



Indiabulls Financial Services Limited
Unaudited Consolidated Financial Results
for the quarter ended 30th September 2005

(Rupees in Lacs)

Particulars	Quarter ended		Half year ended		Year ended 31.03.05 (Audited)
	30.09.05 (Unaudited)	30.09.04 (Unaudited)	30.09.05 (Unaudited)	30.09.04 (Unaudited)	
Income from Operations	15,179	2,794	25,004	5,005	16,704
Other Income	324	46	362	149	137
Total Revenue	15,503	2,840	25,366	5,154	16,841
Operating Expenses	1,607	361	2,306	630	2,202
Employee Remuneration & Benefits	1,751	539	2,840	1,042	2,230
Administrative & Other Expenses	2,020	270	3,044	747	1,763
Deferred Employee Compensation Expense	23	23	45	45	90
Total Expenditure	5,401	1,193	8,235	2,464	6,285
Interest and Finance Charges	1,016	192	1,565	311	1,338
Depreciation	170	43	295	80	217
Profit before tax	8,916	1,412	15,271	2,299	9,001
Provision for taxation (including deferred tax and fringe benefits tax)	2,923	528	5,097	861	3,330
Net Profit	5,993	884	10,174	1,438	5,671
Paid-up equity share capital	3,241	2,175	3,241	2,175	2,665
Reserves excluding revaluation reserves	132,084	13,729	132,084	13,729	53,300
Earnings per share (Face value of Rs.2 per share) - Basic	4.134	0.870	6.974	1.360	5.104
- Diluted	4.027	0.830	6.793	1.290	4.868
Preference Dividend - Subsidiary	-	154	62	307	614
Aggregate of Non-promoters' shareholding					
Number of shares	113,422,389	60,133,389	113,422,389	60,133,389	84,622,389
Percentage of holding	70.00%	55.30%	70.00%	55.30%	63.51%

Notes :

- Indiabulls Financial Services Ltd. conducts its operations alongwith its subsidiary companies - Indiabulls Securities Ltd., Indiabulls Commodities Pvt. Ltd., Indiabulls Insurance Advisors Pvt. Ltd., Indiabulls Credit Services Ltd., Indiabulls Finance Company Pvt Ltd., Indiabulls Housing Finance Ltd., Indiabulls Real Estate Company Pvt. Ltd., Indiabulls Capital Services Ltd. and associates company - Indiabulls Properties Pvt Ltd. and Indiabulls Estate Pvt. Ltd.
- Principles of consolidation: The financial statements are prepared in accordance with the principles and procedures for the preparation and presentation of consolidated financial statements as set out in the Accounting Standard on Consolidated Financial Statements prescribed by the Institute of Chartered Accountants of India. The financial statements of the parent company and its subsidiaries have been combined on a line-by-line basis by adding together the book values of like items of assets, liabilities, income and expenses, after eliminating intra-group balances and transactions and resulting unrealized gains / losses. The consolidated financial statements are prepared by applying uniform accounting policies. Accounting of investment in associate companies is based on equity method.
- The earnings considered in ascertaining the company's Earnings Per Share comprises of the Net Profit after Tax and after payment of Preference Dividend to Preference Shareholders. The number of shares used in computing the basic earnings per share is the weighted average number of shares outstanding during the period / year. The number of shares used in computing Diluted Earnings Per Share comprises of the weighted average shares considered for deriving Basic Earnings Per Share and also the weighted average number of shares, if any, would have been issued on the conversion of all dilutive potential equity shares.
- Figures for the prior periods have been regrouped and / or reclassified wherever considered necessary.

Indiabulls Financial Services Limited (as standalone entity)
Unaudited Financial Results for the quarter ended 30th September 2005

(Rupees in Lacs)

Particulars	Quarter ended		Half year ended		Year ended 31.03.05 (Audited)
	30.09.05 (Unaudited)	30.09.04 (Unaudited)	30.09.05 (Unaudited)	30.09.04 (Unaudited)	
Income from Operations	5,442	742	9,754	1,372	5,189
Other Income	11	2	59	7	45
Total Revenue	5,453	744	9,813	1,379	5,234
Operating Expenses	70	22	109	34	103
Employee Remuneration & Benefits	319	4	598	5	76
Administrative & Other Expenses	517	7	928	15	165
Deferred Employee Compensation Expense	23	23	45	45	90
Total Expenditure	929	56	1,680	99	434
Interest and Finance Charges	1,649	128	2,460	162	989
Depreciation	3	1	3	1	1
Profit before tax	2,872	559	5,670	1,117	3,810
Provision for taxation (including deferred tax and fringe benefits tax)	948	217	1,905	427	1,450
Net Profit	1,924	342	3,765	690	2,360
Paid-up equity share capital	3,241	2,175	3,241	2,175	2,665
Reserves excluding revaluation reserves (as per last audited Balance Sheet)					32,380
Earnings per share (Face Value of Rs.2 per share) - Basic	1.355	0.406	2.651	0.832	2.416
- Dilute	1.320	0.385	2.582	0.787	2.304
Aggregate of Non-promoters' shareholding					
Number of shares	113,422,389	60,133,389	113,422,389	60,133,389	84,622,389
Percentage of holding	70.00%	55.30%	70.00%	55.30%	63.51%
Items exceeding 10% of aggregate expenditure included under Administrative & Other Expenses :					
--Communication Expenses	100	-	187	-	10
--Rent	119	1	236	1	2
--Office Maintenance	27	1	54	1	51

Notes :

- The financial results of Indiabulls Financial Services Limited for the quarter ended 30th September, 2005 have been reviewed by the Audit Committee and taken on record by the Board of Directors at their meeting held on 10th October, 2005 and have been subjected to a Limited Review by the Statutory Auditors of the Company. The above financials pertain to Indiabulls Financial Services Limited as a standalone entity. Indiabulls Financial Services Limited conducts its operations along with its subsidiaries and associate companies. The consolidated financial statements have been furnished optionally to provide additional information.
- During the current quarter the company has completed listing of 27,600,000 Global Depository Receipts (GDRs) at the Luxembourg Stock Exchange. GDRs were offered at US \$ 5.42 per GDR, each GDR representing one equity share of Rs 2/- each of the Company. Subsequent to the above issue, the paid-up share capital of the Company has increased to Rs. 324,078,148/- and securities premium account has increased to Rs 9,199,831,239/- (net of issue expenses). The Company has pursuant to the approval of the members by way of a special resolution, at its Annual General Meeting held on July 26, 2005, and in accordance with the provisions of section 81(1A) of the Companies Act, 1956 and the requirements contained in SEBI (Disclosure & Investor Protection) Guidelines, 2000, allotted 11,000,000 (Eleven Million) Warrants convertible into 11,000,000 Equity Shares of the Company at a conversion price of Rs. 152/- per Equity Share on preferential allotment basis and received Rs. 167,200,000 being 10% application money on such allotment.
- During the current quarter a new associate viz. Indiabulls Estate Private Limited (IEPL) has been added to the group. The Company has invested an amount of Rs 4,000,000/- representing 50,000 Equity Shares of Rs 10/- each at par and 50,000 equity shares of Rs 10/- each at a premium of Rs. 60/- per share. Indiabulls Financial Services Limited has a 40% stake in IEPL and the balance 60% is held by FIM Limited a Foreign Venture Capital Investor registered with SEBI.
- During the current quarter the Company has invested an additional amount of Rs 296,000,000/-, representing 296,000 Equity shares of Rs 10 each at a premium of Rs 990/- per share in Indiabulls Properties Private Limited (IPPL) an associate of the Company. The Company has also invested an amount of Rs 227,996,000/-, representing 227,996 0.0001% Optionally Convertible Debentures of Rs 1,000/- each at par.
- The company's primary business segment is reflected based on principal business activities carried on by the company. The company operates in one reportable business segment i.e. financing related activities and investing in various subsidiaries and in one geographical segment i.e. within India.
- Operating expenses mainly consists of stamp duty expenses.
- Shareholder's complaints received and disposed off during quarter ended September 30, 2005.

	(Nos.)
Complaints pending at the beginning of the quarter	NIL
Complaints received during the quarter	7
Disposal of complaints	7
Complaints lying unresolved at the end of the quarter.	NIL

- Figures for the prior periods have been regrouped and/or reclassified wherever considered necessary.

Registered Office : F-60, Malhotra Building, 2nd Floor,
Connaught Place, Delhi 110 001.

FOR AND ON BEHALF OF BOARD OF DIRECTORS

Place : Mumbai
Date : October 10, 2005

Sameer Gehlaut
Chairman & CEO