



February 11, 2026

To,
BSE Limited,
Listing Department,
P.J. Towers, 1st Floor,
Dalal Street, Fort,
Mumbai - 400 001

Dear Sir,

Sub: Outcome of Board Meeting held on February 11, 2026

Ref.: Scrip Code: 521149

Pursuant to Regulations 30 and 33 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI LODR"), please be informed that the Board of Directors of the Company at its meeting held today, i.e. on Wednesday, February 11, 2026, inter-alia, has transacted the following businesses:

1. considered and approved Standalone and Consolidated un-audited financial results of the Company for the quarter and nine months ended December 31, 2025. A copy of the said results alongwith the Limited Review Report of the Statutory Auditors is attached herewith for your reference and record as '**Annexure A**'.
2. considered and approved appointment of Mr. Kishor Khadelwal as Chief Financial Officer w.e.f. February 11, 2026.

The detailed disclosure w.r.t. above as required under Regulation 30 read with clause 7 of Part A of Schedule III of the Listing Regulations, read with **HO/49/14/14(7)2025-CFD-POD2/I/3762/2026** dated January 30, 2026 is enclosed herewith as '**Annexure B**'.

The board meeting commenced at 12.07 pm and concluded at 12.54 pm.

Thanking you,

Yours faithfully,

For Prime Urban Development India Limited

Darshi Shah
Company Secretary & Compliance Officer

Encl: as above

PRIME URBAN DEVELOPMENT INDIA LIMITED

CIN L47990TZ1936PLC000001

Registered Office : Door No.164/18 Maruthachalapuram Main Road, Opposite to Ration Shop, 60 Feet Road, Tirupur - 641 602 ,Tamil Nadu, India

Email: companysecretary@ptlonline.com; Website: www.ptlonline.com

Statement of Un-Audited Standalone Financial Results for the Quarter and Nine Months Ended 31st December 2025

Sr. No	Particulars	Rs. in Lakhs except per share data					
		Quarter ended			Nine Months Ended		
		31.12.2025	30.09.2025	31.12.2024	31.12.2025	31.12.2024	Year ended 31.03.2025
	Un-audited	Un-audited	Un-audited	Un-audited	Un-audited	Audited	
1	Income from Operations						
	a Revenue from Operations	-	-	-	-	-	345.00
	b Other Income	33.72	84.67	76.12	153.74	53.60	337.52
	Total income	33.72	84.67	76.12	153.74	53.60	682.52
2	Expenses						
	a Cost of Land (Villa)	-	-	-	-	-	45.34
	b Purchase of Stock in Trade (Project development cost)	-	-	1.77	-	7.74	11.28
	c Changes in inventories of stock in trade	-	-	(1.77)	-	(7.74)	145.07
	d Employee Benefit expenses	7.13	10.55	12.21	28.18	24.85	49.05
	e Finance cost	3.67	3.35	18.42	9.80	34.28	64.23
	f Depreciation and Amortisation expense	3.90	3.90	4.50	11.70	9.00	19.98
	g Other Expenses	34.91	33.38	44.23	104.81	74.63	171.38
	Total expenses	49.61	51.18	79.36	154.49	142.76	506.33
3	Profit / (Loss) before tax and exceptional/extraordinary items (1-2)	(15.89)	33.49	(3.24)	(0.75)	(89.16)	176.19
4	Exceptional Items (Note 5)	-	-	-	-	-	-
5	Profit / (Loss) before extraordinary and tax (3 + 4)	(15.89)	33.49	(3.24)	(0.75)	(89.16)	176.19
6	Extraordinary items	-	-	-	-	-	-
7	Profit / (Loss) before tax (5 + 6)	(15.89)	33.49	(3.24)	(0.75)	(89.16)	176.19
8	a) Tax expenses	-	-	-	-	-	(43.83)
	b) Deferred Tax Liability	-	-	-	-	-	-
	c) Tax for prior years	-	-	-	-	-	-
9	Net Profit / (Loss) after tax (7 + 8)	(15.89)	33.49	(3.24)	(0.75)	(89.16)	132.36
10	Other Comprehensive income, net of income tax						
	Impact on remeasurement of Employees Benefit	-	-	-	-	-	(6.41)
11	Total Comprehensive income (9+10)	(15.89)	33.49	(3.24)	(0.75)	(89.16)	125.95
12	Paid up Equity Share Capital (Face value Rs.2 per share)	532.87	532.87	532.87	532.87	532.87	532.87
13	Reserves excluding revaluation reserve (as per balancesheet of previous accounting year)						(589.72)
14	Earning Per Share (not annualised)						
	Basic and Diluted	(0.06)	0.13	(0.01)	(0.00)	(0.33)	0.50



For and on behalf of the Board

Purusottamdas Patodia

Chairman

DIN 00032088

INDEPENDENT AUDITORS REVIEW REPORT ON REVIEW OF INTERIM STANDALONE
FINANCIAL RESULTS

To the Board of directors of

Prime Urban Development India Limited

1. We have reviewed the accompanying statement of unaudited standalone financial results of **Prime Urban Development India Limited** for the quarter ended December 31, 2025 ("the Statement") being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. This statement is the responsibility of the Company's Management and has been approved by the Board of Directors. Our responsibility is to issue a report on these financial statements based on our review.
2. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity", issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provides less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.
3. The Company has nil Revenue from Operations during the quarter and nine months ended 31 December 2025 and the net worth is eroded as on that date. This situation indicates that a material uncertainty exists that may cast significant doubt on the Company's ability to continue as a going concern. However as per the information and explanations provided by the Company in Note No. 3 of unaudited Financial Results for the quarter ended and nine months ended December 31, 2025, and the discussion held with management, the Company is currently engaged in Realty Business and therefore there is only one reportable segment in accordance with Indian Accounting Standard (IndAs) 108 "Operating Segments". However, the Company has added Investment and Trading as one of its business activities in the main object clause, which is expected to bring operational revenue in the due course.

Our conclusion is not modified in respect of this matter

4. Based on our review conducted as above nothing has come to our attention that causes



us to believe that the accompanying statement of unaudited financial results prepared in accordance with applicable Indian Accounting Standards (IND AS) and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with the circular issued from time to time, including the manner in which it is to be disclosed, or that it contains any material misstatement.

Emphasis of Matters

1. A sum of Rs. 13.30 crores received from Prime Mall Developers (the firm), a partnership firm where the company is 50% partner, in the year 2007 is continued to be treated as Non-Current Liabilities. This money was received as part of an ad-hoc distribution of funds received by the firm under a construction agreement between the firm and a third party and now the third party has foregone the amount. There is a dispute among the partners of the firm and consequently the company has filed arbitration case against the firm and the partners before the Hon'ble Madras High Court. Since the matter is sub-judice the company will give the appropriate treatment of the said advance received in its books of accounts based on the legal outcome.

For L U Krishnan & Co.
Chartered Accountants
Firm's Registration No: 001527S



Viswanathan C P
Partner

Membership No.233331
UDIN: 26233331VELMNO9372

Place: Chennai
Date: 11.02.2026

PRIME URBAN DEVELOPMENT INDIA LIMITED

CIN L47990TZ1936PLC000001

Registered Office : Door No.164/18 Maruthachalapuram Main Road, Opposite to Ration Shop, 60 Feet Road, Tirupur - 641 602 ,Tamil Nadu, India

Email: companysecretary@ptlonline.com; Website: www.ptlonline.com

Statement of Un-Audited Consolidated Financial Results for the Quarter and Nine Months ended 31st December, 2025

Rs. in Lakhs except per share data

Sr. No	Particulars	Rs. in Lakhs except per share data					
		Quarter ended			Nine Months Ended		Year Ended
		31.12.2025 Un-audited	30.09.2025 Un-audited	31.12.2024 Un-audited	31.12.2025 Un-audited	31.12.2024 Un-audited	31.03.2025 Audited
1	Income from Operations	-	-	-	-	13.76	358.76
	a Revenue from Operations						
	b Other Income	12.59	63.56	59.36	90.78	21.63	270.18
	Total income	12.59	63.56	59.36	90.78	35.39	628.94
2	Expenses						
	a Cost of Land (Villa)	-	-	-	-	-	45.34
	b Purchase of Stock in Trade (Project development cost)	-	-	1.77	-	7.74	11.28
	c Changes in inventories of stock in trade	-	-	(1.77)	(0.00)	(7.74)	145.06
	d Employee Benefit expenses	8.77	12.20	13.73	33.12	35.32	62.56
	e Finance cost	3.67	3.35	20.45	9.80	38.31	70.29
	f Depreciation and Amortisation expense	3.90	3.90	5.32	11.71	10.64	22.98
	g Other Expenses	12.54	11.36	24.53	38.45	43.04	102.66
	Total expenses	28.88	30.81	64.03	93.08	127.31	460.17
3	Profit / (Loss) before tax and exceptional/extraordinary items (1-2)	(16.29)	32.75	(4.67)	(2.30)	(91.92)	168.77
4	Exceptional Items	-	-	-	-	-	-
5	Profit / (Loss) before extraordinary and tax (3 + 4)	(16.29)	32.75	(4.67)	(2.30)	(91.92)	168.77
6	Extraordinary items	-	-	-	-	-	-
7	Profit / (Loss) before tax (5 + 6)	(16.29)	32.75	(4.67)	(2.30)	(91.92)	168.77
8	a) Tax expenses	-	-	-	-	-	(43.83)
	b) Deferred Tax Liability	-	-	-	-	-	-
	c) Tax for prior years	-	-	-	-	-	-
9	Net Profit / (Loss) after tax (7 + 8)	(16.29)	32.75	(4.67)	(2.30)	(91.92)	124.94
10	Other Comprehensive income, net of income tax						
	Impact on remeasurement of Employees Benefit and Currency exchange rate	-	-	-	-	(0.12)	(6.53)
11	Total Comprehensive income (9+10)	(16.29)	32.75	(4.67)	(2.30)	(92.04)	118.41
12	Paid up Equity Share Capital (Face value Rs.2 per share)	532.87	532.87	532.87	532.87	532.87	532.87
13	Reserves excluding revaluation reserve (as per balancesheet of previous accounting year)						(839.89)
14	Earning Per Share (not annualised)						
	Basic and Diluted	(0.06)	0.12	(0.02)	(0.01)	(0.35)	0.47

For and on behalf of the Board

Purusottamas Patodia

Chairman

DIN 00032088

Place : Mumbai

Date : 11.02.2026




NOTES:	
1	The Un-Audited Standalone and Consolidated Financial Results have been prepared in accordance with the recognition and measurement Principles provided in Indian Accounting Standards (Ind AS 34), the provisions of the Companies Act, 2013 (the Act), as applicable and guidelines issued by the Securities and Exchange Board of India (SEBI) under SEBI (Listing Obligations and Disclosure Requirements) Regulations 2015, as amended.
2	The above results were reviewed by the Audit Committee and approved by the Board of Directors at their Meeting held on 11th February, 2026. The Statutory Auditors have carried out a Limited Review of the aforesaid results in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015
3	The Company is currently engaged in Realty Business and therefore there is only one reportable segment in accordance with Indian Accounting Standard (IndAs) 108 "Operating Segments". However the Company has added Investment and Trading as one of its business activities in the main object clause, which is expected to bring operational revenue in the due course.
4	The Scheme of amalgamation of two of its wholly owned subsidiary companies viz. ATL Textile Processors and Newline Buldtech Private Limited with the company is under progress and awaiting the required regulatory and other approvals. The appointed date under the said scheme is April 1, 2022 or such other date as may be approved by the NCLT.
5	A sum of Rs. 13.30 crs received from Prime Mall Developers (the firm) in the year 2007 is continued to be treated as Non-Current Liabilities. This money was received as part of advance by the Firm under a construction agreement between the Firm and a third party and made an ad-hoc distribution of funds to the partners - 50% partner being the Company. The Company has a dispute with the firm and also there is a dispute among the partners of the firm. The matter is pending before the Sole Arbitrator appointed by the Hon'ble Madras High Court. The Company will give the appropriate treatment of the said ad-hoc money received from the firm in its books of accounts based on the legal outcome.
6	The figures for the corresponding previous period/year's have been regrouped/reclassified wherever necessary, to make them comparable.
7	The above Un-audited Financial Results are available on the Company's website www.ptfonline.com and on the website of BSE Ltd - www.bseindia.com .

Place : Mumbai
Date : 11.02.2026



For and on behalf of the Board


Purusottamas Patodia
Chairman
DIN 00032088

INDEPENDENT AUDITOR'S REVIEW REPORT ON REVIEW OF INTERIM
CONSOLIDATED FINANCIAL RESULTS

TO THE BOARD OF DIRECTORS OF

PRIME URBAN DEVELOPMENT INDIA LIMITED

1. We have reviewed the accompanying Statement of Consolidated Unaudited Financial Results of **Prime Urban Development India Ltd** ("the Parent Company") and its subsidiaries (the Parent and its subsidiaries together referred to as "the Group"), and its share of net loss after tax and total comprehensive loss of its associates for the quarter ended December 31, 2025 and its share of the net loss and total comprehensive loss of its associates for the period ended December 31, 2025 ("the Statement") being submitted by the Parent pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.
2. This Statement, which is the responsibility of the Parent's Management and approved by the Parent's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 "Interim Financial Reporting" ("Ind AS 34"), prescribed under Section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity", issued by the Institute of Chartered Accountants of India. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing specified under Section 143(10) of the Companies Act, 2013 and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33 (8) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, to the extent applicable.



4. The Statement includes the results of the following entities:

ATL Textile Processors Limited	Wholly owned Subsidiary
New Line Buildtech Private Limited	Wholly owned Subsidiary
Srivarsha Realtors Private Limited	Subsidiary
Prime Developers (Partnership Firm)	Associates
Prime Newline AOP (Association of Persons)	Associates
Prime Mall Developers (Partnership Firm)	Associates
Prime Urban Developers (Partnership Firm)	Associates
Prathan City Developers (LLP)	Associates

5. The Company has nil Revenue from Operations during the quarter and nine months ended 31 December 2025 and the net worth is eroded as on that date. This situation indicates that a material uncertainty exists that may cast significant doubt on the Company's ability to continue as a going concern. However as per the information and explanations provided by the Company in Note No. 3 of unaudited Financial Results for the quarter ended and nine months ended December 31, 2025, and the discussion held with management, the Company is currently engaged in Realty Business and therefore there is only one reportable segment in accordance with Indian Accounting Standard (IndAs) 108 "Operating Segments". However, the Company has added Investment and Trading as one of its business activities in the main object clause, which is expected to bring operational revenue in the due course.

Our conclusion is not modified in respect of this matter

6. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of the other auditors referred to in paragraph 6 below, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, including the manner in which it is to be disclosed, or that it contains any material misstatement.

Emphasis of Matters

7. A sum of Rs.13.30 crores received from Prime Mall Developers (the firm), a partnership firm where the company is 50% partner, in the year 2007 is continued to be treated as Non-Current Liabilities. This money was received as part of an ad-hoc distribution of funds received by the firm under a construction agreement between the firm and a third party and now the third party has foregone the amount. There is a dispute among the partners of the firm and consequently the company has filed arbitration case against the firm and the partners before the Hon'ble Madras High Court. Since the matter is sub-judice the



company will give the appropriate treatment of the said advance received in its books of accounts based on the legal outcome.

Other Matters

8. We did not review the interim financial information of subsidiaries included in the consolidated unaudited financial results, whose interim financial information reflects total revenues of Rs. Nil and Rs. Nil, total net loss of Rs. 0.49 lakhs and Rs. 1.78 lakhs and total comprehensive loss of Rs. 0.49 lakhs and Rs. 1.78 lakhs for the quarter ended December 31, 2025 and for the period from April 01, 2025 to December 31, 2025 respectively as considered in the consolidated unaudited financial results. The consolidated unaudited financial results also include the Group's share of total net loss of Rs. 24.20 lakhs and total comprehensive loss of Rs. 24.20 lakhs for the quarter ended December 31, 2025 as considered in the consolidated unaudited financial results in respect of associates, whose interim financial information have not been reviewed by us. These interim financial information have not been reviewed by other auditors whose reports have not been furnished to us by the Management and our conclusion on the statement, in so far as it relates to the amounts and disclosures included in respect of these subsidiaries and associates, is based solely on the reports of the Management and the procedures performed by us as stated in paragraph 3 above.

Our conclusion on the Statement is not modified in respect of the above matters.

9. The consolidated unaudited financial results include the interim financial information of subsidiaries which have not been reviewed/audited by their auditors, whose interim financial information reflect total revenues of Rs. Nil and Rs. Nil, total net loss of Rs. 0.49 lakhs and Rs. 1.78 lakhs and total comprehensive loss of Rs. 0.49 lakhs and Rs. 1.78 lakhs for the quarter and period ended December 31, 2025 respectively as considered in the consolidated unaudited financial results. The consolidated unaudited financial results also include the Group's share of total net loss of Rs. 24.20 lakhs and total comprehensive loss of Rs. 24.20 lakhs for the quarter ended December 31, 2025 as considered in the consolidated unaudited financial results in respect of associates, based on their interim financial information which have not been reviewed/audited by their auditors. According to the information and explanations given to us by the Management, these financial results are not material to the Group.

Our conclusion on the Statement is not modified in respect of the above matter.

For L U Krishnan & Co.
Chartered Accountants
Firm's Registration No: 001527S



Viswanathan C P
Partner

Membership No. 233331

UDIN:26233331ECZYWO2259

Place: Chennai
Date: 11-02-2026



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Annexure B

Disclosures required under Regulation 30 of SEBI LODR read with circular HO/49/14/14(7)2025-CFD-POD2/I/3762/2026 w.r.t. change in Key Managerial Personnel [appointment of Mr. Kishor Khadelwal as Chief Financial Officer] is as follows:

1	Reason for change	Appointment as Chief Financial Officer
2	Date of appointment	February 11, 2026
3	Term of appointment	Appointed as Chief Financial Officer with effect from February 11, 2026, and shall hold office as per the provisions of the Companies Act, 2013 and rules made thereunder
4	Brief profile	<p>Mr. Kishor Khandelwal is a finance professional with strong academic and practical grounding in accounts and finance. He holds a Bachelor of Commerce (B.Com) and a Master of Commerce (M.Com) degree from the University of Mumbai.</p> <p>With his educational background in commerce and finance, he possesses sound knowledge of financial management, accounting standards and budgeting. He has been associated with the Company since 6 years and brings with him valuable experience in handling financial operations, reporting, and coordination with statutory authorities.</p>
5	Disclosure of relationship between directors	Mr. Kishor Khandelwal is not related to any of the directors of the Company.