

**INDEPENDENT AUDITORS' REPORT
TO THE BOARD OF DIRECTORS OF
ADITYA BIRLA HOUSING FINANCE LIMITED**

1. We have audited the accompanying Statement of Financial Results of **ADITYA BIRLA HOUSING FINANCE LIMITED** (the "Company") for the year ended March 31, 2018 (the "Statement"), being submitted by the Company pursuant to the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. This Statement, which is the responsibility of the Company's Management and approved by the Board of Directors, has been prepared on the basis of the related financial statements which is in accordance with the Accounting Standards prescribed under Section 133 of the Companies Act, 2013, as applicable and other accounting principles generally accepted in India. Our responsibility is to express an opinion on the Statement.
2. We conducted our audit in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India. Those Standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the Statement is free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and the disclosures in the Statement. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the Statement, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the Company's preparation and fair presentation of the Statement in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control. An audit also includes evaluating the appropriateness of the accounting policies used and the reasonableness of the accounting estimates made by the Management, as well as evaluating the overall presentation of the Statement.

We believe that the audit evidence obtained by us is sufficient and appropriate to provide a basis for our audit opinion.

3. In our opinion and to the best of our information and according to the explanations given to us, the Statement:
 - (i) is presented in accordance with the requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015;
 - (ii) has been prepared in accordance with the relevant Prudential norms issued by the National Housing bank in respect of Income recognition, asset classification, provisioning and other related matters; and

- (iii) gives a true and fair view in conformity with the aforesaid Accounting Standards and other accounting principles generally accepted in India of the net profit and other financial information of the Company for the year ended March 31, 2018.

For **DELOITTE HASKINS & SELLS LLP**
Chartered Accountants
(Firm Reg. No. 117366W/W-100018)



Mukesh Jain
Partner
Membership No.108262

Mumbai, May 2, 2018



ADITYA BIRLA HOUSING FINANCE LIMITED

Regd office: Indian Rayon Compound Veraval Gujarat, 362266

CIN: U65922GJ2009PLC083779

website: www.adityabirlahomeloans.com

STATEMENT OF AUDITED FINANCIAL RESULTS FOR THE YEAR ENDED MARCH 31, 2018

Rs. in Lakh

Sr. No.	Particulars	Half Year Ended		Year Ended	Year Ended
		March 31, 2018 (Audited)	March 31, 2017 (Audited)	March 31, 2018 (Audited)	March 31, 2017 (Audited)
	Revenue				
I	Revenue from operations	35,669.74	18,098.75	61,512.21	31,469.76
II	Other income	2.06	-	2.06	-
III	Total revenue (I+II)	35,671.80	18,098.75	61,514.27	31,469.76
	Expenses:				
IV	(a) Employee benefit expenses	5,393.15	2,862.24	9,501.96	5,121.17
	(b) Finance costs	23,046.42	11,917.24	39,829.45	21,121.01
	(c) Depreciation and amortization expense	273.15	168.33	471.22	299.64
	(d) Other expenses	3,976.86	2,107.52	7,050.86	5,125.56
	(e) Provisions and contingencies	1,281.41	789.55	2,288.75	1,352.06
	Total expenses	33,970.99	17,844.88	59,142.24	33,019.44
V	Profit/ (loss) before tax (III-IV)	1,700.81	253.87	2,372.03	(1,549.68)
	Less : Tax expenses				
VI	(a) Current tax	776.85	-	916.45	-
	(b) Deferred tax credit	(258.51)	-	(1,802.40)	-
	Total tax expenses (refer note 3)	518.34	-	(885.95)	-
VII	Profit/ (loss) after tax for the period/ year (V-VI)	1,182.47	253.87	3,257.98	(1,549.68)
VIII	Earnings per equity share				
	Basic and Diluted equity share (Rs.10) (not annualised)	0.30	0.08	0.86	(0.49)



STATEMENT OF ASSETS AND LIABILITIES AS AT MARCH 31, 2018

Rs. in Lakh

Sr. No.	Particulars	As at March 31, 2018 (Audited)	As at March 31, 2017 (Audited)
I	EQUITY AND LIABILITIES		
1	Shareholders' funds		
	(a) Share capital	41,256.97	33,305.00
	(b) Reserves and surplus	33,749.44	3,443.43
	Sub-total - Shareholders Fund	75,006.41	36,748.43
2	Non-current liabilities		
	(a) Long-term borrowings	4,71,766.67	2,41,600.00
	(b) Other long-term liabilities	1,961.79	560.53
	(c) Long-term provisions	4,478.84	2,301.77
	Sub-total - Non Current Liabilities	4,78,207.30	2,44,462.30
3	Current liabilities		
	(a) Short-term borrowings	2,42,561.25	1,32,330.70
	(b) Trade payables		
	i. Micro, small and medium enterprises	-	-
	ii. Others	1,971.69	1,260.96
	(c) Current maturities of long term borrowings	16,333.33	-
	(d) Other current liabilities	9,661.96	3,259.54
	(e) Short-term provisions	459.49	406.01
	Sub-total - Current Liabilities	2,70,987.72	1,37,257.21
	TOTAL- EQUITY & LIABILITIES	8,24,201.43	4,18,467.94

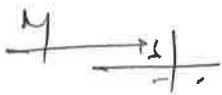
Rs. in Lakh

Sr. No.	Particulars	As at March 31, 2018 (Audited)	As at March 31, 2017 (Audited)
II	ASSETS		
	Non-current assets		
1	Fixed assets		
	i. Tangible assets	1,101.42	818.83
	ii. Intangible assets	302.93	129.29
	iii. Intangible assets under development	89.68	29.66
	(b) Deferred tax assets (net)	1,802.41	-
	(c) Long-term loans and advances	7,73,708.90	3,93,944.87
	Sub-total - Non Current Assets	7,77,005.34	3,94,922.65
2	Current assets		
	(a) Trade receivables	145.99	-
	(b) Cash and cash equivalents	16.43	51.68
	(c) Short-term loans and advances	42,173.58	21,229.54
	(d) Other current assets	4,860.09	2,264.07
	Sub-total - Current Assets	47,196.09	23,545.29
	TOTAL- ASSETS	8,24,201.43	4,18,467.94

Notes:

- The above financial results have been reviewed by the Audit Committee and approved by the Board of Directors at their meeting held on May 2, 2018.
- The Company operates in a single reportable segment that is housing finance which has similar risk and returns for the purpose of AS-17 on 'Segment Reporting' notified under Companies (Accounting Standard) Rules, 2006 (as amended). The Company operates in a single geographical segment i.e. domestic.
- Tax expenses includes credit arised on account of deferred tax on timing differences which was originated in the earlier years and recognised in the current year since it meets the criteria for recognition during the current year.
- Previous year/period figures have been regrouped / rearranged wherever necessary to conform to the current year/period figures.

In terms of our report attached.
For **DELOITTE HASKINS & SELLS LLP**
Chartered Accountants



Mukesh Jain
Partner



Place: Mumbai
Date: May 02, 2018

For and on behalf of the Board of Directors
Aditya Birla Housing Finance Limited


Ajay Srinivasan
Director


Rakesh Singh
Director

Place: Mumbai
Date: May 02, 2018

