

December 06, 2021

To

BSE Limited  
Dept. of Corporate Services  
P. J. Towers, Dalal Street  
Mumbai 400 001  
Scrip Code: 503101

To

National Stock Exchange of India Limited  
Listing Department  
BKC, Bandra (E)  
Mumbai 400 051  
Symbol: MARATHON

Dear Sirs,

**Sub: Disclosure of Related Party Transactions pursuant to Regulation 23(9) of SEBI  
(Listing Obligations and Disclosure Requirements) Regulations, 2015**

Pursuant to Regulation 23(9) of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed disclosure of Related Party Transactions on a consolidated basis, for the half year ended September 30, 2021.

This is for your information and record.

Thanking you,

Yours truly,

For Marathon Nextgen Realty Limited



**K. S. Raghavan**  
Company Secretary & Compliance Officer

**Related Party Transaction**

Consolidated Related Parties Transactions during the half year as per Ind AS-24 "Related Party Disclosures"

**List of related Parties**

Related Parties (as Defined by the Management) are classified as:-

**(a) Holding Company**

1. Marathon Realty Private Limited

**(b) Subsidiaries**

1. Marathon Nextgen Townships Private Limited [MNTPL]
2. Terrapolis Assets Private Limited (Wholly Owned Subsidiary)
3. Sanvo Resorts Private Limited (Through MNTPL)

**(c) Joint Venture**

1. Swayam Realtors & Traders LLP
2. Columbia Chrome Private Limited

**(d) Entities over which Subsidiaries or Key Management Personnel (KMP) or their relatives, exercise significant influence**

IXOXI Equip-Hire LLP

Ixoxi Construction LLP

Citadel Realty & Developers Limited

Cornell Housing and Infrastructure Private Limited

Mansik Education LLP

Marathon Ener-gen LLP

Nexzone Buildcon LLP

Nexzone Energy Utilities LLP

Suyog Developers

Vinotak Investment Pvt. Ltd.

Marathon Infotech Pvt Ltd

Matrix Enclaves Projects Developments Pvt Ltd

Matrix Waste Management Pvt Ltd

Nexzone Fiscal Services Pvt Ltd

Nexzone Utilities Pvt Ltd

United Builders

United Enterprises

Ramniklal Z. Shah Trust

**(e) Directors and Key Management Personnel**

Mr. Chetan R. Shah - Chairman and Managing Director

Mr. S. Ramamurthi - Whole Time Director & CFO

Mr. Mayur R. Shah - Director

Ms. Shailaja C. Shah - Director

Ms. Parul Shah - Independent Director

Mr. Anup Shah - Independent Director (Tenure ended wef August 27, 2020)

Mr. Atul Mehta - Independent Director

Mr. Deepak Shah - Independent Director

Mr. Ashwin Mohanlal Thakker - Independent Director

Mr. K. S. Raghavan - Company Secretary

**(f) Relatives of KMP (with whom company had transaction)**

Ms. Ansuya R. Shah (Mother of Managing Director)

Mr. Ramniklal Z. Shah (Father of Managing Director)

Ms. Sonal M. Shah (Wife of Mr. Mayur R Shah-Director)

Mr. Parmeet M shah (son of Mr. Mayur R Shah-Director)

Mr. Kaivalya C Shah (son of Managing Director)



Marathon Nextgen Realty Limited

The following transactions were carried out by the Company with the related parties in the ordinary course of business (Rs. in Lakhs)

Type of Transaction	Particular	For the Half Year ended September 30, 2021	For the Year ended March 31, 2021
Interest Income on Inter Corporate Deposits	Marathon Realty Private Limited Columbia Chrome India Private Limited Vinotak Investment Private Limited Matrix Enclaves Projects Development Private Limited Ixoqi Equip Hire LLP United Builders Ixoqi Construction LLP United Enterprises Chetan R Shah Marathon Realty Private Limited	1,456.62 516.78 172.53 - 2.57 - 14.36 0.71 0.33 53.51	1,356.89 1,374.67 275.72 - 11.43 0.19 18.10 - 0.54 -
Interest Income from Partnership Firm / LLP's	Swayam Realtors & Traders LLP	490.73	637.47
Share of Profit / (Loss) from LLP's	Swayam Realtors & Traders LLP	614.67	(721.40)
Remuneration of KMP	Columbia Chrome India Private Limited Chetan R Shah Krishnamurthy Raghavan	37.63 10.06 -	36.35 20.11 -
<b>Rent Expenses</b>			
Office Space	Marathon Realty Private Limited Sonal M Shah	183.85 -	433.89 12.74
Sale of Material / Scrap	Marathon Ener-gen LLP Marathon Realty Private Limited Nexzone Buildcon LLP Matrix Enclaves Projects Development Private Limited Nexzone Energy Utilities LLP Nexzone Fiscal Services Private Limited Suyog Developers United Enterprises United Builders	- 0.44 0.03 - 9.43 - 18.40 - 3.71	1.45 0.34 3.53 29.14 58.05 0.06 5.27 0.01 -
Purchase of Material / Services	Marathon Realty Private Limited Nexzone Fiscal Services Private Limited Marathon Ener-gen LLP Matrix Enclaves Projects Development Private Limited Nexzone Buildcon LLP United Enterprises	2.52 - 0.22 - - -	2.34 3.27 2.66 0.92 0.15 0.11
Provision of Services	Marathon Realty Private Limited (Future X Society) Ixoqi Construction LLP	- 267.01	18.61 305.21
Sale of Properties, Plants and Equipments	Matrix Enclaves Projects Development Private Limited Marathon Realty Private Limited Ixoqi Equip Hire LLP	- - 64.39	5.67 5.05 36.33
Leasing of Equipment			
Maintenance Charges of Immovable Property	Marathon Realty Private Limited - Future X Society	145.99	231.17
Expenditure on Corporate Social Responsibility	Ranniklal Z Shah Trust	- 38.00	- 93.70



Marathon Nextgen Realty Limited

The following transactions were carried out by the Company with the related parties in the ordinary course of business (Rs. in Lakhs)

Type of Transaction	Particular	For the Half Year ended September 30, 2021	For the Year ended March 31, 2021
Director Sitting Fees	Mayur R Shah Shailaja C Shah Anup Shah Deepak Shah Atul Mehta Parul Abhay Shah Ashwin Mohanlal Thakker	- 0.50 0.50 - 1.00 0.80 0.50 0.40	- 1.30 0.90 1.00 2.20 1.50 1.20 0.50
Loans given / Loan Repaid	Marathon Realty Private Limited Columbia Chrome India Private Limited Vinotak Investment Private Limited Matrix Enclaves Project Development Private Limited Ixoqi Equip Hire LLP Ixoqi Construction LLP United Enterprises Swayam Realtors & Traders LLP	18,462.46 7,500.00 913.00 135.70 29.75 1.19 7.52 22,039.78	46,076.95 59.00 1,916.34 1,504.86 193.26 284.01 -
Loans Given Partnership Firm / LLP's	Marathon Realty Private Limited	27,693.20	26,460.40
Loans received back	Vinotak Investment Private Limited Matrix Enclaves Project Development Private Limited Ixoqi Equip Hire LLP Ixoqi Construction LLP Columbia Chrome India Private Limited United Enterprises Chetan R Shah	222.50 1,186.49 - - 21,020.00 0.02 1.00	1,257.71 169.00 174.98 63.00 - - -
Loans received back Partnership Firm / LLP's	Swayam Realtors & Traders LLP	-	8,400.00
<b>Closing Balance</b>		-	-
Loan Given	Columbia Chrome India Private Limited Marathon Realty Private Limited Vinotak Investment Private Limited Matrix Enclaves Project Development Private Limited Ixoqi Equip Hire LLP Ixoqi Construction LLP	177.43 16,853.92 4,399.13 19,328.06 60.91 251.87	13,232.32 24,283.30 3,549.59 20,378.84 28.85 237.76
Loan Given to Partnership Firm / LLP's	Swayam Realtors & Traders LLP	22,542.61	12.14
Loan Taken	Chetan R Shah Marathon Realty Private Limited Kaivalya Shah	6.36 1,312.01 2.50	4.79 - -
Trade Receivable	Marathon Realty Private Limited Marathon Ener-gen LLP Nexzone Buildcon LLP Matrix Enclaves Project Development Private Limited Nexzone Fiscal Services Private Limited	11.86 12.08 3.56 43.66 0.75	11.75 11.71 3.53 43.66 0.78



Marathon Nextgen Realty Limited

The following transactions were carried out by the Company with the related parties in the ordinary course of business (Rs. in Lakhs)

Type of Transaction	Particular	For the Half Year ended September 30, 2021	For the Year ended March 31, 2021
	Citadel Realty & Developers Limited	0.14	0.14
	Suyog Developers	55.90	0.48
	Nexzone Energy Utilities LLP	72.70	63.92
	United Builders	3.79	0.81
	United Enterprises	0.29	-
	Cornell Housing and Infrastructure Private Limited	0.41	-
	Mansik Education LLP	1.05	-
	Parmeet Shah	10.50	-
	Swayam Realtor & Traders LLP	6.33	-
Trade Payable	Marathon Realty Private Limited	851.45	1,792.71
	Marathon Realty Private Limited -Future X Society	198.64	116.66
	Ixoxi Equip - Hire LLP	18.81	19.22
	Marathon Ener-gen LLP	6.18	35.87
	Ixoxi Construction LLP	9.46	117.88
	Matrix Enclaves Project Development Private Limited	1.11	0.92
	Nexzone Buildcon LLP	0.15	0.15
	Nexzone Fiscal Services Private Limited	3.24	3.27
	Nexzone Energy Utilities LLP	2.31	-
	United Enterprises	0.21	0.10
	Sonal M Shah	11.93	-

