

SANATHNAGAR ENTERPRISES LTD.

Lodha Excelus, N.M Joshi Marg, Mahalaxmi, Mumbai 400 011, India

October 30, 2018

To,
The Manager,
Corporate Relations Dept.,
BSE Limited, Phiroze Jeejeebhoy Towers,
Dalal Street, Kala Ghoda, Fort,
Mumbai, 400001

Scrip Code: 509423

Dear Sirs,

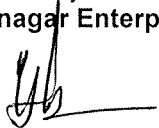
Sub: Submission of Unaudited Financial Results for the quarter and half year ended September 30, 2018 alongwith Limited Review Report

Pursuant to Regulation 33 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (Listing Regulations), we enclose herewith the unaudited Financial Results for the quarter and half year ended September 30, 2018, along with limited review report duly submitted by the Statutory Auditors of the Company.

The above financial results were approved by the Board of Directors at the meeting held today, which commenced at 5.00 p.m. and concluded at 6.00 p.m.

You are requested to inform your members accordingly.

Thanking You,
Yours faithfully
Sanathnagar Enterprises Limited


Hitesh Marthak
Company Secretary
Membership No. A18203



Encl: As above

Independent Auditor's review report on quarterly financial results and year to date results of Sanathnagar Enterprises Limited pursuant to Regulation 33 of Securities and Exchange Board of India (Listing Obligation and Disclosure Requirement) Regulations, 2015

To the Board of Director of
Sanathnagar Enterprises Limited

1. We have reviewed the accompanying statement of unaudited financial results ('the Statement') of Sanathnagar Enterprises Limited ('the Company') for the quarter ended September 30, 2018 and the year to date results for the period April 1, 2018 to September 30, 2018, being submitted by the Company pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as modified by Circular No. CIR/CFD/FAC/62/2016 dated July 5, 2016 ('Listing Regulations'). 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 Ind AS 34 'Interim Financial Reporting', prescribed under Section 133 of the Companies Act, 2013 read with relevant rules issued thereunder and other recognized accounting practices and policies generally accepted in India. Our responsibility is to issue a report on the Statement based on our review.
2. We conducted our review in accordance with the Standard 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. This Standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free from 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 audit. We have not performed an audit and accordingly, we do not express an audit opinion.
3. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement which is prepared in accordance with Ind AS 34, prescribed under section 133 of the Companies Act, 2013 read with relevant rules issued thereunder and other recognized accounting practices and policies 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 MSKA & Associates

Chartered Accountants

ICAI Firm Registration No.:105047W

Abuhalim Darukhanawala

Abuhalim Darukhanawala

Partner

Membership No.: 108053



Place: Mumbai

Date: 30 OCT 2018

SANATHNAGAR ENTERPRISES LIMITED

CIN : L99999MH1947PLC252768

Regd. Office: 412, Floor- 4, 17G , Vardhaman Chamber, Cawasji Patel Road, Horniman Circle, Fort, Mumbai - 400 001

Tel.: 91.22.23024400 Fax: +91.22.23024550

Website: www.sanathnagar.in E-mail: Investors.SEL@lodhagroup.com

STATEMENT OF FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30-SEPTEMBER-2018							
(₹ in Lakhs)							
Sr. No.	Particulars	For the quarter ended			For the half year ended		For the year ended
		30-September-18 (Unaudited)	30-June-18 (Unaudited)	30-September-17 (Unaudited)	30-September-18 (Unaudited)	30-September-17 (Unaudited)	31-March-18 (Audited)
	Income						
I	Revenue from operations	65.14	0.58	(102.22)	65.72	390.94	488.29
II	Other income	0.03	0.70	6.55	0.73	18.31	127.54
III	Total Income (I + II)	65.17	1.28	(95.67)	66.45	409.25	615.83
IV	Expenses						
	a) Cost of projects	-	-	3.42	-	491.36	544.53
	b) Employee benefits expense	7.43	3.00	4.71	10.43	11.56	45.12
	c) Depreciation and amortisation expense	0.44	0.44	0.60	0.88	1.31	2.60
	d) Finance costs	1.36	0.44	0.01	1.80	1.66	6.76
	e) Other expenses	66.23	61.85	33.14	128.08	90.97	164.05
	Total expenses	75.46	65.73	41.88	141.19	596.86	763.06
V	Loss before exceptional items and tax (III - IV)	(10.29)	(64.45)	(137.55)	(74.74)	(187.61)	(147.23)
VI	Exceptional items	-	-	-	-	-	-
VII	Loss before tax (V-VI)	(10.29)	(64.45)	(137.55)	(74.74)	(187.61)	(147.23)
VIII	Tax Expense						
	a) Current tax	-	-	-	-	-	-
	b) Deferred tax	-	-	(24.96)	-	(24.96)	(24.96)
IX	Loss for the year/period (VII - VIII)	(10.29)	(64.45)	(162.51)	(74.74)	(212.57)	(172.19)
X	Other comprehensive income (net of tax)	-	-	(0.23)	-	0.13	0.13
XI	Total comprehensive income (after tax) (IX + X)	(10.29)	(64.45)	(162.74)	(74.74)	(212.44)	(172.06)
XII	Paid-up equity share capital (Face value of ₹ 10 each)	315.00	315.00	315.00	315.00	315.00	315.00
XIII	Other equity						(1,415.34)
XIV	Earnings per share (face value of ₹ 10 each)*						
	Basic and Diluted	(0.33)	(2.05)	(5.16)	(2.37)	(6.74)	(5.46)
	* not annualized						

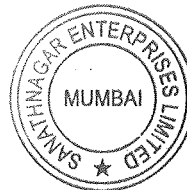
NOTES TO THE FINANCIAL RESULTS

- The unaudited financial results ('the Statement') of Sanathnagar Enterprises Limited ('SEL', 'the Company') for the quarter and half year ended 30-September-18 have been reviewed by the Audit Committee and approved by the Board of Directors ('the Board') at their meeting held on 30-October-18.
- The Company is mainly engaged in the business of real estate development, which is considered to be the only reportable segment by the management. Hence, disclosure under Ind AS 108 on 'Operating Segment' is not applicable.
- The existing Guidance Note on Accounting for Real Estate Transactions (for entities to whom Ind AS is applicable) has been replaced by Ind AS 115 - 'Revenue from contracts with customers'. Ind AS 115 is mandatory for reporting period beginning on or after April 1, 2018. Company has opted to adopt Ind AS 115 using modified retrospective method. The application of Ind AS 115 does not have any impact on the retained earnings as on April 1, 2018, being the initial date of application of Ind AS 115. Further, the application of Ind AS 115 also does not have any impact on the revenue, cost and profit after tax for the quarter and six months period ended September 30, 2018.
- The Company is in business of real estate construction and development primarily. During the six month period ended 30 September 2018, the Company has incurred losses amounting to Rs. 74.74 Lakhs and cash flows from operations in six months are negative by Rs. 197.39 Lakhs. As at 30 September, 2018, the Company has negative net worth of Rs. 1,178.84 Lakhs and the Company does not have projects under progress. These conditions indicate the existence of a material uncertainty that may cast significant doubt on the Company's ability to continue as going concern.

The Company has secured continued financial support letter from its parent company to meet its day to day cash requirements and settle liability, if any arises. Further, the Company is working on a revised strategy and is evaluating alternate business options. Basis the revised strategy and financial support letter, the management of the Company believes that risk of material uncertainty has been significantly reduced and the Company shall be able to continue for a foreseeable future. Accordingly, these financial results have been prepared using the going concern basis.
- The previous period's/ year's figures have been regrouped, re-arranged and reclassified wherever necessary to conform to current period's presentation.

For and on behalf of the Board
of Sanathnagar Enterprises Limited

Place : Mumbai
Date : 30-October-18



Manoj
Manoj Vaishya
Director
(DIN : 06706735)

SANATHNAGAR ENTERPRISES LIMITED

CIN : L27109MH1962PLC265959

Regd. Office: 412, Floor- 4, 17G , Vardhaman Chamber, Cawasji Patel Road, Horniman Circle, Fort, Mumbai - 400 001

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STATEMENT OF ASSETS AND LIABILITIES AS AT 30-SEPTEMBER-18

(₹ in Lakhs)

Sr. No.	Particulars	As at 30-September-18 Unaudited	As at 31-March-18 Audited
A	ASSETS		
1	Non-current assets		
a)	Property, plant and equipment	6.38	7.26
		6.38	7.26
2	Current assets		
a)	Inventories	94.41	94.41
b)	Financial assets		
i)	Investments	-	-
ii)	Trade receivables	52.75	73.90
iii)	Cash and cash equivalents	8.67	25.90
c)	Current tax assets (net)	464.52	463.92
d)	Other current assets	142.64	164.20
		762.99	822.33
		-	-
	Total Assets (1 + 2)	769.37	829.59
B	EQUITY AND LIABILITIES		
1	Equity		
a)	Equity share capital	315.00	315.00
b)	Other equity	(1,490.08)	(1,415.34)
		(1,175.08)	(1,100.34)
2	Current liabilities		
a)	Financial liabilities		
i)	Borrowings	1,528.05	1,344.28
ii)	Trade payables	144.40	262.04
iii)	Other financial liabilities	232.85	255.05
b)	Provisions	-	-
c)	Other current liabilities	39.15	68.56
		1,944.45	1,929.93
	Total equity and liabilities(1 + 2)	769.37	829.59

