

Date: 30th May, 2023.

To,
The Manager,
Listing Department,
The National Stock Exchange of India Limited,
Exchange Plaza, C/1, Block-G,
Bandra-Kurla Complex,
Bandra (E), Mumbai - 400 051

Company's Scrip Code: UNIVASTU

Sub.: Related Party Disclosure under regulation 23(9) of SEBI (LODR), Regulations, 2015

Dear Sir/Madam,

Pursuant to Regulation 23(9) of Securities Exchange Board of India (Listing Obligation Disclosure Requirement Regulations) 2015, we are enclosing herewith the disclosure of Related Party Transactions for the half year ended 31st March, 2023.

Request you to take the same on records.

Thanking you,

Yours faithfully,
For, **UNIVASTU INDIA LTD**

SAKSHI
TIWARI

Digitally signed by SAKSHI
TIWARI
Date: 2023.05.30 17:41:23
+05'30'

Sakshi Tiwari
Company Secretary and Compliance Officer
Membership No: ACS67056.

▼ CIN: L45200PN2009PLC133864
An ISO 9001:2015, 14001:2015,
OHSAS 18001:2007 Certified Company

✉ Registered Office :
UNIVASTU, Bunglow No : 36/B, Madhav Baug,
Shivirth Nagar, Kothrud, Paud Road,
Pune - 411 038 MH.INDIA
GSTN No - 27AABCU0775C1ZJ

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| Sr. No | Details of the party entering into the transaction | | Details of the counterparty | | | Type of related party transaction | Value of the related party transaction as approved by the audit committee | Value of transaction during reporting period | Money due as a result of transaction | | financial indebtedness is incurred to make or give loans, inter-corporate . | | | Details of the loans, inter-corporate deposits, advances or investments | | | |
|--------|--|-----|---|-----|--|-------------------------------------|---|--|--------------------------------------|----------------------------|---|------|--------|---|-------------------|--------|-------------------|
| | Name | PAN | Name | PAN | Relationship with listed entity | | | | Opening Balance 01.10.2022 | Closing Balance 31.03.2023 | Nature of indebtedness (loan/ issuance of debt/ any other etc.) | Cost | Tenure | Nature (loan/ advance/inter-corporate deposit/investment) | Interest Rate (%) | Tenure | Secured/unsecured |
| 1 | Univastu India Ltd | | Pradeep Khandagale | | Managing Director | Remuneration | | 2,100,000 | | | | | | | | | |
| 2 | Univastu India Ltd | | Narendra Bhagatkar | | Executive Director | Remuneration | | 1,322,600 | | | | | | | | | |
| 3 | Univastu India Ltd | | Key managerial Personnel | | Key managerial Personnel | Remuneration | | 1,053,575 | | | | | | | | | |
| 4 | Univastu India Ltd | | Key managerial Personnel | | Key managerial Personnel | Remuneration | | 131,366 | | | | | | | | | |
| 5 | Univastu India Ltd | | Rajashri Khandagale | | Non-Executive Director | Sitting Fees | | 40,000 | | | | | | | | | |
| 6 | Univastu India Ltd | | Unique Vastu Nirman & Projects Pvt. Ltd. | | Associate | Unsecured Loan Given | | 2,700 | 3,636,150 | 3,638,850 | | | | | | | |
| 7 | Univastu India Ltd | | Unicon Vastu Nirman India Pvt. Ltd. | | Associate | Unsecured Loan Given | | 399,433 | 15,521,443 | 15,920,876 | | | | | | | |
| 8 | Univastu India Ltd | | Pradeep Khandagale | | Managing Director | Unsecured Loan Taken | | -857,312 | 2,019,867 | 1,162,555 | | | | | | | |
| 9 | Univastu India Ltd | | Rajashri Khandagale | | Director | Unsecured Loan Taken | | -2,258,590 | 2,399,587 | 140,997 | | | | | | | |
| 10 | Univastu India Ltd | | Unigrano india Pvt Ltd. | | Common Director | Goods Purchase | | 225,000 | -824,150 | -232,500 | | | | | | | |
| 11 | Univastu India Ltd | | Univastu Bootes Infra LLP | | Control 51% Share | Unsecured Loan Given / Exp Incurred | | 4,900,527 | - | 4,900,527 | | | | | | | |
| 12 | Univastu India Ltd | | Univastu Bootes Infra LLP | | Control 51% Share | Material sold | | 1,810,981 | - | 1,810,981 | | | | | | | |
| 13 | Univastu India Ltd | | Univastu Bootes Infra LLP | | Control 51% Share | Service Purchase / Subcontracting | | 4,250,784 | - | - | | | | | | | |
| 14 | Univastu India Ltd | | Sakshi Tiwari | | Key managerial Personnel | Remuneration | | 67,340 | - | - | | | | | | | |
| 15 | Univastu India Ltd | | Unique Vastu Developers Private Limited | | common director | Unsecured Loan Given | | 8,813,318 | 12,167,869 | 20,981,187 | | | | | | | |
| 16 | Univastu India Ltd | | Univastu charitable Foundation | | Subsidiary | Investment - Share capital | | 24,750 | - | 24,750 | | | | | | | |
| 17 | Univastu India Ltd | | univastu Hvac india private limited | | Subsidiary | Unsecured Loan Taken | | | 10,479,053 | 10,144,943 | | | | | | | |
| 18 | Univastu India Ltd | | univastu Hvac india private limited | | Subsidiary | Investment - Share capital | | - | 76,000 | 76,000 | | | | | | | |
| 20 | Univastu India Ltd | | SD Barve & Co | | Relative of Independent Director | Professional Fees - Taxation | | 972,000.00 | - | - | | | | | | | |
| 21 | Univastu India Ltd | | Neil Ravindra Sawant | | Relative of Independent Director | Rent | | 108,000 | 489,456.00 | 597,456.00 | | | | | | | |
| 22 | Univastu India Ltd | | Falcon Control Systems and Automation Pvt Ltd | | Relative of Independent Director is director in this Company | Material Purchase | | - | 465,119.00 | 349,123.00 | | | | | | | |