



ICSRE Inks Deal between Oorjita and ICICI Prudential VC Fund

Fund raised via Secured OCDs to be utilized in real estate projects

Mumbai, 20th October, 2016 – ICS Real Estate Partners Private Ltd (ICSRE), the financial services arm of **ICS Group**, a diversified business **group** with interests in real estate, financial services and hospitality, has acted as the sole advisor to **Oorjita Projects Pvt Ltd**, Hyderabad based real estate & construction group for its issue of INR 450 million of Secured Optionally Convertible Debentures (SOCDs) to **ICICI Prudential Venture Capital Fund**.

ICS Real Estate Partners (ICSRE) played an integral role in the entire transaction, right from conceptualizing the investment thesis, developing the detailed business plan, identifying and marketing to potential investors, transaction structuring and eventually, hand-holding the due diligence and documentation process. The funds raised will be utilized by Oorjita for completion of its shopping centre at Bhubaneshwar and a villa project at Hyderabad.

Talking about this transaction, **Mr. Deep Kantawala, ICS Group CFO and Head, ICSRE** said, “This was an interesting fund raise where we managed to achieve financial closure for two important projects of Oorjita through the issue of these SOCD’s”.

Commenting on this deal, **Mr. Veer Prakash, Managing Director, Oorjita Projects Pvt Ltd**, said “This funding will help fast track the development of our ‘Symphony Mall’ at Bhubaneshwar which will be the first Grade-A shopping centre in the city, housing India’s top brands. We place on record our appreciation for the team at ICSRE for their professional approach and helping us close this transaction efficiently and in record time.”



About Oorjita Projects Pvt Ltd.

Incorporated in 2001, Oorjita is a professionally managed group from Hyderabad with core expertise in real estate, infrastructure and construction. The group's project portfolio in Hyderabad and Orissa includes over 250 acres of plotted developments and about 2.5 million sq. ft. of residential and commercial projects (completed & ongoing projects). The Symphony Mall is scheduled to be operational in the latter half of 2017.

About ICS Real Estate Partners (ICSRE) (www.icsgroup.co.in)

ICSRE, based out of Mumbai, is a boutique investment firm which leverages on ICS Group's relationships with developers, land owners' and institutional investors. With in-depth understanding of the real estate sector, ICSRE endeavours to develop optimum solutions to meet the needs of its partners - capital for growth, structured debt solutions, identifying investment opportunities or to assist in optimally monetizing assets. Some of its recent investment banking transactions includes the INR 330 million fund raise by Shriram Land Development India Pvt. Ltd. for its residential project at Anekal, South Bangalore. The company is currently involved in closing the legal documentation for transactions of approx. INR 3 billion in the Indian real estate space.

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