

February 3, 2023

BSE Limited Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai – 400 001 BSE Scrip Code: 500067	National Stock Exchange of India Ltd Exchange Plaza, C-1, Block G, Bandra Kurla Complex, Bandra (East), Mumbai – 400 051 NSE Symbol: BLUESTARCO
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Dear Sir/Madam,

Sub.: Intimation under Regulation 30 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 (the 'Listing Regulations')

Pursuant to Regulation 30 of the Listing Regulations, we hereby inform you that the Company has entered into "Indenture of Conveyance" on February 2, 2023 for sale of the Company's freehold land admeasuring 32,204 square meters situated at Village Majiwade, Thane.

The details as required under Regulation 30 of the Listing Regulations read with SEBI circular No. CIR/CFD/CMD/4/2015 dated September 9, 2015, are enclosed herewith as 'Annexure - I'.

The aforesaid information is also being placed on the website of the Company at www.bluestarindia.com

Kindly take the same on record.

Thanking you,
Yours faithfully,
For **Blue Star Limited**



Rajesh Parte
Company Secretary & Compliance Officer
Encl.: a/a

\\172.16.31.16\Legal and Secretarial Documents\01 Blue Star Limited\2022-23\Stock Exchange Compliance\Reg 30 Information and Update\Investor Updates\Q3FY23

Annexure - I

Details required under the Listing Regulations read with SEBI Circular No. CIR/CFD/CMD/4/2015 dated September 9, 2015

Sale of Company's Freehold land situated at Village Majiwade, Thane

Sr. No.	Particulars	Description
1	The amount and percentage of the turnover or revenue or income and net worth contributed by such unit or division of the listed entity during the last financial year	Not Applicable
2	Date on which the agreement for sale has been entered into	Indenture of Conveyance executed on February 2, 2023.
3	The expected date of completion of sale/disposal	The sale is completed on February 2, 2023.
4	Consideration received from such sale/disposal	Lump sum consideration of Rs 192.31 crores (Net consideration after transaction cost – Rs 170.82 crores).
5	Brief details of buyers and whether any of the buyers belong to the promoter/promoter group/group companies. If yes, details thereof	Oberoi Realty Limited having its registered office at Commerz 3rd Floor, International Business Park, Oberoi Garden City, Off Western Express Highway, Goregaon East, Mumbai 400 063 (the 'Buyer'). The Buyer does not belongs to the promoter/promoter group/ group companies.
6	Whether the transaction would fall within related party transactions? If yes, whether the same is done at "arms length"	The transaction does not fall within the purview of Related Party Transactions.
7	Additionally, in case of a slump sale, indicative disclosures provided for amalgamation/merger, shall be disclosed by the listed entity with respect to such slump sale	Not Applicable