

July 25, 2024

BSE Limited
P J Towers,
Dalal Street, Fort,
Mumbai – 400 001.

National Stock Exchange of India Limited
Exchange Plaza,
Bandra Kurla Complex,
Bandra (E),
Mumbai – 400 051.

Dear Sir/Ma'am,

Sub: Submission of Unaudited Financial Results for the quarter ended June 30, 2024, as per Regulation 51 and 52 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015

Pursuant to Regulation 51 and Regulation 52 read with part B of Schedule III of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ('the Listing Regulations'), this is to inform you that the Board of Directors of the Company at its meeting held on July 25, 2024, has *inter-alia* approved the Unaudited Financial Results of the Company for the quarter ended June 30, 2024;

In this regard, please find enclosed herewith the following:

- i. Unaudited Financial Results of the Company for the quarter ended June 30, 2024 together with the Limited Review Report of the Auditors thereon;
- ii. Information as required pursuant to Regulation 52(4) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015;
- iii. Security Cover Certificate pursuant to Regulation 54 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 in the prescribed format.

The meeting commenced at 12:00 p.m. and concluded at 2: 15 p.m.

Kindly take the above on record.

Thanking you,

Yours faithfully,

For Nido Home Finance Limited
(Formerly known as Edelweiss Housing Finance Limited)

Archana Nadgouda
Company Secretary
Encl: as above



Nido Home Finance Limited (formerly known as Edelweiss Housing Finance Limited)

Corporate Identity Number: U65922MH2008PLC182906

Registered Office: Tower 3, 5th Floor, Wing 'B', Kohinoor City Mall, Kohinoor City, Kirol Road, Kurla (West), Mumbai- 400070. Tel No. +912242722200. Email ID: assistance@nidohomefin.com. Website:

www.nidohomefin.com

Independent Auditor's Limited Review Report on the Unaudited Financial Results of Nido Home Finance Limited for the quarter ended June 30, 2024 pursuant to Regulation 52 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

To
The Board of Directors of
Nido Home Finance Limited (Formerly Known as Edelweiss Housing Finance Limited)

1. We have reviewed the accompanying Statement of unaudited financial results of Nido Home Finance Limited (the "Company") for the quarter ended June 30, 2024 (the "Statement") attached herewith being submitted by the Company pursuant to the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").
2. This Statement is the responsibility of the Company's Management and has been approved by the Company's Board of Directors. This Statement has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 "Interim Financial Reporting" ("Ind AS 34"), prescribed under Section 133 of Companies Act, 2013, as amended, and other accounting principles generally accepted in India and in compliance with the Listing Regulations. Our responsibility is to express a conclusion on the Statement 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 (ICAI). 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 analytical procedures applied to financial data and thus provides less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.
4. 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 accounting standards and other recognized accounting practices and policies 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 or that it has not been prepared in accordance with the relevant prudential norms issued by the Reserve Bank of India in respect of income recognition, asset classification, provisioning and other related matters.



5. The review of Unaudited financial results for the quarter ended June 30, 2023 and quarter ended March 31, 2024 included in the Statement was conducted by predecessor auditors of the Company, who have expressed an unmodified conclusion on those standalone financial results. Accordingly, M/s. MGB & Co. LLP, Chartered Accountants, the current statutory auditors, do not express any conclusion, on these figures/ disclosures reported in the financial results for the quarter ended June 30, 2023 and quarter ended March 31, 2024.

For **MGB & Co LLP**
Chartered Accountants
Firm Registration Number 101169W/W-100035

Diwaker Sudesh Bansal

Diwaker Sudesh Bansal
Partner

Membership Number: 409797

UDIN: **24409797BKMDRM5938**

Date: July 25, 2024

Place: Mumbai



Financial Results for the quarter ended June 30, 2024

Particulars	(₹ in Crores)			
	June 30, 2024 (Unaudited)	Quarter Ended March 31, 2024 (Refer note 3)	June 30, 2023 (Unaudited)	Year Ended March 31, 2024 (Audited)
1 Revenue from operations				
(a) Interest income	108.64	110.25	102.12	414.34
(b) Dividend income	0.24	0.23	0.22	0.89
(c) Fee and commission income	5.57	10.46	3.13	31.85
(d) Net gain on fair value changes	6.03	5.36	2.90	11.71
Total revenue from operations	120.48	126.30	108.37	458.79
2 Other income	2.23	1.99	1.50	6.92
3 Total Income (1+2)	122.71	128.29	109.87	465.71
4 Expenses				
(a) Finance costs	78.64	76.09	74.87	301.15
(b) Employee benefits expense	20.52	18.89	17.89	72.65
(c) Depreciation and amortisation expense	1.80	1.77	1.27	6.26
(d) Impairment on financial instruments	4.19	1.39	(0.89)	2.52
(e) Other expenses	16.31	16.53	12.19	57.07
Total expenses	121.46	114.67	105.33	439.65
5 Profit / (Loss) before tax (3-4)	1.25	13.62	4.54	26.06
6 Tax expense	0.36	3.73	1.08	6.75
Current tax (includes reversal of excess / short provision of earlier years)	1.99	1.75	1.53	6.03
Deferred tax	(1.63)	1.98	(0.45)	0.72
7 Net Profit / (Loss) after tax for the period (5-6)	0.89	9.89	3.46	19.31
8 Other Comprehensive Income	-	(0.06)	-	(0.06)
9 Total Comprehensive Income (7+8)	0.89	9.83	3.46	19.25
10 Earnings Per Share (₹) (Face Value of ₹ 10/-)				
- Basic	0.13	1.43	0.50	2.78
- Diluted	0.13	1.43	0.50	2.78

* Not annualised for the quarters ended

Notes:

- Nido Home Finance Limited (Formerly known as Edelweiss Housing Finance Limited) (the 'Company'/ 'Nido') has prepared unaudited financial results (the 'Statement') for the quarter ended on June 30, 2024 in accordance with the recognition and measurement principles prescribed under section 133 of the Companies Act, 2013 read with the (Indian Accounting Standard) Rule 2015 and other accounting principles generally accepted in India and in compliance with Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (the 'Listing Regulations, 2015'), as amended from time to time, as applicable.
- The above financial results of the Company are reviewed and recommended by the Audit Committee and have been approved by the Board of Directors of the Company at their respective meetings held on July 25, 2024. The statutory auditors have conducted limited review and issued an unmodified report on the financial results for the quarter ended June 30, 2024.
- The results for the quarter ended March 31, 2024 represent the balancing figures between audited figures in respect of full financial year ended March 31, 2024 and year to date figures for the nine months ended December 31, 2023 which were subjected to a limited review by the then statutory auditor of the Company.
- Micro, Small and Medium Enterprises (MSME) sector - Restructuring of advances as at June 30, 2024
The Company has restructured the accounts as per RBI circulars DBR.No.BP.BC.100/21.04.048/2017-18 dated February 7, 2018, DBR.No.BP.BC.108/21.04.048/2017-18 dated June 6, 2018, circular DBR.No.BP.BC.18/21.04.048/2018-19 dated January 1, 2019, circular DOR.No.BP.BC.34/21.04.048/2019-20 dated February 11, 2020 and DOR.No.BP.BC/4/21.04.048/2020-21 dated August 6, 2020.

Type of borrower	(₹ in Crores)	
	No. of accounts restructured*	Amount
MSME	21	8.82

* Excludes accounts closed / written off during the period

5. Disclosures pursuant to RBI Notification - RBI/DOR/2021-22/86 DOR.STR.REC.51/21.04.048/2021-22 dated 24 September 2021, updated on 5th December 2022.
(a) The Company has transfer through assignment in respect of loans not in default during the quarter ended June 30, 2024.

Particulars	Quarter Ended June 30, 2024
Count of Loan accounts Assigned	1
Amount of Loan account Assigned (₹ in Crores)	42.00
Retention of beneficial economic interest (MRR) (%)	0%
Weighted Average Maturity (Residual Maturity) (in years)	3.50
Weighted Average Holding Period (in years)	0.79
Coverage of tangible security	100%
Rating-wise distribution or rated loans	Unrated

- (b) Details of transfer through PTC in respect loans not in defaults for the quarter ended June 30, 2024.

Particulars	Quarter Ended June 30, 2024
Count or Loan accounts Assigned	415
Amount of Loan account Assigned (₹ in Crores)	103.41
Retention of beneficial economic interest (MRR) (%)	10%
Weighted Average Maturity (Residual Maturity) (in years)	15.93
Weighted Average Holding Period (in years)	1.75
Coverage of tangible security coverage	100%
Rating-wise distribution of rated loans	AAA(SO), A(SO)

- (c) Details of transfer through Co-lending in respect of loans not in default for the quarter ended June 30, 2024.

Particulars	Quarter Ended June 30, 2024
Count or Loan accounts Assigned	19
Amount of Loan account Assigned (₹ in Crores)	13.47
Retention of beneficial economic interest (MRR) (%)	20%
Weighted Average Maturity (Residual Maturity) (in years)	14.60
Weighted Average Holding Period (in years)	0.32
Coverage of tangible security coverage	100%
Rating-wise distribution of rated loans	Unrated

6. The Code on Social Security, 2020 ('Code') relating to employee benefits during employment and post-employment benefits received Presidential assent in September 2020. The Code has been published in the Gazette of India. However, the date on which the code will come into effect has not been notified. The Company will assess the impact of the Code when it comes into effect and will record any related impact in the period the Code becomes effective.
7. The secured non-convertible debentures issued by the Company are fully secured by first pari passu charge by mortgage of the Company's immovable property and/or by hypothecation of book debts/ loan receivables and other assets to the extent as stated in the information memorandum. Further, the Company has maintained asset cover as stated in the information memorandum which is sufficient to discharge the principal amount and other dues at all times for the non-convertible debt securities issued by the Company.
8. Figures for the previous period/ year have been regrouped/ reclassified wherever necessary to conform to current period presentation.
9. Disclosure in compliance with Regulation 52(4) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 for the quarter ended June 30, 2024 is attached as Annexure-A.

On behalf of the Board of Directors

RAJAT RAVI
RAJAT RAVI
DIN: 07969623
AVASTHI

Rajat Avasthi

Mumbai
July 25, 2024

MD & CEO
DIN: 07969623

Nido Home Finance Limited (Formerly known as Edelweiss Housing Finance Limited)

Annexure – A

Disclosure in compliance with regulation 52(4) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended, for the quarter / year June 30, 2024

Sr. No.	Particulars	Period Ended	Year Ended March
		June 30, 2024 (Un-Audited)	31, 2024 (Audited)
1	Debt-equity Ratio ^(refer note 1)	3.66	3.52
2	Outstanding redeemable preference shares (quantity and value)	Nil	Nil
3	Debenture redemption reserve (₹ in Crores)	25.63	25.63
4	Net worth ^(refer note 2) (₹ in Crores)	810.66	814.79
5	Net profit after tax (₹ in Crores)	0.89	19.31
6	Earnings per share (not annualised)		
6.a	Basic (₹)	0.13	2.78
6.b	Diluted (₹)	0.13	2.78
7	Total debts to total assets ^(refer note 3)	0.77	0.76
8	Net profit margin (%) ^(refer note 4)	0.74%	4.21%
9	Sector specific equivalent ratios as applicable		
	(a) Capital to risk-weighted assets ratio (CRAR) (%)	35.99%	39.05%
	(b) Tier I CRAR (%)	35.99%	39.05%
	(c) Tier II CRAR (%)	0.00%	0.00%
	(d) Stage 3 ratio (gross) (%) ^(refer note 5)	2.09%	1.69%
	(e) Stage 3 ratio (net) (%) ^(refer note 6)	1.48%	1.19%

The Company, being a Housing Finance Company ('HFC'), disclosure of Current ratio, Long term debt to working capital, Bad debts to Account receivable ratio, Current liability ratio, Debtors turnover, Inventory turnover, Operating margin ratio, Debt service coverage ratio and Interest service coverage ratio are not applicable.

Notes:-

- 1 Debt-equity Ratio = Total Debt (Debt Securities + Borrowings (other than debt securities) + Subordinated Liabilities + Securitisation Liability) / Net worth
- 2 Net worth = Share capital + Share application money pending allotment + Reserves & Surplus – Deferred Tax Assets
- 3 Total debts to total assets = Total Debt (Debt Securities + Borrowings (other than debt securities) + Subordinated Liabilities + Securitisation Liability) / Total assets
- 4 Net profit margin (%) = Net profit after tax / Revenue from Operations
- 5 Stage 3 ratio (gross) = Gross Stage 3 loans / Gross Loans
- 6 Stage 3 ratio (net) = (Gross stage 3 loans - Impairment loss allowance for Stage 3) / Gross Loans

Report on Security Cover as at June 30, 2024 and compliance with financial covenants for the period from April 1, 2024 to June 30, 2024 under Regulation 54 read with Regulation 56(1)(d) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

**The Board of Directors,
Nido Home Finance Limited (Formerly known as Edelweiss Housing Finance Limited)**
5th Floor, Tower 3, Wing B, Kohinoor
City Mall, Kohinoor City, Kiroli Road,
Kurla(W), Mumbai 400070.

Dear Sirs,

We, MGB & Co. LLP, Chartered Accountants, the Statutory Auditors of Nido Home Finance Limited (Formerly known as Edelweiss Housing Finance Limited) ("the Company") have been requested by the Company to examine the accompanying Statement showing 'Security Cover' as per the terms of offer document/ information memorandum and/ or debenture trust deed, 'book value of assets' for the listed secured non-convertible debt securities as at June 30, 2024 (the "Statement") and 'Compliance with Financial Covenants' for listed non-convertible debt securities for the period from April 1, 2024 to June 30, 2024 which has been prepared by the Company from the reviewed financial results and other relevant records and documents maintained by the Company as at and for the quarter ended June 30, 2024 pursuant to the requirements of the Regulation 56(1)(d) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended and SEBI Circular SEBI/HO/MIRSD/MIRSD_CRADT/CIR/P/ 2022/67 dated May 19, 2022 (together referred as the "SEBI Regulations"), and has been initialed by us for identification purpose only. This Report is required by the Company for the purpose of submission to the Stock Exchanges and Debenture Trustees (IDBI Trusteeship Services Limited and Beacon Trusteeship Limited) to ensure compliance with the SEBI Regulations in respect of its listed non-convertible debt securities as at June 30, 2024 (" Debentures").

Management's Responsibility

- 1) The preparation of the Statement is the responsibility of the Management of the Company including the preparation and maintenance of all accounting and other relevant supporting records and documents. This responsibility includes the design, implementation and maintenance of 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.
- 2) The Management of the Company is also responsible for ensuring that the Company complies with all financial covenants for the listed NCD and also with all the relevant requirements of the SEBI Regulations, the circulars, Companies Act, 2013 and other applicable laws and regulations, as applicable and for providing all relevant information to the Stock Exchange and to the Debenture Trustees and for complying with all the covenants as prescribed in the Debenture Trust Deeds/Information Memorandum/Prospectus entered into between the Company and the Debenture Trustee (hereinafter referred to collectively as "Information Memorandum").



- 3) The Management is also responsible to ensure that Assets Cover Ratio as on June 30, 2024 is in compliance with SEBI circular no. SEBI/HO/MIRSD/MIRSD_CRADT/CIR/P/2022/67 dated May 19, 2022 with the minimum asset cover requirement as per the SEBI Regulations as given in Annexure I attached to this certificate.

Auditor's Responsibility

- 1) It is our responsibility to provide a limited assurance as to whether;
 - a. The particulars contained in the aforesaid Statement with the respect to the book value of asset charged against debt issued by the Company in agreement with reviewed financial results as at June 30,2024 and other relevant records and documents maintained by the Company; and
 - b. The Company has complied with financial covenants in respect of listed non-convertible debtsecurities of the Company as mentioned in the Offer Document/ Information Memorandum/ Prospectus/ Debenture Trust deeds (together referred to as 'Information Memorandum').
- 2) We have carried out limited review of the unaudited financial results for the quarter ended June 30, 2024, prepared by the Company pursuant to the requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements), Regulation 2015, as amended and issued an unmodified conclusion vide our report dated July 25, 2024. 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.
- 3) We conducted our examination, of the Statement in accordance with the Guidance Note on Reports or Certificates for Special Purposes issued by the ICAI. The Guidance Note requires that we comply with the ethical requirements of the Code of Ethics issued by the ICAI.
- 4) We have complied with the relevant applicable requirements of the Standard on Quality Control (SQC) 1 Quality Control for Firms that Perform Audits and Reviews of Historical Financial Information, and Other Assurance and Related Services Engagements.
- 5) Our scope of work did not involve us performing audit tests for the purposes of expressing an opinion on the fairness or accuracy of any of the financial information or the financial results of the Company taken as a whole. We have not performed an audit, the objective of which would be the expression of an opinion the financial results, specified elements, accounts or items thereof, for the purpose of this report. Accordingly, we do not express such opinion.
- 6) A limited assurance engagement includes performing procedures to obtain sufficient appropriate evidence on the applicable criteria, mentioned in paragraph 4 above. The procedures performed vary in nature and timing from and are less in extent than for, a reasonable assurance engagement. Consequently, the level of assurance obtained is substantially lower than the assurance that would have been obtained had a reasonable assurance engagement been performed. Accordingly, we have performed the following procedures in relation to the Statement:

- a) Obtained and read on a test check basis, the Debenture Trust Deeds and the Information Memorandum/ Prospectus in respect of the secured Debentures and noted the Particulars of security cover and the security cover percentage required to be maintained by the Company in respect of such Debentures indicated in the Statement.
- b) Traced and agreed the principal amount of the Debentures outstanding as at June 30, 2024 to with records of the company as provided to us for the purpose of this certificate and the books of account maintained by the Company as at and for the quarter ended June 30, 2024.
- c) Traced the book value of assets indicated in the Statement and other relevant records maintained by the company as at and for the quarter ended June 30, 2024.
- d) Obtained the list of the security created in the register of charges maintained by the Company and 'Form No. CHG-9' filed with Ministry of Corporate Affairs. Traced the value of charge created against assets to the security cover indicated in the Statement on a test check basis.
- e) Obtained the list and the book value of assets placed under lien or encumbrance for the purpose of obtaining any other loan and determined that such assets are not included in the calculation of security cover in respect of the Debentures.
- f) Compared the financial covenants computed by the management as at June 30, 2024 with the requirements stipulated in the Information Memorandum to verify whether such covenants are in compliance with the requirements of the Information Memorandum.
- g) Obtained the statement showing the amounts due, due date and actual date of repayment of principal on redemption of listed non-convertible debt securities and payment of interest due on debenture by the Company for the period April 1, 2024 till the June 30, 2024.
- h) Obtained the bank statements and traced the date of repayment of principal and interest due on sample basis during the period April 1, 2024 till the June 30, 2024.
- i) Examined and verified the arithmetical accuracy of the computation of security cover indicated in the Statement.
- j) Performed necessary inquiries with the Management and obtained necessary representations.

Conclusion

- Based on the procedures performed by us, as referred to in paragraph 9 above and according to the information and explanations received and Management representations obtained, nothing has come to our attention that causes us to believe that:
 - The Company has not maintained asset cover as per the terms of the Information Memorandum;
 - Book value of assets as included in the Statement are not in agreement with the books of account of the Company as at June 30, 2024; and



- The Company is not in compliance with the financial covenants as mentioned in the Information Memorandum as at June 30, 2024.

Restriction on Use

- The Report has been issued at the request of the Company, solely in connection with the purpose mentioned in paragraph 1 above and to be submitted with the accompanying Statement to the Stock Exchanges and Debenture Trustees (IDBI Trusteeship Services Limited and Beacon Trusteeship Limited) and is not to be used or referred to for any other reason. Accordingly, we do not accept or assume any liability or any duty of care for any other purpose or to any other person to whom this report is shown or into whose hands it may come. we have no responsibility to update this certificate for events and circumstances occurring after the date of this report.

For **MGB & Co LLP**
Chartered Accountants
Firm Registration Number 101169W/W-100035

gs Bansal

Diwaker Sudesh Bansal

Partner

Membership Number: 409797

UDIN: *24409797 BKMDRN 3740*



Place: Mumbai

Date: July 25, 2024

Column A	Column B	Column C	Column D	Column E	Column F	Column G	Column H	Column I	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	PariPassu Charge	PariPassu Charge	PariPassu Charge	Assets not offered as Security	Elimination (amount in negative)	(Total C to H)	Related to only those items covered by this certificate					Total Value (=K+L+M+N)
		Debt for which this certificate is being issued	Other Secured Debt	Debt for which this certificate is 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)	Market Value for Assets charged on Exclusive basis	Carrying /book value for exclusive charge assets where market value is not ascertainable or applicable (For Eg. Bank Balances, DSRs market value is not applicable)		Market Value for Pari passu charge Assets	Carrying value/book value for pari passu charge assets where market value is not ascertainable or applicable (For Eg. Bank Balance, DSRs market value is not applicable)	Relating to Column F			
		Book Value	Book Value	Yes/No	Book Value	Book Value									
ASSETS															
Property, Plant and Equipment	Land	-	-	-	0.12	-	1.26	-	1.38	-	-	-	-	0.12	0.12
Capital Work-in Progress		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Right of Use Assets		-	-	-	-	-	23.37	-	23.37	-	-	-	-	-	-
Goodwill		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Intangible Assets		-	-	-	-	-	5.45	-	5.45	-	-	-	-	-	-
Intangible Assets under Development		-	-	-	-	-	0.68	-	0.68	-	-	-	-	-	-
Investments	Pass Through Certificates/Mutual Funds	-	-	-	32.50	17.28	156.16	-	206.95	-	-	-	-	32.50	32.50
Loans	Loans (Gross)	-	-	-	1,822.53	1,315.89	88.01	-	3,226.45	-	-	-	-	983.84	983.84
Inventories		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Trade Receivables		-	-	-	7.70	-	-	-	7.70	-	-	-	-	-	-
Cash and Cash Equivalents		-	-	-	122.20	-	-	-	122.20	-	-	-	-	-	-
Bank Balances other than Cash and Cash Equivalents		-	-	-	29.50	128.24	4.01	-	161.75	-	-	-	-	-	-
Others	Other Financial & Non Financial Assets and Investment Property	-	-	-	12.61	113.57	31.63	-	157.80	-	-	-	-	12.61	12.61
Total		-	-	-	2,027.18	1,574.98	310.57	-	3,912.73	-	-	-	-	1,029.07	1,029.07
LIABILITIES															
Debt securities to which this certificate pertains (refer Note 1 and 2)		-	-	Yes	994.13	-	-	-	994.13	-	-	-	-	994.13	994.13
Other debt sharing pari-passu charge with above debt (Refer Note 3)		-	-	No	813.15	-	-	-	813.15	-	-	-	-	-	-
Other Debt		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Subordinated debt		-	-	-	-	-	52.28	-	52.28	-	-	-	-	-	-
Borrowings		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Bank		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Debt Securities		-	-	-	-	-	-	-	-	-	-	-	-	-	-
Others	Securitisation Liability and Others	-	-	-	-	1,231.24	19.25	-	1,250.48	-	-	-	-	-	-
Trade payables		-	-	-	-	-	12.79	-	12.79	-	-	-	-	-	-
Lease Liabilities		-	-	-	-	-	26.08	-	26.08	-	-	-	-	-	-
Provisions		-	-	-	-	-	4.59	-	4.59	-	-	-	-	-	-
Others	Other Non Financial Liabilities	-	-	-	-	-	10.76	-	10.76	-	-	-	-	-	-
Total		-	-	-	1,807.38	1,231.24	125.74	-	3,164.25	-	-	-	-	994.13	994.13
Cover on Book Value															
Cover on Market Value							1.19							1.04	
		Exclusive Security Cover Ratio					Pari-Passu Security Cover Ratio							Pari-Passu Security Cover Ratio	

Notes:

- Includes secured Non Convertible Debentures (NCDs) of Rs. 81.99 crores of face value which are held in treasury by the Company and accordingly the asset cover is computed on a gross basis.
- Indian Accounting Standards (Ind AS) adjustment for effective Interest rate on secured Debt Securities of Rs 15.70 crores is excluded from assets cover computation being an accounting adjustment and accordingly the asset cover is computed on a gross basis.
- Indian Accounting Standards (Ind AS) adjustment for effective Interest rate on Borrowings Other than Debt Securities Rs 11.15 Crores is excluded from assets cover computation being an accounting adjustment and accordingly the asset cover is computed on a gross basis.
- The company has complied with all covenants of the Offer Document/Information Memorandum in respect of listed non convertible debentures.

Comparison with previous quarter

Particulars	Security Cover of current Quarter - March 2024	Security Cover of current Quarter - June 2024	Is there any reduction in the computed value of security cover in comparison to the previous quarter or previously calculated security cover (Yes/No)	If Yes, please state the reason for such variation
Pari passu Cover on Total Borrowings of the Company - Security Cover	1.19	1.19	Yes	NA
Pari Passu Security Cover Debt for which this certificate being issued	1.04	1.04	No	NA



Nido Home Finance Limited (Formerly Known as Edelweiss Housing Finance Limited)
Statement of Asset Cover as at March 31, 2024

Table I(b)

Amount in INR Crores

S.No.	ISIN	Facility	Trustee Name	Type of charge	As on June 30, 2024 (Principal Amount)	Cover Required	Assets Required
1	INE530L07210	Public Issue - NCDs- Old NC	IDBI Trusteeship Limited	Paripassu	24.84	1	24.84
2	INE530L07228	Public Issue - NCDs- Old NC	IDBI Trusteeship Limited	Paripassu	349.20	1	349.20
3	INE530L07236	Public Issue - NCDs- Old NC	IDBI Trusteeship Limited	Paripassu	5.98	1	5.98
4	INE530L07442	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	42.99	1	42.99
5	INE530L07459	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	44.56	1	44.56
6	INE530L07467	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	16.06	1	16.06
7	INE530L07475	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	53.88	1	53.88
8	INE530L07483	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	31.97	1	31.97
9	INE530L07491	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	9.77	1	9.77
10	INE530L07509	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	17.19	1	17.19
11	INE530L07517	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	7.85	1	7.85
12	INE530L07590	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	21.02	1	21.02
13	INE530L07574	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	2.02	1	2.02
14	INE530L07566	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	19.43	1	19.43
15	INE530L07608	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	10.25	1	10.25
16	INE530L07558	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	1.72	1	1.72
17	INE530L07616	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	5.00	1	5.00
18	INE530L07624	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	15.88	1	15.88
19	INE530L07533	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	0.77	1	0.77
20	INE530L07582	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	2.51	1	2.51
21	INE530L07541	Public Issue - NCDs-Project	Beacon Trusteeship Limited	Paripassu	6.27	1	6.27
22	INE530L07707	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	16.20	1	16.20
23	INE530L07657	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	2.90	1	2.90
24	INE530L07731	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	9.50	1	9.50
25	INE530L07715	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	9.14	1	9.14
26	INE530L07699	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	4.14	1	4.14
27	INE530L07665	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	12.51	1	12.51
28	INE530L07640	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	12.57	1	12.57
29	INE530L07723	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	2.44	1	2.44
30	INE530L07673	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	6.75	1	6.75
31	INE530L07681	Public Issue - NCDs- Project	Beacon Trusteeship Limited	Paripassu	4.21	1	4.21
32	INE530L07350	Private placement - NCDs	IDBI Trusteeship Limited	Paripassu	150.00	1.25	187.50
33	INE530L07160	Private placement - NCDs	IDBI Trusteeship Limited	Paripassu	25.00	1	25.00
Total A					944.53		982.03



Kiran Agarwal
Todi

Kiran Agarwal Todi
Chief Financial Officer