May 05, 2026

To,
The Listing Department
BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai - 400 001.

Dear Sir/Madam,

Scrip Code-543543

Sub: Outcome of the Board Meeting held on Tuesday, May 05, 2026.

In continuation of our letter dated April 29, 2026 and May 02, 2026 and pursuant to Regulation 30 read with Regulation 33 of Securities and Exchange Board of India (Listing Obligation and Disclosure Requirements) Regulations, 2015, we wish to inform you that the Board of Directors of B-Right Realestate Limited ("the Company") at its meeting held on May 05, 2026 i.e., today at 06:00 P.M. at the registered office of the Company, inter alia, following agendas were taken into consideration and duly approved:

1. The Audited Financial Results (Standalone & Consolidated) for the half year and year ended on March 31, 2026 and the report of auditors.

   The Audited Financial Results (Standalone & Consolidated) for the half year and year ended on March 31, 2026 along with Auditors Report were duly reviewed and recommended by the Audit Committee and approved by the Board of Directors of the Company, at their respective meetings held today.

   The Financial Results will be made available on the Company's website https://www.b-rightgroup.com.

   The Audited Financial Results (Standalone & Consolidated) for the half year and year ended on March 31, 2026 along with Auditors Report are enclosed as "**Annexure A**".

Please note that the meeting was concluded at 07:00 P.M.

This is for your information and record.

Kindly take the above information on your record.

Thank you,
Yours faithfully,
For B-Right Realestate Limited

BHAGYASHREE MEHADIA
Digitally signed by BHAGYASHREE MEHADIA
Date: 2026.05.05 19:24:09 +05'30'

CS Bhagyashree Mehadia
Company Secretary & Compliance Officer
ACS: 77087

Place: Mumbai

JMMK & Co.
CHARTERED ACCOUNTANTS

Independent Auditor's Report on Annual Audited Financial Results of B-Right Realestate Limited, pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended).

To
The Board of Directors
B-Right Realestate Limited

Report on the Audit of the Standalone Financial Statements

Opinion

We have audited the accompanying "Statement of Financial Results of **B-Right Realestate Limited** (the Company)", for the year ended 31 March, 2026 ("Statement") attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

In our opinion and to the best of our information and according to the explanations given to us, the Statement:

- is presented in accordance with requirements of Regulation 33 of the Listing Regulations; and
- gives a true and fair view in conformity with the recognition and measurement principles laid down under accounting principles generally accepted in India, of the net profit and other financial information of the Company for the year ended 31 March 2026.

Basis for Opinion

We have conducted our audit in accordance with the Standards of Auditing (SAs) specified under Section 143(10) of the Companies Act, 2013 (the "Act"). Our responsibilities under those Standards are further described in the Auditor's Responsibility for the Audit of the Financial Results' section of our report. We are independent of the Company in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India (ICAI) together with the ethical requirements that are relevant to our audit of the financial results under the provisions of the Act and the Rules made thereunder, and we have fulfilled our ethical responsibilities in accordance with these requirements and the Code of

JMMK & Co. Mumbai FRN 120459W Chartered Accountants

Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Management's Responsibility for the Financial Results

This Statement has been prepared on the basis of the annual financial statements. The Company's Board of Directors are responsible for the preparation and presentation of the financial results that give a true and fair view of the net profit and other financial information in accordance with the recognition and measurement principles laid down in Accounting Standards prescribed under Section 133 of the Act, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. This responsibility Act for the safeguarding the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the financial results that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the Statement, the Board of Directors are responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Board of Directors either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

The Board of Directors are also responsible for overseeing the Company's financial reporting process.

Auditor's Responsibilities for the Audit of the Financial results

Our objectives are to obtain reasonable assurance about whether the Statement as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of the Statement.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also,

- Identify and assess the risks of material misstatement of the Financial results, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit

J M K & CO. Mumbai FRN 120459W Chartered Accountants evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under section 143(3)(i) of the Companies Act, 2013, we are also responsible for expressing our opinion on whether the company has adequate Internal Financial Controls system in place and the operating effectiveness of such controls.

- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.

    - Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the Financial results or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.

- Evaluate the overall presentation, structure and content of the Financial results, including the disclosures, and whether the Financial results represent the underlying transactions and events in a manner that achieves fair presentation.

Materiality is the magnitude of misstatements in the financial results that, individually or in aggregate makes it probable that the economic decisions of a reasonably knowledgeable user of the financial results may be influenced. We consider quantitative materiality and qualitative factors in

i. planning the scope of our audit work and in evaluating the results of our work; and
ii. to evaluate the effect of any identified misstatements in the financial results.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

J M K & CO.
Mumbai
FRN
120459W
Chartered Accountants

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable related safeguards.

Other Matters

Attention is drawn to the fact that the figures for the half year ended March 31,2026, as reported in the statement are the balancing figures between the annual audited figures for the year ended March 31,2026 and audited figures for the half year ended September 2025. Further, the figures for the half year ended March 31,2025 are balancing figures between the annual audited figures for the year ended March 31,2025 and audited figures for the half year ended September 2024.

Our opinion on this statement is not modified in respect of these matters.

FOR JMMK & Co.
Chartered Accountants
ICAI Firm Reg. No.:- 120459W

J M M K & CO. Mumbai FRN 120459W Chartered Accountants

CA Jitendra Doshi
Partner
Membership No. 151274
UDIN: 26151274DJYPSN3108
Place: Mumbai
Date: 5th May, 2026

B-RIGHT REALESTATE LIMITED
CIN : L70100MH2007PLC282631
Statement of Standalone Assets and Liabilities as at 31st March, 2026

Particulars	Year Ended 31st March 2026 (Amount in Lakhs)	Year Ended 31st March 2025 (Amount in Lakhs)
I. EQUITY AND LIABILITIES		
(1) Shareholder's funds		
(a) Share capital	1,033.12	1,033.12
(b) Surplus	16,681.17	12,988.71
(2) Non-Current Liabilities		
(a) Long-term borrowings	38.87	1,085.94
(b) Deferred tax liability (net)	47.01	41.56
(c) Other Long term liabilities	8.10	8.10
(d) Long term provison	-	-
(4) Current liabilities		
(a) Short term borrowings	4,451.81	202.41
(b) Trade payables	-	-
(A) total outstanding dues of micro enterprises and small enterprises; and	-	-
(B) total outstanding dues of creditors other than micro enterprises and small enterprises	10.25	-
(b) Other current liabilities	240.61	1,036.69
(d) Short-term provisions	-	-
Total	**22,510.94**	**16,396.54**
II.Assets		
(1) Non-current assets		
(a) Property, plant and equipment and Intangible assets		
(i) Property, plant and equipment	1,102.89	1,181.31
(ii) Intangible assets	-	-
(iii) Capital work -in- progress	-	-
(iv) Inangible assets under development	-	-
(b) Non-current investments	2,105.91	1,101.92
(c) Deffered Tax Assets (net)	-	-
(d) Long term loan and Advances	3,713.21	4,026.82
(e) Other non current Assets	-	-
(2) Current assets		
(a) Current Investment	13,965.48	9,655.70
(b) Inventories- Project WIP	1,448.38	310.31
(c) Trade receivables	-	-
(d) Cash and cash equivalents	18.69	3.54
(e) Short Term loans and Advances	-	-
(f) Other Current Assets	156.37	116.93
Total	**22,510.94**	**16,396.54**

For & On Behalf of the Board
B-RIGHT REALESTATE LIMITED

B-RIGHT REALESTATE LIMITED ★ L70100MH2007PLC282631 ★ MUMBAI

Sanjay Nathalal Shah
Chairman and Managing Director
DIN : 00003142

Date: 05/05/2026
Place: Mumbai

B-RIGHT REALESTATE LIMITED
CIN : L70100MH2007PLC282631
Statement of Standalone Profit and Loss For The Year Ended 31st March, 2026

	Particulars	Half Year Ended 31st March 2026 (Amount in Lakhs)	Half Year Ended 30th Sept 2025 (Amount in Lakhs)	Half Year Ended 31st March 2025 (Amount in Lakhs)	Year Ended 31st March 2026 (Amount in Lakhs)	Year Ended 31st March 2025 (Amount in Lakhs)
		(Audited)	(Unaudited)	(Audited)	(Audited)	(Audited)
I.	Revenue from operations	3,606.04	377.12	104.88	3,983.16	628.45
II.	Other income	95.42	116.71	74.47	212.13	144.55
III.	**Total Income**	**3,701.46**	**493.83**	**179.36**	**4,195.30**	**773.00**
IV.	*Expenses:*					
	Cost of materials consumed	-	-	-	-	-
	Purchase of stock-in-Trade	-	-	-	-	-
	Changes in inventories of finished goods	-	-	-	-	-
	Work-in-progress and Stock-in-Trade				-	-
	Employee benefit expense	40.76	37.57	45.82	78.33	86.91
	Financial costs	151.45	62.43	64.82	213.88	145.67
	Depreciation and amortisation cost	39.29	39.33	54.07	78.62	118.47
	Other expenses	104.25	22.32	21.64	126.57	99.66
	Total expenses	**335.75**	**161.66**	**186.35**	**497.41**	**450.71**
V.	Profit before exceptional and extraordinary items and tax (III-IV)	**3,365.71**	**332.17**	**(6.99)**	**3,697.89**	**322.29**
VI.	Exceptional items	-	-	-	-	-
VII.	Profit before extraordinary items and tax (V - VI)	3,365.71	332.17	(6.99)	3,697.89	322.29
VIII.	Extraordinary Items	-	-	11.88	-	264.57
IX.	Profit before tax (VIIVIII)	3,365.71	332.17	(18.87)	3,697.89	57.72
X.	Tax expense					
	(1) Current tax	-	-	-	-	-
	(2) Deferred tax	(2.71)	(2.74)	(0.15)	(5.45)	(1.58)
XI.	Profit (Loss) for the period from continuing operations (VII-VIII)	3,363.01	329.43	(19.02)	3,692.43	59.30
XII.	Profit/(loss) from discontinuing operations	-	-	-	-	-
XIII.	Tax expense of discontinuing operations	-	-	-	-	-
XIV.	Profit/(loss) from Discontinuing operations (after tax)	-	-	-	-	-
XV.	Profit/ (Loss)	**3,363.01**	**329.43**	**(19.02)**	**3,692.43**	**59.30**
XVI.	Earning per equity share:					
	Face value per equity shares Rs.10/- fully paid up.					
	(1) Basic	32.55	3.19	(0.18)	35.74	0.57
	(2) Diluted	32.55	3.19	(0.18)	35.74	0.57

For & On Behalf of the Board
B-RIGHT REALESTATE LIMITED

B-RIGHT REALESTATE LIMITED MUMBAI L70100MH2007PLC282631

Sanjay Nathalal Shah
Chairman and Managing Director
DIN : 00003142

Date: 05/05/2026
Place: Mumbai

B-RIGHT REALESTATE LIMITED
CIN : L70100MH2007PLC282631
Statement of Standalone Cash Flow For The Year Ended 31st March, 2026

Particulars	Year Ended 31st March 2026 (Amount in Lakhs)	Year Ended 31st March 2025 (Amount in Lakhs)
A. CASH FLOW FROM OPERATING ACTIVITIES		
Net profit before tax and extraordinary items	**3,697.89**	**322.29**
Adjustments for:		
Depreciation and amortisation expense	78.62	118.47
Interest expenses	(213.88)	(145.67)
Appropriation of profits	-	-
Operating profit / (loss) before working capital changes	**3,562.63**	**295.09**
Changes in working capital:		
Increase / (Decrease) in trade payable	10.25	-
Increase in short term borrowing	4,249.40	8.44
Increase / (Decrease) in other current liabilities	(796.08)	121.06
(Increase) in Other current assets	(39.44)	(13.93)
(Increase)/decrease in Inventories	(1,138.07)	(0.00)
	2,286.06	**115.57**
CASH FLOW FROM OPERATING ACTIVITIES	**5,848.68**	**410.66**
Less: Taxes paid	-	-
NET CASH FLOW FROM OPERATING ACTIVITIES	**5,848.68**	**410.66**
B. CASH FLOW FROM INVESTING ACTIVITIES		
Decrease/ (Increase) in long term loan and advances	313.60	1,625.25
Increase/ (Decrease) in Current Investments	(4,309.78)	(3,399.14)
Increase/ (Decrease) in Non Current Investments	(1,003.99)	824.04
(Purchase)/ Sale of Property, Plant and Equipment	(0.18)	789.78
NET CASH (USED IN) INVESTING ACTIVITIES	**(5,000.35)**	**(424.64)**
C. CASH FLOW FROM FINANCING ACTIVITIES		
Proceeds from Short term Borrowings		
Interest expenses	213.88	145.67
Repayment of Long term Borrowings	(1,047.07)	(284.49)
NET CASH FLOW FROM / (USED IN) FINANCING ACTIVITIES	**(833.19)**	**(138.84)**
NET INCREASE / (DECREASE) IN CASH AND CASH EQUIVALENTS (A+B+C)	**15.15**	**(152.81)**
Cash and Cash equivalents at beginning of the year (Refer Note 14)	**3.54**	**156.35**
Cash and Cash equivalents at end of the period (Refer Note 14)	**18.69**	**3.54**
D. Cash and Cash equivalents comprise of		
Cash on hand	**4.95**	**1.65**
Balances with banks		
In current accounts	**13.74**	**1.90**
Total	**18.69**	**3.54**

For & On Behalf of the Board
B-RIGHT REALESTATE LIMITED

Sanjay Nathalal Shah
Chairman and Managing Director
DIN : 00003142

Date: May 05, 2026
Place: Mumbai

B-RIGHT REALESTATE LIMITED
MUMBAI
L70100MH2007PLC282631

Independent Auditor's Report on Annual Audited Consolidated Financial Results of B-Right Realestate Limited pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended).

To
The Board of Directors
B-Right Realestate Limited

Report on the Audit of the Consolidated Financial Statements

Opinion

We have audited the accompanying "Statement of Consolidated Financial Results **of B-Right Realestate Limited** ('the Company"), and its subsidiary (the Company and its subsidiary together referred to as "the Group") for the year ended 31 March, 2026" ("Statement"/ "Consolidated Financial Results") attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

In our opinion and to the best of our information and according to the explanations given to us and based on the consideration of separate audited financial statement/s financial information of the subsidiary, the Statement:

- Includes the financial results of the following entities;

Holding company

B-Right Realestate Limited

Subsidiary

B-Right Realestate Ventures LLP
Farewell Real Estates Private Limited

JMMK & CO. Mumbai FRN 120459W Chartered Accountants

#3, Apna Ghar CHS, Building No -1, Telly Gally, Sai Wadi, Andheri East, Mumbai 400 069.
Telefax : +91 22 40101784 | E-mail : info@jmkco.in | www.jmkco.in

Bhagya Constructions India Private Limited

Step Down Subsidiary

B-Right NY ESquare LLP
B-Right Housecon LLP
B-Right RMBD Developers LLP
Darc Realty LLP
BRV Leasing Andheri LLP
B-Right Tathaastu Ventures Private Limited
Jaliyan B-Right Developers Private Limited
B-Right RMBD Realtors Private Limited
B-Right Purple Realtors Private Limited
B-Right Bapa Ventures Private Limited
Brv Realty Private Limited
B-Right DNS Realty Private Limited
DVA B-Right Developers Private Limited
B-Right SSVARNA Bombay Highlines Realty Private Limited
B-Right Bombay Highlines Developers Private Limited
Kamla Shiv Developer
B-Right Archpro Ventures
Priyal Realty Private Limited
D M Realtors
Siddhivinayak Developers Kurar
Vastu Rachna Developers
Parth Construction
B-Right Macro Realty Private Limited
Brightsky Luxespace Private Limited
Danchi Developers LLP
*Jaliyan Devloper

Associate Company

Shree Jaliyan Realty Venture LLP

*The project of our Step Down Subsidiary, Jaliyan Developer, has been transferred to our associates, Shree Jaliyan Realty Ventures LLP. Consequently, it is not included in the consolidated financial statements of the Company for the year ended on 31st March 2026.

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- is presented in accordance with requirements of Regulation 33 of the Listing Regulations; and

- gives a true and fair view in conformity with the recognition and measurement principles laid down under accounting principles generally accepted in India, of the consolidated net profit and other financial information of the Group for the year ended 31 March 2026.

Basis for Opinion

We have conducted our audit in accordance with the Standards of Auditing (SAs) specified under Section 143(10) of the Companies Act, 2013 (the "Act"). Our responsibilities under those Standards are further described in the Auditor's Responsibility for the Audit of the Consolidated Financial Results' section of our report. We are independent of the Group in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India (ICAI) together with the ethical requirements that are relevant to our audit of the Consolidated financial results under the provisions of the Act and the Rules made thereunder, and we have fulfilled our ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Management's Responsibility for the Consolidated Financial Results

This Statement has been prepared on the basis of the annual consolidated financial statements. The Company's Board of Directors are responsible for the preparation and presentation of the Consolidated financial results that give a true and fair view of the Consolidated net profit and Consolidated other financial information in accordance with the recognition and measurement principles laid down in Accounting Standards prescribed under Section 133 of the Act, read with relevant rules issued thereunder and other accounting principles generally accepted in India and incompliance with Regulation 33 of the Listing Regulations. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for the safeguarding the assets of the Group and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the respective financial results that give a true and fair view and are free from material misstatement, whether due to fraud or error, which have been used for the purpose of preparation of Consolidated Financial Results by the Directors of the Company, as aforesaid

In preparing the Consolidated Financial Results, the Board of Directors of the holding company and management of the subsidiary/limited liability partnership (LLP) included in the Group are responsible for assessing the ability of the respective entities to continue as a going concern, disclosing, as

J M K & CO. Mumbai FRN 120459W Chartered Accountants applicable, matters related to going concern and using the going concern basis of accounting unless the respective Board of Directors and management of LLP either intends to liquidate their respective entities or to cease operations, or has no realistic alternative but to do so.

The Board of Directors of the holding Company and the subsidiary / LLP included in the Group are also responsible for overseeing the financial reporting process of the Group.

Auditor's Responsibilities for the Audit of the Consolidated Financial results

Our objectives are to obtain reasonable assurance about whether the Consolidated Financial Results as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these Consolidated Financial Results.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also,

- Identify and assess the risks of material misstatement of the Consolidated Financial results, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under section 143(3)(i) of the Companies Act, 2013, we are also responsible for expressing our opinion on whether the holding company has adequate Internal Financial Controls system in place and the operating effectiveness of such controls.

- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.

- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Group's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the Consolidated Financial results or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Group to cease to continue as a going concern.

- Evaluate the overall presentation, structure and content of the Consolidated Financial results, Including the disclosures, and whether the Consolidated Financial results represent the underlying transactions and events in a manner that achieves fair presentation.

- Obtain sufficient appropriate audit evidence regarding the financial results of the entities With in the Group to express an opinion on the Consolidated Financial results. We are responsible for the direction, supervision and performance of the audit of financial information of entities included in the Consolidated Financial Results.

Materiality is the magnitude of misstatements in the Consolidated financial results that, individually or in aggregate, makes it probable that the economic decisions of a reasonably knowledgeable user of the Consolidated financial results may be influenced. We consider quantitative materiality and qualitative factors in

i. planning the scope of our audit work and in evaluating the results of our work; and

ii. to evaluate the effect of any identified misstatements in the Consolidated financial results.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal financial control of holding company that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

Other Matters

Attention is drawn to the fact that the amounts for the half year ended March 31,2026, as reported in the statement are the balancing figures between the annual audited figures for the year ended March 31,2026 and audited figures for the half year ended September 2025. Further, the figures for the half year ended March 31,2025 are balancing figures between the annual audited figures for the year ended March 31,2025 and audited figures for the half year ended September 2024.

J M M K & CO. Mumbai FRN 120459W Chartered Accountants

Our opinion on this statement is not modified in respect of these matters.

FOR JMMK & Co

Chartered Accountants

ICAI Firm Reg. No.:- 120459W

CA Jitendra Doshi

Partner

Membership No. 151274

UDIN: 26151274DMQDXK2188

Place: Mumbai

Date: 5th May,2026

B-RIGHT REALESTATE LIMITED
CIN : L70100MH2007PLC282631
Statement of Consolidated Assets and Liabilities as at 31st March, 2026

Particulars	Year Ended 31st March 2026 (Amount in Lakhs)	Year Ended 31st March 2025 (Amount in Lakhs)
I. EQUITY AND LIABILITIES		
(1) Shareholder's funds		
(a) Share capital	1,033.12	1,033.12
(b) Surplus	16,605.33	13,090.71
(c) Money received against share warrants		
(2) Miniority Interest	1,878.54	421.81
(3) Share Application Pending Allotment	-	-
(4) Non-current liabilities		
(a) Long-term borrowings	11,290.52	3,755.73
(b) Deferred tax liability (net)	40.78	43.14
(c) Other Long term liabilities	8.10	8.10
(5) Current liabilities		
(a) Short term borrowings	7,430.65	4,081.17
(b) Trade payables		
(A) total outstanding dues of micro enterprises and small enterprises; and	-	-
(B) total outstanding dues of creditors other than micro enterprises and small enterprises	1,498.73	1,661.96
(c) Other current liabilities	7,240.90	8,354.12
(d) Short-term provisions	2,043.37	703.28
Total	**49,070.04**	**33,153.14**
II. Assets		
(1) Non-current assets		
(a) Property, plant and equipment and Intangible assets		
(i) Property, plant and equipment	1,768.76	2,585.95
(iii) Intangible assets	67.87	169.30
(b) Non-current investments	2,105.91	430.68
(c) Long term loan & Advances	3,840.61	3,702.86
(d) Other non current Assets	3,400.20	-
(2) Current assets		
(a) Current Investment	4,634.31	1,366.84
(b) Inventories	15,932.77	10,338.77
(c) Trade receivables	5,782.68	3,438.03
(d) Cash and cash equivalents	611.94	63.78
(e) Short Term loans & Advances	10,271.43	10,651.24
(f) Other Current Assets	653.56	405.69
Total	**49,070.04**	**33,153.14**

For & On Behalf of the Board
B-RIGHT REALESTATE LIMITED

B-RIGHT REALESTATE LIMITED
MUMBAI
L70100MH2007PLC282631

Sanjay Nathalal Shah
Chairman and Managing Director
DIN : 00003142

Date: May 05, 2026
Place: Mumbai

B-RIGHT REALESTATE LIMITED
CIN : L70100MH2007PLC282631
Statement of Consolidated Profit and Loss For The Period Ended 31st March, 2026

	Particulars	Half Year Ended 31st March 2026 (Amount in Lakhs)	Half Year Ended 30th Sept 2025 (Amount in Lakhs)	Half Year Ended 31st March 2025 (Amount in Lakhs)	Year Ended 31st March 2026 (Amount in Lakhs)	Year Ended 31st March 2025 (Amount in Lakhs)
		(Audited)	(Unaudited)	(Audited)	(Audited)	(Audited)
I.	Revenue from operations	11,329.29	5,450.13	6,280.39	16,779.42	10,343.14
II.	Other income	48.18	165.00	75.82	213.18	146.92
III.	**Total Income**	**11,377.48**	**5,615.13**	**6,356.22**	**16,992.60**	**10,490.06**
IV.	*Expenses:*					
	Cost of materials consumed	7,808.69	2,264.62	2,443.71	10,073.31	4,478.60
	Purchase of stock-in-Trade	-	-	-	-	-
	Changes in inventories	(1,534.93)	1,109.67	2,916.88	(425.26)	4,181.32
	Work-in-progress and Stock-in-Trade	-	-	-	-	-
	Employee benefit expense	288.86	136.67	136.99	425.52	195.11
	Financial costs	554.47	134.31	127.30	688.77	220.73
	Depreciation and amortisation cost	133.13	44.81	65.45	177.94	129.98
	Other expenses	101.20	41.49	88.52	142.69	181.27
	Total expenses	**7,351.42**	**3,731.57**	**5,778.86**	**11,082.98**	**9,387.00**
		-	-	-		
V.	Profit before exceptional and extraordinary items and tax (III-IV)	**4,026.06**	**1,883.56**	**577.36**	**5,909.62**	**1,103.06**
VI.	Exceptional items	-	-	-	-	-
VII.	Profit before extraordinary items and tax (V - VI)	4,026.06	1,883.56	577.36	5,909.62	1,103.06
VIII.	Extraordinary Items	-	-	11.88	-	264.57
IX.	Profit before tax (VII-VIII)	4,026.06	1,883.56	565.48	5,909.62	838.49
X.	Tax expense					
	(1) Current tax	684.57	664.67	131.21	1,349.24	403.16
	(2) Deferred tax	1.03	(2.74)	0.07	(1.71)	(1.65)
XI.	Profit (Loss) for the period from continuing operations (VII-VIII)	**3,342.52**	**1,216.15**	**434.20**	**4,558.67**	**436.97**
XII.	Share of Profit/(loss) transferred to Minority	179.40	861.86	321.91	1,041.26	267.77
XIII.	Share of profit/(loss) of Associates	0.96	1.82	-	2.78	-
XIV.	Profit/(loss) from discontinuing operations	-	-	-	-	-
XV.	Tax expense of discontinuing operations	-	-	-	-	-
XVI.	Profit/(loss) from Discontinuing operations (after tax)	-	-	-	-	-
XVII.	Profit/ (Loss)	**3,164.09**	**356.11**	**112.29**	**3,514.63**	**169.21**
XVIII.	Earning per equity share:					
	Face value per equity shares Rs.10/- fully paid up.					
	(1) Basic	30.63	3.45	0.11	34.02	1.64
	(2) Diluted	30.63	3.45	0.11	34.02	1.64

Notes

1) The Audited Financial Results for the half year ended and year ended 31st March 2026 have been reviewed by the Audit Committee and approved by the Board of Directors of the Company at their meeting held on 5th May 2026. The Statutory Auditors has issued unqualified Report on the above financial result for the half year ended and year eneded on 31st March 2026.

2) The project of our Step Down Subsidiary, Jaliyan Developer, has been transerred to our associates, Shree Jaliyan Realty Ventures LLP. Consequently, it is not included in the consolidated financial statements of the Company for the half year ended and year ended on 31st March 2026

3) The Result for the half year ended 31st March, 2026 are audited by the statutory auditor of the company in compliance with Regulation 33 of SEBI (Listing Obligation and Disclosure Requirement) Regulation,2015.

4) Figures of half year ended 31st March, 2026 are the balancing figure in respect of full financial year 25-26 and unaudited figures of first half of the relevant financial year.

5) Previous period's/year figures have been re-grouped whenrever necessary to correspond with the current period's/year figures.

For & On Behalf of the Board
B-RIGHT REALESTATE LIMITED

Sanjay Nathalal Shah
Chairman and Managing Director
DIN : 00003142

Date: May 05, 2026
Place: Mumbai

B-RIGHT REALESTATE LIMITED ★ MUMBAI ★ L70100MH2007PLC282631

B-RIGHT REALESTATE LIMITED
CIN : L70100MH2007PLC282631
Statement of Consolidated Cash Flow For The Period Ended 31st March, 2026

Particulars	Year Ended 31st March 2026 (Amount in Lakhs)	Year Ended 31st March 2025 (Amount in Lakhs)
A. CASH FLOW FROM OPERATING ACTIVITIES		
Net profit before tax and extraordinary items	**5,909.62**	**1,103.06**
Adjustments for:		
Depreciation and amortisation expense	177.94	129.98
Loss on Sale of Property, Plant and Equipment	-	-
Interest expenses	(688.77)	(220.73)
Operating profit / (loss) before working capital changes	**5,398.79**	**1,012.31**
Changes in working capital:		
Increase / (Decrease) in trade payable	(163.23)	1,609.84
Increase in short term borrowing	3,349.47	(7,032.32)
Increase in short term provisions	1,340.09	(373.26)
Increase / (Decrease) in deferred tax liabilities	(2.36)	(0.05)
(Decrease) in other current liabilities	(1,113.22)	(5,943.00)
Decrease in short term loan and advances	379.81	1,979.62
(Increase) / Decrease in trade receivables	(2,344.65)	(3,438.03)
(Increase) in Other current assets	(247.86)	(3.05)
(Increase) / Decrease in inventories	(5,593.99)	9,834.99
	(4,395.95)	**(3,096.46)**
CASH FLOW FROM OPERATING ACTIVITIES	**1002.84**	**-2084.14**
Direct Tax Paid		
NET CASH FLOW FROM / (USED IN) OPERATING ACTIVITIES	**1,002.84**	**(2,084.14)**
B. CASH FLOW FROM INVESTING ACTIVITIES		
(Increase) / Decrease in long term loan and advances	(137.75)	1,407.77
(Purchase)/ Sale of Property, Plant and Equipment, Intangible Assets	1,256.04	384.92
Profit on sale of fixed assetes	-	(264.57)
(Increase) / Decrease in non current assets	(3,400.20)	-
(Increase)/ Decrease in Non current Investments	(1,675.24)	863.81
(Increase) in current Investments	(3,267.47)	(96.50)
Adjustment of Minority Interest	(1,456.73)	(247.29)
NET CASH (USED IN) INVESTING ACTIVITIES	**(8,681.35)**	**2,048.15**
C. CASH FLOW FROM FINANCING ACTIVITIES		
Minority Interest	-	-
Interest expenses	688.77	220.73
Increase/(decrease) in Long term Borrowings	7,534.79	(540.26)
NET CASH FLOW FROM / (USED IN) FINANCING ACTIVITIES	**8,226.67**	**(319.53)**
NET INCREASE / (DECREASE) IN CASH AND CASH EQUIVALENTS (A+B+C)	**548.16**	**-355.53**
Cash and Cash equivalents at beginning of the year (Refer Note 14)	**63.78**	**419.30**
Cash and Cash equivalents at end of the period (Refer Note 14)	**611.94**	**63.78**
D. Cash and Cash equivalents comprise of		
Cash on hand	**88.60**	**12.73**
Balances with banks		
In current accounts	**523.34**	**51.05**
Total	**611.94**	**63.78**

This Cash Flow Statement has been prepared as per "Indirect Method" as prescribed by Accounting Standard -3 (revised) "Cash Flow Statements"

For & On Behalf of the Board
B-RIGHT REALESTATE LIMITED

B-RIGHT REALESTATE LIMITED ★ MUMBAI ★ L70100MH2007PLC282631

Sanjay Nathalal Shah
Chairman and Managing Director
DIN : 00003142

Date: May 05, 2026
Place: Mumbai