



REPCO HOME FINANCE LIMITED.
(Promoted by Repco Bank-Govt. of India Enterprise)
CIN : L6592TN2000PLC044655

RHFL/SE/30/2018-19

November 14, 2018

BSE Limited
Phiroze Jeejeebhoy Towers
Dalal Street
Mumbai- 400001

Kind Attn: Listing Department

Respected Sir,

Sub: Un-audited Financial results of the Company for the Quarter/Half year ended 30 September 2016 (Regulations 33 and 52 of the SEBI (Listing Obligations & Disclosure Requirements) Regulations, 2015)

We hereby inform you that at the meeting of the Board of Directors of the Company held today, the Un-audited Financial Results of the Company for the Quarter/Half year ended 30 September 2018 were taken on record and approved by the Board.

In this regard, we submit the following:

1. Statement of Un-audited Financial Results of the Company for the Quarter/Half year ended 30 September 2018, which are prepared in accordance with the Indian Accounting Standards (Ind AS), duly signed by the Managing Director.
2. Limited Review Report for the said period issued by the Statutory Auditors of the Company.
3. Additional Information in compliance with Chapter V of LODR Regulations, 2015.
4. Certificate u/r 52(5) of the Regulations by M.s, Catalyst Trusteeship Limited, the Debenture Trustee of the Company for the half year ended 30 September 2018.
5. The half-yearly certificate under Regulation 56 (1) (d) of LODR Regulations, 2015, regarding maintenance of hundred percent asset cover from Practicing Chartered Accountant.

The meeting of the Board of Directors commenced at 3 P.m and concluded at 6 P.m.

The above intimation may please be taken on record.

Thanking You,

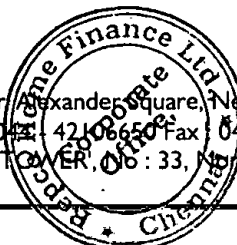
Yours Faithfully,

Company Secretary

Corporate Office : 3rd Floor, Alexander Square, New No : 2 (Old No. 34 & 35) Sardar Patel Road, Guindy, Chennai - 600 032.

Phone : 044 - 42106650 Fax : 044 - 42106651 E-mail : co@repcohome.com, www.repcohome.com

Registered Office : REPCO TOWER, No : 33, North Usman Road, T.Nagar, Chennai - 600 017. Phone : 044-28340715 / 4037 / 2845



REPCO HOME FINANCE LIMITED

CIN- L65922TN2000PLC044655

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PART I - STATEMENT OF UN-AUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED SEPTEMBER 30, 2018

(Rs in crore)

Particulars	Quarter Ended			Half year ended	
	30.09.2018	30.06.2018	30.09.2017	30.09.2018	30.09.2017
	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited
1 Income					
a) Revenue from Operations	290.86	286.93	284.28	577.79	558.14
b) Other Income	5.14	0.26	2.15	5.40	2.36
Total Income from Operations (net)	296.00	287.19	286.43	583.19	560.50
2 Expenditure					
a) Finance Cost	175.49	168.36	162.62	343.85	325.58
b) Employees Benefit Expenses	13.77	12.98	12.61	26.75	23.50
c) Depreciation and Amortisation	1.47	1.04	0.80	2.51	1.57
d) Other Expenditure	8.32	7.88	5.33	16.20	10.48
e) Provisions / Bad Debts Written off	(3.45)	4.66	(0.78)	1.21	7.99
Total Expenditure	195.60	194.92	180.58	390.52	369.12
3 Profit before tax (1-2)	100.40	92.27	105.85	192.67	191.38
4 Tax expense					
(i) Current Tax	26.79	27.43	27.33	54.22	51.37
(ii) Deferred Tax	7.03	3.94	8.49	10.97	14.02
Total tax expense	33.82	31.37	35.82	65.19	65.39
5 Net profit for the period / year (3-4)	66.58	60.90	70.03	127.48	125.99
6 Other comprehensive income					
Items that will not be reclassified to P&L (Net of tax)	0.37	(0.03)	0.59	0.34	0.23
Total other comprehensive Income net of tax	0.37	(0.03)	0.59	0.34	0.23
7 Total comprehensive income (5+6)	66.95	60.87	70.62	127.82	126.22
8 Earnings Per Share (EPS) (for three months and half-year ended, not annualised)					
Earning per share (EPS) on (Face Value of Rs.10/-)					
a) Basic (Rs)	10.70	9.73	11.29	20.43	20.18
b) Diluted (Rs)	10.70	9.73	11.29	20.43	20.18



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**Notes:**

1) The Unaudited financial results of Repco Home Finance Limited ('RHFL', 'the Company') for the quarter and six month ended September 30, 2018 have been reviewed by the Audit Committee and subsequently approved at the meeting of the Board of Directors held on November 14, 2018. The Unaudited financial results have been subjected to a limited review by the Statutory Auditors of the Company.

2) The Company has adopted Indian Accounting Standards ('Ind AS') notified under Section 133 of the Companies Act 2013 ('the Act') read with the Companies (Indian Accounting Standards) Rules, 2015 from April 01, 2018 and the effective date of such transition is April 01, 2017. Such transition has been carried out from the erstwhile Accounting Standards notified under the Act, read with relevant rules issued thereunder and guidelines issued by the National Housing Bank ('NHB') (Collectively referred to as 'the Previous GAAP'). Accordingly, the impact of transition has been recorded in the opening reserves as at April 01, 2017. The corresponding figures presented in these results have been prepared on the basis of the previously published results under previous GAAP for the relevant periods, duly re-stated to Ind AS. These Ind AS adjustments have been reviewed by the statutory auditors.

There is a possibility that these financial results for the current and previous period may require adjustment due to change in the reporting requirements arising from new standards, modification to existing standards, guidelines issued by the Ministry of Corporate Affairs or change in the use of one or more optional exemptions from full retrospective application of certain Ind AS permitted under Ind AS-101.

3) Consequent to transition from the previous GAAP to Ind AS, the reconciliation of profit as regard to material items is provided as below for the previous periods. In accordance with the requirement of paragraph 32 of Ind AS 101-First time adoption of Ind AS.

Particulars	Quarter ended September 30, 2017 (Unaudited)	Half year ended September 30, 2017 (Unaudited)
Net Profit after tax as reported under Indian GAAP	55.88	101.04
Ind-AS adjustments increasing / (decreasing) net profits as reported under Indian GAAP		
Impact on account of fair valuation of financial instruments	0.01	0.02
Provision / (Reversal) of expected credit loss	17.35	25.27
Impact on account of accounting based on effective interest rate on borrowings	(0.42)	(0.56)
Impact on account of accounting based on effective interest rate of advances	(2.26)	(3.93)
Interest income recognised as per Ind AS 109	7.56	17.37
Actuarial gain / loss on employee benefits plans recognised under Other Comprehensive Income	(0.92)	(0.36)
Tax effect on the above adjustments	(7.17)	(12.86)
Net Profit after tax as per Ind-AS	70.03	125.99
Other Comprehensive Income as per Ind-AS (net of taxes)	0.59	0.23
Total Comprehensive Income as per Ind-AS	70.62	126.22



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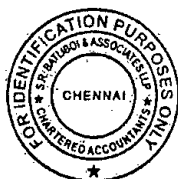
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4) Statement of Asset and Liabilities

		(Rs in crore)
Particulars		As at 30-09-18 (Unaudited)
A	ASSETS	
1	Financial Assets	
	Cash and cash equivalents	76.94
	Bank balance other than cash and cash equivalents	0.12
	Loans and advances	10,403.56
	Investment in associate	22.00
	Sub - Total - Financial asset	10,502.62
2	Non-financial assets	
	Property, plant and equipment	13.03
	Other intangible assets	1.86
	Sub - Total - Non Financial asset	14.89
	Total Assets	10,517.51
B	LIABILITIES AND EQUITY	
1	Financial Liabilities	
	Debt securities	885.32
	Borrowings (other than debt securities)	6,531.40
	Other financial liabilities	1,428.16
	Sub-total - Financial Liabilities	8,844.88
2	Non-Financial Liabilities	
	Current tax liabilities (Net)	2.12
	Provisions	83.28
	Deferred tax liabilities (Net)	88.51
	Sub-total - Non Financial Liabilities	173.91
3	Equity	
	Equity share capital	62.56
	Other equity	1,436.16
	Sub-total - Equity	1,498.72
	Total Liabilities and Equity	10,517.51



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5) The Company has availed the exemption provided by the Securities and Exchange Board of India (SEBI) vide Circular No. CIR/CFD/FAL/62/2016 in respect of disclosure requirements pertaining to disclosure of the financial results and Statement of Assets and Liabilities for the year ended and as at March 31, 2018. Accordingly, the financial results and Statement of Assets and Liabilities for the year ended and as at March 31, 2018 is not disclosed.

6) The Company's main business is to provide loans for purchase or construction of residential houses. All other activities of the Company revolve around the main business. The "Chief Operating Decision Maker" as defined under Ind-AS 108 regularly evaluate the loan portfolio as a whole. Accordingly, as such, there are no separate reportable segments, as per the Ind AS 108 "Operating Segments" specified under section 133 of the Companies Act, 2013.

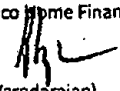
7) Figures for the prior year / period have been regrouped and / or reclassified wherever considered necessary, to conform to current period's presentation.

Place : Chennai

Date : November 14, 2018



On behalf of the Board of Directors
Repco Home Finance Ltd.,


(R Varadarajan)
Managing Director



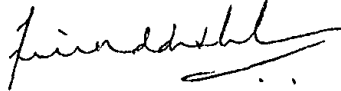
Limited Review Report**The Board of Directors
Repc Home Finance Limited**

1. We have reviewed the accompanying statement of unaudited standalone Ind AS financial results of Repco Home Finance Limited (the 'Company') for the quarter and six month period ended September 30, 2018 (the "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 ('the Regulation'), read with SEBI Circular No. CIR/CFD/FAC/62/2016 dated July 5, 2016 ('the Circular').
2. The preparation of the Statement in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, (Ind AS) 34 "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013 read with Rule 3 of Companies (Indian Accounting Standards) Rules, 2015, as amended, read with the Circular is the responsibility of the Company's management and has been approved by the Board of Directors of the Company. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review 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 Statement is 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.
4. Based on our review conducted as above, 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 applicable Indian Accounting Standards ('Ind AS') specified under Section 133 of the Companies Act, 2013, read with relevant rules issued thereunder and other recognized accounting practices and policies has not disclosed the information required to be disclosed in terms of the Regulation, read with the Circular, including the manner in which it is to be disclosed, or that it contains any material misstatement.

For S.R. BATLIBOI & ASSOCIATES LLP

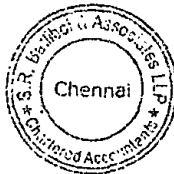
Chartered Accountants

ICAI Firm registration number: 101049W/E300004

per **Aniruddh Sankaran**

Partner

Membership No.: 211107



Place: Chennai

Date: November 14, 2018

REPCO HOME FINANCE LIMITED
Un-audited Financial Results for the half year ended September 30, 2018

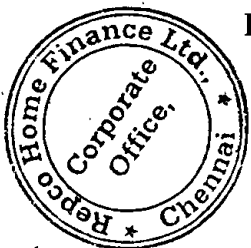
Additional Information in compliance with Chapter V (Obligations of Listed Entity which has listed its Non-Convertible Debt Securities) of SEBI (LODR) Regulations, 2015

- a) Credit rating and change in credit rating (if any); CARE AA and ICRA AA-
- b) Asset cover available, in case of non-convertible debt securities : 1.08 times (average)
- c) Debt-equity ratio; 6.13
- d) Previous due date for the payment of interest / dividend for non-convertible redeemable preference shares / repayment of principal of non-convertible preference shares / non-convertible debt securities and whether the same has been paid or not; and, **as per Annexure A**
- e) Next due date for the payment of interest / dividend of non-convertible preference shares / principal along with the amount of interest / dividend of non-convertible preference shares payable and the redemption amount; **as per Annexure B**
- f) Debt service coverage ratio; 0.74
- g) Interest service coverage ratio; 1.57
- h) Debenture redemption reserve (If applicable); **Not applicable***
- i) Net worth; Rs.1420.95 crore
- j) Net profit after tax; Rs. 127.5 crore
- k) Earnings per share: Rs.40.76 (Annualised)

**As per Companies Act, 2013 and Rule 18(7)(b) (ii) of Companies (Share Capital and Debenture) Rules, 2014, made there under, Housing Finance Companies registered with the National Housing Bank are exempted from creating a Debenture Redemption Reserve in respect of privately placed debentures, due to which DRR is not applicable to the Company.*

Thanking you,
For Repco Home Finance Ltd.


Company Secretary
Encl. Annexure A to C



ANNEXURE A

Details of redemption & payment of interest during last half year ending 30.09.2018:

Series / Tranche	Type (Principal / Interest)	Due date of payment	Amount (Rs.)	Actual date of payment
Series-2/2015	Interest	29-06-2018	8,70,95,891	29-06-2018
Series-3/2015	Interest	28-08-2018	30,15,85,600	28-08-2018
Series-4/2015	Interest	06-09-2018	30,25,28,460	06-09-2018
Series 1/2016	Interest	05-08-2018	4,48,72,603	06-08-2018
Series 2 /2016	Interest	12-09-2018	13,08,00,000	12-09-2018
Series -1 /2017	Interest	18-05-2018	10,73,80,384	18-05-2018
Series -2 /2017	Interest	15-06-2018	8,25,00,000	14-06-2018
Series-3/2017	Interest	03-07-2018	8,20,00,000	03-07-2018
Series -4 /2017	Interest	04-08-2018	14,49,00,000	04-08-2018
Series-2/2015	Principal	29-06-2018	100,00,00,000	29-06-2018
Series-3/2015	Principal	28-08-2018	100,00,00,000	28-08-2018
Series-4/2015	Principal	06-09-2018	100,00,00,000	06-09-2018
Series 2 /2016	Principal	12-09-2018	150,00,00,000	12-09-2018

ANNEXURE B

Details of redemption & interest due in the next half-year i.e. 01.10.2018 to 31.03.2019:

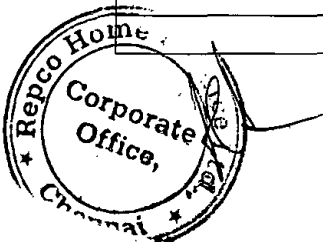
Series / Tranche	Type (Principal / Interest)	Due date of payment	Amount (Rs.)
Series 1/2016	Interest	15-03-2019	53,45,479
Series 1/2016	Interest	15-03-2019	1,33,63,699
Series 2/2016	Interest	12-03-2019	5,86,23,374
Series 3/2016	Interest	04-10-2019	8,50,00,000
Series 1/2017	Interest	17-11-2018	11,03,79,836

Company does not expect default in payment of principal / interest due in next half year

ANNEXURE C

Details of Debenture Redemption Reserve (If applicable): Not applicable

Series / Tranche	Amount of issue Rs. (In Cr.)	DRR required to be created Rs. (In Cr.)	DRR created upto 31.03.2018 Rs. (In Cr.)	Funds invested for debentures maturing during the year



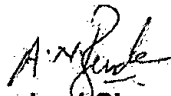
CERTIFICATE FOR RECEIPT AND NOTING OF INFORMATION

[Pursuant to Regulation 52(5) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015]

We, **Catalyst Trusteeship Limited** ("Debenture Trustee") hereby confirm that we have received and noted (without independent verification thereof) the information, as specified under regulation 52(4) of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("Regulations"), provided to us by **Repco Home Finance Limited** ("the Company") for the Half year ended on September 30, 2018.

This Certificate is being issued pursuant to the requirements of Regulation 52(5) of the aforesaid Regulations, for onward submission to Stock Exchange(s) by the Company.

**For Catalyst Trusteeship Limited
(Formerly GDA Trusteeship Limited)**



Authorized Signatory

Date: November 14, 2018



Mobile: 09382856277
e-Mail:kananthram@hotmail.com

K.ANANTHRAM & Co
CHARTERED ACCOUNTANTS

Flat -509, Block 'E', 'Radiance Mandarin',
No.1, Thoraipakkam – Pallavaram Radial Road,
Thoraipakkam, Chennai – 600 097.

11.10.2018

To,
Catalyst Trusteeship Limited
GDA House, Plot No. 85
Bhusari Colony, Paud Road
Pune – 411038

**Sub: Value of the book debts / receivables of Repco Home Finance Limited ("the Company") as on
September, 2018**

Dear Sir/Madam,

We hereby certify that following is the position of eligible Business Assets and outstanding position
of Non-convertible Debentures issued by the Company as on Sept, 2018:

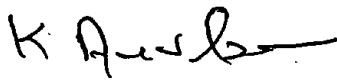
Sr.No	Series ,Tranche	Issue Size (₹)/Outstanding Amount(In Crores)	Asset Cover %
1	Series 1,2016	85	105
2	Series 2,2016	50	105
3	Series 3,2016	100	105
4	Series 1,2017	272	110
5	Series 2,2017	100	105
6	Series 3,2017	100	100
7	Series 4,2017	180	100



We hereby certify and declare that as on 30.09.2018, the value of the assets charged to Catalyst Trusteeship Limited., the Debenture Trustees in respect of above Non-Convertible Debentures issued by this Company is adequate to cover the outstanding amount of the NCDs / Bonds with the agreed margin and that the assets are free from encumbrances.

We confirm that the information submitted as above is true & correct and the undersigned has the authority to submit the same to you.

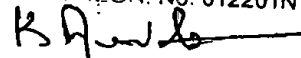
Yours Faithfully,



K.ANANTHRAM & CO
CHARTERED ACCOUNTANTS



For K. ANANTHRAM & CO
CHARTERED ACCOUNTANTS
FIRM REGN. No: 012201N



K. ANANTHRAM
Partner
M.No: 10415