

ABHA PROPERTY PROJECT LIMITED

29, GANESH CHANDRA AVENUE, 4TH FLOOR, ROOM NO 407,
KOLKATA- 700013

October 21, 2025

To,
The Secretary
The Calcutta Stock Exchange Ltd.
7, Lyons Range
Kolkata - 700 001
Script Code: 11594

**Sub: Compliance Report on Corporate Governance for the quarter ended 30th
September, 2025**

Dear Sir/Madam,

In terms of Regulation 27(2) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 read with the Circular No. SEBI/HO/CFD/CMD-2/P/CIR/2021/567 dated 31st May, 2021, issued by SEBI, a Compliance Report on Corporate Governance for the quarter ended on 30th September, 2025 is enclosed and marked as **Annexure I**.

Please acknowledge receipt.

Thanking you,

Yours faithfully,

For **ABHA PROPERTY PROJECT LIMITED**

Santanu Kumar Hazra
Company Secretary

Encl: As above

Compliance Report on Corporate Governance

Annexure

1. Name of Listed Entity: Abha Property Project Limited
 2. Quarter ending: 30th September, 2025

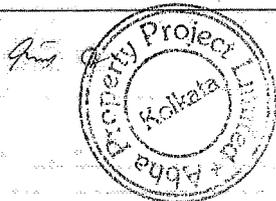
I. Composition of Board of Directors

Title (Mr/Ms)	Name of the Director	PAN & DIN	Category (Chairperson/Executive/Non-Executive/Independent/Non-mines)	Initial Date of Appointment	Date of Re-appointment	Date of Cessation	Tenure	Date of Birth	Whether special resolution Passed? [Refer Reg. 17(LA) of Listing Regulations]	Date of passing special resolution	No. Of directorship in listed entities including this listed entity [in reference to Regulation 17A(1)]	No of Independent Directorship in listed entities including this listed entity [in reference to regulation 17A(1)]	Number of memberships in Audit/ Stakeholder Committee(s) including this listed entity (Refer Regulation 26(f) of Listing Regulations)	No. of post of Chairperson in Audit/ Stakeholder Committee held including this listed entity (Refer Regulation 26(f) of Listing Regulations)
Mr.	Vishal Agarwalla	PAN:ACMPA9306 M.DIN: 00129040	Non-Executive	14.04.2003			267	16.09.1971	NA		1	0	1	1
Mr.	Amit Agarwalla	PAN:ACMPA9303 Q.DIN: 00338081	Executive	14.08.2017	01.06.2024		56	27.08.1971	NA		1	0	1	0
Mr.	Sumit Agarwalla	PAN: ACMPA9292J DIN: 00336064	Chairperson-Non-Executive	14.07.2003			265	06.12.1972	NA		1	0	0	0
Mr.	Aditya Agarwalla	PAN: ACMPA9304K DIN: 00140683	Executive	14.08.2017			96	28.12.1974	NA		1	0	1	0
Ms.	Mandeep Kaur Jaiswal	PAN: BWHPK8912P DIN: 10077160	Non-Executive-Independent	29.05.2023			29	26.05.1990	NA		1	3	5	0
Ms.	Ayushi Khaitan	PAN: GHGPK4103M DIN: 10171829	Non-Executive-Independent	29.05.2023			29	06.09.1993	NA		2	2	3	1

Whether Regular chairperson appointed : Yes

Whether Chairperson is related to managing director or CEO : Yes

Notes:



II. Composition of Committees					
Name of Committee	Whether Regular chairperson appointed	Name of Committee Members	Category (Chairperson/ Executive / Non-Executive/ Independent/ Nominee)	Date of Appointment	Date of Cessation
1. Audit Committee	Yes	Ayushi Khaitan Mandeep Kaur Jaiswal Aditya Agarwalla	Chairperson-Non-Executive-Independent Non-Executive-Independent Executive	29.05.2023 29.05.2023 14.08.2017	- - -
2. Nomination & Remuneration Committee	Yes	Ayushi Khaitan Mandeep Kaur Jaiswal Sumit Agarwalla Vishal Agarwalla	Chairperson-Non-Executive-Independent Non-Executive-Independent Non-Executive Non-Executive	29.05.2023 29.05.2023 31.03.2015 31.03.2015	- - - -
3. Risk Management Committee	NA	Not Applicable			
4. Stakeholders Relationship Committee	Yes	Vishal Agarwalla Amit Agarwalla Mandeep Kaur Jaiswal	Chairman-Non-Executive Executive Non-Executive-Independent	29.06.2021 29.06.2021 29.05.2023	- - -
5. Corporate Social Responsibility Committee	NA	Not Applicable			
6. Rights Issue Committee	NA	Amit Agarwalla Aditya Agarwalla Santanu Kumar Hazra	Managing Director Director & CFO Company Secretary	29.05.2023 29.05.2023 29.05.2023	- - -
III. Meeting of Board of Directors					
Date(s) of Meeting (if any) in the previous quarter	Date(s) of Meeting (if any) in the relevant quarter	Whether requirement of Quorum met	Number of Directors present	Number of independent directors present	Maximum gap between any two consecutive meetings (in number of days)
22.04.2025	12.08.2025	Yes	6	2	111
19.05.2025	12.08.2025	Yes	6	2	84



IV. Meeting of Committees

Date(s) of meeting of the committee in the relevant quarter	Whether requirement of Quorum met (details)*	Number of Directors present	Number of independent directors present	Date(s) of meeting of the committee in the previous quarter	Maximum gap between any two consecutive meetings in number of days
Audit Committee					
12.08.2025	Yes	3	2	19.05.2025	84
Stakeholders Relationship Committee					
None					NA
Nomination and Remuneration Committee					
None					NA
Corporate Social Responsibility Committee					
	NA				NA
Risk Management Committee					
	NA				NA
Rights Issue Committee					
None	NA				NA
None	NA				NA

Note: In pursuance of the Board of Directors meeting held on 29th May, 2023, a rights issue committee of the Board comprises with 3 members out of which 2 Executive Directors & 1 Company Secretary (KMP) were formed to look after the routine responsibilities w.r.t. the proposed rights issue the equity shares by the Company. This is a non-statutory committee.

For Abha Property Project Limited

Amit Agarwalla
 Amit Agarwalla
 Managing Director
 DIN: 00338081

Date: 17th October, 2024
 Place: Kolkata

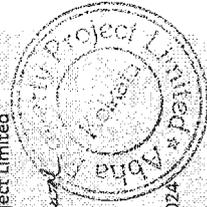


Annexure 1			
Related Party Transactions			
Sr	Subject	Compliance status (Yes/No/NA)	If status is "No" details of non-compliance may be given here.
1	Whether prior approval of audit committee obtained	Yes	
2	Whether shareholder approval obtained for material RPT	NA	
3	Whether details of RPT entered into pursuant to omnibus approval have been reviewed by Audit Committee	Yes	
		Disclosure of notes on related party transactions:	Add Notes
		Disclosure of notes of material transaction with related party:	Add Notes

For Abha Property Project Limited

Amit Agarwalla
 Amit Agarwalla
 Managing Director
 DIN: 00338081

Date: 17th October, 2024
 Place: Kolkata



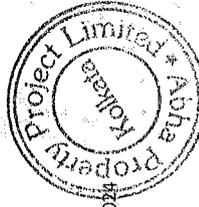
Annexure 1		
VI. Affirmations		
Sr	Subject	Compliance status (Yes/No)
1	The composition of Board of Directors is in terms of SEBI (Listing obligations and disclosure requirements) Regulations, 2015	Yes
2	The composition of the following committees is in terms of SEBI(Listing obligations and disclosure requirements) Regulations, 2015 a. Audit Committee	Yes
3	The composition of the following committees is in terms of SEBI(Listing obligations and disclosure requirements) Regulations, 2015. b. Nomination & remuneration committee	Yes
4	The composition of the following committees is in terms of SEBI(Listing obligations and disclosure requirements) Regulations, 2015. c. Stakeholders relationship committee	Yes
5	The composition of the following committees is in terms of SEBI(Listing obligations and disclosure requirements) Regulations, 2015. d. Risk management committee (applicable to the top 1000 listed entities)	NA
6	The committee members have been made aware of their powers, role and responsibilities as specified in SEBI (Listing obligations and disclosure requirements) Regulations, 2015.	Yes
7	The meetings of the board of directors and the above committees have been conducted in the manner as specified in SEBI (Listing obligations and disclosure requirements) Regulations, 2015.	Yes
8	This report and/or the report submitted in the previous quarter has been placed before Board of Directors.	Yes
9	Any comments/observations/advice of Board of Directors may be mentioned here:	NA

For Alpha Property Project Limited

Amit Agarwalla

Amit Agarwalla
Managing Director
DIN: 00338081

Date: 17th October, 2024
Place: Kolkata



Compliance Report on Corporate Governance at the end of 6 months ended 30th September, 2025.

III. Affirmations

Sr	Particulars	Regulation Number	Compliance Status (Yes/No/NA)
1	Copy of the annual report including balance sheet, profit and loss account, directors report, corporate governance report, business responsibility report displayed on website	46(2)	Yes
2	Presence of Chairperson of Audit Committee at the Annual General Meeting	18(1)(d)	Yes
3	Presence of Chairperson of the Nomination and Remuneration Committee at the Annual General Meeting	19(3)	Yes
4	Presence of Chairperson of the Stakeholder Relationship Committee at the Annual General Meeting	20(3)	Yes
5	Disclosure of the Secretarial Audit Report of the listed entity and the material subsidiaries in the Annual Report	24A(1)	Yes
6	Submission of Annual Secretarial Compliance Report	24A(2)	Yes
7	Whether "Corporate Governance Report" disclosed in Annual Report	34(3) read with para C of Schedule V	Yes

For Abha Property Project Limited



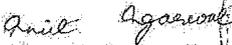
Amit Agarwalla
Managing Director
DIN: 00338081

Date: 17th October, 2024
Place: Kolkata



Compliance Report on Corporate Governance on half year basis i.e. for the second half of the FY 25-26.

Half year ending - 30th September, 2025.

I. Disclosure of Loans / guarantees / comfort letters / securities etc. <small>(refer note below)</small>			
(A) Any loan or any other form of debt advanced by the listed entity directly or indirectly to:			
Entity	Aggregate amount advanced during six months		Balance outstanding at the end of six months
Promoter or any other entity controlled by them	Nil		Nil
Promoter Group or any other entity controlled by them	Nil		Nil
Directors (including relatives) or any other entity controlled by them	Nil		Nil
KMPs or any other entity controlled by them	Nil		Nil
(B) Any guarantee/ comfort letter (by whatever name called) provided by the listed entity directly or indirectly, in connection with any loan(s) or any other form of debt availed by:			
Entity	Type (guarantee, comfort letter etc.)	Aggregate amount of issuance during six months	Balance outstanding at the end of six months (taking into account any invocation)
Promoter or any other entity controlled by them	Nil	Nil	Nil
Promoter Group or any other entity controlled by them	Nil	Nil	Nil
Directors (including relatives) or any other entity controlled by them	Nil	Nil	Nil
KMPs or any other entity controlled by them	Nil	Nil	Nil
(C) Any security provided by the listed entity directly or indirectly, in connection with any loan(s) or any other form of debt availed by:			
Entity	Type of security (cash, shares etc.)	Aggregate value of security provided during six months	Balance outstanding at the end of six months
Promoter or any other entity controlled by them	Nil	Nil	Nil
Promoter Group or any other entity controlled by them	Nil	Nil	Nil
Directors (including relatives) or any other entity controlled by them	Nil	Nil	Nil
KMPs or any other entity controlled by them	Nil	Nil	Nil
II. Affirmations:			
All loans (or other form of debt), guarantees, comfort letters (by whatever name called) or securities in connection with any loan(s) (or other form of debt) given directly or indirectly by the listed entity to promoter(s), promoter group, director(s) (including their relatives), key managerial personnel (including their relatives) or any entity controlled by them are in the economic interest of the company.			
For Abha Property Project Limited			
 Amit Agarwalla, Managing Director DIN: 00338081			
Note: These disclosures excludes any loan (or other form of debt), guarantee / comfort letter (by whatever name called) or security provided in connection with any loan or any other form of debt:			
a) by the Company to/for its subsidiary [and joint-venture company] whose accounts are consolidated with the Company.			
b) by the Company to its employees or directors as a part of the service conditions.			