

Date: August 11, 2025

To, National Stock Exchange of India Limited ("NSE") Listing Department Exchange Plaza, C-1 Block G, Bandra Kurla Complex Bandra [E], Mumbai – 400051	To, BSE Limited ("BSE") Listing Department Corporate Relationship Department Phiroze Jeejeebhoy Towers, Dalal Street, Fort, Mumbai - 400 001
NSE Scrip Symbol: AWFIS	BSE Scrip Code: 544181
ISIN: INE108V01019	ISIN: INE108V01019

SUBJECT: Compliance under Regulation 30 and 33 of SEBI LODR Regulations

Dear Sir/Ma'am,

In compliance with Regulations 30 and Regulations 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 (including any statutory modification(s), amendment(s) or re-enactment(s) thereof for the time being in force), this is to inform you that the Board of Directors of the Company at their meeting held today i.e. **Monday, August 11, 2025**, has, inter alia, considered and approved the Unaudited standalone and consolidated financial results of the Company for the quarter ended June 30 2025.

Pursuant to Regulation 33 and other applicable provisions of the said LODR Regulations, please find enclosed as **Annexure – A**, the unaudited standalone and consolidated financial results of the Company for the quarter ended June 30 2025.

The Statutory Auditors have issued the Limited review report on the standalone and consolidated financial results for the quarter ended June 30 2025 with an unmodified opinion. This declaration is being made pursuant to Regulation 33(3)(d) of the LODR Regulations.

The meeting of the Board of Directors commenced at 02:30 p.m. and concluded at 03:35 p.m.

The above information is made available on the website of the Company <https://www.awfis.com/investor-relations>

We request you to kindly take this on your record and suitably disseminate it to all concerned.

Thanking You,

For Awfis Space Solutions Limited

Amit Kumar
Company Secretary and Compliance Officer
M. No. A31237
Address: C-28 and 29 Kissan Bhawan, Qutub Institutional Area New Delhi 110016

Corporate and Regd. Office

Awfis Space Solutions Limited
C-28-29, Kissan Bhawan, Qutab Institutional Area, New Delhi – 110016
www.awfis.com | Email: info@awfis.com | **Phone:** 011- 69000657
CIN: L74999DL2014PLC274236

Walker Chandio & Co LLP

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Independent Auditor's Review Report on Standalone Unaudited Quarterly Financial Results of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited) pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

To the Board of Directors of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited)

1. We have reviewed the accompanying statement of standalone unaudited financial results ('the Statement') of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited) ('the Company') for the quarter ended 30 June 2025, being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended) ('Listing Regulations').
2. The Statement, which is the responsibility of the Company's management and approved by the Company's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, Interim Financial Reporting ('Ind AS 34'), prescribed under section 133 of the Companies Act, 2013 ('the Act'), and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 33 of the Listing Regulations. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, Review of Interim Financial Information Performed by the Independent Auditor of the Entity, issued by the Institute of Chartered Accountants of India. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with the Standards on Auditing specified under section 143(10) of the Act, and consequently, does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.
4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in Ind AS 34, prescribed under section 133 of the Act, and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in accordance with the requirements of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

Chartered Accountants

Offices in Bengaluru, Chandigarh, Chennai, Gurugram, Hyderabad, Kochi, Kolkata, Mumbai, New Delhi, Noida and Pune



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Walker Chandio & Co LLP

Independent Auditor's Review Report on Standalone Unaudited Quarterly Financial Results of Awfis Space Solutions Limited pursuant to the Regulation 33 of the Listing Regulations (Cont'd)

5. The review of standalone unaudited quarterly financial results for the period ended 30 June 2024, included in the Statement was carried out and reported by S.R. Batliboi & Associates LLP who have expressed unmodified conclusion vide their review report dated 13 August 2024, whose review report has been furnished to us and which has been relied upon by us for the purpose of our review of the Statement. Our conclusion is not modified in respect of this matter.

For **Walker Chandio & Co LLP**
Chartered Accountants
Firm Registration No: 001076N/N500013



Nitin Toshniwal
Partner
Membership No. 507568

UDIN: 25507568BMJEX98940



Place: New Delhi
Date: 11 August 2025

Awfis Space Solutions Limited
(Formerly known as Awfis Space Solutions Private Limited)

CIN No. L74999DL2014PLC274236

REGD.OFFICE : C-28-29, Kissan Bhawan, Qutab Institutional Area, South Delhi, New Delhi, India, 110016

(₹ in millions)

STATEMENT OF UNAUDITED STANDALONE FINANCIAL RESULTS FOR THE QUARTER ENDED 30 JUNE 2025					
Sr. No.	Particulars	Quarter ended		Year ended	
		30 June 2025	31 March 2025	30 June 2024	31 March 2025
		(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
			Refer Note 3	Refer Note 4	
1	Income				
	Revenue from operations	3,332.07	3,383.54	2,568.78	12,031.47
	Other income	183.36	197.70	101.31	531.74
	Total income	3,515.43	3,581.24	2,670.09	12,563.21
2	Expenses				
	Sub-contracting cost	469.12	576.64	551.60	2,293.84
	Purchases of stock in trade	79.52	82.54	55.05	295.42
	Changes in inventories of stock in trade	(4.49)	0.50	0.17	0.72
	Employee benefits expense	295.78	295.01	390.86	1,358.53
	Finance costs	459.67	426.50	280.85	1,360.82
	Depreciation and amortisation expense	884.98	810.68	582.77	2,757.53
	Other expenses	1,241.42	1,277.98	788.82	4,091.76
	Total expenses	3,426.00	3,469.85	2,650.12	12,158.62
3	Profit before exceptional items and tax (1-2)	89.43	111.39	19.97	404.59
4	Exceptional item	-	1.92	-	251.02
5	Profit before tax (3+4)	89.43	113.31	19.97	655.61
6	Tax expense				
	Current tax	-	-	-	-
	Deferred tax	-	-	-	-
7	Profit for the periods/ year (5-6)	89.43	113.31	19.97	655.61
8	Other comprehensive income				
	Items that will not be reclassified to profit or loss in subsequent periods:				
	Remeasurements gains/ (losses) on the defined benefit plans	0.57	(1.83)	0.62	(5.23)
	Income tax effect	-	-	-	-
	Other comprehensive income/ (loss) net of income tax	0.57	(1.83)	0.62	(5.23)
9	Total comprehensive income for the periods/ year (7+8)	90.00	111.48	20.59	650.38
10	Paid-up equity share capital (Face value of ₹ 10 each, fully paid)	712.95	709.63	694.20	709.63
11	Other equity				3,859.17
	Earnings per equity share (Face value of ₹ 10 each) (Not annualised for quarters)				
	Basic (in ₹)	1.26	1.60	0.31	9.42
	Diluted (in ₹)	1.25	1.58	0.30	9.34



Awfis Space Solutions Limited
(Formerly known as Awfis Space Solutions Private Limited)
CIN No: L74999DL2014PLC274236

**Registered office: C-28-29, Kissan Bhawan, Qutab Institutional Area, South Delhi, New Delhi,
Delhi, India, 110016**

Explanatory notes to the statement of unaudited standalone financial results for the quarter ended 30 June 2025:

1. The above unaudited standalone financial results of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited) ("the Company") have been prepared in accordance with the recognition and measurement principle laid down in Indian Accounting Standards ("Ind AS") as prescribed under Section 133 of the Companies Act 2013, as amended, read with relevant rules thereunder and in terms of Regulation 33 of the SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015 (as amended) ("the Regulations").
2. These unaudited standalone financial results have been reviewed by the Audit Committee at its meeting held on 11 August 2025 and have been approved by the Board of Directors at its meeting held on 11 August 2025. A limited review of the financial results for the quarter ended 30 June 2025 has been carried out by the statutory auditors.
3. The figures for the quarter ended 31 March 2025 are the balancing figures between the audited figures in respect of the full financial year ended 31 March 2025 and the reviewed year to date published unaudited figures for the nine months ended 31 December 2024, as approved by the board of directors.
4. The figures for the quarter ended 30 June 2024 have been extracted from the Company's unaudited standalone financial results which were reviewed by S.R. Batliboi & Associates LLP.
5. Segment information has been provided under the notes forming part of the consolidated unaudited financial results for the quarter ended 30 June 2025 as per para 4 of Indian Accounting Standard (Ind AS) 108 "Operating Segments", specified under Section 133 of the Companies Act, 2013.
6. During the quarter ended 30 June 2025, the Company has allotted 331,598 equity shares upon exercise of Employee Stock Option by eligible employees under the Awfis Space Solutions Limited – Employee and Director Stock Option Plan 2015" ("EDSOP 2015").
7. During the quarter ended 30 June 2025, the Company has granted 10,825 Employee Stock Option to the eligible employees under the Awfis Space Solutions Employee Stock Option Scheme – 2024, as approved by the Board of Directors.
8. The results for the quarter ended 30 June 2025 are available on the Bombay Stock Exchange of India Limited website (URL: <https://www.bseindia.com/corporates>), the National Stock Exchange of India Limited website (URL: <https://www.nseindia.com/corporates>) and on the Company's website (URL: <https://www.awfis.com/investor-relations>).

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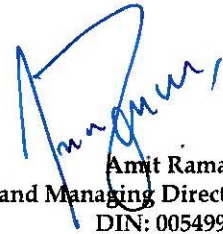
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**Registered office: C-28-29, Kissan Bhawan, Qutab Institutional Area, South Delhi, New Delhi,
Delhi, India, 110016**

9. Previous year/periods figures have been regrouped/reclassified, wherever necessary to confirm to this year/periods classification. Such regrouping/reclassification are not material to the unaudited standalone financial results.

For and on behalf of the Board of Directors
For Awfis Space Solutions Limited
(Formerly known as Awfis Space Solutions Private Limited)




Amit Ramani
Chairman and Managing Director
DIN: 00549918

Place: New Delhi
Date: 11 August 2025



Walker Chandiok & Co LLP

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Jacaranda Marg, DLF Phase II
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Independent Auditor's Review Report on Consolidated Unaudited Quarterly Financial Results of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited) pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

To the Board of Directors of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited)

1. We have reviewed the accompanying statement of unaudited consolidated financial results ('the Statement') of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited) ('the Holding Company') and its subsidiary (the Holding Company and its subsidiary together referred to as 'the Group'), (refer Annexure 1 for the subsidiary included in the Statement) for the quarter ended 30 June 2025, being submitted by the Holding Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended) ('Listing Regulations').
2. This Statement, which is the responsibility of the Holding Company's management and approved by the Holding Company's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, Interim Financial Reporting ('Ind AS 34'), prescribed under section 133 of the Companies Act, 2013 ('the Act'), and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 33 of the Listing Regulations. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, Review of Interim Financial Information Performed by the Independent Auditor of the Entity, issued by the Institute of Chartered Accountants of India. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with the Standards on Auditing specified under section 143(10) of the Act, and consequently, does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33 (8) of the Listing Regulations, to the extent applicable.

4. Based on our review conducted and procedures performed as stated in paragraph 3 above and upon consideration of the review report of the other auditor referred to in paragraph 5 below, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in Ind AS 34, prescribed under section 133 of the Act, and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in accordance with the requirements of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

Chartered Accountants

Offices in Bengaluru, Chandigarh, Chennai, Gurugram, Hyderabad, Kochi, Kolkata, Mumbai, New Delhi, Noida and Pune



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Walker Chandio & Co LLP

Independent Auditor's Review Report on Consolidated Unaudited Quarterly Financial Results of Awfis Space Solutions Limited pursuant to the Regulation 33 of the Listing Regulations (Cont'd)

5. We did not review the interim financial information of 1 subsidiary included in the Statement, whose financial information reflect total revenues of ₹ 56.97 million, total net profit after tax of ₹ 10.34 million, total comprehensive income of ₹ 10.34 million, for the quarter ended on 30 June 2025, as considered in the Statement. These interim financial information has been reviewed by other auditor whose review report has been furnished to us by the management, and our conclusion in so far as it relates to the amounts and disclosures included in respect of this subsidiary is based solely on the review report of such other auditor and the procedures performed by us as stated in paragraph 3 above.

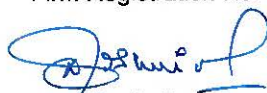
Our conclusion is not modified in respect of this matter with respect to our reliance on the work done by and the report of the other auditor.

6. The review of unaudited consolidated quarterly financial results for the period ended 30 June 2024, included in the Statement was carried out and reported by S.R. Batliboi & Associates LLP who have expressed unmodified conclusion vide their review report dated 13 August 2024, whose review report has been furnished to us by the management and which has been relied upon by us for the purpose of our review of the Statement. Our conclusion is not modified in respect of this matter.

For Walker Chandio & Co LLP

Chartered Accountants

Firm Registration No: 001076N/N500013



Nitin Toshniwal

Partner

Membership No. 507568

UDIN: 25507568BM1EXH9990



Place: New Delhi

Date: 11 August 2025

Walker ChandioK & Co LLP

Independent Auditor's Review Report on Consolidated Unaudited Quarterly Financial Results of Awfis Space Solutions Limited pursuant to the Regulation 33 of the Listing Regulations (Cont'd)

Annexure 1

Entity included in the Statement

- a. Awliv Living Solutions Private Limited (Subsidiary Company)



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Awfis Space Solutions Limited
(Formerly known as Awfis Space Solutions Private Limited)

CIN No. L74999DL2014PLC274236

REGD.OFFICE : C-28-29, Kissan Bhawan, Qutab Institutional Area, South Delhi, New Delhi, India, 110016

(₹ In millions)

STATEMENT OF UNAUDITED CONSOLIDATED FINANCIAL RESULTS FOR THE QUARTER ENDED 30 JUNE 2025				
Sr. No.	Particulars	Quarter ended		Year ended
		30 June 2025	31 March 2025	30 June 2024
		(Unaudited)	(Unaudited)	(Unaudited)
		Refer Note 3	Refer Note 4	(Audited)
1	Income			
	Revenue from operations	3,347.04	3,396.87	2,577.43
	Other income	183.38	197.66	101.32
	Total income	3,530.42	3,594.53	2,678.75
2	Expenses			
	Sub-contracting cost	469.12	576.64	551.60
	Purchases of stock in trade	79.52	82.54	55.05
	Changes in inventories of stock in trade	(4.49)	0.50	0.17
	Employee benefits expense	296.32	295.34	391.21
	Finance costs	459.67	426.50	280.85
	Depreciation and amortisation expense	885.23	810.95	582.98
	Other expenses	1,241.29	1,282.76	789.01
	Total expenses	3,426.66	3,475.23	2,650.87
3	Profit before exceptional items and tax (1-2)	103.76	119.30	27.88
4	Exceptional item	-	1.92	-
5	Profit before tax (3+4)	103.76	121.22	27.88
6	Tax expense			
	Current tax	3.99	8.90	-
	Deferred tax	-	-	-
7	Profit for the periods/ year (5-6)	99.77	112.32	27.88
8	Other comprehensive income			
	Items that will not be reclassified to profit or loss in subsequent periods:			
	Remeasurements gains/ (losses) on the defined benefit plans	0.57	(1.83)	0.62
	Income tax effect	-	-	-
	Other comprehensive income/ (loss) net of income tax	0.57	(1.83)	0.62
9	Total comprehensive income for the periods / year (7+8)	100.34	110.49	28.50
10	Paid-up equity share capital (Face value of ₹ 10 each, fully paid)	712.95	709.63	694.20
11	Other equity			3,882.56
	Earnings per equity share (Face value of ₹ 10 each) (Not annualised for quarters)			
	Basic (in ₹)	1.40	1.58	0.43
	Diluted (in ₹)	1.40	1.57	0.42



Awfis Space Solutions Limited
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(₹ In millions)

UNAUDITED CONSOLIDATED SEGMENT WISE REVENUE, RESULTS, ASSETS AND LIABILITIES FOR THE QUARTER ENDED 30 JUNE 2025					
Sr No.	Particulars	Quarter ended		Year ended	
		30 June 2025 (Unaudited)	31 March 2025 (Unaudited)	30 June 2024 (Unaudited)	31 March 2025 (Audited)
			Refer Note 3	Refer Note 4	
1	Segment Revenue				
	Revenue from operations				
i.	Co-working space on rent and allied services	2,762.08	2,693.18	1,850.08	9,160.38
ii.	Construction and fit-out projects	584.96	699.23	669.64	2,782.58
iii.	Others	-	4.46	57.71	132.39
	Total Revenue from operations	3,347.04	3,396.87	2,577.43	12,075.35
	Less: Inter Segment Revenue	-	-	-	-
	Net Segment Revenue	3,347.04	3,396.87	2,577.43	12,075.35
2	Segment Results				
i.	Co-working space on rent and allied services	115.69	138.16	9.47	458.06
ii.	Construction and fit-out projects	43.99	47.47	68.54	233.40
iii.	Others	-	(0.49)	(15.12)	(22.41)
iv.	Total	159.68	185.14	62.89	669.05
v.	Add: Un-allocable Income	24.38	19.64	36.54	115.14
vi.	Less: Un-allocable Expenses	73.73	75.72	61.09	307.50
	Less: Finance cost(Un-allocable)	6.57	9.76	10.46	40.11
	Profit before Exceptional Items and Tax	103.76	119.30	27.88	436.58
	Exceptional income	-	1.92	-	251.02
	Profit before Tax	103.76	121.22	27.88	687.60
3	Segment Assets				
i.	Co-working space on rent and allied services	22,384.23	21,575.03	12,738.31	21,575.03
ii.	Construction and fit-out projects	1,552.30	1,429.11	1,256.04	1,429.11
iii.	Others	1.91	2.47	105.34	2.47
	Total	23,938.44	23,006.61	14,099.69	23,006.61
iv.	Un-allocable assets	1,909.33	2,063.23	2,853.32	2,063.23
	Total Segment Assets	25,847.77	25,069.84	16,953.01	25,069.84
4	Segment Liabilities				
i.	Co-working space on rent and allied services	20,210.68	19,364.72	11,976.23	19,364.72
ii.	Construction and fit-out projects	658.34	716.44	737.51	716.44
iii.	Others	9.83	21.28	64.99	21.28
	Total	20,878.85	20,102.44	12,778.73	20,102.44
iv.	Unallocable liabilities	204.67	375.21	361.95	375.21
	Total Segment Liabilities	21,083.52	20,477.65	13,140.68	20,477.65

Notes:

1. Co-Working space and allied services refer to our space solutions, mobility and allied services.
2. Construction and fit-out projects refers to Awfis Transform.
3. Others includes facility management services and other services. Our facility management services are branded Awfis care.



Awfis Space Solutions Limited
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Registered office: C-28-29, Kissan Bhawan, Qutab Institutional Area, South Delhi, New Delhi,
Delhi, India, 110016

Explanatory notes to the statement of unaudited consolidated financial results for the quarter ended 30 June 2025:

1. The above unaudited consolidated financial results of Awfis Space Solutions Limited (Formerly known as Awfis Space Solutions Private Limited) ("the Holding Company") have been prepared in accordance with the recognition and measurement principle laid down in Indian Accounting Standards ("Ind AS") as prescribed under Section 133 of the Companies Act 2013, as amended, read with relevant rules thereunder and in terms of Regulation 33 of the SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015 (as amended) ("the Regulations").
2. These unaudited consolidated financial results have been reviewed by the Audit Committee at its meeting held on 11 August 2025 and have been approved by the Board of Directors at its meeting held on 11 August 2025. A limited review of the financial results for the quarter ended 30 June 2025 has been carried out by the statutory auditors.
3. The figures for the quarter ended 31 March 2025 are the balancing figures between the audited figures in respect of the full financial year ended 31 March 2025 and the reviewed year to date published unaudited figures for the nine months ended 31 December 2024, as approved by the board of directors.
4. The figures for the quarter ended 30 June 2024 have been extracted from the Company's unaudited consolidated financial results which were reviewed by S.R. Batliboi & Associates LLP.
5. During the quarter ended 30 June 2025, the Holding Company has allotted 331,598 equity shares upon exercise of Employee Stock Option by eligible employees under the Awfis Space Solutions Limited - Employee and Director Stock Option Plan 2015" ("EDSOP 2015").
6. During the quarter ended 30 June 2025, the Holding Company has granted 10,825 Employee Stock Option to the eligible employees under the Awfis Space Solutions Employee Stock Option Scheme - 2024, as approved by the Board of Directors.
7. The results for the quarter ended 30 June 2025 are available on the Bombay Stock Exchange of India Limited website (URL: <https://www.bseindia.com/corporates>), the National Stock Exchange of India Limited website (URL: <https://www.nseindia.com/corporates>) and on the Holding Company's website (URL: <https://www.awfis.com/investor-relations>).



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Delhi, India, 110016

8. Previous year/periods figures have been regrouped/reclassified, wherever necessary to confirm to this year/periods classification. Such regrouping/reclassification are not material to the unaudited consolidated financial results.



Place: New Delhi
Date: 11 August 2025

For and on behalf of the Board of Directors
For Awfis Space Solutions Limited
(Formerly known as Awfis Space Solutions Private Limited)



A handwritten signature in blue ink, appearing to read "Amit Ramani".

Amit Ramani
Chairman and Managing Director
DIN: 00549918