

NOTICE OF EXTRA-ORDINARY GENERAL MEETING

NOTICE is hereby given that the “5/2025-26” Extra-Ordinary General Meeting of the members of Experion Developers Private Limited will be held on **Thursday, March 5, 2026**, at its corporate office situated at **8th Floor, Wing B, Milestone Experion Center, Sector 15, Part-2, Gurugram, Haryana-122001 at 11:00 AM (IST)** to transact the following special business:

SPECIAL BUSINESS:

1. TO APPROVE GRANTING/EXTENSION OF INTER-CORPORATE LOAN TO EXPERION STUDENT HOUSING PRIVATE LIMITED

To consider and, if thought fit, to pass with or without modification the following resolution as a **Special Resolution:**

“**RESOLVED THAT** pursuant to the provisions of Section 185 and any other applicable provisions, if any, of the Companies Act, 2013, including any statutory modifications or re-enactments thereof, for the time being in force, read with the relevant rules framed thereunder and such other approvals, consents, sanction and permissions as may be necessary and on the recommendation of the Board of Directors, the consent of members be and is hereby accorded to extend/grant Inter-Corporate Loan (“ICL”) upto a sum not exceeding of INR 3,00,00,000/- (Rupees Three Crore only) at any point in time, in one or more tranches, to Experion Student Housing Private Limited, a fellow subsidiary company (“ESHPL”) at an interest rate of 10.65% p.a. from March 1, 2026 to January 31, 2027, to be utilized by ESHPL in its principal business activities.

The terms of ICL are as below:

- a) Tenure : 11 Months
- b) Interest rate : 10.65% p.a.
- c) Interest payable : Quarterly

RESOLVED FURTHER THAT anyone of the Directors of the Company be and are hereby, severally or jointly, authorised to agree on the terms and conditions of the aforesaid ICL, and to take all necessary steps, to execute all such documents, agreements, deeds, instruments and writings and to do all such acts, deeds and things in order to comply with all the legal and procedural formalities and to do all such acts, deeds or things incidental or expedient thereto, as the they may think fit and suitable.

**For and on behalf of
For Experion Developers Private Limited**



Basavaraddi Krishnaraddi Malagi
Whole-Time Director
DIN: 06572992

Date : March 2, 2026
Place : Gurugram

NOTES:

1. An Explanatory Statement pursuant to Section 102 of the Companies Act, 2013 (“Act”) setting out material facts concerning the Special business under Item No. 1 of the Notice, is annexed hereto.
2. A Member entitled to attend, and vote is entitled to appoint a proxy to attend and vote on Poll on his behalf and the Proxy need not be a member of the Company. Pursuant to Section 105 of the Companies Act 2013, a person can act as a Proxy on behalf of not more than fifty members holding in aggregate, not more than ten percent of the total share capital of Company may appoint a single person as Proxy, who shall not act as a Proxy for any other Member. The instrument of Proxy, in order to be effective, should be duly completed and deposited at the Registered Office of the Company, not less than 48 hours before the commencement of the Meeting. A Proxy Form is annexed to this report. Proxies submitted on behalf of limited companies, societies, etc., must be supported by an appropriate resolution/authority, as applicable.
3. Members/proxies should bring the enclosed attendance slip duly filed in, for attending the meeting.
4. Members are requested to notify the company immediately of any change in their address.
5. Corporate Members intending to send their authorised representatives to attend the meeting are requested to send a duly certified copy of their Board Resolution/Authorization letter authorizing their representatives to attend and vote at the Meeting.
6. All documents prescribed under the Companies Act, 2013 including the rules made thereunder and referred to in the accompanying notice are open for inspection at the Registered Office and/or Corporate Office of the Company during normal business hours (10.00 am to 5.00 pm) on all working days upto the date of Extra-Ordinary General Meeting, except on Saturdays, Sundays and other holidays.
7. A member desirous of getting any information on the accounts or operations of the Company is required to forward his/her queries to the Company so that the required information can be made available at the meeting.
8. The meeting is being held at shorter notice with the required consent of the shareholders.
9. The Route map of the venue of this EGM is also enclosed herewith this notice.

**Explanatory Statement
(pursuant to section 101 of the Companies Act, 2013)**

Item No. 1

Members of the Company are hereby informed that the Company has previously granted inter-corporate loan (“ICL”) for a sum not exceeding INR 2.5 Crore to Experion Student Housing Private Limited, a fellow subsidiary company (“ESHPL”) at an interest rate of 10.65% p.a. to be utilized by ESHPL for its business activities.

The tenure of the said ICL was expiring on February 28, 2026. Accordingly, ESHPL requested the Company to increase the loan amount to Rs. 3 Crore from Rs. 2.5 Crore and also extended the tenure of the said ICL for another period of 11 months effective from March 1, 2026 to January 31, 2027.

Based on the request received, the Board of Directors at their meeting held on February 27, 2026, subject to the approval of the shareholders, has agreed to extend/grant the ICL up to a sum not exceeding of INR 3 Crore, at an interest rate of 10.65% p.a. for a period of 11 months effective from March 1, 2026 to January 31, 2027, to be utilized by ESHPL for its principal business activities.

The terms of ICL are as below:

- a) Tenure : 11 Months
- b) Interest rate : 10.65% p.a.
- c) Interest payable : Quarterly

The Board of Directors seeks the consent of the Members, by way of a Special Resolution pursuant to Section 185 of the Companies Act, 2013 to provide extension/grant of ICL to ESHPL.

The Board of Directors recommends the Special Resolution, as set out in Item No. 1 of the Notice, for approval by the Members.

Except for Mr. Suneet Puri, Director being the director and member of ESHPL, none of the other Directors, Key Managerial Personnel of the Company, or their respective relatives are, in any way, financially or otherwise, concerned or interested in the proposed resolution.

**For and on behalf of
For Experion Developers Private Limited**



**Basavaraddi Krishnaraddi Malagi
Whole-Time Director
DIN: 06572992**

**Date : March 2, 2026
Place : Gurugram**

ATTENDANCE SLIP

I/We hereby record my/our presence at the “5/2025-26” **Extra Ordinary General Meeting** of the Company, to be held on **Thursday, March 2, 2026**, at its corporate office situated at **8th Floor, Wing B, Milestone Experion Center, Sector 15, Part-2, Gurugram, Haryana-122001** at **11:00 AM (IST)**

Name of the attending member (in block letters) :

Name of the proxy (in block letters) :

Signature



NOTES:

Please fill this attendance slip and hand it over at the entrance of the Venue.

Members/Proxy Holders/Authorised Representatives are requested to show their Photo ID Proof for attending the Meeting.

Authorized Representatives of Corporate members shall produce proper authorization issued in their favour.

**Form No. MGT-11
PROXY FORM**

[Pursuant to section 105(6) of the Companies Act, 2013 and rule 19(3) of the Companies (Management and Administration) Rules, 2014]

CIN : U70109DL2006FTC151343
Name of the Company : Experion Developers Private Limited
Registered Office : F-9, First Floor, Manish Plaza 1, Plot No. 7, MLU, Sector-10, Dwarka, New Delhi-110075
Name of the Member(s) :
Registered Address :
E-mail Id :

I/We being the member(s) of the above named Company appoint:

Name		Name	
Address		Address	
E-mail Id		E-mail Id	
Signature: or failing him		Signature:	

as my/our proxy to attend and vote (on a poll) for me / us and on my / our behalf at the "5/2025-26" Extra Ordinary General Meeting of the Company, to be held on **Thursday, March 2, 2026**, at its corporate office situated at **8th Floor, Wing B, Milestone Experion Center, Sector 15, Part-2, Gurugram, Haryana-122001 at 11:00 AM (IST)** and at any adjournment thereof in respect of such resolutions as are indicated below:

Resolution No.	RESOLUTION PROPOSED	OPTIONAL*	
		FOR	AGAINST
1.	To approve granting/extension of inter-corporate loan to Experion Student Housing Private Limited		

Signed this.....day of.....2026

Signature of Shareholder



Signature of Proxy

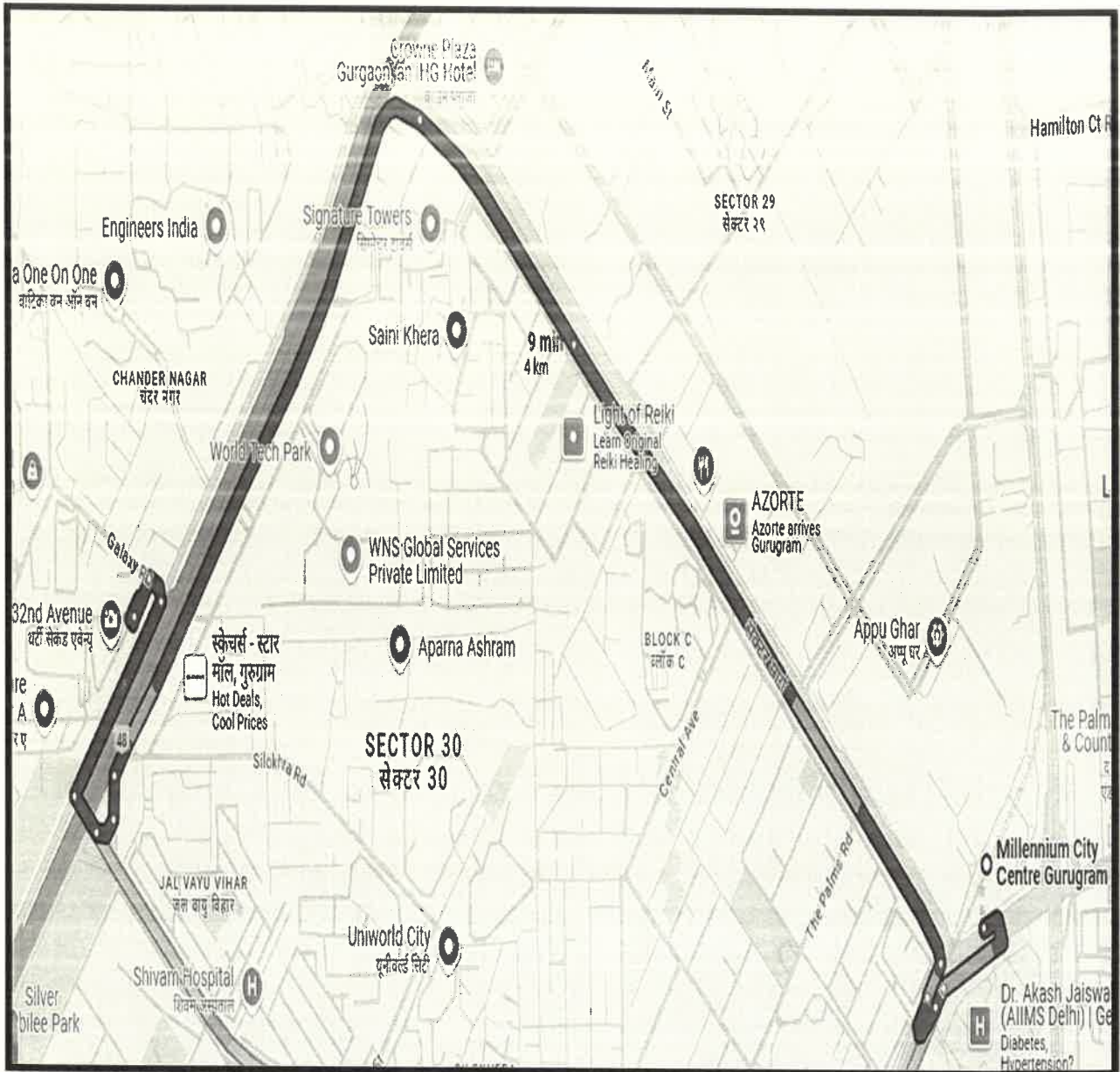


NOTE:

- This form of proxy in order to be effective should be duly completed and deposited at the Registered Office of the Company not less than 48 hours before the commencement of the Meeting.***
- For the text of the Resolution, Explanatory Statements & Notes, please refer to the Notice convening the Extra-Ordinary General Meeting.***
- It is optional to put "X" in the appropriate column against the Resolution indicated in the Box.***

ROUTE MAP OF VENUE OF EGM

- Name of the Company** : Experion Developers Private Limited
- EGM Venue Address** : 8th Floor, Wing B, Milestone Experion Center, Sector-15, Gurugram, Haryana, India, 122001
- Nearest Landmark** : Millenium City Centre Metro Station, Sector 29, Gurugram, Haryana 122007



EXPERION DEVELOPERS PRIVATE LIMITED

Corporate Office: 8th Floor, Wing B, Milestone Experion Centre, Sector-15, Part-2, Gurugram, Haryana - 122001 **Phone:** 91-124 628 1630 **CIN:** U70109DL2006FTC151343

Registered Office: F-9, First Floor, Manish Plaza-1, Plot No.7, MLU, Sector 10, Dwarka, New Delhi - 110 075

www.experion.co