



April 25, 2025

BSE Limited
Phiroze Jeejeebhoy Towers
Dalal Street
Mumbai – 400 001

The National Stock Exchange of India Limited
Exchange Plaza, Bandra Kurla Complex
Bandra (East)
Mumbai – 400 051

Scrip Code: 544008

SYMBOL: MAXESTATES

Sub.: Disclosure for giving of Corporate Guarantee

Ref: Regulation 30(4)(i) read with Clause 11 of Para B of Part A of Schedule III of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 and SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/O155 dated November 11, 2024 (“SEBI Master Circular”)

Dear Sir/ Madam,

Pursuant to Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 read with SEBI Master Circular, please find attached the details of the Corporate Guarantees given by the Company for Max Square Limited (a Subsidiary Company of the Company) to Catalyst Trusteeship Limited as Security Trustee for ICICI Bank Limited and Yes Bank Limited.

Please note that the details as required under the said SEBI Master Circular, are being furnished in an **Annexure - A**, attached hereto.

The date and time of occurrence of event is April 25, 2025, at 1512 hrs.

You are requested to take the aforesaid on record.

Thanking you,

Yours faithfully,

For Max Estates Limited

Abhishek Mishra
Company Secretary & Compliance Officer

End: a/a

Max Estates Limited

Corporate Office: Max Towers, L-20, C-001/A/1, Sector-16B, Noida-201301, Uttar Pradesh, India, | P: +91 120-4743222
Regd. Office: Max House 1, Dr. Jha Marg, Okhla Phase 3, Opposite Okhla Railway Station, Okhla Industrial Estate, New Delhi -110020

Email : secretarial@maxestates.in | Website : www.maxestates.in | CIN: L70200DL2016PLC438718

Sr. No.	Particulars	Details
1.	Name of party for which such guarantees or indemnity or surety was given	Max Square Limited (a Subsidiary of the Company, hereinafter referred to as MSL)
2.	Whether the promoter/ promoter group/ group companies have any interest in this transaction? If yes, nature of interest and details thereof and whether the same is done at "arm's length"	MSL, being a subsidiary of the Company, the proposed transaction would fall under the related party transaction and has been executed at an Arm's Length basis. MSL is interested in the transaction since the Corporate Guarantee has been given against the loan taken by it.
3.	Brief details of such guarantee or indemnity or becoming a surety viz. brief details of agreement entered (if any) including significant terms and conditions, including amount of guarantee	<ul style="list-style-type: none"> • MSL has received sanction from ICICI Bank Limited and Yes Bank Limited (collectively referred as 'Lenders', hereinafter) for INR 292 crores each, to fund the balance cost of construction and development of commercial project located in Sector 129, Noida. • For securing the aforesaid financing facilities, MSL has agreed with Lenders to furnish a Corporate Guarantee of INR 200 Crore from its holding company, Max Estates Limited. The Lenders have appointed Catalyst Trusteeship Limited (CTL) as Security Trustee. • The Corporate Guarantees will remain in force until the secured obligations of MSL are fully paid & discharged by Lenders.
4.	Impact of such guarantees or indemnity or surety on listed entity	The corporate guarantee provided is a contingent liability for the Company and will not impact the consolidated debt position of the Company.

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