

Date: 14th August 2025

ISIN: INE526R01028
SCRIP CODE: 539017
SCRIP ID: STARHFL
PAN NO. AAGCA1988C

To,
BSE LIMITED,
Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai -400001

Sub: Outcome of the Board Meeting held on 14th August, 2025

Ref: Disclosure pursuant to Regulation 30, 33 & 52 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ('Listing Regulations').

Pursuant to Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ('Listing Regulations'), we inform that the Board of Directors of the Company, at its meeting held today i.e. August 14, 2025, has, inter-alia, considered and approved the following:

1. The Unaudited Financial Results of the Company for the quarter ended June 30, 2025, along with the Limited Review Report of the Statutory Auditors thereon, as recommended by Audit Committee, is enclosed herewith as '**Annexure A**'.

Pursuant to above referred regulations, we also enclose the following documents:

- Disclosure in accordance with Regulation 52(4) of the Listing Regulations, enclosed herewith as '**Annexure B**';
 - Security cover certificate by Statutory Auditor as on June 30, 2025 as per Regulation 54 read with SEBI Circular No. SEBI/HO/MIRSD/CRADT/CIR/P/2022/67 dated May 19, 2022 is enclosed herewith as '**Annexure C**'.
2. Recommended a final dividend of Rs. 0.10/- per equity share of Rs. 5/- each for the Financial Year 2024-2025 subject to the approval of the members at the ensuing Annual General Meeting of the Company.
 3. Appointment of M/s. D. M. Zaveri & Co, Company Secretaries, (FCS No: 5418), a peer Reviewed Firm, as a Secretarial Auditor of the Company, on the recommendation of

the Audit Committee, for a term of 5 (five) consecutive years commencing from FY 2025-26 till FY 2029-30, subject to approval of the members of the Company at the ensuing Annual General Meeting of the Company.

The disclosure under Regulation 30 read with Schedule III of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024 is enclosed herewith as '**Annexure D**'

4. Issuance of upto 50,000 (Fifty Thousand) fully paid, senior, secured, rated, listed, redeemable, taxable non-convertible debentures, each having a face value INR 10,000/- (Indian Rupees Ten Thousand Only) aggregating up to INR 50,00,00,000/- (Indian Rupees Fifty Crore Only), on a private placement basis, to the eligible investor(s) in one or more tranches. The said issuance(s) shall be in accordance with the applicable provisions of the Companies Act, 2013, SEBI (Issue and Listing of Non-Convertible Securities) Regulations, 2021, SEBI (Listing Obligations and Disclosure Requirements) Regulations 2015 and other applicable laws, including through the Electronic Book Provider (EBP) platform, as and when applicable.

The disclosure under Regulation 30 of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024 is enclosed herewith as '**Annexure E**'

5. The Board considered and analysed the request letters dated July 14, 2025, received from the persons belonging to promoter and promoter group (as enlisted in the intimation submitted by the Company to the stock exchanges on July 14, 2025, in this regard) collectively referred to as 'Outgoing Promoters', seeking re-classification from 'Promoter and Promoter Group' category to 'Public' category, under Regulation 31A of the Listing Regulations, 2015. The Board considered the same and was of the view that the Outgoing Promoters met the conditions specified in Regulation 31A of the Listing Regulations, 2015 and recommended the said request to the shareholders of the Company for their approval, subject to receipt of no objection from Stock Exchange.

The list of Outgoing Promoters is enclosed herewith as '**Annexure F**'

6. Increase in Authorised Share Capital of the Company from existing Rs. 50,00,00,000/- (Rupees Fifty Crore Only) divided into 10,00,00,000 (Ten Crore) Equity Shares of Rs. 5/- each to Rs. 1,25,00,00,000/- (Rupees One Hundred Twenty Five Crore Only) divided into 25,00,00,000 (Twenty Five Crore) Equity Shares of Rs. 5/- each ranking pari-passu in all respect with the existing Equity Shares of the Company, and

consequent alteration in Clause V of the Memorandum of Association of the Company relating to the share capital of the Company, subject to the approval of the members at the ensuing Annual General Meeting of the Company.

7. Revision in remuneration payable to Mr. Kalpesh Dave (DIN: 08221964), Executive Director & Chief Executive Officer of the Company, based on the recommendation of the Nomination and Remuneration Committee, subject to the approval of the members at the ensuing Annual General Meeting of the Company.
8. Noting of the resignation of Mr. Kavish Jain as an Executive Director of the Company with effect from 15th August 2025.
9. Recording the resignation of Mr. Chinnathambi Ilango (DIN: 03498879) as a Non-Executive Independent Director of the Company with effect from the conclusion of this Board Meeting i.e. 14th August 2025

The disclosure under Regulation 30 of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024 in respect of resignation is enclosed herewith as '**Annexure G**' along with the resignation letter.

10. Appointment of Mr. Shakir Sheikh as Chief Compliance Officer of the Company for a tenure of 3 Years as per the regulatory requirement vide RBI Circular No. DoS.CO.PPG/SEC.01/ 11.01.005/2022-23 dated April 11, 2022.

The disclosure under Regulation 30 of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024 in respect of appointment / resignation is enclosed herewith as '**Annexure H**'

11. Re-constitution of the following Committees:

Audit Committee	Old Members	New Members
	Pradip Kumar Das - Chairman	Pradip Kumar Das - Chairman
	Kavish Jain - Member	Neelam Tater - Member
	Chinnathambi Ilango- Member	Ajith Kumar Lakshmanan - Member
	Old Members	New Members
	Neelam Tater - Chairman	Neelam Tater - Chairman

Stakeholders Relationship Committee	Pradip Kumar Das - Member	Pradip Kumar Das - Member
	Kavish Jain - Member	Kalpesh Dave - Member

Corporate Social Responsibility Committee	Old Members	New Members
	Kavish Jain – Chairman	Amlendra Prasad Saxena - Chairman
	Kalpesh Dave – Member	Kalpesh Dave – Member
	Neelam Tater – Member	Neelam Tater - Member

The Board Meeting commenced at 04:30 p.m and concluded at 09:00 p.m.

The above information will also be available on the website of the Company at www.starhfl.com

You are requested to take on record the above information for your reference and records.

Thanking you,

For M/s. Star Housing Finance Limited

S. Mehta

Shreyas Mehta
Company Secretary & Compliance Officer
M.No. A38639



Annexure-A Statement of Unaudited Financial Result for the Quarter Ended 30.06.2025

Sr. No.	Particulars	Quarter Ended			(INR in Lakh)
		30-06-2025	31-03-2025	30-06-2024	Year Ended
		(Unaudited)	(Audited)	(Unaudited)	(Audited)
	Revenue From Operations				
(i)	Interest Income	2,112.71	1,843.76	1,807.65	7,943.37
(ii)	Fees and commission income	47.86	50.32	51.10	227.50
(iii)	Gain/loss on derecognition of financial Assets	(44.65)	830.76	14.20	876.91
(iv)	Net Gain/Loss on Fair Value Changes	35.28	20.20	17.92	79.45
(v)	Other operating income	30.05	25.67	-	127.71
	Other income	-	18.24	205.03	241.33
I	Total Income	2,181.25	2,788.95	2,095.90	9,496.27
	Expenses				
(i)	Finance Cost	1,288.11	1,303.49	1,019.75	4,649.05
(ii)	Impairment of Financial Instruments	41.14	284.51	23.27	512.47
(iii)	Employee Benefits expenses	445.82	456.79	410.64	1,857.46
(iv)	Depreciation and amortisation expenses	22.03	27.51	16.55	81.68
(v)	Other Expenses	206.95	333.50	235.08	976.81
II	TOTAL EXPENSES	2,004.05	2,405.80	1,705.29	8,077.47
III	Profit Before Tax (I-II)	177.20	383.15	390.61	1,418.80
IV	Tax Expenses				
	- Current Tax	66.43	(164.21)	106.42	55.01
	- Deferred Tax	(27.64)	249.43	(17.66)	253.88
V	Profit For the period (III-IV)	138.41	297.93	301.85	1,109.91
	- Other comprehensive Income				
	a) Items that will not be reclassified to profit or loss	-	(19.16)	-	(19.16)
	-Re-measurements of defined benefit liability	-	4.82	-	4.82
	-Tax on above				
	b) Items that will be reclassified to profit & loss	23.72	(42.68)	85.43	(31.79)
	- Gain/Loss on Equity instruments through OCI	(5.97)	10.74	(21.50)	8.00
	-Tax on above	17.75	(46.28)	63.93	(38.13)
VI	Total Other Comprehensive Income				
VII	Total Comprehensive Income (V+VI)	156.16	251.65	365.78	1,071.78
	Earnings Per Share (EPS for the quarters are not annualised)				
	Basic (Amount in INR)	0.18	0.38	0.38	1.41
	Diluted (Amount in INR)	0.18	0.38	0.37	1.40
	Face value per share (Amount in INR)	5	5	5	5

Place: Mumbai
Date: 14.08.2025



For and on behalf of the Board of Directors

Kalpesh Dave
Chief Executive Officer and Director
DIN: 08221964

Kavish Jain
Executive Director
DIN: 02041197

Notes to the financial results:

1. The financial results have been prepared in accordance with applicable accounting standard prescribed under section 133 of the 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 33 and 52 of the SEBI ("Listing Obligations and Disclosure Requirements") Regulations, 2015, as amended from time to time.
2. The above unaudited financial results for the quarter ending 30.06.2025 have been reviewed and recommended by the audit committee and approved by the Board of Directors at their meetings held on 14th August 2025 and subject to limited review by the statutory auditors of the company.
3. The main business of the company is to provide loans for purchase/ construction/ repairs and renovation of residential houses/ flats/ colonies and all other activities of the company revolve around the main business of financing against properties, Hence there are no separate reportable segments, as per Ind AS 108 dealing with operating segments as specified under sec. 133 of the companies Act, 2013.
4. The Company issued 93,78,500 share warrants at an issue price of ₹ 64.00 /- each on 28th December 2023 against the receipt of ₹ 15,00,56,000.00 /- being the warrants subscription price i.e. 25% of the issue price. Further few of the warrant holders have paid the part consideration of ₹ 88,00,000.00 /- and the Company allotted 1,83,332 Equity shares of ₹ 5.00 /- each dated 25th July 2024. Furthermore, the warrant holders did not exercise the option within the stipulated time, and the warrants were forfeited. The warrants amount of ₹ 14,71,22,688.00 /- has been transferred to Capital Reserve.
5. Disclosures in compliance with Regulation 52(4) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 is attached as **Annexure B**.
6. The Rated, Senior, Listed, Secured, Transferable, Redeemable, Non-Convertible Debentures ("NCDs") amounting to:
 - (1) INR 2,000.00 Lakhs was issued and outstanding INR. 1,037.61 as on 30-06-2025 Lakhs was secured by way of first and exclusive charge on specified pool of receivables on respective NCDs. The Asset Cover available as on June 30, 2025 in case of the Non-Convertible Debentures ("NCDs") issued by the company is 1.10 times.
 - (2) INR 1,100.00 Lakhs was issued and outstanding INR. 1,087.05 as on 30-06-2025 Lakhs was secured by way of first and exclusive charge on specified pool of receivables on respective NCDs. The Asset Cover available as on June 30, 2025 in case of the Non-Convertible Debentures ("NCDs") issued by the company is 1.10 times.
 The security cover certificates per regulation 54(3) of the SEBI (Listing Obligations and Disclosures Requirements) Regulations, 2015 is attached as **Annexure C**.
7. Company has developed and adopted ECL model as per Ind AS 109 "Financial Instrument" which has resulted excess provision as compared to the extent prudential and IRAC norms prescribed by NHB, AS a prudence and adopting a conservative approach such excess provision has been continued in Balance sheet.
8. The Company did not receive any investor's complaints/ queries during the Quarter ended 30th June, 2025.
9. The Earning per Share has been computed in accordance with the Indian accounting standard (Ind AS) 33 Earnings per Share.
10. Figures for the previous year/period have been regrouped and / or reclassified wherever considered necessary.

Place: Mumbai
Date: 14.08.2025



For and on behalf of the Board of Directors
Kalpesh Dave
Kalpesh Dave
Chief Executive Officer and Director
DIN: 08221964

Kavish Jain
Kavish Jain
Executive Director
DIN: 02041197

Independent Auditor's Limited Review Report on the Quarterly and year to date Unaudited Standalone Financial Results of the Company Pursuant to the Regulation 33 and 52(2) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

Review Report

To
The Board of Directors
Star Housing Finance Limited

Introduction

1. We have reviewed the accompanying statement of unaudited standalone financial results of Star Housing Finance Limited ("the Company") for the Quarter ended June 30th 2025 (the 'Statement'), attached herewith, being submitted by the Company pursuant to the requirement of Regulation 33 and 52(2) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended from time to time.
2. This statement which is the responsibility of the company's management and has been approved by the Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, (Ind AS 34) "Interim Financial Reporting" prescribed under Section 133 of the Companies Act 2013, as amended, read with relevant rules issued there under and other accounting principles generally accepted in India. Our responsibility is to express a conclusion on the Statement based on our review.

Scope of Review

3. We conducted our review of the Statement in accordance with the Standards on Review engagement (SRE) 2410, "Review of Interim Financial Information performed by the Independent Auditor of the Entity" issued by the Institute of Chartered Accountants of India. These standards require that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement(s). 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. We have not performed an audit and accordingly, we do not express an audit opinion.



Conclusion

4. 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 of unaudited financial results, prepared in accordance with the recognition and measurement principles laid down in the applicable Indian Accounting standards ("Ind AS") specified under section 133 of the Companies Act 2013, as amended, read with relevant rules issued there under and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

For: Nyati Mundra & Co
Chartered Accountants.
FRN:008153C



CA Rupesh Pachori
Partner
Membership No.: 427929

Date: 14th Aug 2025
Place: Mumbai
UDIN: 25427929BMINMW4738

ANNEXURE-B

Disclosures in compliance with Regulation 52(4) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 for the period ended June 30, 2025.

Sr. No.	Particulars	As on June 30, 2025
1	Debt-Equity Ratio (Debt Securities +Borrowings (Other than debt securities))/(Equity share capital+ other equity)	2.69
2	Debt service Coverage Ratio	1.01
3	Interest Service Coverage Ratio	1.19
4	Outstanding Redeemable Preference Shares (quantity and value)	NA
5	Capital Redemption Reserve/Debenture Redemption Reserve	NA
6	Net Worth (INR in Lakhs)	14,543.24
7	Net Profit after Tax (INR in Lakhs)	138.41
8	Earnings per Share Basic Diluted	0.18 0.18
9	Current Ratio	NA
10	Long Term Debt to Working Capital	NA
11	Bad Debts to Account Receivable Ratio	NA
12	Current Liability Ratio	NA
13	Total Debts to Total Assets Ratio (Debt Securities +Borrowings (Other than debt securities)/Total Assets)	71.83%
14	Debtors' Turnover Ratio	NA
15	Inventory Turnover Ratio	NA
16	Operating Margin Percent	NA
17	Net Profit Margin Percent (Profit After Tax/Total Income)	6.35%
	Sector Specific Equivalent Ratio, as applicable	
18	Provisions Coverage Ratio (Expected Credit Loss/ Gross NPA on Stage III)	54.09%
19	Gross Non-Performing Assets (GNPA) in % (Gross NPA/Loan Book)	1.65%
20	Net Non-Performing Asset (NNPA) in % (Net NPA/Loan Book)	1.13%

Place: Mumbai
Date: 14.08.2025

For and on behalf of the Board of Directors



Kalpesh Dave
Kalpesh Dave

Chief Executive Officer and Director
Din: 08221964

Kavish Jain
Kavish Jain

Executive Director
Din: 02041197

ANNEXURE-C
Security cover certificates per regulation 54(3) of the SEBI (Listing Obligations and Disclosures Requirements) Regulations, 2015

INR in Lakhs														
Column A	Column B	Column C i	Column D ii	Column E iii	Column F iv	Column G v	Column H vi	Column I vii	Column J	Column K	Column L	Column M	Column N	Column O
Particulars	Description of asset for which this certificate relate	Exclusive Charge	Exclusive Charge	Pari-Passu Charge	Pari-Passu Charge	Pari-Passu Charge	Assets not offered as Security	Elimination (amount in negative)	(Total C to H)	Related to only those items covered by this certificate				
		Debt for which this certificate being issued	Other Secured Debt	Debt for which this certificate being issued	Assets shared by Pari-passu debt holder (includes debt for which this certificate is issued & other debt with pari-passu charge)	Other assets on which there is pari-passu charge (excluding items covered in column F)		debt amount considered more than once (due to exclusive plus, pari-passu charge)		Market Value for Assets charged on Exclusive basis	Carrying value /book value for exclusive charge assets where market value is not ascertainable or applicable (For Eg. Bank Balance, DSRA, market value is not applicable)	Market Value for Pari-passu charge Assets viii	Carrying value/book value for pari-passu charge assets where market value is not ascertainable or applicable (For Eg. Bank Balance, DSRA, market value is not applicable)	Total Value(=K+L+M+ N)
		Book Value	Book Value	Yes/ No	Book Value	Book Value								
ASSETS														
Property, Plant and Equipment														
Capital Work-in Progress							239.03		239.03					
Right of Use Assets									-					
Goodwill									-					
Intangible Assets									-					
Intangible Assets under Development							164.67		164.67					
Investments									-					
Loans		2,437.80	40,995.82	No			907.89		907.89					
Inventories							2,004.40		45,438.01					
Trade Receivables									-					
Cash and Cash Equivalents									-					
Bank Balances other than Cash and Cash Equivalents							678.77		678.77					
Others							4,466.43		4,466.43					
Total		2,437.80	40,995.82				2,664.82		2,664.82					
							11,126.01		54,559.63					
LIABILITIES														
Debt securities to which this certificate pertains		2,124.66												
									2,124.66					

FRN: 008253C

NYATI MUNDRA & CO. *S*



[illegible]

To

**The Board of Directors
Star Housing Finance Limited**

Independent Auditors' Certificate on the Statement of Security Cover and Compliance of Covenants for Listed Non-Convertible Debt Securities as at June 30th, 2025 for submission to Debenture Trustee

1. This Certificate is issued in accordance with the terms of our Engagement letter

We have reviewed the Unaudited books of account as at June 30, 2025 and other relevant records and documents maintained by Star Housing Finance Limited (the "Company") for the purpose of certifying the accompanying "Statement of Security Cover and Compliance of Covenants for Listed Non-Convertible Debt Securities as at June 30, 2025" (hereinafter referred to as the "Statement") which has been prepared as per the requirement of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements Regulations 2015 as amended for onward submission to Vardhman Trusteeship Private Limited ("Debenture trustee")

Management's Responsibility

2. The preparation of the Statement is the responsibility of the Management of the Company including the preparation and the maintenance of proper books of account and such other records as prescribed. This responsibility Includes designing, implementing and maintaining internal control relevant to the preparation and presentation of the Statement, and applying an appropriate basis of preparation; and making estimates that are reasonable in the circumstances.
3. The management is also responsible for ensuring the Company complies with all the terms and conditions of the terms of offer documents/Disclosure documents/ Debenture Trust Deed of each of the debentures issued, rules and regulations applicable for the Non- Convertible debentures under the applicable laws

Auditors' Responsibility

4. Our responsibility is to provide a assurance as to whether the particulars contained in the aforesaid Statement are in agreement with the results and other relevant records and documents maintained by the Company as at June 30, 2025.
5. The Results referred to in paragraph 4 above, have been reviewed by an unmodified conclusion vide our report dated August 14, 2025.



52, Ashok Nagar, Udaipur (Raj)-313101: Tel: 0294-246121
email:nyatimundraco@gmail.com

6. For the purpose of this certificate, we have planned and performed the following procedures to determine whether anything has come to our attention that causes us to believe that the Company has not maintained the required Security cover as per requirements of DTDs in relation to outstanding NCDs as at June 30, 2025

A) Traced all the amounts relating to assets and liabilities (as mentioned in the Statement) to the Unaudited Financial Statements, financial information, books of accounts and other records of the Company as at June 30, 2025 and verified the arithmetical accuracy of the numbers in the statement, and

B) Verified the computation of Security cover as at June 30, 2025 prepared by the management.

Conclusion

7. On the basis of our review of the results and other relevant records and documents and according to the Information and explanations provided to us by the management of the Company, nothing has come to our attention that causes us to believe that the particulars furnished by the Company in the said Statement, are not in agreement with the Results and other relevant records and documents maintained by the Company as at June 30, 2025.

Restriction on Use

8. This report is addressed to and provided to the Board of Directors of the Company solely for the purpose of onward submission to the Debenture Trustee as per the Notification and should not be used for any other purpose without our prior written consent. Accordingly, we do not accept or assume any liability or any duty of care to any other person to whom this report is shown or into whose hands it may come without our prior consent in writing

For: Nyati Mundra & Co
Chartered Accountants
FRN:008153C

CA Rupesh Pachori
Partner
Membership No.; 427929



Date: August 14, 2025
Place: Mumbai
UDIN: 25427929BMINMX6243

Nyati Mundra & Co.
Chartered Accountants

Statement of Information for listed NCDs

Sr. No.	Particulars of NCD (ISIN)	Outstanding Amount as on 30.06.2025 (IND AS) (Rs. In Lakhs)	Available Security Cover as on 30.06.2025 (Rs. In Lakhs)
1.	INE526R07017		
	Book Debts	1037.71	1222.58
2.	INE526R07025		
	Book Debts	1087.05	1215.22



52, Ashok Nagar, Udaipur (Raj)-313101; Tel: 0294-2412111;
email:nyatimundraco@gmail.com

Annexure D

Disclosure under Regulation 30 read with Schedule III of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024:

Sr. No.	Particulars	Description
1.	Name of Secretarial Auditor	M/s. D. M. Zaveri & Co.
2.	Reason for change viz. appointment, re-appointment resignation, removal, death or otherwise	Appointment of M/s. D. M. Zaveri & Co., Company Secretaries, as Secretarial Auditors of the Company
3.	Date of appointment/cessation and Term of appointment /re-appointment.	Pursuant to the applicable provisions of the Companies Act, 2013 and Regulation 24A of Listing Regulations, the Board upon the recommendations of Audit Committee has approved the appointment of M/s D.M Zaveri & Co. as Secretarial Auditor of the Company, for a term of five (5) consecutive years commencing from FY 2025-26 till FY 2029-30, subject to approval of the Members at the ensuing AGM.
4.	Brief Profile for appointment	<p>M/s. D. M. Zaveri & Co., a reputed firm of Practicing Company Secretaries with over 24 years of experience. The Firm is specialized in delivering comprehensive professional services across Corporate Laws, Secretarial Audit, Due Diligence Audits, Compliance Audits, SEBI Regulations and FEMA Regulations Securities law including Corporate Governance & CSR, Capital markets, RBI, etc.</p> <p>The Firm is Peer reviewed in terms of the guidelines issued by the Institute of Company Secretaries of India (ICSI).</p>
5.	Disclosure of relationship between directors	Not Applicable

Annexure E

Intimation under Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 and SEBI Master Circular No. SEBI/HO/CFD/PoD2 /CIR/P/0155 dated November 11, 2024, are as under:

Type of securities proposed to be issued	Fully paid, senior, secured, rated, listed, redeemable, taxable non-convertible debentures (NCDs)
Type of issuance	Private placement
Total number of securities proposed to be issued or the total amount for which the securities will be issued	Aggregate amount not exceeding Rs. 50,00,00,000/- (Rupees Fifty Crore Only) to be issued in one or more tranches on private placement basis
Size of the issue	Up to Rs. 50,00,00,000/- (Rupees Fifty Crore Only) in one or more tranches
Whether proposed to be listed? If yes, name of the stock exchange(s)	The Non-Convertible Debentures to be issued are proposed to be listed on BSE Limited.
Tenure of the instrument - date of allotment and date of maturity	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended
Coupon/interest offered, schedule of payment of coupon/interest and Principal	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended
Charge/security, if any, created over the Assets	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended
Special right/interest/privileges attached to the instrument and changes thereof	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended
Delay in payment of interest/ principal amount for a period of more than three months from the due date or	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended

default in payment of interest / principal	
Details of any letter or comments regarding payment/non-payment of interest, principal on due dates, or any other matter concerning the security and /or the assets along with its comments thereon, if any.	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended
Details of redemption of debentures and manner thereof.	As per the terms and conditions of General Information Document ("GID")/ Key Information Document ("KID")/ Offer Document, as may be finalized and amended

Annexure F

List of Promoter and Promoter Group seeking re-classification:

Sr. No.	Shareholders	Category	No. of Equity Share	Percentage of Equity Share Capital
1	Anil Kumar Jain	Promoter	2,22,499	0.28
2	Kailash Jain	Promoter Group	1,59,871	0.20
3	Vimal Jain	Promoter Group	6,573	0.01
4	Aarsh Fincon Limited	Promoter Group	5,67,599	0.72
5	Ravindra Jain	Promoter Group	8,872	0.01
6	Shilpa Jain	Promoter Group	85,600	0.11
7	Anil Kumar Jain HUF	Promoter Group	0	0
8	Kanta Jain	Promoter Group	0	0
Total			10,51,014	1.33

Annexure G

Disclosure under Regulation 30 read with Schedule III of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024:

1.	Name of Person	Mr. Chinnathambi Ilango (DIN: 03498879)
2.	Reason for change viz. appointment, re-appointment resignation, removal, death or otherwise	Resignation as a Non-Executive-Independent Director of the Company
3.	Date of appointment/ cessation and Term of appointment/ re-appointment	Resignation w.e.f. conclusion of this Board Meeting i.e. 14 th August 2025
4.	Brief Profile for appointment	NA
5.	Disclosure of relationship between directors	Na
6.	Information as required pursuant to BSE Circular ref. no. LIST/COMP/14/ 2018-19	NA
Additional Information in case of resignation of an Independent Director		
1.	Letter of Resignation along with detailed reason for resignation.	Attached herewith
2.	Names of listed entities in which the resigning director holds directorships, indicating the category of Directorship and Membership of Board Committees, if any.	NA
3.	The independent director shall, along with the detailed reasons, also provide a confirmation that there is no other material reasons other than those provided.	Mr. Chinnathambi Ilango has confirmed that there are no other material reasons for his resignation other than those mentioned in his resignation letter.

C Ilango
175, KPC Nagar,
Vellakovil – 638111
Tamil Nadu

To,
The Board of Directors
Star Housing Finance Limited
Mumbai

SUB: My resignation from the Board as an Independent Director

Dear Sirs/Madam,

I wish to inform you that I am resigning as Independent Director from our board upon conclusion of the board meeting being held today.

The reason for my resignation is to actively engage myself in promoting a new venture in my area.

I take this opportunity to express my sincere gratitude to the Board of Directors very much, all of whom have shared warmth with me always.

I wish the top management all the very best in the days to come.

With thanks and regards,

Yours Sincerely,


C. Ilango

Date: 14/08/2025
Place: Mumbai

Annexure H

Disclosure under Regulation 30 read with Schedule III of the Listing Regulations and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024:

7.	Name of Person	Mr. Shakir Sheikh
8.	Reason for change viz. appointment, re-appointment resignation, removal, death or otherwise	Appointed as a Chief Compliance Officer of the Company in compliance with RBI circular
9.	Date of appointment/ cessation and Term of appointment/ re-appointment	Appointment with effect from 14 th August 2025 for the period of 3 years
10.	Brief Profile for appointment	Mr. Shakir Sheikh is a seasoned mortgage and legal professional with over 35 years' experience in affordable and rural housing finance, retail asset financing, and legal practice. Beginning his career as an advocate, he transitioned to housing finance in 1991, holding senior roles at DHFL, IDBI Bank, Mahindra Rural Housing Finance, India Shelter Home Finance, Aspire Home Finance, and Vastu Housing Finance. Since 2019, he has been Sr. Legal Consultant at Star Housing Finance Limited, driving legal due diligence, compliance, policy formulation and risk management. He holds a B.Sc., LL.B., PG Diploma in Labour Laws & Personnel Management, and an Executive MBA, and is a registered mortgage consultant and published thought leader in the field.
11.	Disclosure of relationship between directors	Not Applicable
12.	Information as required pursuant to BSE Circular ref. no. LIST/COMP/14/ 2018-19	NA