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Name of the Issue: NIDO HOME FINANCE LIMITED

1.	**Type of Issue**	**PUBLIC ISSUE BY NIDO HOME FINANCE LIMITED (THE "COMPANY" / "ISSUER") OF 20,00,000 SECURED, REDEEMABLE, NON-CONVERTIBLE DEBENTURES OF FACE VALUE ₹ 1,000 EACH ("NCDS" OR "DEBENTURES"), AMOUNTING TO ₹ 1,000 MILLION ("BASE ISSUE SIZE") WITH A GREEN SHOE OPTION OF UP TO ₹ 1,000 MILLION AGGREGATING UP TO ₹ 2,000 MILLION ("LIMIT") READ WITH THE PROSPETUS DATED AUGUST 13, 2025. THE ISSUE IS BEING MADE PURSUANT TO THE PROVISIONS OF SEBI NCS REGULATIONS, THE COMPANIES ACT, 2013 AND RULES MADE THEREUNDER AS AMENDED TO THE EXTENT NOTIFIED AND THE SEBI MASTER CIRCULAR. THE ISSUE IS NOT UNDERWRITTEN.**		
2.	**Issue Size (Rs. in Crores)**	Issue of 20,00,000 secured, redeemable NCDs aggregating up to ₹ 100 Crores ("Base Issue Size"), with a green shoe option of up to ₹ 100 Crores aggregating up to ₹ 200 Crores ("Issue Limit"). The Company had issued and allotted NCDs aggregating to ₹ 200 Crores in the issue. *(Source: Minutes of the Meeting between the Company, Registrar to the Issue and Lead Managers to the Issue dated September 09, 2025).*		
3.	**Rating of instrument along with name of the rating agency**			
	Particular	**Rating Agency**	**Rating**	
	(i) As disclosed in the offer document	Crisil Ratings Limited	"Crisil A+/ Stable" (pronounced as Crisil A plus rating with stable outlook)	
	(ii) At the end of 1st FY (March 31, 2026)	Crisil Ratings Limited	"Crisil A+/ Stable" (pronounced as Crisil A plus rating with stable outlook)	
	(iii) At the end of 2nd FY (March 31, 2027) *	-	-	
	(iv) At the end of 3rd FY (March 31, 2028) *	-	-	
	* Rating not disclosed as reporting for the relevant fiscal years (iii) and (iv) has not been published.			
4.	**Whether the security created is adequate to ensure 100% asset cover forthe debt securities**	Yes Source: Debenture Trust Deed dated September 10, 2025.		
5.	**Subscription level (number of times)** If the issue was undersubscribed, please clarify how the funds were arranged.	The Issue was subscribed 2.0193 times of the Base Issue Size and 1.0096 times of the overall Issue Size, after considering amount not blocked, RC 10 (Mandate approval pending with investor) and Other than RC 10 (Transaction Declined by Customer/Cancelled) and rejection cases. *(Source: Minutes of the Meeting between the Company, Registrar to the Issue and Lead Managers to the Issue dated September 09, 2025).*		
6.	**Financials of the issuer (as per the annual financial results submitted to stock exchanges under Regulation 52 (2) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015**			
				(₹ in Crore)
	Parameters	**1st FY (March 31, 2026)**	**2nd FY (March 31, 2027) ***	**3rd FY (March 31, 2028) ***
	Income from operations	583.42	NA	NA
	Net Profit for the period	22.80	NA	NA
	Paid-up equity share capital	69.35	NA	NA
	Reserves excluding revaluation reserves	783.93	NA	NA
	*Financials not disclosed as reporting for the relevant fiscal years 2nd FY and 3rd FY has not been completed by the issuer.			

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7.	**Status of the debt securities (whether traded, delisted, suspended by any stock exchange, etc.) #**		
	(i) At the end of 1st FY (March 31, 2026)	Listed and Traded on the BSE Limited	
	(ii) At the end of 2nd FY (March 31, 2027) *	NA	
	(iii) At the end of 3rd FY (March 31, 2028) *	NA	
	# NCDs are listed on the BSE Limited (BSE) and are admitted to dealings on the Exchange w.e.f. September 12, 2025.		
8.	**Change, if any, in directors of issuer from the disclosures in the offer document**		
	Particular	**Name of Director**	**Appointment/Resignation**
	(i) At the end of 1st FY (March 31, 2026)	Shama Asnani Priyadeep Chopra Ankit Aditya	Resignation (May 31, 2025) Appointment (June 27, 2025) Appointment (June 27, 2025)
	(ii) At the end of 2nd FY (March 31, 2027) *	NA	NA
	(iii) At the end of 3rd FY (March 31, 2028) *	NA	NA
	* Changes in Directors not disclosed for (ii) and (iii) in the above table as reporting for the relevant fiscal years have not been completed.		
9.	**Status of utilization of issue proceeds**		
	(i) As disclosed in the offer document	The Net Proceeds raised through NCD public issue will be utilized for following – 1. For the purpose of onward lending, financing and for repayment/ prepayment of interest and principal of existing borrowings of the Company# – at least 75% of the Net Proceeds. 2. For General Corporate Purposes* – Maximum up to 25% of the Net Proceeds. *# The Company shall not utilize the proceeds of the Issue towards payment of prepayment penalty, if any.* ** The Net Proceeds will be first utilized towards the Objects mentioned above. The balance is proposed to be utilized for general corporate purposes, subject to such utilization not exceeding 25% of the amount raised in the Issue, in compliance with the SEBI NCS Regulations.*	
	(ii) Actual utilization	Yes (full amount utilized)	
	(iii) Reasons for deviation, if any	NA	
10.	**Delay or default in payment of interest/ principal amount (Yes/ No) (If yes, further details of the same may be given)**		
	(i) Disclosures in the offer document on terms of Issue	The Debenture Trustee will protect the interest of the NCD Holders in the event of default by the Company in regard to timely payment of interest and repayment of principal and they will take necessary action at the Company's cost. (Source: Prospectus dated August 13, 2025).	
	(ii) Delay in payment from the due date	NA	
	(iii) Reasons for delay/ non-payment, if any	NA	
11.	**Any other material information**	For further updates and information, please refer stock exchanges website i.e https://www.bseindia.com/index.html and https://www.nidohomefin.com/home-loan/ .	