Name of the issue: Knowledge Realty Trust IPO **Updated as on August 15, 2026**

1 **Type of issue (IPO/ FPO)** IPO

2 **Issue size (Rs. in crore)** 4,800.00

Source: Final Offer Document dated August 12, 2025

3 **Grade of issue alongwith name of the rating agency**

Name Not Applicable

Grade Not Applicable

4 **Subscription Level (Number of times)** 12.25

Source: Based on valid applications(excluding Strategic Investors and Anchor investors)

5 **QIB holding (as a %age of total outstanding capital) as disclosed to stock exchanges**

Particulars	%
(i) On Allotment August 13, 2025 (1)	8.79%
(ii) at the end of the 1st Quarter immediately after the listing (September 30, 2025)	6.79%
(iii) at the end of 1st FY (March 31, 2026)	6.81%
(iv) at the end of 2nd FY (March 31, 2027)(2)	Not available
(v) at the end of 3rd FY (March 31, 2028)(2)	Not available

(1) Source: Basis of Allotment includes allotment to Anchor Investors

(2) QIB Holding not disclosed as reporting for relevant period has not been completed.

6 **Financials of the issuer**

(Consolidated Rs. in million)

Parameters	1st FY (March 31,2026)	2nd FY (March 31,2027)*	3rd FY (March 31,2028)*
Revenue from operations	30,466.28	Not Available	Not Available
Net Profit for the period	3,754.36	Not Available	Not Available
Paid-up unit capital	4,41,991.22	Not Available	Not Available
Other Equity	(7,936.55)	Not Available	Not Available

*Note: *Financials for the year ended March 31, 2027 and March 31, 2028 shall be updated once available*

7 **Trading status in the scrip of the issuer**

Trust's Units are listed on both the BSE Limited ("**BSE**") and the National Stock Exchange of India Limited ("**NSE**")

Particulars	Status
(i) at the end of 1st FY (March 31, 2026)	Frequently Traded
(ii) at the end of 2nd FY (March 31, 2027) (1)	Not Available
(iii) at the end of 3rd FY (March 31, 2028) (1)	Not Available

(1) will be updated in due course

8 **Change, if any, in directors of issuer from the disclosures in the offer document**

Particulars	Name of Director	Appointed / Resigned
at the end of 1st FY March 31, 2026	Sunil Ramakant Bhumralkar (Independent Director)	Appointed
	Asheesh Mohta (Non-Independent	Appointed
	Geetha Ravichandran (Additional Non-Executive Independent Director	Appointed
at the end of 2nd FY March 31, 2027 (1)	NA	NA
at the end of 3rd FY March 31, 2028 (1)	NA	NA

(1) Information shall be updated in due course

9 **Status of implementation of project/ commencement of commercial production**

Particulars	Remarks
(i) as disclosed in the offer document	Not Applicable
(ii) Actual implementation	Not Applicable
(iii) Reasons for delay in implementation, if any	Not Applicable

10 **Status of utilization of issue proceeds**

(i) as disclosed in the offer document

Expenditure items	Proposed Utilization (Rs cr)	Actual Utilization (Rs
Partial or full repayment or prepayment of certain financial indebtedness of the Asset SPVs and the Investment Entities	4,640.00	NA
General purposes	-	-
Total	**4,640.00**	**-**

(ii) Actual utilization	4,640.00
(iii) Reasons for deviation, if any	NA

11 **Comments of monitoring agency, if applicable**

(a) Comments on use of funds	NA
(b) Comments on deviation, if any, in the use of proceeds of the issue from the objects stated in the offer document	NA
(c) Any other reservations expressed by the monitoring agency about the end use of funds	NA

12 **Price-related data**

Designated SE	NSE
Issue Price (Rs.)	100
Listing Date	18-Aug-25

Price parameters	At close of listing day August 18, 2025	At close of 30th calendar day from listing day (September 17, 2025)	At close of 90th calendar day from listing day	As at the end of March 31, 2026[1]		
				Closing price	High	Low
Market Price	106.24	111.08	117.96	113.60	129.07	103.00
Nifty 50	18,203.40	25,239.10	25,910.05	22,331.40	26,373.20	21,743.70
Sectoral Index	Not comparable to any of the available sectoral indices					

Price parameters	As at the end of March 31, 2027[1]			As at the end of March 31, 2028[1]		
	Closing price	High	Low	Closing price	High	Low
Market Price	-	-	-	-	-	-
Nifty 50	-	-	-	-	-	-
Sectoral Index	Not comparable to any of the available sectoral indices					

Source: Stock Exchange data. Where the 30th day / 90th day/ March 31 of a particular year falls on a holiday, the immediately preceding trading day has been considered

(1) will be updated in due course

1. Market price on NSE taken, being the designated stock exchange

2. High and Low based on closing prices

30th calendar day shall be taken as listing date plus 29 calendar days. 90th calendar day shall be taken as listing date plus 89 calendar days

13 **Basis for Issue Price and Comparison with Peer Group & Industry Average**

Accounting ratio	Name of REIT	As disclosed in the final offer document [1]	At the end of 1st FY March 31, 2026[1]	At the end of 1st FY March 31, 2027[2]	At the end of 1st FY March 31, 2028[2]
NAV per Unit	**Issuer:**	110.94	97.71x	Not Available	Not Available
	Peer Group:				
	Embassy Office Parks REIT	423.22	216.26x	Not Available	Not Available
	Mindspace Business Park REIT	431.70	409.37x	Not Available	Not Available
	Brookfield India Real Estate Trust RE	336.35	303.60x	Not Available	Not Available

(1)Sourced from Final Offer Document dated August 12, 2025

(2) Information not provided as the relevant fiscal year has not completed / not disclosed in public domain

14 **Any other material information**

Particulars	Date
Listing of Units	8/18/2025
Approved the Shifting of Place of Business of the Trust to “One BKC, C Wing 407, Plot No. C-66, G Block, Bandra Kurla Complex, Bandra (E), Mumbai – 400051, Maharashtra, India.	9/2/2025
Approved the Shifting of Registered Office of the KROMSPL to “One BKC, C Wing 407, Plot No. C-66, G Block, Bandra Kurla Complex, Bandra (E), Mumbai – 400051, Maharashtra, India	9/2/2025
Appointment of Mr. Sunil Ramakant Bhumralkar (DIN: 00177658) as an Additional Non-Executive Independent Director on the Board of the Company with effect from 10th November, 2025 for a period of 5 years, subject to the approval of the shareholders of the Manager	11/10/2025
Appointment of Mr. Asheesh Mohta (DIN: 00358583) as an Additional Non-Executive, Non-Independent Director of the Company with effect from 10th November, 2025 subject to the approval of the shareholders of the Manager	11/10/2025
Knowledge Realty Trust (“KRT” or “Trust”), at its meeting held on 10th December, 2025, has inter-alia considered and approved the appointment of Ms. Geetha Ravichandran (DIN: 11072013) as an Additional Non-Executive Independent Director on the Board of the Company with effect from 10th December,	12/10/2025
Board of Directors (“Board”) of Knowledge Realty Office Management Services Private Limited (“Company”), Manager to Knowledge Realty Trust (“KRT” or “Trust”), at its meeting held on 12th January, 2026, has inter-alia considered and approved the following: - Restructuring through a demerger of Devbhumi Realtors Private Limited, a special purpose vehicle of the Trust, for the purpose of streamlining business, operational efficiency and corporate restructuring. - Incorporation of a wholly-owned subsidiary of One International Center Private Limited, a portfolio entity of KRT holding One International Center, Mumbai - approved demerger of One International Center Private Limited, a special purpose vehicle of the Trust, for the purpose of streamlining business, operational efficiency and corporate restructuring.	1/12/2026
Borrowing Committee has inter-alia considered and approved the allotment of 1,00,000 rupee denominated, listed, rated, secured, transferable, redeemable Non-Convertible Debentures (“NCDs”) having face value of INR 1,00,000/- (Indian Rupees One Lakh Only) each for an aggregate principal amount of INR 10,00,00,00,000/- (Indian Rupees One Thousand Crores only) by Knowledge Realty Trust on a private placement basis	2/9/2026
Raising of funds through fresh issuance of listed, rated, secured, redeemable, non-convertible debentures by the Trust, having face value of INR 1,00,000/- each, for an aggregate principal amount of up to INR 600,00,00,000/- (Indian Rupees Six Hundred Crores only), on private placement basis. Raising of funds through fresh issuance of listed, rated, redeemable commercial papers by the Trust for an aggregate principal amount up to INR 500,00,00,000/- (Indian Rupees Five Hundred Crores only) on a private placement basis, in one or more transactions, and/or in one or more series and/or tranches to eligible investors.	4/27/2026
Cessation of Ms. Neha Wason from the position of Company Secretary. Cessation of Mr. Akshay Rajkumar Sharma from the position of Compliance Officer. Approved the appointment of Mr. Ashutosh Vaidya as the Company Secretary and Key Managerial Personnel of the Company and Compliance Officer.	4/30/2026
approved the allotment of 10,000 (Ten Thousand) listed, rated, redeemable, rupee denominated commercial papers by KRT having a face value of INR 5,00,000/- for an aggregate principal amount of INR 500,00,00,000/- (“Commercial Papers”), for a term of 91 day	5/12/2026
Declared special dividend of Rs. 1.616 per equity share	5/13/2026

IM considered and approved the allotment of rupee denominated, listed, rated, secured, transferable, non-convertible debentures of face value of INR 1,00,000/- (Indian Rupees One Lakh only) each for an aggregate principal / face value amount of INR 6,00,00,00,000/- (Indian Rupees Six Hundred Crores only) ("NCDs"), by Knowledge Realty Trust on a private placement basis proposed to be listed on BSE Limited on the terms and conditions as mentioned in the Key Information Document dated 18th June, 2026	6/22/2026
Crisil Ratings Limited ("Crisil"), a credit rating agency, has assigned the credit rating of "Crisil AAA/Stable" in respect of Non Convertible Debentures to be issued by KRT and re-affirmed the credit rating of "Crisil AAA/Stable" in respect of Non-Convertible Debentures issued by KRT. Further, Crisil has re-affirmed the credit rating of CRISIL A1+ in respect of commercial papers issued/ proposed to be issued by KRT and the credit rating of "Crisil AAA/Stable" in respect of corporate credit rating.	7/16/2026
Investment Manager considered and approved the allotment of 10,000 (Ten Thousand) listed, rated, redeemable commercial papers by KRT having a face value of INR 5,00,000/- (Indian Rupees Five Lakhs only), for an aggregate principal amount of INR 500,00,00,000/- (Indian Rupees Five Hundred Crore only) ("Commercial Papers"), for a term of 88 days from the date of allotment i.e. 10th August, 2026, at a discount, in dematerialised form, on a private placement basis, as per the terms and conditions mentioned in the other applicable transaction documents along with the key information document dated 10th August, 2026	8/10/2026

Source- Stock Exchange filings

For further updates and information, please refer stock exchange websites i.e. www.bseindia.com and www.nseindia.com