



Independent Auditor's Limited Review Report on the Unaudited Financial Results for the quarter ended 30th June, 2025 of the IKF Home Finance Limited Pursuant to the Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

**To
The Board of Directors,
IKF Home Finance Limited**

1. We have reviewed the accompanying statement of Unaudited Financial Results of **IKF Home Finance Limited** (“the Company”) for the quarter ended June 30, 2025 (“the Statement”) being submitted by the company pursuant to requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended (the “Listing Regulations, 2015”).
2. This statement, which is the responsibility of the Company’s Management and approved by the Company’s Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 - "Interim Financial Reporting", prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder, other accounting principles generally accepted in India and in compliance with Regulation 52 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended along with the circulars, guidelines and directions issued by the Reserve Bank of India(RBI)/ National Housing Bank (NHB) to the extent applicable. Our responsibility is to issue a report on these unaudited financial statements based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (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 financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and apply analytical procedures and other review procedures to financial data. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently doesn’t enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.



4. Attention is drawn to the fact that the figures for the three months ended 31st March, 2025 as reported in these financial results are the balancing figures between audited figures in respect of the full previous financial year and the published year to date figures up to the third quarter of the previous financial year. The figures up to the end of the third quarter of previous financial year had only been reviewed and not subjected to audit.
5. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of unaudited financial results prepared in accordance with applicable Indian accounting standards ('Ind AS') and other recognized accounting practices and policies generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 including the manner in which it is to be disclosed, or that it contains any material misstatement.

For **K.S. Rao & Co.**

Chartered Accountants

Firm's Registration Number: 003109S

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(K. Vamsi Krishna)

Partner

(ICAI Membership No: 238809)

UDIN: 25238809BMHZRM8412

Place: Vijayawada

Date: August 4, 2025



IKF Home Finance Limited
CIN No- U65922AP2002PLC039417
Statement of Financial Results for the quarter ended June 30, 2025
Statement of Profit & Loss Account

(Amount in Lakhs unless otherwise stated)

Sr. No.	Particulars	Quarter ended			Year ended
		30-Jun-25	31-Mar-25	30-Jun-24	31-Mar-25
		(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
	Revenue From operations				
	Interest income	4,874.18	4,560.23	3,469.00	15,524.91
	Fees and commission income	464.82	624.65	293.29	1,740.59
	Net gain on derecognition of financial instruments under amortised cost category for assigned loans	597.14	1,570.30	1,037.33	3,058.53
(I)	Total revenue from operations	5,936.15	6,755.18	4,799.62	20,324.03
(II)	Other income	260.82	373.40	218.22	932.53
(III)	Total income (I + II)	6,196.97	7,128.58	5,017.84	21,256.57
	Expenses				
	Finance costs	2,834.91	2,718.31	1,911.62	8,840.32
	Impairment on financial instruments	377.71	250.37	334.42	944.82
	Employee benefits expenses	1,416.39	1,497.90	980.50	4,690.91
	Depreciation, amortization and impairment	56.92	52.96	34.35	179.19
	Others expenses	611.58	722.69	439.49	2,073.27
(IV)	Total expenses	5,297.51	5,242.22	3,700.38	16,728.51
(V)	Profit / (loss) before exceptional items and tax (III - IV)	899.46	1,886.36	1,317.46	4,528.06
(VI)	Exceptional Items	-	-	-	-
(VII)	Profit before tax (V - VI)	899.46	1,886.36	1,317.46	4,528.06
(VIII)	Tax Expense:				
	(1) Current Tax	307.43	389.81	237.40	973.18
	(2) Deferred Tax	-78.28	133.03	95.32	175.64
	(3) Adjustment of tax relating to earlier periods	-	-	-	2.83
	Total Tax Expense (VIII)	229.15	522.84	332.72	1,151.65
(IX)	Net Profit / (loss) for the period (VII-VIII)	670.31	1,363.52	984.74	3,376.41
(X)	Other comprehensive income				
	(A) Items that will not be reclassified to profit or loss (specify items and amounts)				
	(a) Items that will not be reclassified to profit or loss	(2.43)	-2.50	-0.99	9.72
	(b) Income tax relating to items that will not be reclassified to profit or loss	0.61	0.63	0.25	(2.45)
	(B) Items that will be reclassified to profit or loss (specify items and amounts)				
	(a) Items that will be reclassified to profit or loss	(6.69)	-158.29	46.04	(64.97)
	(b) Income tax relating to items that will be reclassified to profit or loss	3.46	40.05	(11.59)	16.57
(XI)	Total comprehensive income for the period (IX + X)	665.27	1,243.41	1,018.46	3,335.28
(XII)	Earnings per share (equity share, par value of Rs.10 each)				
	Basic** (Rs.)	0.97	1.97	1.42	4.88
	Diluted** (Rs.)	0.97	1.97	1.42	4.88
	Reserves excluding Revaluation Reserves as at March 31 2025				17,799.38

** Not Annualized for the Quarterly Figures

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Home Finance

IKF Home Finance Limited

CIN No- U65922AP2002PLC039417

Statement of Financial Results for the quarter ended June 30, 2025

Notes:

- The financial results of the Company have been prepared in accordance with Indian Accounting Standards (Ind AS) as per the Companies (Accounting Standards) Rules, 2015 (as amended from time to time) and notified under Section 133 of the Companies Act, 2013.
- The above unaudited results for the quarter ended June 30, 2025 have been reviewed by the Audit Committee and approved by the Board of Directors at their meetings held on Aug 04, 2025 and subjected to limited review by statutory auditors in accordance with the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.
- The Company is engaged primarily in the business of financing and accordingly there are no separate reportable segments as per IND AS 108 dealing with operating segments.
- On November 12, 2021, Reserve Bank of India issued circular requiring changes to and clarifying certain aspects of income recognition and asset classification norms. The Management has taken necessary steps to comply with norms/changes as and when they became applicable.
- The figures for the quarter ended March 31 2025, are the balancing figures between audited figures in respect of full financial year for 2024-25 and published unaudited year to date figures upto the third quarter ended December 31, 2024
- Disclosure pursuant to RBI Notification – RBI/DOR/2021-22/86 DOR.STR.REC.51/21.04.048/2021-22 dated September 24, 2021

(a) Details of transfer through assignment in respect of loans not in default during the Quarter ended 30 June 2025

Entity/Assignee	Housing Finance Companies
Count of Loan accounts Assigned	212
Amount of Loan accounts Assigned (Rs in Lakhs)	2,328
Retention of beneficial economic interest (MRR) (Rs in Lakhs)	233
Weighted Average Maturity (Residual Maturity) (Months)	141
Weighted Average Holding Period (Months)	10
Coverage of tangible security coverage	100.00%
Rating wise distribution of rated loans	-

(b) Details of acquired through assignment in respect of loans not in default during the Quarter ended 30 June 2025

Entity/Assignee	Housing Finance Companies
Count of Loan accounts Assigned	Nil
Amount of Loan accounts Assigned (Rs in Lakhs)	Nil
Retention of beneficial economic interest (MRR) (Rs in Lakhs)	Nil
Weighted Average Maturity (Residual Maturity) (Months)	Nil
Weighted Average Holding Period (Months)	Nil
Coverage of tangible security coverage	Nil
Rating wise distribution of rated loans	-

(c) The Company has not transferred or acquired any stressed loans during the quarter ended 30 June, 2025.

- Previous year / periods figures have been regrouped / rearranged wherever necessary to conform with current period's classification.

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8 Details of resolution plan implemented under the Resolution Framework for COVID-19 pandemic related stress, as per RBI circular August 6, 2020 (Resolution Framework 1.0) and May 5, 2021 (Resolution Framework 2.0) as at June 30, 2025 are given below:

Type of Borrower	Exposure to accounts classified as Standard consequent to implementation of resolution plan-Position as at the end of the previous year i.e., March 31,2025 (A)	Of (A), aggregate debt that slipped into NPA during the quarter ended i.e., June 30,2025	Of (A) amount written off during the quarter ended i.e., June 30,2025	Of (A) amount paid by the borrowers during the quarter ended i.e., June 30,2025	Exposure to accounts classified as Standard consequent to implementation of resolution plan - Position quarter ended i.e., June 30,2025
Personal Loans	102.35	-	-	0.33	102.02
Corporate Persons					
Of which MSME's					
Others					
Total	102.35	-	-	0.33	102.02

**For and on behalf of the Board of Directors of
IKF Home Finance Limited**

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**V Vasantha Lakshmi
Managing Director**

**Place: Hyderabad
Date: 04-08-2025**



IKF Home Finance Limited
CIN No- U65922AP2002PLC039417

Disclosures in compliance with Regulation 52 (4) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 for quarter ended June 30 2025

Particulars	Quarter ended			Year ended
	30-Jun-25	31-Mar-25	30-Jun-24	31-Mar-25
	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
Debt Equity Ratio	4.49	4.43	3.33	4.43
Debt Service Coverage Ratio *	NA	NA	NA	NA
Interest Service Coverage Ratio *	NA	NA	NA	NA
Outstanding redemption preference shares (quantity and value)	NA	NA	NA	NA
Debenture Redemption Reserve/ Capital redemption reserve	NA	NA	NA	NA
Net worth (in ₹ lakh)	25,329.21	24,651.74	22,333.15	24,651.74
Net profit after tax (in ₹ lakh)	670.31	1,363.52	984.74	3,376.41
Earnings per share (of ₹10/- each)				
- Basic	0.97	1.97	1.42	4.88
- Diluted	0.97	1.97	1.42	4.88
Long term debt to working capital **	NA	NA	NA	NA
Current Ratio **	NA	NA	NA	NA
Bad debts to Account receivable ratio	NA	NA	NA	NA
Current liability ratio **	NA	NA	NA	NA
Total debts to total assets (%)	79.35%	78.96%	74.86%	78.96%
Debtors turnover **	NA	NA	NA	NA
Inventory turnover **	NA	NA	NA	NA
Operating margin (%) **	NA	NA	NA	NA
Net profit margin (%)	10.82%	19.13%	19.62%	15.88%
Sector Specific equivalent ratio				
Provision Coverage Ratio (%)	38.98%	42.02%	28.46%	42.02%
Gross Non- Performing Asset (GNPA) (%)	1.39%	1.23%	1.11%	1.23%
Net Non- Performing Asset (NNPA) (%)	0.85%	0.71%	0.79%	0.71%
CRAR (%)	27.05%	27.79%	33.91%	27.79%

Formulae for computation of ratios are as follows:

1. Debt equity ratio is (Debtsecurities + Borrowings (other than debt securities))/ Networth
2. Networth is equal to Equity share capital + other equity
3. Total debts to total assets (%) = (Debtsecurities + Borrowings (other than debt securities))/ Total assets
4. Net profit margin (%) = (profit for the period) / Total income
5. Provision coverage ratio = ECL on gross stage 3 loans principal outstanding / gross stage 3 loans principal outstanding
6. GNPA (%) = NPA loan principal outstanding / Total loan principal outstanding
7. NNPA (%) = (NPA loan principal outstanding- ECL on NPA loan principal outstanding) / Total loan principal outstanding

* Disclosure is not applicable to Housing Finance Companies registered with NHB/ RBI as per Regulation 52(4) and 54 of the SEBI (Listing Obligations and Disclosure I

** The Company prepares the Financial statements as per Division III to Schedule III of Companies Act, 2013, hence these ratios are not applicable.

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