



PHOENIX TOWNSHIP LIMITED

CIN : L67190GA1993PLC001327

Date: 12th December, 2023

To,
Department of Corporate Services,
Bombay Stock Exchange Limited, Mumbai
Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai – 400001.

Dear Sir/ Madam,

Sub: Disclosure of intimation under Regulation 30 for acquisition of shares in GREEN FIRST ESTATES PRIVATE LIMITED [CIN: U68200GA2023PTC016244] making it a wholly owned subsidiary.

Pursuant to Regulations 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ('Listing Regulations') read with Schedule III of Listing Regulations, we wish to inform to the Exchanges that the Board of Directors of the Company in their meeting held on 12th December, 2023 has approved as follows:

1. The acquisition of shares in GREEN FIRST ESTATES PRIVATE LIMITED [CIN: U68200GA2023PTC016244] from the shareholders of GREEN FIRST ESTATES PRIVATE LIMITED, making it a wholly owned subsidiary of the Company for the purpose of transfer of land situated at Thivim, Bardez, Goa, details mentioned in Annexure A.
2. Mr. SAMIT PRAFULLA HEDE, Managing Director is authorized to initiate the transaction related to transfer of land aforesaid and acquisition of GREEN FIRST ESTATES PRIVATE LIMITED.

The information required to be furnished pursuant to Regulation 30 of the Listing Regulations is enclosed as Annexure A.

Kindly take the same on record please. Thanking you,

**Thanks & Regards,
For PHOENIX TOWNSHIP LIMITED**

**Mr. SAMIT PRAFULLA HEDE
Managing Director
(DIN: 01411689)**

Encl: As above

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MEMBER
HEBE BUSINESS GROUP

Annexure A

Sr. No.	Disclosure requirements	Disclosure by the Company
1	Name of the target entity, details in brief such as size, turnover etc.;	Name GREEN FIRST ESTATES PRIVATE LIMITED Authorised : 15,00,000 Subscribed & paidup Capital: 10,000 equity share of Rs. 10 /- each aggregating to Rs. 1,00,000/- Turnover: Yet to start the business operations
2	Whether the acquisition would fall within related party transaction(s) and whether the promoter/ promoter group/ group companies have any interest in the entity being acquired? If yes, nature of interest and details thereof and whether the same is done at "arms-length";	The stake in GREEN FIRST ESTATES PRIVATE LIMITED shall be acquired from the existing shareholders.
3	Industry to which the entity being acquired belongs;	Real Estate
4	Objects and effects of acquisition (including but not limited to, disclosure of reasons for acquisition of target entity, if its business is outside the main line of business of the listed entity);	Transfer of land parcel, in one or more tranches, situated Premises bearing Survey No. 501/1A and 503/1A admeasuring about 3,16,000 Sq. Mtrs, situated at Thivim, Bardez, Goa, [consisting of area admeasuring approximately 50,000 Sq. Mtr. already converted as Institutional Land ("Institutional Land") and the balance land shall be circa 2,66,000 Sq. Mtrs. ("Balance Land")]for further development / marketable these land into the WOS GREEN FIRST ESTATES PRIVATE LIMITED
5	Brief details of any governmental or regulatory approvals required for the acquisition;	Not applicable.
6	Indicative time period for completion of the acquisition;	The process for acquisition of stake has been initiated and will be completed within 15 working days.
7	Nature of consideration - whether cash consideration or share swap and	Consideration against the transfer of land may be Cash and/or other than cash in the form of equity

	details of the same	shares/convertible/ non-convertible securities / debenture or any other form of instrument or security
8	Cost of acquisition or the price at which the shares are acquired	Rs. 1,00,000 (at face value)
9	Percentage of shareholding / control acquired and / or number of shares acquired	100 percentage (10,000 equity shares of Rs. 10/- each (at face value) aggregating to Rs. 100000)
10	Brief background about the entity acquired in terms of products/line of business acquired, date of incorporation, history of last 3 years turnover, country in which the acquired entity has presence and any other significant information (in brief)	<p>Date of Incorporation: 17th November, 2023 CIN: U68200GA2023PTC016244.</p> <p>GREEN FIRST ESTATES PRIVATE LIMITED is yet to commence the business.</p>