

May 05, 2025

BSE Limited

The Corporate Relations Department,
25th Floor, P J Towers, Dalal Street
Fort, Mumbai – 400 001

SCRIP CODE: 543261

SCRIP ID: BIRET

National Stock Exchange of India Limited

The Corporate Relations Department
Exchange Plaza, 5th Floor,
Plot no. C/1, G Block
Bandra-Kurla Complex, Bandra(E),
Mumbai – 400 051

SYMBOL: BIRET

Sub: Quarterly statement of deviation(s) or variation(s) in use of proceeds of Institutional Placement.

Dear Sir/Ma'am,

Pursuant to paragraph 4.17 of Circular No. SEBI/HO/DDHS-PoD-2/P/CIR/2024/43 dated May 15, 2024 (the "**REIT Master Circular**") issued by the Securities and Exchange Board of India ("**SEBI**"), please note that the proceeds of the institutional placement of units of Brookfield India Real Estate Trust ("**Brookfield India REIT**") have been utilized in line with the use of proceeds stated in the placement document dated December 12, 2024.

In this regard, the statement of deviations/variations in use of proceeds of institutional placement, till quarter ended March 31, 2025, is enclosed as **Annexure I**

Thanking You.

Yours Faithfully,

**For Brookprop Management Services Private Limited
(as manager of Brookfield India Real Estate Trust)**

Saurabh Jain

Company Secretary & Compliance Officer

Cc: Axis Trustee Services Limited

Axis House, P B Marg, Worli,

Mumbai, Maharashtra, India, 400025

STATEMENT OF DEVIATION/VARIATION IN UTILISATION OF FUNDS RAISED

Name of listed entity	Brookfield India Real Estate Trust (Brookfield India REIT)					
Mode of Fund Raising	Institutional Placement of Units of Brookfield India REIT - 2024					
Date of Raising Funds	Institutional Placement – December 12, 2024 (Date of Allotment)					
Amount Raised	Institutional Placement - ₹ 35,000 million					
Report filed for Quarter ended	March 31, 2025					
Monitoring Agency	Not Applicable					
Monitoring Agency Name, if applicable	Not Applicable					
Is there a Deviation / Variation in use of funds raised	No					
If yes, whether the same is pursuant to change in terms of a contract or objects, which was approved by the Unitholders	Not Applicable					
If Yes, Date of Unitholders Approval	Not Applicable					
Explanation for the Deviation / Variation	Not Applicable					
Comments of the Audit Committee after review	None					
Comments of the auditors, if any	Not Applicable					
Set forth below are objects for which funds have been raised in the Institutional Placement of units of Brookfield India REIT and details of deviation, if any, in the following table:						
Original Object	Modified Object, if any	Original Allocation (Rs./Mn)	Modified Allocation, if any	Funds Utilised till March 31, 2025 (Rs./Mn)	Amount of Deviation /Variation for Quarter according to applicable object	Remarks if any
1. Partial or full pre-prepayment or scheduled repayment of certain debt facilities availed by the REIT and Asset SPVs from banks/financial institutions	NA	32,000.0		31,991.06	NIL	

BROOKPROP MANAGEMENT SERVICES PRIVATE LIMITED (As Manager of Brookfield India Real Estate Trust)

Registered Office of Manager: Godrej BKC, Office No.2, 4th Floor, Plot C-68, 3rd Avenue, G-Block, Bandra Kurla Complex, Mumbai – 400051

Correspondence Address: 1st Floor, Asset No. 8, Unit No. 101, Worldmark-2, Hospitality District Aerocity, IGI Airport, New Delhi 110037

T: +91 11 4929 5555; 022-45832450 E: reit.compliance@brookfield.com; reit.manager@brookfield.com

 Website of Brookfield India Real Estate Trust: <https://www.brookfieldindiareit.in/> CIN: U74999MH2018FTC306865

Brookfield

India Real Estate Trust

2. General Purpose	NA	2300		1,851.88	-	Refer Note 1
3. Issue related expenses	NA	700		657.26	-	

Note:

1. As disclosed in the Placement Document dated December 12, 2024, the manager of Brookfield India REIT will have flexibility in utilizing the balance net proceeds and unutilized Issue proceeds, if any, for general purposes including in relation to the operation, meeting exigencies and expenses incurred by the Brookfield REIT or any of its Portfolio Companies, towards funding growth opportunities and strategic initiatives and acquisitions, shareholders and external loans, funding equity contribution towards our assets, working capital requirements, meeting day to day expenses, meeting expenses in the ordinary course of business, strengthening of our marketing capabilities, as may be applicable.

For **Brookprop Management Services Private Limited**
(as manager of Brookfield India Real Estate Trust)

Saurabh Jain

Company Secretary & Compliance Officer

Cc: Axis Trustee Services Limited

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