

October 27, 2025

National Stock Exchange of India Limited The Listing Department Exchange Plaza, 5 th Floor Plot C 1 – G Block Bandra-Kurla Complex, Bandra (E) Mumbai 400 051 Scrip Code: SHRIRAMPPS	BSE Limited Dept of Corporate Services Phiroze Jeejeebhoy Towers Dalal Street, Fort Mumbai 400 001 Scrip Code: 543419
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Dear Sir/Madam,

Sub: Press Release

Pursuant to Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 please find enclosed herewith the press release titled “**Shriram Properties Signs Landmark JDA in Yelahanka, Bengaluru**”.

We request you to take the above information on record.

Thanking you.
Regards

For Shriram Properties Limited

K. Ramaswamy
Company Secretary & Compliance Officer
A28580

Shriram Properties Limited
‘Shriram House’, No. 31, T Chowdaiah Road,
Sadashivanagar, Bengaluru - 560 080

Registered office:
Lakshmi Neela Rite Choice Centre, 1 Floor,
#9, Bazulla Road, T. Nagar, Chennai – 600 017

P: +91-80-40229999 | F: +91-80-41236222 | W: www.shriramproperties.com

CIN No. : L72200TN2000PLC044560

Email: cs.spt@shriramproperties.com



Shriram Properties Signs Landmark JDA in Yelahanka, Bengaluru

Shriram Properties to develop premium row housing project with GDV of ~₹600 crores

BENGALURU, October 27, 2025: Shriram Properties Limited (“SPL”), a leading mid-market and mid-premium focused residential real estate developer, has signed a Joint Development Agreement for a ~7 acres land, which forms part of a larger deal of ~15-acre prime land parcel in North Bengaluru. The Company is set to develop a premium row houses project with an estimated GDV potential of ~₹600 crores.

Strategically positioned in one of North Bengaluru’s most coveted micro-markets, the upcoming project is designed to offer an exclusive row-house living experience that blends modern architecture with sustainable and nature-inspired design principles.

The upcoming development stands as a landmark of modern living seamlessly integrated with nature. Ideally positioned beside the soon-to-be-unveiled Madappanahalli Biodiversity Park—fondly called ‘Mini Lalbagh’ the project enjoys a unique green vantage within Yelahanka, one of North Bengaluru’s most vibrant growth corridors. Spread across 154 acres, Mini Lalbagh is being transformed from eucalyptus plantations into a lush biodiversity hub featuring themed gardens, an aviary, a nature park, and a medicinal plant zone. The new development will overlook this expansive green sanctuary, offering residents an unmatched blend of urban sophistication and ecological tranquility. The development is planned for launch in the next fiscal year and is expected to become a landmark addition to SPL’s growing Bengaluru portfolio.

This new project underscores SPL’s commitment to its asset-light growth strategy, focusing on partnerships and efficient capital deployment in high-potential locations. The project aligns with the company’s broader vision of delivering high-quality, community-centric, and environmentally harmonious living spaces that resonate with evolving urban lifestyles.

Commenting on the development, **Mr. Akshay Murali, Vice President – Business Development at Shriram Properties** said, *“At SPL, we believe great homes should offer both comfort and connection—with people, place, and nature. Our upcoming Yelahanka project embodies this philosophy, combining elegant design, modern amenities, and green surroundings to create a truly enriching living experience for today’s discerning homebuyers. Yelahanka’s strong infrastructure growth and proximity to the upcoming biodiversity park make it an exceptional location for premium row houses. We are confident this development will redefine the residential landscape in North Bengaluru.”*

About Shriram Properties Limited

Shriram Properties Ltd (SPL) is one of India's leading residential real estate developer, focused on the mid-market and mid-premium segments. SPL's key markets include Bangalore, Chennai, Pune and Kolkata. SPL has demonstrated track-record having delivered 48 projects with a saleable area of 28.3 msf, mostly in Bengaluru and Chennai and in recent years at Kolkata. SPL has a strong development pipeline comprising of 39 projects with an aggregate development potential of 36 msf, including 19 msf of ongoing projects, as of September 30, 2025.

For further details, please contact SPL:

Investors/Analysts		Media	
<i>Shrikanth DS</i>	<i>ir.spl@shriramproperties.com</i>	<i>Annet Sumitra Pillai</i>	<i>annet.sp@shriramproperties.com; +91 90080 77723</i>
<i>Rahul Agarwal</i>	<i>rahul.agarwal@sgapl.net</i>	<i>Louis D'Rozario</i>	<i>louis@bosecommunications.in; +91 9880138479</i>