



MRO: FS:2025-26: 0058

June 23, 2025

The Manager
Listing Department
National Stock Exchange of India Limited
Exchange Plaza, C-1, Block G
Bandra – Kurla Complex, Bandra (E),
Mumbai – 400 051 Fax No. 022-2659 8237/38

The Manager
Listing Department
BSE Limited
PJ Towers, Dalal Street, Fort
Mumbai – 400 001 Fax No. 022- 2272 3121

Dear Sir,

Sub: - Disclosure under Regulation 30 of SEBI (LODR) Regulations, 2015

In continuation of our earlier disclosure dated March 2, 2025, and pursuant to Regulation 30 read with Schedule III, Part A of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we wish to inform you that, Umiya Buildcon Limited (formerly MRO-TEK Realty Limited) has received the proceeds from the sale of the property located at Electronics City, Bengaluru. This is a first step in the realization of our strategic vision to unlock shareholder value by divesting non-core assets and relocating the Telecom and Network equipment manufacturing operations to a more cost-effective location. This ₹40.5 crore asset monetization is more than just a land sale but a strategic pivot towards strengthening our dual engines of value: Real estate and telecom/Networking infrastructure.

The sale proceeds will provide increased cash flows and sharpen focus in the following areas:

- Expansion of our new manufacturing facility to a more cost-efficient new location with greater potential for talent onboarding and access to quality work force.
- R&D and product development in our Telecom & Networking vertical with a focus on Indigenization and Make in India.
- Accelerating our upcoming ultra-premium Real Estate projects in North Bangalore and Goa.

We are confident that our hybrid model of capital-light manufacturing alongside high-margin real estate will prove both resilient and high-yielding and will significantly strengthen our long-term positioning in both the electronics and real estate verticals.

In accordance with the SEBI Circular dated November 11, 2024, we hereby provide the following disclosures related to the transaction:

Sale or disposal of unit(s) or division(s) or subsidiary of the listed entity:	Division
The amount and percentage of the turnover or revenue or income and net worth contributed by such unit or division of the listed entity during the last financial year,	<p>The property functioned as a manufacturing facility and operated as a cost center for the Company. As such, it did not directly contribute to revenue generation. The manufacturing activities has been relocated to another facility within the same industrial area in Electronic City. With this, there is no impact on manufacturing activity with the sale of land.</p> <p>No direct income or turnover is attributable to this unit. Its relocation is not expected to impact the Company's revenue but is expected to enhance cost efficiency.</p>
Date on which the agreement for sale has been entered into;	The Sale Deed is executed on June 23, 2025.
The expected date of completion of sale/disposal;	June 23, 2025
Consideration received from such sale/disposal;	Rs. 40,50,00,000/-
Brief details of buyers and whether any of the buyers belong to the promoter/ promoter group/group companies. If yes, details thereof;	<p>MESSRS SRIVATSAV ELECTRONIC TECH PARK LLP Bengaluru</p> <p>No, buyers do not belong to the promoter/ promoter group/group companies</p>
Whether the transaction would fall within related party transactions? If yes, whether the same is done at "arm's length";	No
Additionally, in case of a slump sale, indicative disclosures provided for amalgamation/merger, shall be disclosed by the listed entity with respect to such slump sale	Not applicable

Please take the above on record and treat this as compliance with Regulation 30 read with Schedule III Para A of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

UMIYA



UMIYA BUILDCON LIMITED

(Formerly known as MRO-TEK Realty Limited) CIN:
L28112KA1984PLC005873

MROTEK[®]
Integrating Next Generation Networks

Thanking you,

Yours faithfully

For Umiya Buildcon Limited
(Formerly known as MRO-TEK Realty Limited)

Prashanth S
Company Secretary & Compliance Officer

Scrip Code:	
NSE	: UMIYA-MRO
BSE	: 532376
Demat ISIN	: INE398B01018

GSTIN No 29AAACM9875E1Z1

Registered & Corporate Office: No.6, New BEL Road, Chikkamaranahalli, Bangalore - 560 054, Ph: +91 80 29911217,

Website: www.mro-tek.com, Email ID: info@mro-tek.com, Service & Support: +91 9845035626

Factory: No 29B, Electronic City, Hosur Road, Bangalore 560 100, Karnataka, Phone: +91 80 29913257