

**September 26, 2025**

**Scrip Code: 976372**  
**BSE Limited**  
**Wholesale Debt Market Segment**  
Phiroze Jeejeebhoy Towers,  
Dalal Street,  
MUMBAI – 400 001

**Sub: Corrigendum to disclosure under Regulation 51 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (“SEBI LODR Regulations”) (“Corrigendum”)**

**Ref: Outcome of Board Meeting of Lucina Land Development Limited (the “Company”) held on September 23, 2025**

Dear Sir/ Madam,

This is with reference to our letter dated September 23, 2025 with the subject ‘*Outcome of Board Meeting of Lucina Land Development Limited (the “Company”) held on September 23, 2025*’ (the “**Outcome**”) in relation to modifications to certain terms of the Debentures as stipulated in the Debenture Trust Deed and KID.

Under the proposed amendments to the terms of the said Debentures, as detailed in Annexure A to the Outcome, the modification relating to “Cash Coupon” was inadvertently disclosed at serial number 3 of the said Annexure A, whereas no such modification to the “**Cash Coupon**” was approved by the Board. Accordingly, the said reference should be disregarded for all purposes.

Accordingly, the Annexure A to the Outcome shall stand replaced with the **Annexure A** appended to this Corrigendum.

All other contents of the Outcome, save and except as amended and replaced by this Corrigendum, shall remain unchanged, and the Outcome shall stand modified to the extent of, and be read together with, this Corrigendum.

Please take the aforesaid intimation on record.

Thanking you.

Yours Truly,  
**for Lucina Land Development Limited**

**Yash Garg**  
**Company Secretary**

*Note: Capitalized terms used but not defined herein shall have the same meaning as assigned to them under the Outcome.*

ANNEXURE A

(Proposed Amendments to the Debenture Trust Deed and KID)

Sl. No.	Provision	Existing Provision	Proposed Amendment
1.	Issue size of Series II Debentures	Series II Debentures: Up to 75,000 (seventy- five thousand) senior, secured, non-cumulative, redeemable, taxable, rated, listed, non-convertible debentures of face value of INR 1,00,000 (Indian Rupees One Lakh) each, aggregating to INR 750,00,00,000 (Indian Rupees Seven Hundred and Fifty Crores), in one or more tranches.	<p>All amounts unutilized under the Series I Green Shoe Option* shall be automatically available for the Series II Debentures.</p> <p>Series II Debentures shall now be: Up to 84,000 (Eighty Four Thousand) senior, secured, non-cumulative, redeemable, taxable, rated, listed, non-convertible debentures of face value of INR 1,00,000 (Indian Rupees One Lakh) each, aggregating to INR 840,00,00,000 (Indian Rupees Eight Hundred and Forty Crores), in one or more tranches.</p> <p><b><u>*No change is proposed to the Series I Debentures which have been issued and allotted to the Debenture Holders on January 30, 2025.</u></b></p>
2.	End use	<p>The proceeds of the Series I Base Issue Size are to be utilised as follows:</p> <p>(a) repayment of Existing Financial Indebtedness to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores);</p> <p>(b) funding the Interest Service Reserve, expenses in relation to the Issue and general corporate purposes, to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores); and</p> <p>(c) any other purpose approved by the Debenture Trustee.</p> <p>The proceeds of the Series I Green Shoe Option are to be utilised as follows:</p>	<p>The proceeds of the Debentures* shall now be utilized as follows:</p> <p>(a) repayment of Existing Financial Indebtedness to the extent of INR 48,78,00,000 (Indian Rupees Forty Eight Crores and Seventy Eight Lakhs)**;</p> <p>(b) construction costs in connection with Project 1, to the extent of INR 250,00,00,000 (Indian Rupees Two Hundred and Fifty Crores);</p> <p>(c) construction costs in connection with Project 2, to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores);</p> <p>(d) construction costs in connection with Project 3, to the extent of INR 75,00,00,000 (Indian Rupees Seventy-Five Crores);</p>

Sl. No.	Provision	Existing Provision	Proposed Amendment
		<p>(a) funding the Interest Service Reserve, expenses in relation to the Issue and general corporate purposes, to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores);</p> <p>(b) construction costs in connection with Project 1, to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores); and</p> <p>(c) any other purpose approved by the Debenture Trustee.</p> <p>The proceeds of the Series II Debentures are to be utilised as follows:</p> <p>(a) construction costs in connection with Project 1, to the extent of INR 450,00,00,000 (Indian Rupees Four Hundred and Fifty Crores);</p> <p>(b) construction costs in connection with Project 2, to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores);</p> <p>(c) construction costs in connection with Project 3, to the extent of INR 65,00,00,000 (Indian Rupees Sixty-Five Crores);</p> <p>(d) construction costs in connection with Project 4, to the extent of INR 75,00,00,000 (Indian Rupees Seventy-Five Crores);</p> <p>(e) funding the Interest Service Reserve, expenses in relation to the Issue and general corporate purposes, to the extent of INR 110,00,00,000 (Indian Rupees One Hundred and Ten Crores); and</p> <p>(f) Any other purpose approved by the Debenture Trustee.</p>	<p>(e) construction costs in connection with Project 4, to the extent of INR 50,00,00,000 (Indian Rupees Fifty Crores);</p> <p>(f) additional construction costs in relation to the Projects to the extent of INR 115,00,00,000 (Indian Rupees One Hundred and Fifteen Crores); and</p> <p>(g) general corporate purposes, to the extent of INR 361,22,00,000 (Indian Rupees Three Hundred Sixty One Crores and Twenty Two Lakhs)**.</p> <p><b><u>*No change is proposed to the end use of Series I Debentures which have been issued and allotted to the Debenture Holders on January 30, 2025.</u></b></p> <p><b><u>**Amount of upto INR 50,00,00,000 (Indian Rupees Fifty Crores) was originally earmarked for repayment of Existing Financial Indebtedness in relation to Series I Debentures which was issued and allotted on January 30, 2025. However, an amount of only INR 48,78,00,000 (Indian Rupees Forty Eight Crores and Seventy Eight Lakhs) was outstanding in relation to the Existing Financial Indebtedness and therefore, balance amount of INR 1,22,00,000 (Indian Rupees One Crore and Twenty Two Lakhs) is now proposed to be utilised towards general corporate purposes.</u></b></p>
3.	Redemption Schedule	The redemption schedule for the Series I Debentures is:	The redemption schedule for Series I Debentures and Series II Debentures stands replaced as follows:

Sl. No.	Provision	Existing Provision		Proposed Amendment	
		Redemption Date	Redemption Amount	Redemption Date	Redemption Amount*
		30.10.2026 i.e. 21 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount	30.04.2027 i.e. 27 Month from the Deemed Date of Allotment of Series I Debentures	INR 75,00,00,000 (Indian Rupees Seventy-Five Crores)
		29.01.2027 i.e. 24 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount	30.07.2027 i.e.30 Month from the Deemed Date of Allotment of Series I Debentures	INR 75,00,00,000 (Indian Rupees Seventy-Five Crores)
		30.04.2027 i.e. 27 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount	29.10.2027 i.e. 33 Month from the Deemed Date of Allotment of Series I Debentures	INR 75,00,00,000 (Indian Rupees Seventy-Five Crores)
		30.07.2027 i.e. 30 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount	28.01.2028 i.e. 36 Month from the Deemed Date of Allotment of Series I Debentures	INR 75,00,00,000 (Indian Rupees Seventy-Five Crores)
		29.10.2027 i.e. 33 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount	28.04.2028 i.e. 39 Month from the Deemed Date of Allotment of Series I Debentures	INR 162,50,00,000 (Indian Rupees One Hundred and Sixty-Two Crores and Fifty Lakhs)
		28.01.2028 i.e. 36 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount	28.07.2028 i.e. 42 Month from the Deemed Date of Allotment of Series I Debentures	INR 162,50,00,000 (Indian Rupees One Hundred and Sixty-Two Crores and Fifty Lakhs)
		28.04.2028 i.e. 39 Month from the Deemed Date of Allotment of Series I Debentures	13% of the issued amount	30.10.2028 i.e. 45 Month from the Deemed Date of Allotment of Series I Debentures	INR 162,50,00,000 (Indian Rupees One Hundred and Sixty-Two Crores and Fifty Lakhs)
		28.07.2028 i.e. 42 Month from the Deemed Date of Allotment of Series I Debentures	13% of the issued amount	30.01.2029 i.e. 48 Month from the Deemed Date of Allotment of Series I Debentures	INR 162,50,00,000 (Indian Rupees One Hundred and Sixty-Two Crores and Fifty Lakhs)
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		30.01.2029 i.e. 48 Month from the Deemed Date of Allotment of Series I Debentures	13% of the issued amount		
		The redemption schedule for the Series II Debentures is:			
				<i>*Should the amount issued be less than INR 950,00,00,000 (Indian Rupees Nine Hundred and Fifty Crores), then the redemption amounts set out in the schedule shall stand reduced proportionately.</i>	
		<b>Redemption Date</b>	<b>Redemption Amount</b>		
		30.10.2026 i.e. 21 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount		
		29.01.2027 i.e. 24 Month from the Deemed Date of Allotment of Series I Debentures	8% of the issued amount		

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4.	Average Sale Price	<p>(a) unsold inventory in the Secured Immovable Properties shall be sold at or above the respective Average Sale Price; and</p> <p>(b) the resultant reduction in the sale proceeds shall be made good by the Issuer and each Corporate Guarantor by depositing such shortfall amount in the relevant Escrow Account (NCD Servicing), within 30 (thirty) days from the date of receipt of sale proceeds.</p>	<p>The following is proposed:</p> <p>(a) the Issuer shall have the right to deviate up to 30% (thirty percent) on the Average Sale Price with consent of only the Debenture Trustee and shall not require approval from the Debenture Holders.</p> <p>(b) The Debenture Holders shall provide upfront approval to the Debenture Trustee to take necessary actions in relation to the same.</p>																

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<tr><td>33M</td><td>125</td><td>40</td><td>125</td><td>90</td><td>380</td><td>1,594</td></tr> <tr><td>36M</td><td>125</td><td>50</td><td>125</td><td>90</td><td>390</td><td>1,984</td></tr> <tr><td>39M</td><td>150</td><td>130</td><td>200</td><td>150</td><td>630</td><td>2,614</td></tr> <tr><td>42M</td><td>150</td><td>130</td><td>200</td><td>150</td><td>630</td><td>3,244</td></tr> <tr><td>45M</td><td>150</td><td>130</td><td>200</td><td>150</td><td>630</td><td>3,874</td></tr> <tr><td>48M</td><td>150</td><td>130</td><td>200</td><td>150</td><td>630</td><td>4,504</td></tr> <tr> <td></td> <td><b>1,279</b></td> <td><b>850</b></td> <td><b>1,350</b></td> <td><b>1,025</b></td> <td><b>4,504</b></td> <td></td> </tr> </tbody> </table>	Month from first Deemed Date of Allotment	Minimum Quarterly Collection Run Rate (INR Cr)					Cumulative Run Rate (INR Cr)	Project 1	Project 3	Project 2	Project 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9M	14		-		14	14																																																																																																																																																																																																																																																																			
12M	20	-	-		20	34																																																																																																																																																																																																																																																																			
15M	25	35	25		85	119																																																																																																																																																																																																																																																																			
18M	40	30	25	25	120	239																																																																																																																																																																																																																																																																			
21M	40	25	25	25	115	354																																																																																																																																																																																																																																																																			
24M	40	30	25	25	120	474																																																																																																																																																																																																																																																																			
27M	125	65	100	80	370	844																																																																																																																																																																																																																																																																			
30M	125	55	100	90	370	1,214																																																																																																																																																																																																																																																																			
33M	125	40	125	90	380	1,594																																																																																																																																																																																																																																																																			
36M	125	50	125	90	390	1,984																																																																																																																																																																																																																																																																			
39M	150	130	200	150	630	2,614																																																																																																																																																																																																																																																																			
42M	150	130	200	150	630	3,244																																																																																																																																																																																																																																																																			
45M	150	130	200	150	630	3,874																																																																																																																																																																																																																																																																			
48M	150	130	200	150	630	4,504																																																																																																																																																																																																																																																																			
	<b>1,279</b>	<b>850</b>	<b>1,350</b>	<b>1,025</b>	<b>4,504</b>																																																																																																																																																																																																																																																																				
6.	Cashflow Sweep ( <i>Company 30 Current Account</i> )	(a) 50% (fifty percent) of total balance to be transferred to Escrow Account (NCD Servicing); and (b) 50% (fifty percent) of the total balance to be transferred to Company Project Account.	(a) 30% (thirty percent) of total balance to be transferred to Escrow Account (NCD Servicing); and (b) 70% (seventy percent) of the total balance to be transferred to Company Project Account.																																																																																																																																																																																																																																																																						
7.	Cashflow Sweep ( <i>SEDPL 30 Current Account</i> )	(a) 40% (forty percent) of total balance to be transferred to SEDPL Escrow Account; and (b) 60% (sixty percent) of the total balance to be transferred to SEDPL Project Account.	(a) 30% (thirty percent) of total balance to be transferred to SEDPL Escrow Account; and (b) 70% (seventy percent) of the total balance to be transferred to SEDPL Project Account.																																																																																																																																																																																																																																																																						

Sl. No.	Provision	Existing Provision	Proposed Amendment
8.	Cashflow Sweep (CPL Phase 3 30 Current Account)	(a) 40% (forty percent) of total balance to be transferred to CPL Escrow Account; and (b) 60% (sixty percent) of the total balance to be transferred to CPL Project Account.	a) 30% (thirty percent) of total balance to be transferred to CPL Escrow Account; and (b) 70% (seventy percent) of the total balance to be transferred to CPL Project Account.
9.	Cashflow Sweep (CPL Phase 2 30 Current Account)	(a) 40% (forty percent) of total balance to be transferred to CPL Escrow Account; and (b) 60% (sixty percent) of the total balance to be transferred to CPL Project Account.	(a) 30% (thirty percent) of total balance to be transferred to CPL Escrow Account; and (b) 70% (seventy percent) of the total balance to be transferred to CPL Project Account.
10.	Cashflow Sweep (CPL Phase 1 Master Collection Account)	(a) 60% (sixty percent) of total balance to be transferred to CPL Project Account; and (b) 40% (forty percent) of the total balance to be transferred to CPL Escrow Account.	(a) 70% (seventy percent) of total balance to be transferred to CPL Project Account; and (b) 30% (thirty percent) of the total balance to be transferred to CPL Escrow Account.
11.	Cashflow Sweep (RGE 30 Current Account)	(a) 40% (forty percent) of total balance to be transferred to RGE Escrow Account; and (b) 60% (sixty percent) of the total balance to be transferred to RGE Project Account.	(a) 30% (thirty percent) of total balance to be transferred to RGE Escrow Account; and (b) 70% (seventy percent) of the total balance to be transferred to RGE Project Account.

**Note: Capitalized terms used but not defined herein shall have the same meaning as assigned to them under the Debenture Documents.**