

JOY REALTY LIMITED
CIN NO: L65910MH1983PLC031230
 Regd Office: 306, Madhava, C-4, Bandra Kurla Complex , Bandra (East), Mumbai-400051.
 Email: cs@joydevelopers.com

Statement of Standalone Unaudited Financial Results for the quarter ended 30th June, 2019

SR. No.	Particulars	For the quarter ended			Year Ended
		(30/06/2019)	(31/03/2019)	(30/06/2018)	(31/03/2019)
		(Unaudited)	(Audited)	(Unaudited)	(Audited)
I	Revenue from operations	-	17,590,001	60,141,174	188,733,875
II	Other income	850,518	880,540	834,718	3,325,566
III	Total Income (I + II)	850,518	18,470,541	60,975,892	192,059,441
IV	Expenses:				
	(a) Cost of materials consumed	-	14,005,869	-	29,553,080
	(b) Purchases of stock-in-trade	-	-	-	-
	(c) Changes in inventories of finished goods, work-in-progress and stock-in-trade	-	19,633,528	59,706,319	192,337,542
	(d) Employee benefits expense	124,819	206,569	124,647	580,510
	(e) Finance Costs	40,470	12,334	2,855,468	55,977
	(f) Depreciation and amortisation expense	146,415	146,415	146,415	585,660
	(g) Other expenses	509,902	874,300	3,152,631	2,521,215
	Total expenses (IV)	821,606	34,879,015	65,985,480	225,633,984
V	Profit / (Loss) before exceptional items and tax (I - IV)	28,912	(16,408,474)	(5,009,588)	(33,574,542)
VI	Exceptional items	-	-	-	-
VII	Profit / (Loss) before extraordinary items and tax (V - VI)	28,912	(16,408,474)	(5,009,588)	(33,574,542)
	Tax expense:				
VIII	- Current tax	-	-	-	-
	- Deferred tax	-	(8,729,390)	-	(8,729,390)
IX	Profit (Loss) for the period	28,912	(7,679,084)	(5,009,588)	(24,845,152)
X	Other Comprehensive income	-	-	-	-
XI	A. (i) Items that will not be reclassified to profit or loss	-	-	-	-
XII	(ii) Income tax relating to items that will not be reclassified to profit or loss	-	-	-	-
XIII	B. (i) Items that will be reclassified to profit or loss	-	-	-	-
XIV	(ii) Income tax relating to items that will be reclassified to profit or loss	-	-	-	-
XV	Total Comprehensive Income for the period (XIII+XIV) Comprising Profit (Loss) and Other comprehensive Income for the period)	28,912	(7,679,084)	(5,009,588)	(24,845,152)
XVI	Paid up Equity Share capital (Face value of Rs. 10/- each)	2,403,280	2,403,280	2,403,280	2,403,280
XVII	Reserves excluding Revaluation reserve as per Balance sheet of the previous accounting year	-	-	-	(27,346,992)
XVIII	Basic & Diluted EPS (Rs.)	0.01	(3.195)	(2.08)	(10.338)

Notes:

- The Company is engaged in business of Builders and Developers
- The above financial results for the quarter ended 30th June, 2019 were reviewed and recommended by the Audit Committee and subsequently approved and taken on record by the Board of Directors in their respective meeting held on 14th August, 2019.
- The Board of Directors has not recommended any Dividend for the quarter ended 30th June, 2019.
- The Provision for tax is not provided for the quarter ended 30th June, 2019 due to brought forward losses.
- Deferred Tax Asset/ Liability for the quarter ended 30th June, 2019 has not been provided and will be accounted on annual audited accounts in accordance with Ind AS - 12 "Income Taxes".
- Figures of the Previous year / period have been re-arranged / regrouped, wherever necessary.

Place : Mumbai
 Date: 14th August, 2019



For Joy Realty Limited

(Signature)
 Bhavin Soni
 Managing Director
 Din No: 00132135

**INDEPENDENT AUDITORS' REVIEW REPORT ON THE QUARTELY UNAUDITED
STANDALONE FINANCIAL RESULTS OF THE COMPANY PURSUANT TO THE
REGULATION 33 OF THE SEBI (LISTING OBLIGATIONS AND DISCLOSURE
REQUIREMENTS) REGULATIONS, 2015, AS AMENDED**

**REVIEW REPORT TO
THE BOARD OF DIRECTORS OF
JOY REALTY LTD.**

We have reviewed the accompanying Statement of Standalone Financial Results for the quarter ended 30th June 2019 ("the Statement") of , **JOY REALTY LTD.** (the "Company"), Address: 306 Madhava, C-4, Bandra Kurla Complex, Bandra (East), Mumbai 400051 pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015 as amended.

1. This statement is the responsibility of the Company's Management which has been approved by the Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in the Indian Accounting Standard 34, (Ind As 34) "Interim Financial Reporting" prescribed under Section 133 of Companies Act 2013, as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India. Our responsibility is to express a conclusion on the statement based on our review.
2. We conducted our review in accordance with the Standards 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 require that we plan and perform the review to obtain moderate assurance as to whether the statement is free from 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. Based on our review conducted as above, nothing has come to our attention that causes us to believe that accompanying statement of unaudited financial results prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard ("Ind As") specified under Section 133 of the companies act, 2013 as amended , read with relevant rules issued thereunder and recognised accounting practice and policies has not disclosed the information required to be disclosed in terms of

H. N. Motiwalla & Co. (Reg.)

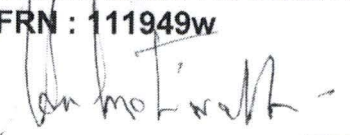
Chartered Accountants

508, Sharda Chambers, 33, New Marine Lines, Mumbai - 400 020.

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Regulation 33 of SEBI (Listing Obligations and Disclosure Requirements)
Regulation, 2015, as amended, including the manner in which it is to be
disclosed , or that it contains any material misstatement,

**FOR H. N. MOTIWALLA & CO
CHARTERED ACCOUNTANTS
FRN : 111949w**


**(H. N. MOTIWALLA)
PARTNER
Membership No.: 011423
UDIN:-19011423AAAAAB8294
Mumbai: August 14, 2019**