

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

*Based on valid applications (excluding strategic and anchor investors)
Source: Minutes for basis of allotment dated August 12, 2025

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

Particulars	%
(i) On Allotment in the Issue (August 13, 2025) ⁽¹⁾	8.79%
(ii) at the end of the 1st Quarter immediately after the listing (September 30, 2025) ⁽²⁾	6.79%
(iii) at the end of 1st FY (March 31, 2026) ⁽³⁾	6.81%
(iv) at the end of 2nd FY (March 31, 2027) ⁽⁴⁾	Not available
(v) at the end of 3rd FY (March 31, 2028) ⁽⁵⁾	Not available

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

(2) Institutional shareholding submitted to stock exchanges for September 30, 2025.

(3) Institutional shareholding submitted to stock exchanges for March 31, 2026.

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

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

6 **Financials of the issuer**

(Consolidated Rs. in crore)

Parameters	1st FY (March 31, 2026) #	2nd FY (March 31, 2027)*	3rd FY (March 31, 2028)*
Income from operations	1,196.55	Not available	Not available
Net Profit for the period	107.37	Not available	Not available
Paid-up equity share capital	44,199.12	Not available	Not available
Reserves excluding revaluation reserves	-793.66	Not available	Not available

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

Financials as disclosed on stock exchange website.

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

Company's Equity Shares 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)	Not frequently traded
(ii) at the end of 2nd FY (March 31, 2027)	Not available
(iii) at the end of 3rd FY (March 31, 2028)	Not available

*Trading status not disclosed as the relevant fiscal years have not been completed.

Source - stock exchange website.

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 [#]	Asheesh Mohta	November 10, 2025
	Sunil Ramakant Bhumralkar	November 10, 2025
	Geetha Ravichandran	December 10, 2025
	Not available	Not available
at the end of 2nd FY March 31, 2027*		
at the end of 3rd FY March 31, 2028*	Not available	Not available

*Changes in Directors not disclosed as the relevant fiscal years have not been completed.

Source - stock exchange website

^ Updated as on May 31, 2026

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

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

10 **Status of utilization of issue proceeds**

(i) as disclosed in the offer document

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

(ii) Actual utilisation	NA
(iii) Reasons for deviation, if any	NA

*Status of utilisation of Net Proceeds disclosed: Submission of quarterly statement of deviation(s) or variation(s) in use of proceeds for the quarter ended September 30, 2025.

(iii) Reasons for deviation, if any	None
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*Status of utilisation of Net Proceeds disclosed : Submission of quarterly statement of deviation(s) or variation(s) in use of proceeds for the quarter ended September 30, 2025.

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

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

Not applicable
 Not applicable
 Not applicable

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 16, 2025) ⁽⁴⁾	At close of 90th calendar day from listing day (November 15, 2025) ⁽⁴⁾	As at the end of March 31, 2026 ⁽³⁾		
				Closing price	High (during the FY)	Low (during the FY)
Market Price ⁽²⁾	106.24	111.08	117.96	113.60	129.07	103.00
Nifty 50	24,876.95	25,239.10	25,910.05	22,331.40	26,373.20	21,743.65
Sectoral Index	Not comparable to any of the available sectoral indices					
Price parameters	As at the end of March 31, 2027 ⁽¹⁾⁽³⁾			As at the end of March 31, 2028 ⁽¹⁾⁽³⁾		
	Closing price	High (during the FY)	Low (during the FY)	Closing price	High (during the FY)	Low (during the FY)
Market Price ⁽²⁾	-	-	-	-	-	-
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 Pricing data not disclosed as the relevant fiscal year has not completed

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

3. High and Low based on closing prices

4. 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 ⁽²⁾	At the end of 2nd FY March 31, 2027 ⁽³⁾	At the end of 3rd FY March 31, 2028 ⁽³⁾
Net Asset Value per Unit	Issuer:	110.94	123.61	Not available	Not available
	Peer Group:				
	Embassy Office Parks REIT	423.22	491.62	Not available	Not available
	Mindspace Business Park REIT	431.70	527.01	Not available	Not available
	Brookfield India Real Estate Trust REI	336.35	386.66	Not available	Not available

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

(2) Information sourced from audited consolidated financials of the issuer and peers on the stock exchange website

(3) Information not provided as the relevant fiscal year has not completed

14 Any other material information

Particulars	Date
Submission of revised Annual Secretarial Compliance Report for the financial year ended 31st March, 2026.	15-05-2026
Submission of newspaper advertisements published in the Economic Times (all editions), and Mint (all editions) on Thursday, 14th May, 2026, in connection with Knowledge Realty Trust's approved Audited Consolidated Financial Results for the quarter and financial year ended 31st March, 2026	13-05-2026
Submission of Annual Secretarial Compliance Report for the financial year ended 31st March, 2026	13-05-2026
Submission of Structured Digital Database Compliance Certificate for the financial year ended 31st March, 2026.	13-05-2026
Submission of Security Cover Certificates for the quarter and financial year ended 31st March, 2026	13-05-2026
Submission of Summary Valuation Report and Detailed Valuation Report of Knowledge Realty Trust for the financial year ended 31st March, 2026	13-05-2026
Submission of Press Release and Earnings Presentation for the quarter and financial year ended 31st March, 2026.	13-05-2026
Intimation regarding outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on Wednesday, 13th May, 2026 to inter-alia consider and approve (a) Audited Standalone and Consolidated Financial Results of the Trust for the quarter and financial year ended 31st March, 2026, (b) distribution of dividend of INR 7165.99/- Million / INR 1.616/- per Unit for the quarter ended 31st March, 2026, (c) taking on record the valuation report dated May 13, 2026, (d) declaration of net asset value of INR 123.61/- per Unit for the Trust as at 31st March, 2026	13-05-2026
Intimation regarding outcome of resolution passed through circulation by the Borrowing Committee of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust on 12th May, 2026, to inter alia, consider and approve the allotment of 10,000 listed, rated, redeemable, rupee denominated commercial papers by KRT having a face value of INR 5,00,000/- on a private placement basis	12-05-2026
Intimation of Board Meeting scheduled to be held on Wednesday, 13th May, 2026	08-05-2026
Intimation regarding outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 30th April, 2026 wherein inter-alia the following was considered: (a) Cessation of Ms. Neha Wason from the position of Company Secretary of the Company with effect from close of business hours on 30th April, 2026; (b) Cessation of Mr. Akshay Rajkumar Sharma from the position of Compliance Officer of Knowledge Realty Trust with effect from close of business hours on 30th April, 2026; and (c) Approved the appointment of Mr. Ashutosh Vaidya as the Company Secretary and Key Managerial Personnel of the Company and Compliance Officer of Knowledge Realty Trust with effect from 01st May, 2026.	30-04-2026
Intimation regarding outcome of the Meeting of the Borrowing Committee of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 27th April, 2026	27-04-2026
Intimation that Crisil Ratings Limited has reaffirmed the credit rating of Crisil AAA/ Stable in respect of non-convertible debentures issued/ proposed to be issued by Knowledge Realty Trust ("KRT") and its corporate rating	23-04-2026
Intimation for meeting of the Members of Borrowing Committee of Knowledge Realty Office Management Services Private Limited ("KROMSPL"), the Manager to Knowledge Realty Trust ("Trust") scheduled to be held on Monday, 27th April, 2026, to inter-alia, consider and if deemed appropriate,	22-04-2026
Intimation that Crisil Ratings Limited has revalidated the credit rating of Crisil A1+ in respect of commercial paper proposed to be issued by KRT	17-04-2026
Submission of unitholding Pattern of Knowledge Realty Trust as on quarter ended 31st March, 2026	17-04-2026
Intimation that ICRA Limited has revalidated the credit rating [ICRA]AAA (Stable) in respect of non-convertible issued/ proposed to be issued by Knowledge Realty Trust and its corporate rating	13-04-2026
Submission of statement of investor complaints for the quarter and financial year ended 31st March, 2026	10-04-2026
Submission of quarterly compliance report on corporate governance for the quarter ended March 31, 2026	10-04-2026
Intimation that ICRA Limited has reaffirmed the credit rating [ICRA]AAA (Stable) in respect of non-convertible issued/ proposed to be issued by Knowledge Realty Trust and its corporate rating	31-03-2026
Intimation of closure of trading window for trading in securities of Knowledge Realty Trust with effect from opening hours on March 25, 2026 until 48 hours after the announcement of the financial results for financial year ended March 31, 2026	23-03-2026
Intimation for receipt of disclosures from Mr. Sachin Anilkumar Tapadia, Designated Person pursuant to Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code.	19-02-2026

Outcome of the Meeting of the Borrowing Committee of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 09th February, 2026 to inter-alia consider and approve 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 proposed to be listed on BSE Limited on the terms and conditions mentioned in the Key Information Document dated 04th February, 2026	09-02-2026
Newspaper Publication - Financial Results for the third quarter and nine months ended 31st December, 2025	06-02-2026
Submission of quarterly statement of deviation(s) or variation(s) in use of proceeds	05-02-2026
Outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 05th February, 2026 wherein the board approved inter alia (i) Unaudited Standalone Financial Results and Unaudited Consolidated Financial Results ("Financial Results") of KRT for the third quarter and nine months ended 31st December, 2025 along with Limited Review Reports thereon, (ii) Distribution of INR 6,953.14/- Million (Indian Rupees Six Thousand Nine Hundred and Fifty Three point One Four Million Only) / INR 1.568/- (Indian Rupee One Point Five Six Eight Only) per Unit for the quarter ended 31st December, 2025, and (iii) Appointment of M/s Rupal D. Jhaveri, Practicing Company Secretary, for issuing the secretarial compliance report for the Financial Year 2025-26 required under the Securities and Exchange Board of India (Real Estate Investment Trusts) Regulations, 2014	05-02-2026
Intimation of Voting results and Scrutinizer's Report of the First Extra-ordinary Meeting of the Unitholders of Knowledge Realty Trust held on 03rd February, 2026	04-02-2026
Summary of the proceedings of the 01st Extra-ordinary Meeting of the Unitholders of Knowledge Realty Trust held on 03rd February, 2026	03-02-2026
Prior Intimation of Board Meeting scheduled to be held on Thursday, 05th February, 2026.	30-01-2026
Intimation for Unitholding Pattern of Knowledge Realty Trust ("KRT") as on quarter ended 31st December, 2025	20-01-2026
Quarterly Compliance Report on Corporate Governance for the quarter ended December 31, 2025.	19-01-2026
Intimation for disclosure received from Nisha Narayan Kadam, Designated Person under Regulation 7(2) read with Regulation 6(2) of the PIT Regulations and the Code	14-01-2026
Quarterly statement of investor complaints for the quarter ended December 31, 2025.	14-01-2026
Notice of the 01st (First) Extra-Ordinary Meeting of the Unitholders of Knowledge Realty Trust ("Trust") to be held on Tuesday, 03rd February, 2026 at 11:00 A.M. (IST) through Video Conferencing/ Other Audio-Visual Means	12-01-2026
Outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 12th January, 2026 wherein the board inter-alia approved: (i) Authorised the Trust to borrow from time to time, any sum or sums of money such that the aggregate consolidated borrowing and deferred payments of Trust and the KRT REIT Entities, net of cash and cash equivalents, do not exceed 35% of the value of the KRT assets, from time to time, in whatever form, (ii) approved borrowings from Axis Bank Limited of amounts up to 35% of the total consolidated borrowings of KRT REIT Entities, (iii) Approved restructuring through a demerger of Devbhumi Realtors Private Limited, a special purpose vehicle of the Trust, (iv) Incorporation of a wholly-owned subsidiary of One International Center Private Limited, a portfolio entity of KRT holding One International Center, Mumbai, (v) approved demerger of One International Center Private Limited, (vi) Scheme of Arrangement between One World Center Private Limited ("OWCPL") and its shareholders, being a portfolio entity of the Trust, on behalf of the Trust, for the reduction of the share capital of OWCPL, and (vii) Approved the convening of 1st Extraordinary Meeting of the Unitholders on Thursday, 03rd February, 2026	12-01-2026
Intimation of Closure of Trading Window for trading in securities of the Knowledge Realty Trust	24-12-2025
Disclosure of Credit Rating obtained by Knowledge Realty Trust for Commercial Paper of Rs. 500 Crore.	15-12-2025
Outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 10th December, 2025 wherein the board 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, 2025 for a period of 5 (five) years, subject to the approval of the shareholders of the Manager.	10-12-2025
Outcome of the Meeting of the Borrowing Committee of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 03rd December, 2025	03-12-2025
Disclosure of Credit Rating obtained by Knowledge Realty Trust for Non-Convertible Debentures of Rs. 1600 Crores & reaffirmation of Issuer Rating	02-12-2025
Intimation for meeting of the members of borrowing committee to be held on December 3, 2025 to inter-alia, consider and if deemed appropriate, to consider and approve the raising of funds and issue of securities or instruments of Knowledge Realty Trust through such modes as may be permitted under applicable law, including debt issuance.	28-11-2025
Submission of Knowledge Realty Trust Half-Yearly Report.	14-11-2025
Submission of quarterly statement of deviation(s) or variation(s) in use of proceeds confirming that there has been no deviation or variation in the utilization of proceeds from the Initial Public Offer and the issuance of Non-Convertible Debt Securities by Knowledge Realty Trust.	12-11-2025
Change in the composition of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust: (i) Appointment of Mr. Sunil Ramakant Bhumraikar (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, (ii) Appointment of Mr. Asheesh Mohta (DIN: 00358583) as an Additional Non-Executive, Non-Independent Director of the Company with effect from 10th November, 2025	10-11-2025
Submission of Summary Valuation Report of Knowledge Realty Trust for the quarter and half year ended 30th September, 2025, under Regulation 21 of the Securities and Exchange Board of India (Real Estate Investment Trusts) Regulations, 2014	10-11-2025
Outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 10th November, 2025 i.e., <i>inter alia</i> (i) approving Unaudited Standalone Financial Results and Unaudited Consolidated Financial Results, (ii) Distribution of INR 6,900.06/- Million (Indian Rupees Six Thousand Nine Hundred and point Zero Six Million Only) / INR 1.556/- (Indian Rupee One Point Five Five Six Only) per Unit for the quarter ended 30th September, 2025, (iii) appointment of Sunil Ramakant Bhumraikar 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, (iv) Appointment of Mr. Asheesh Mohta (DIN: 00358583) as an Additional Non-Executive, Non-Independent Director of the Company with effect from 10th November, 2025, (v) amendment of the AoA, (vi) approved incorporation of four wholly-owned private limited companies as subsidiaries of Devbhumi Realtors Private Limited, a portfolio entity of KRT holding Sattva Knowledge City, Hyderabad	10-11-2025
Prior Intimation of Board Meeting scheduled to be held on Monday, 10th November, 2025	03-11-2025
Outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust, held on 26th September, 2025	26-09-2025
Intimation of Closure of Trading Window for trading in securities of the Knowledge Realty Trust	25-09-2025
Disclosure of Credit Rating obtained by Knowledge Realty Trust for Non-Convertible Debentures of Rs.1600 Crores & reaffirmation of Issuer Rating	17-09-2025
Outcome of the Meeting of the Board of Directors of Knowledge Realty Office Management Services Private Limited, Manager to Knowledge Realty Trust held on 15th September, 2025 for (i) raising of funds through fresh issuance of 1,60,000 (One Lakh Sixty Thousand only) non-convertible debentures on private placement basis ("NCDs"), (ii) availing term loan, (iii) approval to raise or avail indebtedness, (iv) approval for KRT to become the Member of Indian REITS Association	15-09-2025
Intimation of meeting of the board of directors of KROMSPL to be held on September 15, 2025 to, <i>inter-alia</i> , approve fund raising by way of issuance of NCDs	10-09-2025
Disclosure that ICRA Limited, a credit rating agency has assigned and finalised a credit rating of AAA (stable)	08-09-2025
Outcome of the board meeting for the quarter ended June 30, 2025 held on September 2, 2025 for <i>inter-alia</i> , (i) approving unaudited standalone financial results for quarter ended June 30, 2025, (ii) approving appointment of PricewaterhouseCoopers Services LLP, Chartered Accountants as internal auditors for FY 2025-26, (iii) approving shifting of registered office of KROMSPL, (iv) approving shifting of place of business of KRT	02-09-2025
Intimation of closure of trading window for trading in securities of KRT with effect from opening hours of August 29, 2025 until 48 hours after announcement of standalone financial results for the quarter ended June 30, 2025	28-08-2025
Intimation of meeting of the board of directors to be held on September 2, 2025 to approve unaudited condensed standalone financial results for the quarter ended June 30, 2025	28-08-2025
Listing of Units	18-08-2025

Source- Stock Exchange filings

The Company meets Investors/ Analysts/ Participants from time to time. Please refer to the website of the Stock Exchanges for the intimation of the schedule of such meetings and related details, as applicable

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

Disclaimer:

The information compiled herein is in accordance with the disclosure requirements with regard to the track record of the public issues managed by JM Financial Limited ("JM Financial") arising out of the SEBI Circular No. CIR/MIRSD/1/2012 dated January 10, 2012.

This information is gathered, inter-alia, from the Final Offer Document of the Issuer, as amended, and from the filings made by the Issuer with the BSE Limited ("BSE") and/or the National Stock Exchange of India Limited ("NSE" and together with the BSE, the "Stock Exchanges") from time to time, price-volume data available on the website of the Stock Exchanges, other sources as disclosed herein and information / clarifications provided by the Issuer.

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