



October 20, 2025

To,
The Listing Department
The National Stock Exchange of India Limited
Exchange Plaza, Plot No. C/1, G - Block,
Bandra Kurla Complex,
Bandra (E), Mumbai - 400051

The Listing Department
BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai - 400001

Scrip Symbol: "MINDSPACE" (Units)

Scrip Code "543217" (Units) and Scrip Codes "974075", "974668", "974882", "975068", "975537", "975654", "975763", "976198", "976691", "977043" and "977120" (Non-Convertible Debentures) and Scrip Code "729719", "729884" and "730079" (Commercial Papers)

Subject: Unit Holding Pattern for the quarter ended September 30, 2025

Dear Sir/Madam,

Pursuant to SEBI Master Circular No. SEBI/HO/DDHS-PoD-2/P/CIR/2025/99 dated July 11, 2025, as amended, we are enclosing herewith the Unitholding Pattern of Mindspace Business Parks REIT for the quarter ended September 30, 2025. Please take the same on your record.

Thanking you.

Yours faithfully,

**For and on behalf of K Raheja Corp Investment Managers Private Limited
(acting as the Manager to Mindspace Business Parks REIT)**

**Bharat Sanghavi
Company Secretary and Compliance Officer
Membership no.: A13157**

Encl: As above

Unit Holding Pattern

S.no.	Category of Unit holder	No. of Units Held	As a % of Total Outstanding Units	No. of units mandatorily held		Number of units pledged or otherwise encumbered	
				No. of units	As a % of total units held	No. of units	As a % of total units held
(A)	Sponsor(s) / Manager and their associate/ related parties and Sponsor Group						
(1)	Indian						
(a)	Individuals / HUF	8,73,91,723	14.35	3,94,62,687	45.16	80,06,961	9.16
(b)	Central/State Govt.	0	0.00	0	0.00	0	0.00
(c)	Financial Institutions/Banks	0	0.00	0	0.00	0	0.00
(d)	Any Other						
(i)	Bodies Corporates	30,13,43,515	49.47	0	0.00	17,87,93,767	58.58
(ii)	Trust	38,78,777	0.64	0	0.00	0	0.00
	Sub-Total (A) (1)	39,26,14,015	64.45	3,94,62,687	10.05	18,68,00,728	47.58
(2)	Foreign						
(a)	Individuals (Non-Resident Indians / Foreign Individuals)	0	0	0	0	0	0.00
(b)	Foreign government	0	0.00	0	0.00	0	0.00
(c)	Institutions	0	0.00	0	0.00	0	0.00
(d)	Foreign Portfolio Investors	0	0.00	0	0.00	0	0.00
(e)	Any Other	0	0.00	0	0.00	0	0.00
	Sub-Total (A) (2)	0	0.00	0	0.00	0	0.00
	Total unit holding of Sponsor & Sponsor Group (A) = (A)(1)+(A)(2)	39,26,14,015	64.45	3,94,62,687	10.05	18,68,00,728	47.58

K Raheja Corp Investment Managers Private Limited

(acting as the Manager to Mindspace Business Parks REIT)

Corporate Identification Number (CIN): U68200MH2023PTC406104

Regd. Office: Raheja Tower, C-30, Block 'G', Bandra Kurla Complex, Bandra (E), Mumbai – 400 051

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Category	Category of Unit holder	No. of Units held	As a % of Total Outstanding Units
(B)	Public Holding		
(1)	Institutions		
(a)	Mutual Funds	3,00,48,216	4.93
(b)	Financial Institutions/Banks	25,000	0.00
(c)	Central/State Govt.	0	0.00
(d)	Venture Capital Funds	0	0.00
(e)	Insurance Companies	2,20,17,157	3.61
(f)	Provident/pension funds	22,07,863	0.36
(g)	Foreign Portfolio Investors	8,74,99,506	14.36
(h)	Foreign Venture Capital investors	0	0.00
(i)	Any Other		
1	Alternative Investment Funds	15,96,952	0.26
	Sub-Total (B) (1)	14,33,94,694	23.54
(2)	Non-Institutions		
(a)	Central Government/ State Governments(s)/ President of India	0	0.00
(b)	Individuals / HUF	5,54,19,581	9.10
(c)	NBFCs registered with RBI	0	0.00
(d)	Any Other		
1	Trusts	60,546	0.01
2	Non-Resident Indians	26,18,818	0.43
3	Clearing Members	0	0.00
4	Bodies Corporates	1,50,75,970	2.47
5	Foreign National	10	0.00
	Sub-Total (B) (2)	7,31,74,925	12.01
	Total Public Unit holding (B) = (B)(1) + (B)(2)	21,65,69,619	35.55
	Total Units Outstanding (C) = (A) + (B)	60,91,83,634	100.00

Sponsors Unitholding

Category	Name of the Sponsors	No. of Units Held	As a % of Total Outstanding Units	No. of units mandatorily held		Number of units pledged or otherwise encumbered	
				No. of units	As a % of total units held	No. of units	As a % of total units held
1	Anbee Constructions LLP	3,54,04,890	5.81	0	0.00	2,52,03,273	71.19
2	Cape Trading LLP	3,54,38,895	5.82	0	0.00	2,52,03,273	71.12

Sponsor Group Unitholding

Category	Name of the Sponsor Group [#]	No. of Units Held	As a % of Total Outstanding Units	No. of units mandatorily held		Number of units pledged or otherwise encumbered	
				No. of units	As a % of total units held	No. of units	As a % of total units held
1	Ravi Chandru Raheja	34,31,534	0.56	0	0.00	0	0.00
2	Neel Chandru Raheja	90,11,005	1.48	0	0.00	0	0.00
3	Chandru Lachmandas Raheja	3,26,34,433	5.36	0	0.00	80,06,961	24.54
4	Jyoti Chandru Raheja	1,80,98,790	2.97	1,80,98,790	100.00	0	0.00
5	Capstan Trading LLP	4,10,95,719	6.75	0	0.00	0	0.00
6	Casa Maria Properties LLP	4,68,20,719	7.69	0	0.00	2,45,20,504	52.37
7	Palm Shelter Estate Development LLP	4,10,95,719	6.75	0	0.00	2,71,90,548	66.16
8	Raghukool Estate Development LLP	4,20,04,546	6.90	0	0.00	1,77,31,322	42.21
9	Genext Hardware & Parks Private Limited	2,28,86,731	3.76	0	0.00	2,28,86,731	100.00
10	K Raheja Corp Private Limited	3,65,96,296	6.01	0	0.00	3,60,58,116	98.53
11	Chandru Lachmandas Raheja*	38,78,777	0.64	0	0.00	0	0
12	Sumati Ravi Raheja	1,48,97,716	2.45	1,48,97,716	100.00	0	0.00
13	Jaya Neel Raheja	9,318,245	1.53	64,66,181	69.00	0	0.00

[#] Sponsor Group holding is mentioned on first name basis

* held for and on behalf of Ivory Property Trust

K Raheja Corp Investment Managers Private Limited

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PUBLIC HOLDING MORE THAN 1% OF TOTAL OUTSTANDING UNITS			
Category	Name of the Unitholder	No. of Units Held	As a % of Total Outstanding Units
1	Capital Income Builder	2,98,92,332	4.91
2	ICICI Prudential Fund	1,84,51,256	3.03
3	Smallcap World Fund, Inc	90,00,000	1.48
4	Government Pension Fund Global	62,70,115	1.03