IPO FACT SHEET

IPO : Runwal Enterprises Limited — September 2026

Snapshot

Runwal Enterprises Limited is a Mumbai-based real estate developer with a presence across the full spectrum of real estate development. The Company specializes in residential projects across affordable, mid-income and luxury segments, while also developing commercial spaces, retail malls and educational buildings. As of March 31, 2026, it had 19 completed, 28 ongoing and 33 upcoming projects. Its developments are spread across various parts of Mumbai and the wider Mumbai Metropolitan Region, with expansion into areas such as Mahalaxmi, Girgaum, Bandra and Alibaug. The Company follows both greenfield and asset-light development models, including joint development arrangements, across its diversified real estate portfolio.

Opening Date	Friday, September 25, 2026
Closing Date	Tuesday, September 29, 2026
Price Band	Rs. 290 to 305 per share
Bid Lot	49 Shares
Issue Size	1,63,93,442 shares (aggregating up to Rs. 500 Cr)
Fresh Issue	1,63,93,442 shares (aggregating up to Rs. 500 Cr)
Registrar	MUFG Intime India Pvt.Ltd.

Company Vision

Runwal Enterprises Limited aims to establish itself as a full-service real estate developer in Mumbai, offering residential and non-residential developments across affordable, mid-income and luxury segments. The Company seeks to create well-planned communities and integrated developments supported by modern amenities and facilities. Its vision also includes expanding its presence across different micro-markets within Mumbai and the wider region, while exploring opportunities outside the Mumbai Metropolitan Region. The Company focuses on customer-centricity, quality, trust, transparency and innovation as key pillars of its brand. Through sustainable development practices, technology adoption, efficient execution and strategic partnerships, Runwal Enterprises aims to create long-term value for customers, stakeholders and development partners.

Key Financials

Amount in cr.	FY2026	FY2025	FY2024
Assets	10,255	8,328	7,080
Total Income	1,851	1,051	2,437
Profit After Tax	186	56	94
EBITDA	350	180	202
NET Worth	768	456	373
Reserves and Surplus	820	460	426
Total Borrowing	2,909	2,313	1,784

Growth Prospects

Runwal Enterprises Limited has growth opportunities supported by its established presence in Mumbai, diversified residential portfolio and sizeable pipeline of ongoing and upcoming projects. As of March 31, 2026, the Company had 19 completed, 28 ongoing and 33 upcoming projects, providing visibility for future development activity. Its expansion from affordable and mid-income housing into luxury residential projects, along with increasing presence in areas such as Mahalaxmi, Girgaum, Bandra and Alibaug, provides opportunities for market diversification. The Company may also benefit from infrastructure development and improving connectivity across Mumbai and surrounding areas.

Risk Assessment

Runwal Enterprises Limited operates in the real estate sector, which involves risks related to project execution, construction timelines, regulatory approvals, land acquisition and market demand. The Company's projects require substantial capital and may be affected by changes in interest rates, financing availability, construction costs and property prices. Its expansion into new locations and luxury housing segments may also expose it to changing customer preferences and competitive conditions. Delays in obtaining approvals or completing projects could affect sales and cash flows. The Company also uses joint development and other asset-light arrangements, creating dependence on project partners and agreed commercial terms.