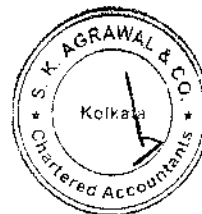


Unaudited Financial Results
for the Quarter ended September 30, 2010

(Rupees in Lacs except Share and EPS)

Sl No.	Particulars	Quarter Ended		6 Months Ended		Year Ended 31.3.10 (Audited)
		30.09.10 (Unaudited)	30.09.09 (Unaudited)	30.09.10 (Unaudited)	30.09.09 (Unaudited)	
		1	(a) Net Sales/Income from Operations	-	-	
	Total Income	-	-	-	-	-
2	Expenditure	-	-	-	-	-
	(a) (Increase)/Decrease in Stock-in-trade	-	-	-	-	-
	(b) Employee Cost	-	-	-	-	-
	(c) Provision for Doubtful Advances	-	-	-	-	-
	(d) Other Expenditure	-	-	-	-	-
	Total	16.48	15.35	44.09	22.04	21.92
3	Profit/(Loss) from Operations before Other Income, Interest & Exceptional items(1-2)	16.48	15.35	44.09	22.04	62.43
4	Other Income	(16.48)	(15.35)	(44.09)	(22.04)	84.35
5	Profit/(Loss) before Interest & Exceptional items(3+4)	37.60	66.73	73.45	126.31	(84.35)
6	Interest & Finance Charges	21.12	53.38	29.36	104.27	216.24
7	Profit/(Loss) after Interest but before Exceptional items (5-6)	-	-	-	-	131.89
8	Exceptional items	21.12	53.38	29.36	104.27	-
9	Profit/(Loss) from Ordinary Activities before tax (7+8)	-	-	-	-	131.89
10	Tax Expense for the period	21.12	53.38	29.36	104.27	-
11	Income Tax - Earlier Years	6.31	24.91	8.81	42.21	131.89
12	Net Profit/(Net Loss) from Ordinary Activities after tax (9-10)	-	(4.07)	(45.78)	(4.07)	57.91
13	Extraordinary items (Net of tax expenses)	14.81	32.54	66.33	66.13	(65.10)
14	Net Profit/(Net Loss) for the Period (11-12)	-	-	-	-	139.08
15	Paid-up equity share capital (Face value- Rs.100/- per share)	14.81	32.54	66.33	66.13	139.08
16	Reserves excluding Revaluation Reserve as per Balance Sheet of previous accounting year	806.40	806.40	806.40	806.40	806.40
17	Basic and diluted earnings per share(before Extraordinary items)	-	-	-	-	1624.10
18	Basic and diluted earnings per share (after Extraordinary items)	1.84	4.04	8.23	8.20	17.25
19	Public shareholding Number of shares Percentage of shareholding	1.84 520,071 64.49%	4.04 219,345 27.20%	8.23 520,071 64.49%	8.20 219,345 27.20%	17.25 520,071 64.49%
20	Promoters and Promoter Group Shareholding a) Pledged / Encumbered Number of shares Percentage of shares (as a % of the total shareholding of promoter and promoter group Percentage of shares (as a % of the total share capital of the company)	- - - -	169,344 28.85% 21.00%	- -	169,344 28.85% 21.00%	- -
	b) Non-encumbered Number of shares Percentage of shares (as a % of the total shareholding of promoter and promoter group Percentage of shares (as a % of the total share capital of the company)	286,329 100 35.51	417,711 71.15 51.80	286,329 100 35.51	417,711 71.15 51.80	286,329 100 35.51



Notes:

1) Statement of Assets and Liabilities as on 30th September 2010

Particulars	6 months ended	As at
	30/09/2010	31/03/2010
	Unaudited	Audited
a) Capital		
b) Reserves and Surplus	806.40	806.40
TOTAL	1,700.42	1,634.10
	2,506.82	2,440.50
Fixed Assets (net)		
Investments	602.25	602.25
Current Assets, Loans and Advances	0.60	145.62
a) Cash and Bank Balances		
b) Other current Assets	75.78	109.75
c) Loans and advances		
	2,026.49	1,766.78
Less: Current Liabilities and Provisions	2,102.27	1,876.53
a) Liabilities		
b) Provisions	189.49	153.26
	8.81	30.64
Net Current Assets	1,903.97	1,692.63
Miscellaneous Expenditure (Not written off or Adjusted)		
TOTAL	2,506.82	2,440.50

2) The above financial results were reviewed by the Audit Committee and approved by the Board of Directors at its meeting held on 12th November, 2010 and have undergone "Limited Review" by the Statutory Auditors of the Company.

3) The Company has only one Reportable Segment i.e. "Real Estate".

4) At the beginning of the quarter ended 30th September, 2010 no investor complaint was pending. During the quarter, 1 complaint was received and the same has been disposed off. No complaint is lying unresolved at the end of the quarter.

5) Figures for the Previous Periods have been regrouped /rearranged /recast to make them comparable with the figures of the current period.

Place : Kolkata
Date: 12th November, 2010



For Zandu Realty Limited

Abhijit Datta
Abhijit Datta
Chairman