key Markets** : Chennai/Chandigarh Tri-city/Goa
- Continue to work on developing profitable opportunities

2

Rental Business

- Double digit rental growth through organic growth and New developments
- Significant increase in retail presence; Portfolio to grow to **2x** in next 4-5 years
- Unlocking the development potential; Modernization / Upgradation of existing assets

3

Cash Management

- Consistent free cash flow generation in the business; **Targeting steady growth** in FCF generation
- To achieve our goal of being **Net Debt Zero** (Development business) in FY24

4

Profitability / Shareholder returns

- Improving profitability; Targeting steady double digit PAT growth annually;
- Improving Shareholder returns by enhancing Dividend Payout over time

5

Organization

- Building Organizational capabilities; strengthening project management/ sales organization & enhancing digital capabilities to improve efficiency and controls
- **Optimizing organizational overheads**; to be competitive & commensurate with our growth plans

All levers are well placed to drive growth

Strong Demand
Momentum

Low-cost land bank
at established locations

Diversified Launch pipeline
targeting different
segments & geographies

Enhanced Organizational
capabilities

Strong
Balance sheet
Healthy
Cash flows

Calibrated approach towards strong business growth

DLF Limited : Business Update

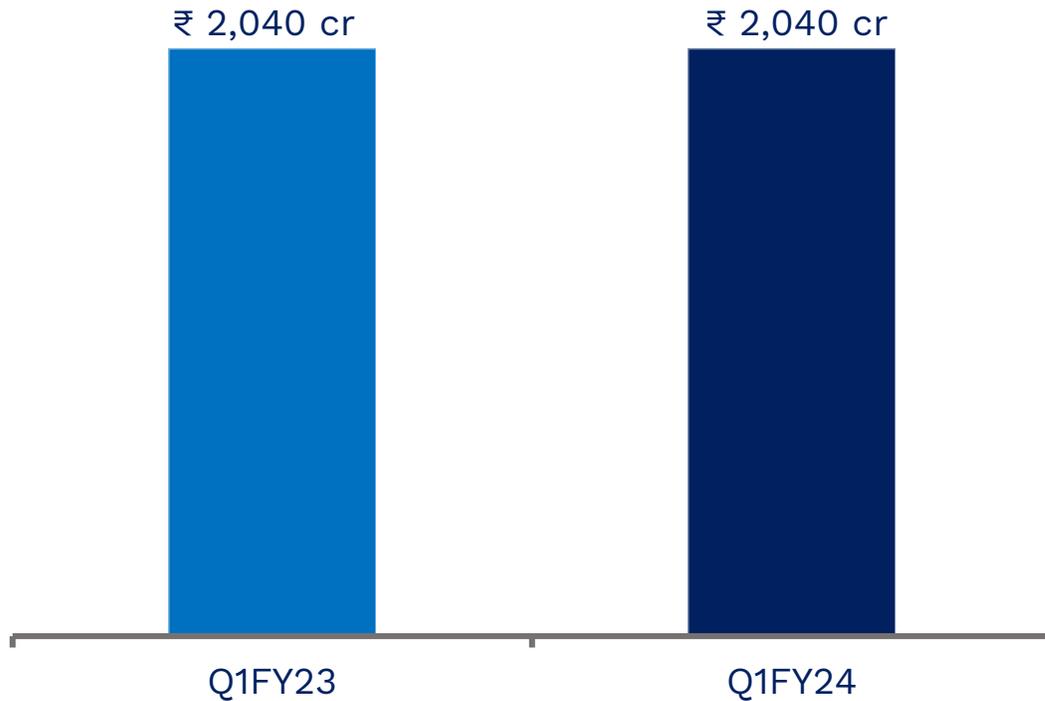


New Sales Bookings (Q1FY24)

Steady & sustained sales momentum from launched inventory



Steady Sales Momentum



Well diversified Sales mix

- The Camellias, DLF 5, Gurugram:
 - ✓ Rs 564 crore
 - ✓ Sold 13 units
- One Midtown, New Delhi:
 - ✓ Rs 659 crore
 - ✓ Steady sales momentum
- New Products, Gurugram:
 - ✓ Independent Floors/Commercial SCOs
 - ✓ Rs 486 crore
 - ✓ Sustained demand for new products
- The Valley Garden, Panchkula:
 - ✓ Independent Floors
 - ✓ Rs 127 crore

Development Potential

Strategically located land bank at low carrying cost; will enable steady & sustainable growth



Location	Development Potential ¹ (in msf)
Gurgaon	104
DLF 5/DLF City	24
New Gurgaon	81
Delhi Metropolitan Region	13
Chennai	12
Hyderabad	3
Chandigarh Tri-City Region	16
Kolkata	2
Maharashtra (Mumbai/Pune/Nagpur)	16
Bhuvaneshwar	6
GandhiNagar	2
Other Cities	11
TOTAL	187
Identified Pipeline of New Product Launches	41
Balance potential	146

~ 22% (41 msf) Land Bank monetization through scaling up launches over the medium term

¹The potential is based on best estimates as per the current zoning regulations; excludes TOD/TDR potential

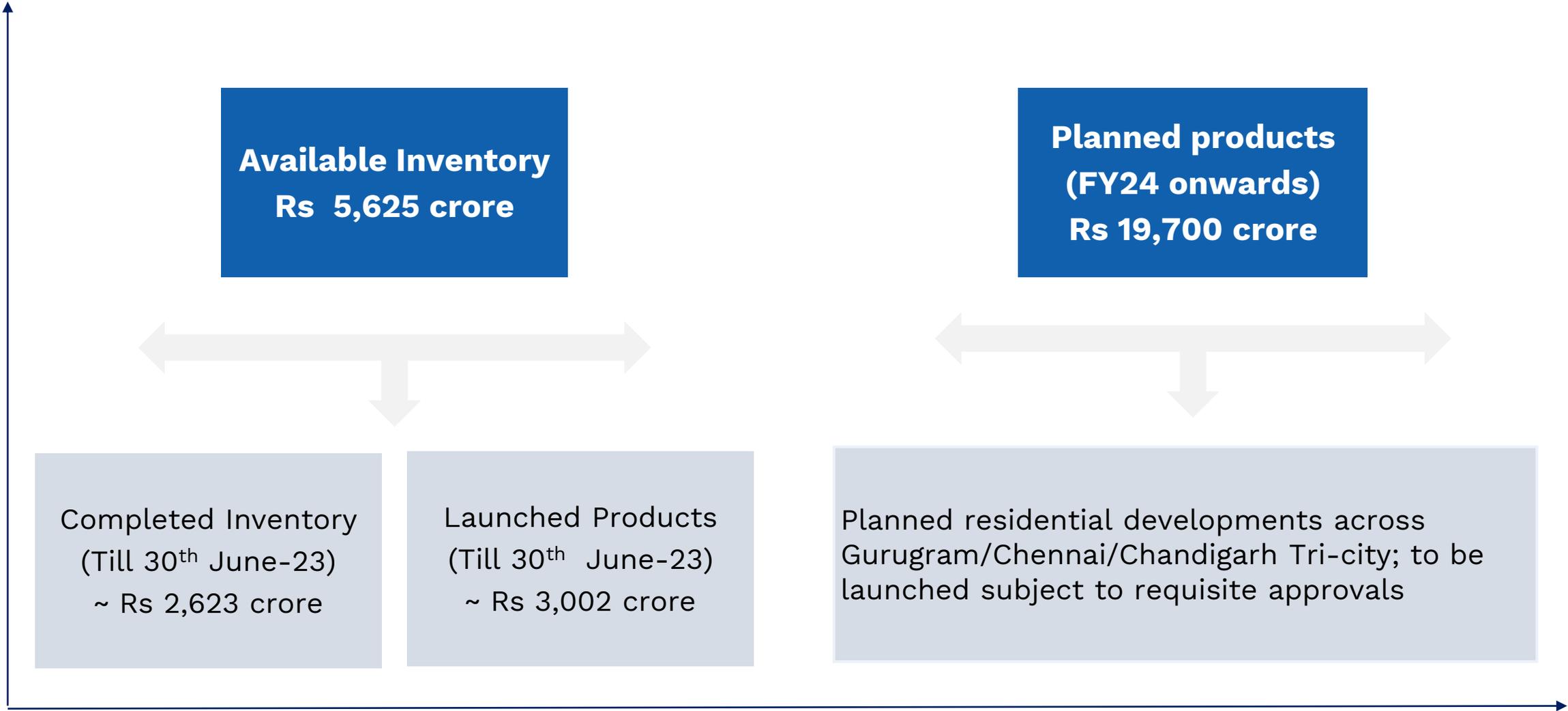
Launch Calendar (New Products)

Continue to focus on value enhancement



Project	Initial Guidance		Launched till FY 22-23		Planned FY 23-24		Total Till FY23-24		Beyond FY 24	
	Size (~ in msf)	Sales Potential (~ in Rs crore)	Size (~ in msf)	Sales Potential (~ in Rs crore)	Size (~ in msf)	Sales Potential (~ in Rs crore)	Size (~ in msf)	Sales Potential (~ in Rs crore)	Size (~ in msf)	Sales Potential (~ in Rs crore)
Luxury Segment	10	12,500	10	15,240	5	12,400	15	27,640	-	-
Midtown, DLF-GIC Residential JV	8	17,500	2	4,405	-	-	2	4,405	6	13,100
Premium / Value	9	5,000	5	3,050	5	6,000	10	9,050	-	-
Commercial	2	2,500	1	1,339	0.7	660	1.7	2,000	0.9	1,975
Atrium Place (Commercial JV)	2.9	7,000	-	-	-	-	-	-	2.9	7,000
NOIDA IT Park	3.5	2,500	-	-	0.8	650	0.8	650	2.7	1,850
Grand Total	35	47,000	18	24,035	11.2	19,710	29	43,745	12	23,900
Cumulative									41	67,645

FY24 Planned launches: 11.2 msf/ Rs 19.7k cr sales potential

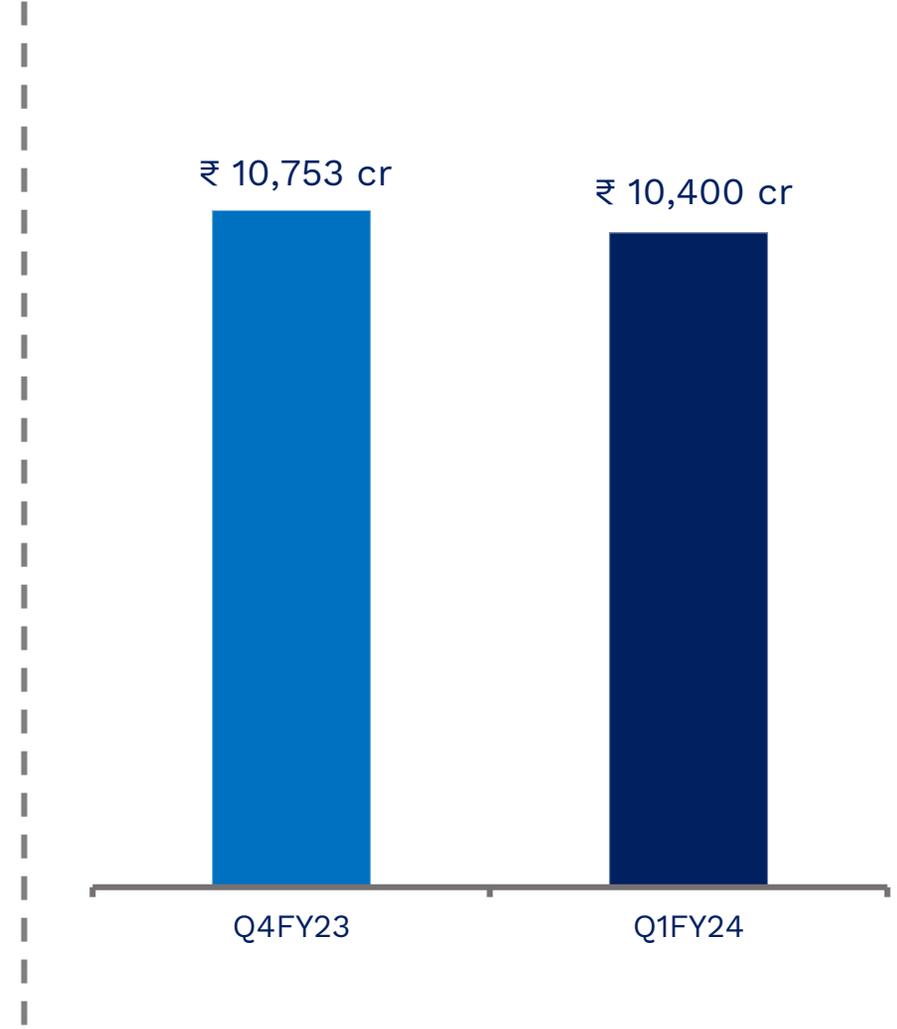


Residual Gross Margin as on 30.06.2023

Well poised for healthy margin recognition across next few years

Project	Gross Margin to be recognized from sales done till 30 th June-2023	Gross Margin to be recognized from Inventory as on 30 th June-2023
Completed Inventory		
Camellias	966	1,060
DLF 5	37	2
New Gurgaon	70	48
National Devco	250	447
Sub-Total	1,322	1,557
New Products (launched from Q3FY21 Onwards)	6,150	593
One Midtown (DLF Share)	505	272
Grand Total	7,978	2,422

Gross Margin Movement



Gross margin to be recognized in next few years

Rs. 10,400 crore

Project Status – as on 30.06.2023



Healthy mix of completed & launched inventory; healthy receivables of 15k crore

Project	Sales Booking (in Rs crore)	Total Inventory Value (in Rs crore)	Revenue recognized (in Rs crore)	Balance Revenue to be recognized (in Rs crore)	Balance Receivable (in Rs crore)
The Camellias	10,201	1,413	8,908	2,706	449
Others	30,388	1,210	29,399	2,198	343
Sub-Total	40,589	2,623	38,308	4,904	792
New Products*	20,812	3,002	460	23,353	14,263
G.TOTAL	61,400	5,625	38,768	28,257	15,055

*includes One Midtown (JV project)

Project Execution Status : Area Under Development (34 msf by FY24 end)
 Calibrated scale-up; enhanced focus on timely execution



Segment	Under Construction 1st Apr'23	New Addition FY 23-24	Expected Completions FY 23-24	Closing Execution 1st Apr'24
DevCo				
Luxury*	13	5	2.8	15
Premium	-	5	-	5
Value	4	-	1.7	2.3
Commercial	2	0.7	-	2.8
Atrium Place (JV project)	2.9	-	-	2.9
Sub Total - DevCo (A)	22	10.7	4.5	28.2
DCCDL Rentco Projects				
DT-Gurgaon	2.0			2.0
Mall of India, Gurugram		2.6		2.6
DT-Chennai	3.4		2.2	1.2
Sub Total - DCCDL Rentco Projects (B)	5.4	2.6	2.2	5.8
Total (A + B)	27	13.4	6.7	34

*includes One Midtown (JV project)

Project Execution Status



DLF City Floors, Gurugram



Garden city Floors, New Gurgaon



The Arbour, Sector-63, Gurugram



One Midtown, New Delhi



Project Execution Status



The Grove, DLF 5, Gurugram



The Valley Gardens, Panchkula



Summit Plaza, DLF 5, Gurrugram



Garden City Enclave, Sector-93, New Gurgaon



Results highlights – Q1FY24

Sustained performance across all KPIs



New Sales Booking

Rs 2,040 crore

Collections

Rs 1,575 crore

Surplus Cashflow

Rs 665 crore

ESG/Credit Rating

DJSI Emerging Markets Index
Constituent

For 3rd consecutive year
Only RE company from India

ICRA AA/Stable
CRISIL AA/Stable

PAT

Rs 528 crore
12% y-o-y growth

Net Debt

Rs 57 crore
Lowest debt levels

‘The Crest’ – a luxury development in DLF 5, Gurugram, has been voted as the ‘Project of the year’ by U.S. Green Building Council (USGBC).

Consolidated Results – Q1FY24

Revenue at Rs 1,522 crore; PAT at Rs 528 crore Y-o-Y growth of 12%

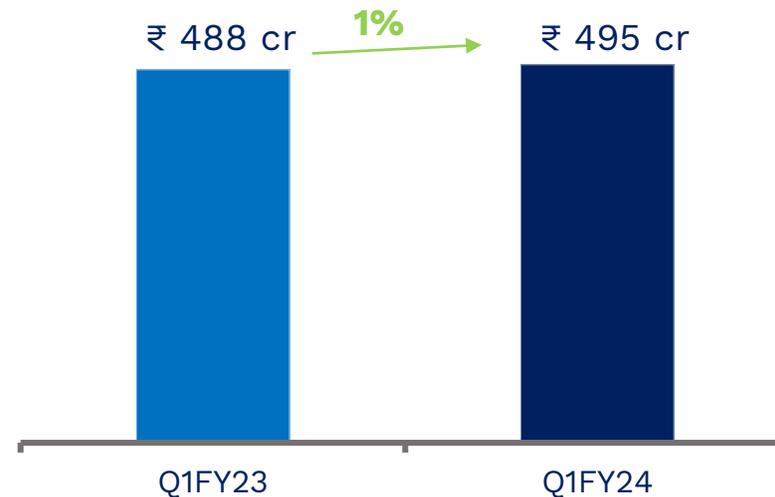


- ❑ Revenue stood at Rs 1,522 crore
- ❑ Gross margins at 52%
- ❑ EBITDA at Rs 495 crore; a Y-o-Y growth of 1%
- ❑ PAT at Rs 528 crore, Y-o-Y growth of 12%;
- ❑ Surplus cash generation of Rs 665 crore

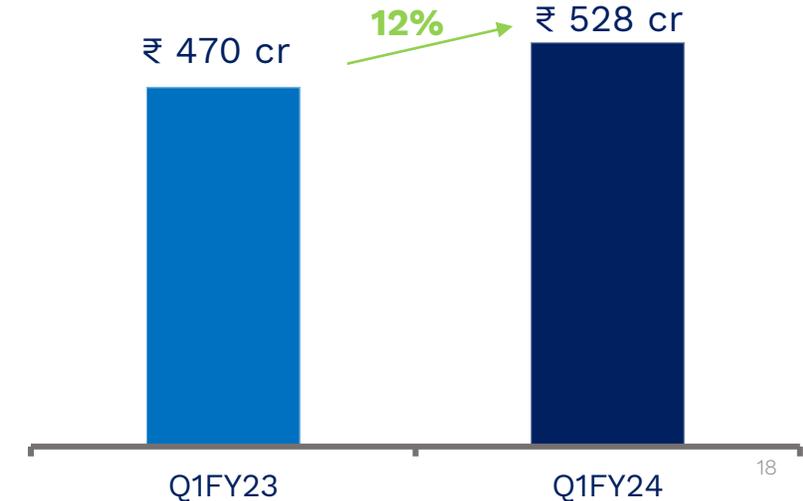
Revenue (in Rs crore)



EBITDA (in Rs crore)



PAT (in Rs crore)



Consolidated Profit & Loss Q1FY24

Revenue at Rs 1,522 crore; PAT at Rs 528 crore Y-o-Y growth of 12%



Particular	Q1FY24	Q4FY23	% Change Q1FY24 - Vs Q4FY23	Q1FY23	% Change Q1FY24 - Vs Q1FY23
Revenue from operations	1,423	1,456	(2%)	1,442	(1%)
Cost of Sales	688	622	11%	672	2%
Gross Margin	735	834	(12%)	769	(4%)
Gross Margin%	52%	57%		53%	
Other income	98	120	(18%)	75	31%
Staff Cost	173	155	12%	123	40%
Other Expenses	166	282	(41%)	233	(29%)
EBITDA	495	518	(4%)	488	1%
EBITDA%	33%	33%		32%	
Finance costs	85	85	-	105	(19%)
Depreciation	36	36	-	37	(2%)
PBT before exceptional items	373	397	(6%)	346	8%
Tax (Deferred Tax)	101	113	(10%)	88	15%
PAT	272	285	(5%)	258	6%
Profit/loss from Cyber/Other JVs/OCI	256	296	(15%)	212	21%
PAT	528	581	(9%)	470	12%

Consolidated Cash Flow

Consistent surplus cash generation from Operations



Particulars	FY23				Q1FY24
	Q1	Q2	Q3	Q4	
Inflow					
•Collection from Sales	991	1,152	1,307	1,842	1,472
• Rental Inflow	81	100	91	86	104
Sub-Total Inflow	1,072	1,252	1,398	1,929	1,575
Outflow					
•Construction	197	298	298	390	315
•Govt. Approval fee/ Land acquisition/disposal	98	173	54	128	150
•Overheads	232	175	174	194	201
•Marketing / Brokerage	62	77	109	98	113
Sub-Total Outflow	588	723	635	811	780
Operating Cash Flow before interest & tax	483	529	763	1,118	795
•Finance Cost (net)	53	66	68	81	60
•Tax (net)	(60)	6	(5)	(2)	2
Operating Cash Flow after interest & tax	490	457	701	1,039	733
•Capex outflow / others	67	46	68	77	67
Net surplus/ (shortfall)	423	411	633	962	665
•Dividend (Inflow from DCCDL)	-	451	-	408	-
•Dividend (Outflow from DLF)	-	(742)	-	-	-
Net surplus/ (shortfall)	423	119	633	1,369	665
Repayment of capex advance (Hyd Sez) ¹	-	-	(582)	0	-
Net surplus/ (shortfall)	423	119	51	1,369	665

Debt Update – Q1FY24

Lowest levels; reduction of Rs 665 crore



Particulars	Q1FY23	Q4FY23	Q1FY24
Gross opening debt	3,900	3,840	3,068
Less : Debt repaid during quarter	(172)	(774)	(121)
Add : New Borrowing during Qtr.	-	-	65
Less : Cash in Hand	(1,469)	(2,345)	(2,956)
Net Debt Position	2,259	721	57

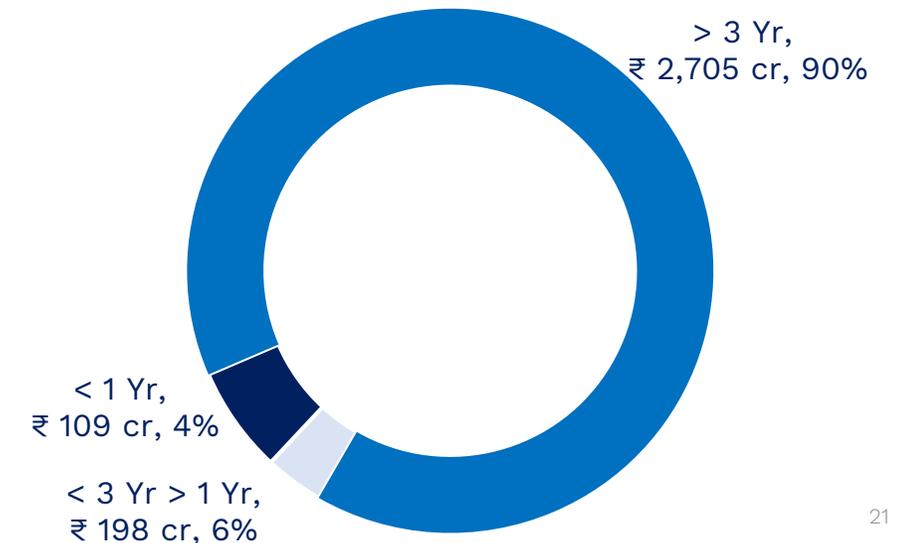
Sources



Interest Rate Movement



Repayment Schedule



Debt Management

Leading towards Surplus cash position



Particulars ¹	Amount (in Rs crore)
Net Debt as on 30.06.2023	(57)
Receivables (including New Products)	13,106
Construction Payables (including New Products)	(6,685)
Capex (Rental assets ~ 2.5 msf)	(876)
<u>Surplus Cash position</u>	5,488
Completed Inventory / New Products Inventory	4,333

- ❑ Project receivables significantly higher than all current liabilities leading to Surplus cash position
- ❑ New Products / Completed inventory to further improve cash flow generation

¹One Midtown & Atrium Place (JV projects) not included

Consolidated Balance Sheet Abstract



Particulars	As on 30.06.2023	As on 31.03.2023
Non-Current Assets	28,464	28,157
Current Assets	26,633	25,771
Total Assets	55,097	53,928
Equity	38,219	37,692
Non-current Liabilities	5,034	5,051
Current Liabilities	11,844	11,185
Total Liabilities	55,097	53,928

Rental Portfolio Snapshot (DLF Limited) – Q1FY24



Building	Leasable Area	Leased Area	Vacant Area	% Leased Area	Weighted Average rate	WALE	GAV ¹
	(in msf)	(in msf)	(in msf)		(in Rs psf)	(months)	(in Rs crore)
DLF Center, Delhi	0.17	0.15	0.01	92%	375	58	1,029
DLF5	0.58	0.58	0.0	100%	46	8	915
IT Sez, Kolkata	1.05	0.96	0.09	91%	34	85	820
Gateway Tower, Gurugram	0.11	0.11	0.0	100%	124	6	219
Sub-Total: Offices	1.9	1.8	0.10	95%			2,982
Chanakya, Delhi	0.19	0.17	0.02	92%	283	72	398
Capitol Point, Delhi	0.09	0.06	0.03	69%	417	54	303
South Square, Delhi	0.06	0.06	0.0	97%	95	47	84
Sub-Total: Retail	0.34	0.30	0.05	87%			785
Total: Operational Portfolio	2.2	2.1	0.15	93%			3,767

GAV: As per C&W valuation Report basis data as on March 31,2023

DCCDL Business Update



LEEDZero

Fresh Air Intake Enhancement

2023: U.S. Green Building Council confers DLF’s Rental Business as the World leader in **LEED Zero Water**. Holds 45 LEED Zero water certifications, highest in the world.

We have doubled the fresh air intake per hour in all our Offices’ buildings. We are the first real estate developer to achieve this unique engineered job, which has been thoroughly inspected, measured and certified by a leading Swiss company (M/s SGS).

LEEDZero

WASTE



Towards our persistent journey in sustainability, we have been awarded LEED Zero Waste by USGBC for our DLF Cybercity, Hyderabad. We are working to achieve this for our Projects at other locations.

Other milestones:

- Achieved first LEED Platinum Certification for 9 blocks of DLF Cybercity, Chennai
- ~40.4 msf portfolio is **LEED* @ Platinum certified** by US Green Building Council
- DLF Cybercity, Gurugram – The **world’s 1st developer owned community** certified with LEED Platinum under LEED v4.1 Cities and Communities.
- 18 Swords of Honour Awards, the highest in the world.

LEEDZero

Portfolio Snapshot – Q1FY24



Healthy demand for new assets; Marginal occupancy drop in SEZs; Retail continues with sustained momentum

Building	Leasable Area	Leased Area	Vacant Area	% Leased Area	Weighted Average rate	WALE	GAV ¹
	(in msf)	(in msf)	(in msf)		(in Rs psf)	(months)	(in Rs crore)
Cyber City	11.6	10.7	0.9	92%	107	73	18,780
Cyber Park	2.9	2.9	0.0	99%	114	84	5,357
One Horizon Centre	0.8	0.8	0.0	99%	161	50	2,135
Downtown, Gurugram ²	1.7	1.6	0.1	93%	119	128	2,891
Kolkata IT Park	1.5	1.5	0	98%	32	78	733
Chandigarh IT Park	0.7	0.6	0.1	85%	51	77	520
Sub-Total; Office (Non-SEZ)	19.2	18.1	1.1	94%			30,416
Cyber Sez	3.3	2.7	0.6	82%	77	47	4,562
Silokhera Sez	2.2	1.5	0.7	67%	66	86	1,933
Chennai Sez	7.8	6.6	1.2	84%	73	69	8,519
Hyderabad Sez	3.1	2.6	0.5	84%	58	66	2,457
Sub-Total: Office (SEZ)	16.5	13.4	3.1	82%			17,471
Sub-Total: Office	35.7	31.5	4.2	88%			47,887
Mall of India, NOIDA	1.97	1.96	0.0	100%	123	69	3,607
Emporio	0.3	0.28	0.03	90%	453	33	1,639
Promenade	0.48	0.48	0.0	100%	211	76	1,572
Cyber Hub	0.46	0.45	0.01	99%	150	66	1,088
DLF Avenue	0.52	0.52	0.0	99%	156	72	1,463
City Centre	0.2	0.15	0.04	80%	23	78	116
Sub-Total: Retail	3.9	3.8	0.1	98%			9,485
Total: Operational Portfolio	39.6	35.3	4.3	89%			57,372
Under Construction²							
Downtown Gurugram	2.0	1.5	0.5	74%	131		1,455
Downtown Chennai	3.3	2.9	0.4	87%	81		2,380
Total -Under Construction	5.3	4.4	0.9	82%			3,835
Development Potential	25	-	-	-			10,394
Grand Total	70	39	6				71,600

¹ GAV: As per C&W valuation Report basis data as on March 31,2023; ²Downtown Gurugram & Chennai include hard option of 0.56 msf & 0.73 msf respectively

Offices: Tenant Mix

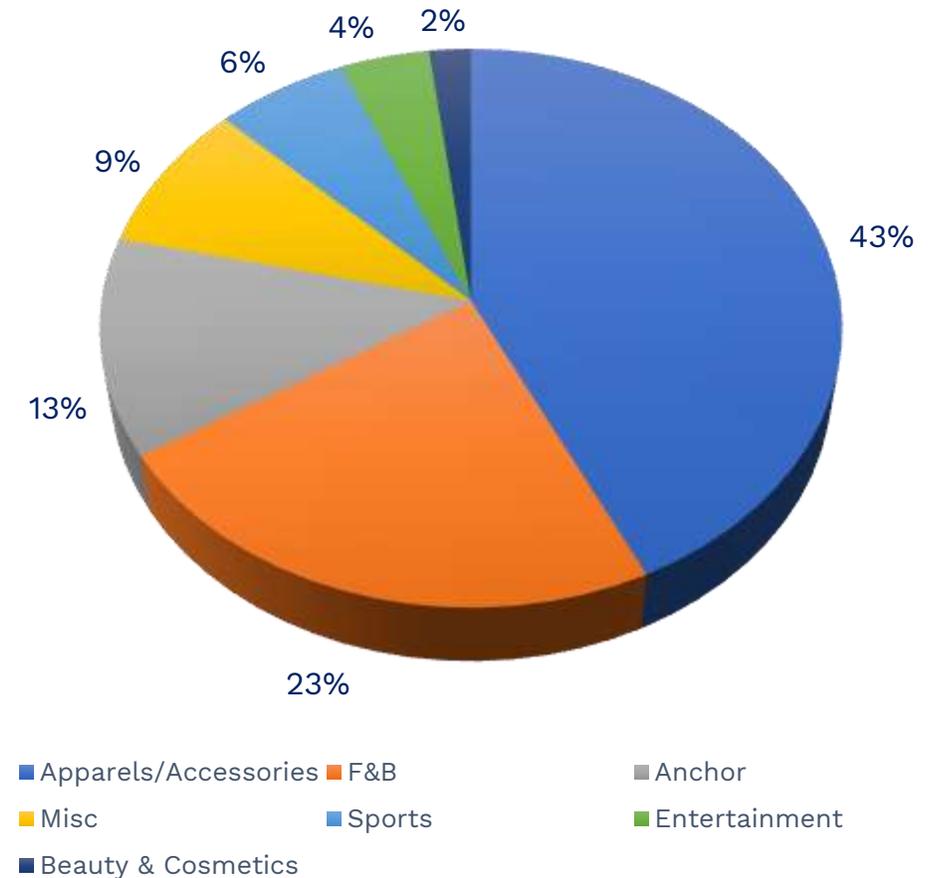
Q1FY24 (based on revenue)

Top 10 Tenants	%
Cognizant	4%
American Express	3%
IBM	3%
EY	2%
Concentrix	2%
KPMG	2%
BA Continuum	2%
BT	2%
TCS	2%
Simpliworks	2%
Total	24%

Q1FY24 (based on leased area)

Top 10 Tenants	%
Cognizant	5%
IBM	4%
Concentrix	3%
American Express	3%
TCS	2%
BT	2%
EY	2%
BA Continuum	2%
KPMG	2%
Simpliworks	2%
Total	26%

Retail Tenant Mix



Development Update

New Product development remains on track

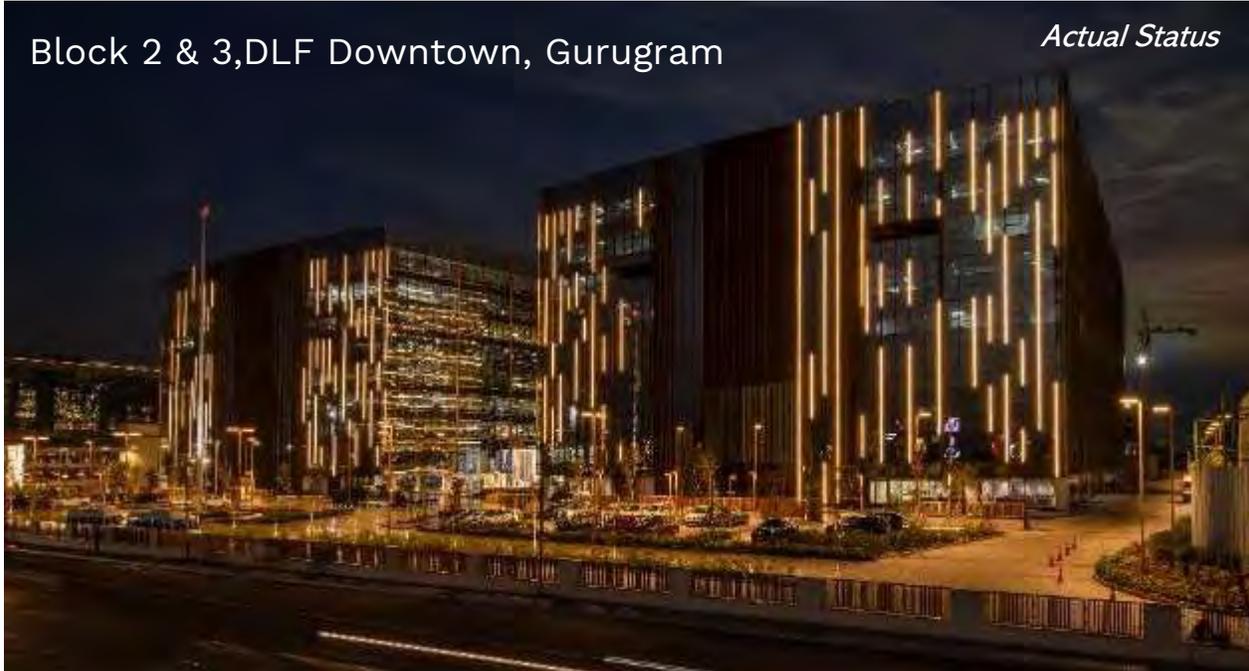


Project	Project Size (in msf)	Current Status	Latest Updates
DLF Downtown, Gurugram	~ 12	<ul style="list-style-type: none"> ✓ Phase I (Office): 1.7 msf ✓ Phase II (Office): 2 msf ✓ Phase III <ul style="list-style-type: none"> ▪ Retail: 2.6 msf ▪ Offices: 5.5 msf 	<ul style="list-style-type: none"> ✓ Phase I: Completed; rentals commenced ✓ Phase II: under development; pre-leasing/hard-option of 1.5 msf ✓ Phase III : planning at advanced stage
DLF Downtown, Chennai	~ 7	<ul style="list-style-type: none"> ✓ Phase I (Office): 1 msf ✓ Phase II (Office): 2.3 msf 	<ul style="list-style-type: none"> ✓ Phase I: under development; 100% pre-leasing ✓ Phase II: under development; pre-leasing/hard-option 1.9 msf
Grand Total	19	5.3 msf under development	

Development Update

Block 2 & 3, DLF Downtown, Gurugram

Actual Status



DLF Downtown, Chennai

Artist's impression; Not an actual image



Block 4, DLF Downtown, Gurugram

Actual Status



DLF Downtown, Chennai

Actual Status



Result Highlights – Q1FY24



Rental income grew by 13% Y-o-Y; driven by double digit growth across portfolio

Rental Revenue¹

Rs 1,047 crore

Operational
Portfolio

39.6 msf

Gross Leasing

1.5 msf

Net Debt

Rs 18,328 crore

Rating

ICRA AA/Positive
CRISIL AA/ Positive [NCD]

Sustainability

DLF Rental Business conferred
as world leader for LEED Zero
Water by USGBC

¹excludes CAM/other income

Net Debt = Gross Debt (IGAAP) less cash & cash equivalents

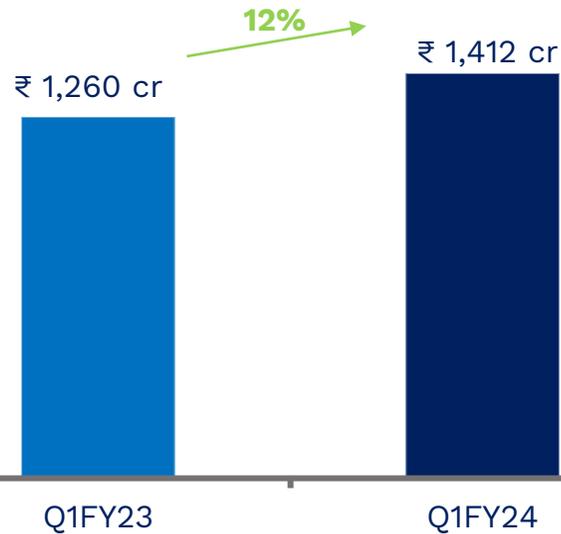
DCCDL (Consolidated): Q1FY24 Results



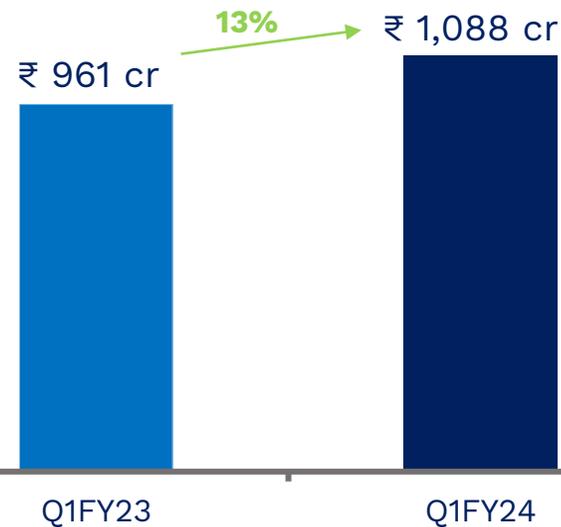
Revenue increased by 12% Y-o-Y due to higher rental revenues; PAT at Rs 391 crore; 21% growth

- ❑ Revenue at Rs 1,412 crore, Y-o-Y increase of 12%
 - ✓ Office rentals witnessing steady growth 13% Y-o-Y;
 - ✓ Retail revenues grew by 12% driven by sustained momentum
- ❑ EBITDA at Rs 1,088 crore; Y-o-Y increase of 13%
- ❑ PAT at Rs 391 crore, Y-o-Y increase of 21%

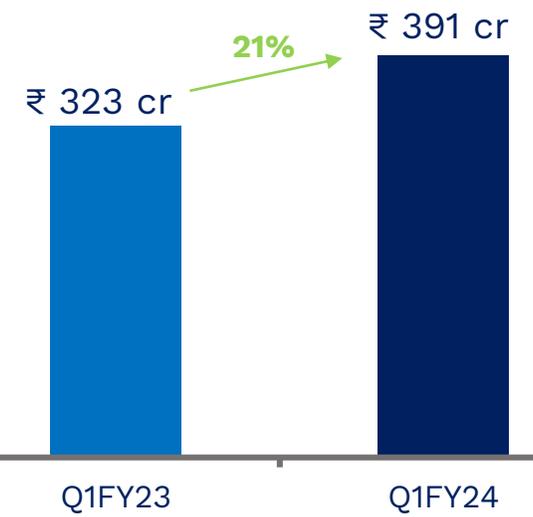
Revenue (in Rs crore)



EBITDA (in Rs crore)



PAT (in Rs crore)



DCCDL (Consolidated): Financial Summary - Q1FY24



Revenue up by 12%; PAT at Rs 391 crore; 21% Y-o-Y growth

Particulars	Q1FY24	Q4FY23	% change Q-o-Q	Q1FY23	% change Y-o-Y
Rental Income					
Office	856	859	-	759	13%
Retail	187	194	(4%)	167	12%
Service & Other Operating Income	352	338	4%	299	18%
Other Income	16	37	(55%)	35	(53%)
Total Revenue	1,412	1,428	(1%)	1,260	12%
Operating Expenses	324	347	(7%)	299	8%
EBITDA	1,088	1,081	1%	961	13%
Finance cost	397	406	(2%)	361	10%
Depreciation	152	156	(2%)	151	-
PBT	540	518	4%	449	20%
Tax	149	166	(11%)	123	21%
Other Comprehensive Income		42	-	(3)	-
Total Comprehensive Income	391	394	(1%)	323	21%

DCCDL (Consolidated): Cash Flow Abstract

Net Surplus generation of Rs 448 crore



Particulars	FY23	Q4FY23	Q1FY24
Operating Cash flow before Interest & tax	4,103	1,031	1,106
Interest Expense (Net)	(1,380)	(331)	(338)
Tax (net) ¹	(419)	(142)	(131)
Operating Cash flow after Interest & tax	2,304	559	637
Capex	(1,196)	(277)	(189)
Net Surplus/Deficit – After Capex	1,108	281	448
Dividend	(1,431)	(679)	-
Capex advance refund(Hyd Sez)	582	-	-
Net Surplus/Deficit	259	(398)	448

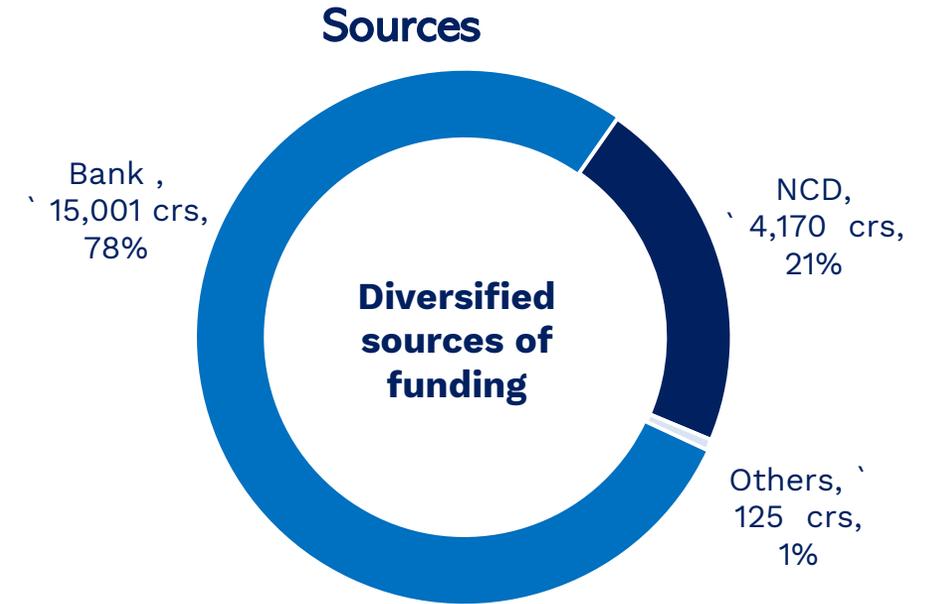
DCCDL (Consolidated): Balance Sheet Abstract



Particulars	As on 30.06.2023	As on 31.03.2023
Non-Current Assets	29,574	29,408
Current Assets	1,209	2,311
Total Assets	30,783	31,719
Equity	6,818	6,429
Non-current Liabilities	19,778	19,075
Current Liabilities	4,187	6,215
Total Liabilities	30,783	31,719

DCCDL (Consolidated): Debt Update – Q1FY24

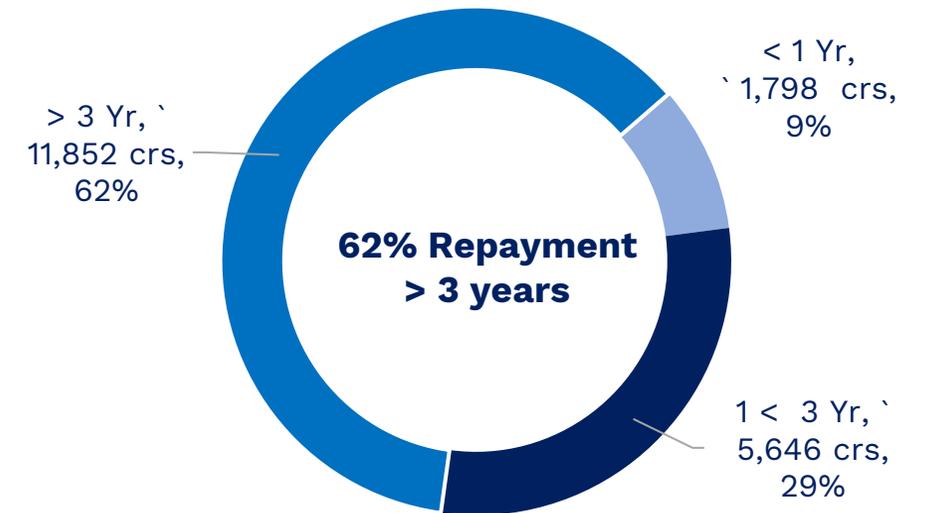
Particulars	Q1FY23	Q4FY23	Q1FY24
Gross opening debt	20,137	20,486	20,817
Less : Debt repaid during quarter	(1,290)	(719)	(4,044)
Add : New Borrowing during Qtr.	2,000	1,050	2,522
Less : Cash in Hand	(1,586)	(2,045)	(967)
Net Debt Position	19,261	18,772	18,328



Interest Rate Movement



Repayment Schedule



This presentation contains certain forward-looking statement concerning DLF's future business prospects and business profitability, which are subject to a number of risks and uncertainties & the actual results could materially differ from those in such forward-looking statements. The risks and uncertainties relating to such statements include, but are not limited to, earnings fluctuations, our ability to manage growth, competition, economic growth in India, ability to attract & retain highly skilled professionals, time & cost overruns on contracts, government policies and actions related to investments, regulation & policies etc., interest & other fiscal policies generally prevailing in the economy. The Company does not undertake to make any announcements in case any of these forward-looking statements become incorrect in future or update any forward-looking statements made from time to time on behalf of the Company.

Area represented in msf within the presentation above should be read with a conversion factor of ~ 1 msf = 92,903 sq. meters.

