

September 24, 2026

To,
Secured Creditor of EFC Limited

Subject: Notice to secured creditors of the EFC Limited ("Company") pursuant to National Company Law Tribunal ("NCLT" or "Tribunal") Order dated 21st September 2026 in the matter of the Scheme of Arrangement (Demerger) between EFC Limited ("Demerged Company") and EFC (I) Limited ("Resulting Company") and their respective shareholders and creditors under section 230-232 of the Companies Act, 2013 and other applicable provisions of the Companies Act, 2013 ("Scheme")

This is in relation to Company Scheme Application C.A(CAA)/160/MB/2026

EFC Limited ("Demerged Company") proposes the demerger of its asset-light managed office solutions business, operated through leased commercial premises, into EFC (I) Limited ("Resulting Company") under a Scheme of Arrangement (Demerger) (the "Scheme").

We are hereby giving notice to you, being a Secured Creditor of the Demerged Company, in relation to the Scheme.

We wish to inform you that:

1. The Secured Creditors pertain exclusively to the Remaining Undertaking (asset-intensive model operating through owned real estate assets) of the Demerged Company and are not being transferred as part of the Demerged Undertaking.
2. The underlying security, hypothecation and mortgage held by the Secured Creditors remain fully intact, unaffected, and enforceable against the Demerged Company in the exact same manner as prior to the Scheme.
3. No compromise or arrangement is proposed with the Secured Creditors. The Scheme does not vary, modify, reduce or otherwise compromise their rights in any manner.
4. The interests of the Secured Creditors are not prejudiced. The liabilities of the Demerged Company will continue to be honoured in the normal course of business by the Demerged Company, and the rights of the Secured Creditors remain unaffected.
5. The Demerged Company continues with an independent positive net worth as on June 30, 2026, and has sufficient capital and asset cover to service all secured debts in the normal course of business.
6. The Hon'ble NCLT vide its Order dated 21st September 2026, took cognizance of the unaffected security and positive net worth and formally dispensed with the requirement of convening a meeting of Secured Creditors.
7. The Scheme and other relevant documents are available on the website of the Company at <https://efcindia.org/investor-relation/scheme-of-arrangement/>

Should you have any queries, observations, or communications in connection with the Scheme, you are requested to address the same to the Company at compliance@efclimited.in or at its registered office within thirty (30) days from the date of receipt of this notice, marked to the attention of Mr. Nikhil Dilipbhai Bhuta, Director of EFC Limited.

Pursuant to the said order and in accordance with Section 230 of the Companies Act, 2013, notice is hereby given that any representation in connection with the Scheme may be made to the Hon'ble National Company Law Tribunal, Mumbai Bench, within thirty (30) days from the date of receipt of this notice.

If no representation is received within the said period, it shall be presumed that you have no representation to make on the proposed Scheme.

EFC Limited

Regd. Office: Unit No. 1, 2, 3, and 4, 6th Floor, VB Capitol, S. No. 209(P), CTS Pune-411007

CIN: U70200PN2014PLC150686 | Tel.: 020 2952 0138

Email Id: compliance@efclimited.in | Website: www.efcindia.org

Please acknowledge the above submission and oblige.

Thank you

For EFC Limited

Sd/-

Nikhil Dilipbhai Bhuta

Director

DIN: 02111646

Phone No: 020 2952 0138

Email id: compliance@efclimited.in

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