



## HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED

Statement of Standalone Assets and Liabilities as at September 30, 2020

Rs in crore

PARTICULARS	As at 30-Sep-20 Reviewed	As at 30-Sep-19 Reviewed
<b>ASSETS</b>		
<b>1 Financial Assets</b>		
(a) Cash and cash equivalents	83.39	30.23
(b) Bank Balance other than (a) above	299.91	1,451.21
(c) Derivative financial instruments	3,459.03	3,108.44
(d) Receivables		
(I) Trade Receivables	149.07	138.52
(II) Other Receivables	-	-
(e) Loans	462,845.01	419,455.44
(f) Investments	61,178.37	58,023.59
(g) Other Financial assets	6,634.75	2,808.79
<b>Total - Financial Assets</b>	<b>534,649.53</b>	<b>485,016.22</b>
<b>2 Non - Financial Assets</b>		
(a) Current tax assets (Net)	2,445.94	3,503.14
(b) Deferred tax Assets (Net)	1,749.44	857.19
(c) Investment Property	967.13	444.38
(d) Property, Plant and Equipment	960.35	845.78
(e) Other Intangible assets	363.23	9.07
(f) Other non-financial assets	176.47	131.38
(g) Non-Current Assets held for Sale	-	39.99
<b>Total - Non - Financial Assets</b>	<b>6,662.56</b>	<b>5,830.93</b>
<b>TOTAL - ASSETS</b>	<b>541,312.09</b>	<b>490,847.15</b>
<b>LIABILITIES</b>		
<b>1 Financial Liabilities</b>		
(a) Derivative financial instruments	462.28	70.22
(b) Payables		
(I) Trade Payables		
(i) total outstanding dues of micro enterprises and small enterprises	0.47	0.04
(ii) total outstanding dues of creditors other than micro enterprises	316.10	319.02
(II) Other Payables		
(i) total outstanding dues of micro enterprises and small enterprises	-	-
(ii) total outstanding dues of creditors other than micro enterprises and small enterprises	-	-
(c) Debt Securities	179,382.30	179,301.91
(d) Borrowings (Other than Debt Securities)	88,187.07	83,686.00
(e) Deposits	148,329.70	122,279.10
(f) Subordinated Liabilities	5,000.00	5,500.00
(g) Other financial liabilities	17,250.77	16,950.09
<b>Total - Financial Liabilities</b>	<b>438,928.69</b>	<b>408,106.38</b>
<b>2 Non Financial Liabilities</b>		
(a) Current tax liabilities	249.92	146.43
(b) Provisions	240.08	228.75
(c) Other non-financial liabilities	1,759.95	660.05
<b>Total - Non Financial Liabilities</b>	<b>2,249.95</b>	<b>1,035.23</b>
<b>3 EQUITY</b>		
(a) Equity Share capital	359.16	345.34
(b) Other Equity	99,774.29	81,360.20
<b>Total - Equity</b>	<b>100,133.45</b>	<b>81,705.54</b>
<b>TOTAL - EQUITY AND LIABILITIES</b>	<b>541,312.09</b>	<b>490,847.15</b>

1 Crore = 10 Million



## HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED

### STATEMENT OF UNAUDITED STANDALONE FINANCIAL RESULTS FOR THE HALF-YEAR ENDED SEPTEMBER 30, 2020

Rs in crore

	Half Year ended Sep 30, 2020	Half Year ended Sep 30, 2019	Growth	Quarter ended Sep 30, 2020	Quarter ended Sep 30, 2019	Growth	Quarter ended June 30, 2020	Quarter ended June 30, 2019	Growth
Total Interest Income	22,255.03	21,670.31	3%	11,045.65	10,851.93	2%	11,209.38	10,818.38	4%
Interest and Other Charges	15,216.16	15,569.97	-2%	7,399.11	7,830.70	-6%	7,817.05	7,739.27	1%
<b>Net Interest Income</b>	<b>7,038.87</b>	<b>6,100.34</b>	<b>15%</b>	<b>3,646.54</b>	<b>3,021.23</b>	<b>21%</b>	<b>3,392.33</b>	<b>3,079.11</b>	<b>10%</b>
Fees and Other Charges (EIR)	(100.69)	(108.31)		(43.70)	(71.00)		(56.99)	(37.31)	
Other Operating Income	729.51	319.58		403.65	5.62		325.86	313.96	
	7,667.69	6,311.61		4,006.49	2,955.85		3,661.20	3,355.76	
<b>Less: Non Interest Expenses</b>									
Staff Expenses	294.51	292.39		135.55	141.08		158.96	151.31	
Adjustment due to fair value of stock options	47.03	7.94		45.56	3.85		1.47	4.09	
Establishment Expenses	20.88	25.76		7.59	7.42		13.29	18.34	
Other Expenses	244.22	264.54		131.49	139.53		112.73	125.01	
CSR Expenses	85.00	107.50		9.67	53.75		75.33	53.75	
Depreciation, Amortisation & Impairment	70.58	62.54		35.95	33.31		34.63	29.23	
Total Expenses	762.22	760.67		365.81	378.94		396.41	381.73	
Other Income	6.35	12.50		4.74	6.68		1.61	5.82	
<b>Profit Before Dividend, Sale of Investments &amp; Provision for Loan Losses</b>	<b>6,911.82</b>	<b>5,563.44</b>	<b>24%</b>	<b>3,645.42</b>	<b>2,583.59</b>	<b>41%</b>	<b>3,266.40</b>	<b>2,979.85</b>	<b>10%</b>
Dividend Income	621.20	1,074.85		322.97	1,073.80		298.23	1.05	
Profit on Sale of Investments	1,240.59	3,521.30		(0.61)	1,627.09		1,241.20	1,894.21	
Less Impairment on financial instruments (Expected Credit Loss)	1,635.00	1,644.10		436.00	754.10		1,199.00	890.00	
<b>Profit Before Tax</b>	<b>7,138.61</b>	<b>8,515.49</b>		<b>3,531.78</b>	<b>4,530.38</b>		<b>3,606.83</b>	<b>3,985.11</b>	
Tax Expense	1,216.97	1,350.86		661.66	568.85		555.31	782.01	
<b>Profit After Tax</b>	<b>5,921.64</b>	<b>7,164.63</b>	<b>-17%</b>	<b>2,870.12</b>	<b>3,961.53</b>	<b>-28%</b>	<b>3,051.52</b>	<b>3,203.10</b>	<b>-5%</b>
Other Comprehensive Income	613.84	166.55		(1,405.02)	(95.43)		2,018.86	261.98	
<b>Total Comprehensive Income</b>	<b>6,535.48</b>	<b>7,331.18</b>	<b>-11%</b>	<b>1,465.10</b>	<b>3,866.10</b>	<b>-62%</b>	<b>5,070.38</b>	<b>3,465.08</b>	<b>46%</b>

**For Analysis**

<b>Profit Before Tax Adjusted for Dividend, Profit on Sale of Investments, Fair Value Adjustments Income on assigned loans, Charge for ESOPs and ECL</b>	<b>6,356.37</b>	<b>5,378.68</b>	<b>18%</b>	<b>3,365.95</b>	<b>2,645.87</b>	<b>27%</b>	<b>2,990.42</b>	<b>2,732.81</b>	<b>9%</b>
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*1 Crore = 10 Million*



**HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED**  
**STANDALONE SCHEDULES - HALF YEAR ENDED SEPTEMBER 30, 2020**

Rs in crore

	Half Year ended Sep 30, 2020	Half Year ended Sep 30, 2019	Growth	Quarter ended Sep 30, 2020	Quarter ended Sep 30, 2019	Growth	Quarter ended June 30, 2020	Quarter ended June 30, 2019	Growth
<b>INCOME FROM OPERATIONS</b>									
Interest on Loans	21,148.66	20,544.37		10,565.21	10,294.23		10,583.45	10,250.14	
Other Interest	567.80	520.47		303.60	255.10		264.20	265.37	
Income from Deployment in Cash Management Schemes of Mutual Funds	538.57	605.47		176.84	302.60		361.73	302.87	
Interest Income	22,255.03	21,670.31		11,045.65	10,851.93		11,209.38	10,818.38	
Fees	266.97	251.00		180.31	109.22		86.66	141.78	
DSA Commission	(367.66)	(359.31)		(224.01)	(180.22)		(143.65)	(179.09)	
Fees and Other Charges (EIR)	(100.69)	(108.31)		(43.70)	(71.00)		(56.99)	(37.31)	
<b>Total interest Income</b>	22,154.34	21,562.00		11,001.95	10,780.93		11,152.39	10,781.07	
<b>Other Operating Income</b>									
Income on derecognised (assigned) loans	342.46	560.05		159.04	263.88		183.42	296.17	
Rental Income	35.96	30.96		19.79	17.63		16.17	13.33	
Fees and Commission Income	91.07	82.52		58.83	46.47		32.24	36.05	
Profit on Sale of Investments in Properties	-	13.40		-	(0.05)		0.00	13.45	
Net gain/(loss) on fair value changes	260.02	(367.35)		165.99	(322.31)		94.03	(45.04)	
	729.51	319.58		403.65	5.62		325.86	313.96	
	22,883.85	21,881.58	5%	11,405.60	10,786.55	6%	11,478.25	11,095.03	3%
<b>INTEREST AND OTHER CHARGES</b>									
INTEREST				-	-				
Loans	3,507.70	3,370.49		1,628.06	1,672.40		1,879.64	1,698.09	
Deposits	5,410.29	4,763.18		2,721.29	2,455.84		2,689.00	2,307.34	
Bonds and Debentures	6,177.77	7,329.17		2,986.72	3,646.01		3,191.05	3,683.16	
	15,095.76	15,462.84		7,336.07	7,774.25		7,759.69	7,688.59	
Interest Expenses - Lease Rental Properties	7.60	7.90		3.81	4.51		3.79	3.39	
OTHER CHARGES	112.80	99.23		59.23	51.94		53.57	47.29	
	15,216.16	15,569.97	-2%	7,399.11	7,830.70	-6%	7,817.05	7,739.27	1%

1 Crore = 10 Million



## HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED

STANDALONE HIGHLIGHTS- September 30, 2020

	Rs in crore		
	30-Sep-20	31-Mar-20	30-Sep-19
Individual loans sold (AUM)	64,974	65,695	62,628
Loans sold during the last 12 months	14,138	24,127	23,767
Net interest margin	3.2%	3.4%	3.2%
Earnings per Share - Basic (Rs)*	33.84	102.91	41.54
Earnings per Share - Diluted (Rs)*	33.78	102.12	41.25
~Risk weighted Assets	400,190	388,200	371,345
Tier I Capital	78,063	64,582	67,066
Capital adequacy ratio	20.7%	17.2%	19.6%
of which Tier I	19.5%	16.1%	18.1%
Tier II	1.2%	1.1%	1.5%
Non performing loans - Individual Loans	0.84%	0.95%	0.73%
Non performing loans - Non-Individual Loans	4.19%	4.71%	2.87%
Non performing loans #	1.81%	1.99%	1.33%
Provisions Carried	12,304	10,988	7,313
Unaccounted gains on listed investments in subsidiary and associate companies	196,344	154,461	228,875

\* Not annualised

# As per regulatory norms

1 Crore = 10 Million



## HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED

### Expected Credit Loss(ECL) based on Exposure At Default (EAD)

Rs in crore

As per IND AS	Sep-20	Jun-20	Mar-20	Sep-19
Gross Stage 1	440,430	429,667	415,864	401,513
ECL Provision Stage 1	1,316	1,045	346	218
Net Stage 1	439,114	428,622	415,518	401,295
Coverage Ratio% Stage 1	0.30%	0.24%	0.08%	0.05%
Gross Stage 2	23,313	24,674	24,794	18,193
ECL Provision Stage 2	5,905	6,398	5,750	4,204
Net Stage 2	17,408	18,276	19,044	13,989
Coverage Ratio% Stage 2	25%	26%	23%	23%
Gross Stage 3	10,370	10,199	10,273	6,685
ECL Provision Stage 3	5,083	4,842	4,892	2,891
Net Stage 3	5,287	5,357	5,381	3,794
Coverage Ratio% Stage 3	49%	47%	48%	43%
EAD	474,113	464,540	450,931	426,391
ECL Provision	12,304	12,285	10,988	7,313
Net	461,809	452,255	439,943	419,078
ECL/EAD	2.60%	2.64%	2.44%	1.72%



## HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED

### STANDALONE RECONCILIATIONS

#### SUMMARISED BALANCE SHEET UNAUDITED

Rs in crore

	30-Sep-20	30-Sep-19
<b>Assets</b>		
Loans (net of ECL)	462,845	419,455
Investments	61,178	58,024
Other Assets	17,289	13,368
	<b>541,312</b>	<b>490,847</b>
<b>Liabilities</b>		
Equity Capital	359	345
Other Equity	99,774	81,360
Borrowings	420,899	390,879
Other Liabilities	20,280	18,263
	<b>541,312</b>	<b>490,847</b>

#### Borrowings

	30-Sep-20	30-Sep-19
Term Loans	88,187	83,798
Bonds, Debentures & Commercial Paper	184,382	184,802
Deposits	148,330	122,279
	<b>420,899</b>	<b>390,879</b>

#### Loans

	30-Sep-20	30-Sep-19
Individuals	339,044	307,231
Corporate Bodies	129,106	112,194
Others	6,971	7,314
Gross Loan Book	475,121	426,739
Less: Impairment Loss allowance (Expected Credit Loss)	12,276	7,283
	<b>462,845</b>	<b>419,455</b>

#### Assets Under Management

	30-Sep-20	30-Sep-19
<b>Loan Book on an AUM Basis</b>		
Assets Under Management	540,270	490,072
Less: Outstanding Loans Sold	65,149	63,333
Loans Outstanding	475,121	426,739

#### Incremental Growth in the Loan Book During the Half Year Ended September 30, 2020

	As % of Total Increase
Individuals	53%
Non-Individuals	47%
<b>Total</b>	<b>100%</b>

1 Crore = 10 Million



**HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED**  
**Statement of Consolidated Assets and Liabilities**

Rs in Crore

PARTICULARS	30-Sep-20 Reviewed	30-Sep-19 Reviewed
<b>ASSETS</b>		
<b>Financial assets</b>		
Cash and cash equivalents	859.34	949.30
Bank Balances other than above	345.60	1,480.89
Derivative financial instruments	3,486.59	3,108.44
Trade and other Receivables	304.01	252.56
Loans	468,363.57	425,010.21
Investments in Associates	52,012.44	52,964.05
Other Investments	46,781.14	45,555.89
Assets of Life Insurance Business	161,724.43	138,051.49
Assets of Non-Life Insurance business	21,938.21	16,209.03
Other financial assets	7,546.10	4,255.83
<b>Total Financial assets</b>	<b>763,361.43</b>	<b>687,837.69</b>
<b>Non-Financial assets</b>		
Current Tax Assets (Net)	3,093.10	4,152.59
Deferred tax assets (Net)	1,891.00	439.60
Investment property	1,061.79	526.99
Property, plant and equipment	1,710.78	1,577.53
Other intangible assets	1,097.50	101.18
Capital work in Progress	15.05	6.55
Intangible assets under development	38.28	22.65
Other non-financial assets	577.67	438.17
Goodwill on consolidation	1,600.73	625.46
<b>Total Non-Financial Assets</b>	<b>11,085.90</b>	<b>7,890.72</b>
<b>TOTAL ASSETS</b>	<b>774,447.33</b>	<b>695,728.41</b>
<b>LIABILITIES AND EQUITY</b>		
<b>LIABILITIES</b>		
<b>Financial Liabilities</b>		
Derivative financial instruments	496.45	70.22
Trade and other Payables	2,466.20	2,458.63
Debt Securities	181,868.36	182,149.23
Borrowings (Other than Debt Securities)	90,804.38	86,183.97
Deposits	148,277.40	122,359.61
Subordinated Liabilities	5,955.80	5,848.88
Liabilities pertaining to Life Insurance Business	153,650.97	132,642.86
Liabilities pertaining to Non Life Insurance Business	18,270.76	13,855.36
Other financial liabilities	17,616.27	17,479.10
<b>Total Financial Liabilities</b>	<b>619,406.59</b>	<b>563,047.86</b>
<b>Non-Financial Liabilities</b>		
Current tax liabilities (Net)	330.23	166.71
Deferred tax liabilities (Net)	134.39	34.13
Provisions	370.79	327.02
Other non-financial liabilities	1,981.16	843.21
<b>Total Non-Financial Liabilities</b>	<b>2,816.57</b>	<b>1,371.07</b>
<b>Total liabilities</b>	<b>622,223.16</b>	<b>564,418.93</b>
<b>EQUITY</b>		
Equity Share capital	359.16	345.34
Other equity	143,609.17	124,980.93
Non-controlling interest	8,255.84	5,983.21
<b>Total Equity</b>	<b>152,224.17</b>	<b>131,309.48</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>774,447.33</b>	<b>695,728.41</b>

1 Crore = 10 Million





**HOUSING DEVELOPMENT FINANCE CORPORATION LIMITED**

**STATEMENT OF UNAUDITED CONSOLIDATED FINANCIAL RESULTS FOR THE HALF-YEAR ENDED SEPTEMBER 30, 2020**

Rs in crore

	Half Year Ended Sep-30- 2020	Half Year Ended Sep- 30-2019	Quarter ended Sep 30, 2020	Quarter ended Sep 30, 2019	Quarter ended June 30, 2020	Quarter ended June 30, 2019
<b>1 Revenue from Operations</b>						
- Interest Income	22,399.61	22,677.98	11,231.51	11,282.65	11,168.10	11,395.33
- Surplus from deployment in Cash Management Schemes of Mutual Funds	539.07	622.16	177.34	310.90	361.73	311.26
- Dividend Income	23.00	47.57	14.51	25.80	8.49	21.77
- Rental Income	24.40	19.54	14.02	11.95	10.38	7.59
- Fees and commission Income	927.30	1,074.96	489.08	533.38	438.22	541.58
- Profit on loss of control over a subsidiary	-	8,000.29	-	8,000.29	-	-
- Net gain on fair value changes	701.06	(310.84)	350.12	(294.46)	350.94	(36.89)
- Profit on Sale of Investment Properties	-	16.89	-	3.44	-	13.45
- Net gain on derecognised (assigned) loans	342.46	560.05	159.04	263.88	183.42	296.17
- Income from Life Insurance Business	30,609.95	16,571.98	16,339.73	8,303.63	14,270.22	8,268.35
- Income from Non-Life Insurance Business	8,469.69	6,773.09	5,307.62	4,382.22	3,162.07	2,390.87
<b>Total Revenue from Operations</b>	<b>64,036.54</b>	<b>56,053.67</b>	<b>34,082.97</b>	<b>32,823.68</b>	<b>29,953.57</b>	<b>23,209.48</b>
2 Other Income	13.25	37.04	7.48	27.21	5.77	9.83
<b>3 Total Income (1+2)</b>	<b>64,049.79</b>	<b>56,090.71</b>	<b>34,090.45</b>	<b>32,850.89</b>	<b>29,959.34</b>	<b>23,219.31</b>
<b>4 Expenses:</b>						
- Finance costs	15,460.79	16,423.88	7,518.34	8,220.57	7,942.45	8,203.31
- Impairment on financial instruments	1,683.47	1,643.54	479.44	753.15	1,204.03	890.39
- Employee benefit expenses	692.58	883.00	368.76	446.33	323.82	436.67
- Depreciation, amortisation and impairment	175.66	104.06	89.35	54.21	86.31	49.85
- Establishment Expenses	25.62	28.88	12.42	7.12	13.20	21.76
- Expenses from Life Insurance Business	29,932.07	15,971.85	16,068.38	8,098.16	13,863.69	7,873.69
- Expenses from Non-Life Insurance Business	8,149.56	6,347.89	5,093.95	4,146.63	3,055.61	2,201.26
- Other Expenses	451.05	522.73	195.94	263.55	255.11	259.18
<b>Total Expenses</b>	<b>56,570.80</b>	<b>41,925.83</b>	<b>29,826.58</b>	<b>21,989.72</b>	<b>26,744.22</b>	<b>19,936.11</b>
<b>5 Share of profit of Associates (Equity Method)</b>	<b>3,243.24</b>	<b>2,476.65</b>	<b>1,642.43</b>	<b>1,201.00</b>	<b>1,600.81</b>	<b>1,275.65</b>
<b>6 Profit before tax (3-4+5)</b>	<b>10,722.23</b>	<b>16,641.53</b>	<b>5,906.30</b>	<b>12,062.17</b>	<b>4,815.93</b>	<b>4,558.85</b>
<b>7 Tax Expense</b>						
- Current tax	1,822.02	1,732.82	799.26	576.24	1,022.76	1,156.58
- Deferred tax	(193.73)	620.30	71.63	737.24	(265.36)	(116.94)
<b>Total Tax expense</b>	<b>1,628.29</b>	<b>2,353.12</b>	<b>870.89</b>	<b>1,313.48</b>	<b>757.40</b>	<b>1,039.64</b>
<b>8 Net Profit After tax (6-7)</b>	<b>9,093.94</b>	<b>14,288.41</b>	<b>5,035.41</b>	<b>10,748.69</b>	<b>4,058.53</b>	<b>3,519.21</b>
9 Other Comprehensive Income	759.70	679.94	(1,690.95)	136.66	2,450.65	543.28
<b>10 Total Comprehensive Income</b>	<b>9,853.64</b>	<b>14,968.35</b>	<b>3,344.46</b>	<b>10,885.35</b>	<b>6,509.18</b>	<b>4,062.49</b>
<b>11 Profit attributable to:</b>						
Owners of the Corporation	8,213.28	13,482.99	4,599.68	10,388.61	3,613.60	3,094.38
Non-Controlling Interest	880.66	805.42	435.73	360.08	444.93	445.34
<b>12 Other Comprehensive Income</b>						
Owners of the Corporation	655.71	596.82	(1,615.11)	108.61	2,270.82	488.21
Non-Controlling Interest	103.99	83.12	(75.84)	28.05	179.83	55.07
<b>13 Total Comprehensive Income attributable</b>						
Owners of the Corporation	8,868.99	14,079.81	2,984.57	10,497.22	5,884.42	3,582.59
Non-Controlling Interest	984.65	888.54	359.89	388.13	624.76	500.41
Earnings per equity share*						
Basic (₹)	46.94	78.21	26.09	60.24	20.86	17.97
Diluted (₹)	46.85	77.66	25.99	59.80	20.78	17.86

\* Not annualised

1 Crore = 10 Million