

October 15, 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: Disclosure of unitholding pattern for the quarter ended September 30, 2025**

Dear Sir/Ma'am,

Pursuant to the provisions of clause 4.13.1 of the circular issued by Securities and Exchange Board of India ("SEBI") vide Circular No. SEBI/HO/DDHS-PoD-2/P/CIR/2025/99 dated July 11, 2025 (the "REIT Master Circular"), for continuous disclosures and compliances by REITs, please find enclosed herewith unitholding pattern of Brookfield India Real Estate Trust for the quarter ended September 30, 2025.

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

BROOKFIELD INDIA REAL ESTATE TRUST - UNITHOLDING PATTERN REPORT AS ON SEPTEMBER 30, 2025							
Category	Category of Unit holder	No. of Units Held	As a % of Total Outstanding Units [@]	No. of units		Number of units pledged or otherwise encumbered	
				No. of units mandatory held	As a % of total units held*	No. of units mandatory held	As a % of total units held*
(A)	Sponsor(s) / Investment Manager / Project Manager(s) and their associates/related parties						
(1)	Indian						
(a)	Individuals / HUF	-	-	-	-	-	-
(b)	Central/State Govt.	-	-	-	-	-	-
(c)	Financial Institutions/Banks	-	-	-	-	-	-
(d)	Any Other	-	-	-	-	-	-
	Trust	-	-	-	-	-	-
	Bodies Corporates	-	-	-	-	-	-
	Sub-Total (A) (1)	-	-	-	-	-	-
(2)	Foreign						
(a)	Individuals (Non-Resident Indians / Foreign Individuals)	-	-	-	-	-	-
(b)	Foreign government	-	-	-	-	-	-
(c)	Institutions	-	-	-	-	-	-
(d)	Foreign Portfolio Investors	3,387,637	0.53	2,303,200	67.99	-	-
(e)	Any Other (Bodies Corporates)	157,392,580	24.59	12,696,800	8.07	144,695,780	91.93
	Sub-Total (A) (2)	160,780,217	25.12	15,000,000	9.33	144,695,780	90.00
	Total unit holding of Sponsor & Sponsor Group (A) = (A)(1)+(A)(2)	160,780,217	25.12	15,000,000	9.33	144,695,780	90.00
(B)	Public Holding						
(1)	Institutions						
(a)	Mutual Funds	105,882,946	16.54				
(b)	Financial Institutions/Banks	10,086,744	1.58				
(c)	Central/State Govt.	-	-				
(d)	Venture Capital Funds	-	-				
(e)	Insurance Companies	72,873,819	11.39				
(f)	Provident/pension funds	1,652,889	0.26				
(g)	Foreign Portfolio Investors	73,726,187	11.52				
(h)	Foreign Venture Capital investors	-	-				
(i)	Any Other (specify)	-	-				
	Foreign Company	30,474,452	4.76				
	Alternative Investment Fund	18,626,286	2.91				

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

#	Systemically Important NBFCs	-	-				
	Sub-Total (B) (1)	313,323,323	48.96				
(2)	Non-Institutions						
(a)	Central Government/State Governments(s)/President of India						
(b)	Individuals	53,312,203	8.33				
(c)	NBFCs registered with RBI	1,838,200	0.29				
(d)	Any Other (specify)	-	-				
	Trusts	10,000	0.00				
	Hindu Undivided Family	1,392,624	0.22				
	Non-Resident Indians (Repat)	1,260,255	0.20				
	Non-Resident Indians (Non Repat)	1,335,055	0.21				
	Clearing Members	34,045	0.01				
	Bodies Corporates	105,115,025	16.42				
	Body Corporate - Ltd Liability Partnership	1,609,433	0.25				
	Foreign Portfolio Investor (Individual)	133	0.00				
	Sub- Total (B) (2)	165,906,973	25.92				
	Total Public Unit holding (B) = (B)(1)+(B)(2)	479,230,296	74.88				
	Total Units Outstanding (C) = (A) + (B)	640,010,513	100.00				

#The depository data/benpos does not provide classification of systemically important NBFC i.e NBFC-ML and NBFC-UL/ non systemically important NBFCs i.e. NBFC-BL. Since systemically important NBFCs i.e. NBFC-ML and NBFC-UL fall within the definition of institutional investors, based on publicly available information on the Reserve Bank of India website, As on September 30, 2025, there are no NBFC-ML and NBFC-UL as unitholders and the NBFC are categorized as Non-Institutions, based on the data received from Registrar & Transfer Agent. @The percentage unitholding is rounded off to the nearest multiple.

*The percentage of no. of units mandatory held/ pledged to total units held as provided above, is calculated on the basis of the total no. of units held in the corresponding category in alignment with the disclosures made with National Stock Exchange of India Limited (NSE) and BSE Limited (BSE) in XBRL.

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