INSTITUTIONAL RESEARCH

HSIE Results Daily

Contents

Results Reviews

- **SRF:** We maintain ADD on SRF, with a target price of INR 3,000 on the back of (1) protection of market share despite Chinese competition, healthy traction in newly-launched products and gradual demand pick-up for key agrochemical intermediates in specialty chemical business; (2) gradually scaling up contribution from pharma segment to 20-30% by FY30; (3) scale-up of the fluoropolymer business along with addition of value-added grades; (4) volume growth in the technical textiles business; and (5) rising share of value-added products in Performance Films and Foils Business (PFB). We expect revenue/EBITDA/APAT CAGR of 16/18/19% between FY26-FY29E along with a 328bps expansion in RoE from 13.3% to 16.6%. EBITDA/APAT were 8/14% below our estimates, owing to sequential increase in raw material prices.
- **Havells India:** Havells' revenue stood at INR 64.2bn, up 35% YoY, mainly driven by cables (+48% YoY). Growth was further supported by healthy growth across switchgears which was up 31% YoY, Lloyd (up 28% YoY), electrical consumer durables (up 11% YoY), renewables (up 148% YoY on a low base), and other segments (up 19% YoY). EBITDAM declined by 30bps YoY (+170bps QoQ) to 9%, owing to lower gross margins impacted by cost inflation. EBITDA/APAT grew 30/11% YoY. Management indicated that persistent cost inflation and price volatility continue to be key headwinds. However, the company has undertaken calibrated price hikes across categories to offset raw material inflation and further hikes are planned for Q3. Management noted that it enters the festive season with a constructive outlook on both demand and margins, although elevated commodity prices and broader macro uncertainty remain as risks. Factoring the strong Q2 performance, we have increased revenue and APAT estimates by 1-4% for FY27-29E. We maintain ADD, with a higher target price of INR 1,290/share, valuing the stock at 38x Sep'28 EPS.
- **CreditAccess Grameen:** CreditAccess Grameen (CREDAG) reported yet another strong all-round operating performance on the back of sharp NIM reflation (+70 bps QoQ) and healthy loan growth (+19.5% YoY) driving strong profitability (RoA/RoE of 5.8%/23%). Loan growth continues to be driven by retail finance (~23% of AUM) while customer additions remain muted. However, asset quality deteriorated marginally with uptick in monthly PAR 15+ accretion rate. With monsoon deficit in 2 key states contributing to ~51% of AUM, asset quality remains a key monitorable for CREDAG. We revise our FY27E-FY29E earnings estimates upward to factor in higher yields partly offset by higher credit costs and maintain ADD with a revised RI-based TP of INR1,595 (implying 2.0x Sep-28 ABVPS). We expect the premium multiple among NBFC-MFIs to sustain due to superior cross-cycle operating performance.
- **Cyient:** Cyient's Q2FY27 marked a clear turn for DET. Organic revenue rose 1.6% QoQ CC, reversing the Q1 decline, and EBIT margin expanded 107bps QoQ to a ten-quarter high of 14.2% on cost optimization and more billing days. DET reported revenue of USD 174.2mn (+7.5% QoQ / +6.3% YoY CC) includes one month of TAO Digital (USD 9.6mn). Growth was led by transportation & mobility (+4.5% QoQ CC, sixth straight quarter; automotive, aviation aftermarket and avionics, rail recovery), while networks & infrastructure (-0.3%; project completions, weak utilities) and strategic

HSIE Research Team
hdfcsec-research@hdfcsec.com

markets (-1.5%; energy bottoming out, mining portfolio rework) lagged. Order intake hit a Q2 record of USD 158.4mn (+21% YoY), excluding a multi-year framework agreement worth up to EUR 50mn annually with a global consumer products major, which should ramp over 1–2 years. TAO Digital (run rate ~USD 100–110mn) is already margin and PAT accretive and adds data and AI capabilities for cross-selling into DET accounts. In semiconductors, revenue rose 8% QoQ, Kinetic contributed ~USD 11.9mn and custom ASIC order intake grew >50% QoQ. High-voltage ASSP tape-out is due early CY27, with segment breakeven by FY28, though tight foundry capacity and memory costs could delay the margin ramp by a quarter or two. Management expects cost savings to absorb wage hikes in Q3–Q4, holding margins steady. With organic growth back, margins at a multi-quarter high and record order intake, we retain BUY with a SoTP-based TP of INR 1,410 (13x DET Sep-28E PAT; DLM INR 240/share; semiconductors INR 165/share).

- **Mahindra Lifespaces:** Mahindra Lifespaces Developers Ltd (MLDL) reported revenue/EBIDTA/APAT at INR 324mn/-550mn/163mn. Management is leaning on the H2FY27 launch pipeline to meet its FY27 presales guidance of INR 45-50 bn, targeting the midpoint of INR 47.5bn after INR 19.8bn in H1FY27. Mahalunge (Rivenza) is in EOI stage expected to launch in Oct/Nov-26, while Sai Baba, WestEra and Navrat are awaiting approvals, so their launches could bunch toward the end of Q3 or mid-Q4FY27, and Thane is planned for FY28. On BD, H1FY27 GDV additions stood at INR 71bn, comprising K2 Kandivali (INR 56bn), a society redevelopment at Sai Baba (INR 10bn) and Chembur (INR 5bn). Management reiterated its annual GDV addition target of INR 100-200bn and prefers the higher end, but it intends to stay selective, given elevated land prices and softer market economics. Looking ahead, the company is also pursuing IC&IC deals expected to close in H2FY27 and continuing land aggregation at Origins Pune, SEZ de-notification at Jaipur, and special power and water approvals at Ahmedabad to make it a data center ready land. Potential synergies from the Mahindra Holidays association include procurement, contractors, senior living, serviced villas, and branded residences, rather than resort development in remote locations. MLDL's strategic focus remains firmly on these established regions, with no immediate plans to re-enter the NCR. While acknowledging short-term demand fluctuations due to geopolitical and election cycles, MLDL has already observed a demand recovery in May-June, reinforcing its confidence in the long-term market fundamentals. Though it has flagged geopolitical uncertainty and softer gallery footfalls as near-term demand risks. The strategy is clear; a disciplined focus on core markets (MMR, Pune, Bengaluru), fast project turnaround times, and stringent financial hurdles (20%+ IRR). MLDL for the first time has initiated asset buildout with annuity rental income targeted at INR 1,500–2,000mn within 4-5 years (2msf Thane, Bhandup and Pune). Additionally, the IC&IC business is expected to generate INR 15bn PAT over the next 10 years, INR 1.5bn/annum, offering an additional lever for long-term profitability and cash flows. Given the strong cash flows, robust launches, and stable balance sheet, we retain BUY on MLDL with a TP of INR 612/sh.

SRF

Margin compression due to RM cost pressure

We maintain ADD on SRF, with a target price of INR 3,000 on the back of (1) protection of market share despite Chinese competition, healthy traction in newly-launched products and gradual demand pick-up for key agrochemical intermediates in specialty chemical business; (2) gradually scaling up contribution from pharma segment to 20-30% by FY30; (3) scale-up of the fluoropolymer business along with addition of value-added grades; (4) volume growth in the technical textiles business; and (5) rising share of value-added products in Performance Films and Foils Business (PFB). We expect revenue/EBITDA/APAT CAGR of 16/18/19% between FY26-FY29E along with a 328bps expansion in RoE from 13.3% to 16.6%. EBITDA/APAT were 8/14% below our estimates, owing to sequential increase in raw material prices.

- **Financial performance:** Revenue changed by +34.7/-2.6% YoY/QoQ to INR 49,042mn. EBITDA changed by +22.2/-23.5% YoY/QoQ to INR 9,459mn. EBITDA margin changed by -198/-528bps to 19.3%. APAT changed by +31.2/-32.9% YoY/QoQ to INR 5,091mn.
- **Technical Textiles business (TTB):** Strong and stable performance across NTCF, value-added products, and coated/laminated fabrics — with N66/PTCF scale-up supported by customer approvals and upcoming dipping capacity, continued commercialization of high-value applications, and sustained market leadership plus steady financial delivery in coated and laminated fabrics. Overall business momentum remains healthy, driven by stronger export penetration, rising TCF approvals, and increasing contribution from premium, differentiated product segments.
- **Chemicals business (CB):** CDMO and Fluorochemicals are building strong momentum, with agrochemicals showing early recovery, pharma CDMO accelerating through Western customer scale-ups (including oncology), and fluorochemicals strengthening via higher HFC volumes, full-capacity operations, broader global reach, and rapid progress on the HFO project that will position SRF among the top global producers post-FY28. Fluoropolymers and sunrise applications are scaling rapidly, led by the shift toward higher-value PTFE grades, PVDF commercialization, the advancing Chemours partnership, and SRF's deepening entry into semiconductor and EV-battery value chains through electronic-grade HF, AHCL, etching gases, and PVDF binders.
- **Performance Films and Foils business (PFB):** SRF is investing INR 6bn in an aluminium foil facility at Jetapur, Madhya Pradesh, to produce 12,000 MTPA of battery-grade foil for EV, BESS, and electronics, supported by phased execution and a Universal Foil Mill that maintains utilization through premium aseptic-packaging foil. The project aligns with India's >150 GWh cell-manufacturing roadmap and benefits from strong battery-foil pricing. Additionally, SRF is advancing capacitor-grade foil (commercial sales by Q3 FY27) and expanding its packaging-films R&D pipeline, with 16 products commercialized and over 35 under development.
- **Change in estimates**: We tweak our EPS estimates for FY27/FY28E by +6.7/+0.7% to INR 62.8/75.3.

Financial summary (consolidated)

INR mn	Q2 FY27	Q1 FY27	QoQ (%)	2Q FY26	YoY (%)	FY25	FY26	FY27E	FY28E	FY29E
Net Sales	49,042	50,333	(2.6)	36,402	34.7	1,43,582	1,54,164	1,81,147	2,05,991	2,42,335
EBITDA	9,459	12,367	(23.5)	7,742	22.2	27,184	34,096	37,142	43,131	56,471
APAT	5,091	7,589	(32.9)	3,882	31.2	12,508	18,946	18,603	22,333	31,643
AEPS (INR)	17.2	25.6	(32.9)	13.1	31.2	42.2	59.9	62.8	75.3	106.8
P/E (x)						55.2	38.9	37.1	30.9	21.8
EV/EBITDA(x)						26.7	21.4	19.6	16.7	12.5
RoE (%)						10.4	13.3	12.5	13.4	16.6

Source: Company, HSIE Research

Change in estimates (consolidated)

Y/E Mar	FY27EOld	FY27ENew	%Ch	FY28EOld	FY28ENew	%Ch
EBITDA (INR mn)	35,530	37,142	4.5	42,683	43,131	1.0
Adj. EPS (INR/sh)	58.8	62.8	6.7	74.8	75.3	0.7

Source: Company, HSIE Research

ADD

CMP *(as on 22 Oct 2026)*	INR 2,331
Target Price	INR 3,000
NIFTY	22,688

KEY CHANGES	OLD	NEW
Rating	ADD	ADD
Price Target	INR 3,172	INR 3,000
	FY27E	**FY28E**
EPS %	+6.7%	+0.7%

KEY STOCK DATA

Bloomberg code	SRF IN
No. of Shares (mn)	296
MCap (INR bn) / ($ mn)	691/7,285
6m avg traded value (INR mn)	1,278
52 Week high / low	INR 3,199/2,177

STOCK PERFORMANCE (%)

	3M	6M	12M
Absolute (%)	(18.7)	(6.5)	(26.0)
Relative (%)	(14.1)	0.2	(12.7)

SHAREHOLDING PATTERN (%)

	Jun-26	Sep-26
Promoters	50.26	50.26
FIs & Local MFs	22.44	22.51
Government	0.04	0.04
FPIs	15.45	15.20
Public & Others	11.81	11.99
Pledged Shares	No	No

Source : BSE

Nilesh Ghuge
nilesh.ghuge@hdfcsec.com
+91-22-6171-7342

Aditya Iyer
aditya.iyer@hdfcsec.com
+91-22-6171-7356

Priya Gupta
priya.gupta1@hdfcsec.com
+91-22-6171-7361

Havells India

Healthy quarterly performance

Havells' revenue stood at INR 64.2bn, up 35% YoY, mainly driven by cables (+48% YoY). Growth was further supported by healthy growth across switchgears which was up 31% YoY, Lloyd (up 28% YoY), electrical consumer durables (up 11% YoY), renewables (up 148% YoY on a low base), and other segments (up 19% YoY). EBITDAM declined by 30bps YoY (+170bps QoQ) to 9%, owing to lower gross margins impacted by cost inflation. EBITDA/APAT grew 30/11% YoY. Management indicated that persistent cost inflation and price volatility continue to be key headwinds. However, the company has undertaken calibrated price hikes across categories to offset raw material inflation and further hikes are planned for Q3. Management noted that it enters the festive season with a constructive outlook on both demand and margins, although elevated commodity prices and broader macro uncertainty remain as risks. Factoring the strong Q2 performance, we have increased revenue and APAT estimates by 1-4% for FY27-29E. We maintain ADD, with a higher target price of INR 1,290/share, valuing the stock at 38x Sep'28 EPS.

- **Q2FY27 highlights:** Total revenue stood at INR 64.2bn, up 35% YoY, mainly led by cables (+48% YoY). Growth was further supported by switchgears (up 31% YoY), Lloyd (up 28% YoY), electrical consumer durables (up 11% YoY), renewables (up 148% YoY on a low base), and other segments (up 19% YoY). Lighting performance was modest (up 7% YoY). EBITDAM declined by 30bps YoY (+170bps QoQ) to 9%, owing to lower gross margins (down 430/70bps YoY/QoQ) impacted by cost inflation. EBITDA/APAT grew 30/11% YoY.
- **Segmental highlights:** Switchgear delivered strong growth, supported by a pick-up in domestic demand and recovery in exports, following the disruption in Q1. Cables benefited from commodity-linked price increases and a richer mix skewed toward higher-gauge products. Lighting saw improved traction as pricing stabilized, while Lloyd reported healthy revenue growth, driven by a combination of volume recovery and price hikes.
- **Con call KTAs and outlook:** Management indicated that persistent cost inflation and price volatility remain key headwinds. Over the past 12 months, the company has undertaken calibrated price hikes of ~10–25% across most product categories (and over 30% in cables and wires) to offset raw material inflation. Further hikes of 5–7%, depending on the product category, are planned for Q3. Management highlighted it is optimistic about festive season for both demand and margins, although macro uncertainty and elevated commodity prices continue to pose a risk. The company has budgeted INR 14bn as capex for the year, primarily for the cables business and R&D, with incremental cable capacity expected to come online over the next 18 months. Factoring the strong Q2 performance, we have increased revenue and APAT estimates by 1-4% for FY27-29E. We maintain ADD, with a higher target price of INR 1,290/share, valuing the stock at 38x Sep'28 EPS.

Financial summary

(INR mn)	Q2 FY27	Q2 FY26	YoY (%)	Q1 FY27	QoQ (%)	FY25	FY26	FY27E	FY28E	FY29E
Net Sales	64,166	47,666	34.6	65,100	(1.4)	2,17,458	2,24,656	2,77,284	3,13,860	3,52,013
EBITDA	5,763	4,418	30.5	4,740	21.6	21,486	22,133	25,765	30,554	35,626
APAT	3,528	3,175	11.1	2,984	18.2	14,888	15,405	16,580	19,581	22,939
EPS (INR)	5.6	5.1	11.1	4.8	18.2	23.7	24.6	26.4	31.2	36.6
P/E (x)						45.2	43.7	40.6	34.4	29.3
EV/EBITDA(x)						29.7	29.3	25.3	21.3	18.3
RoE (%)						18.9	17.3	16.7	18.1	19.6

Source: Company, HSIE Research

ADD

CMP *(as on 22 Oct 2026)*	INR 1,076
Target Price	INR 1,290
NIFTY	22,688

KEY CHANGES	OLD	NEW
Rating	ADD	ADD
Price Target	INR 1,245	INR 1,290
	FY27E	FY28E
EPS revision %	1.0	4.0

KEY STOCK DATA

Bloomberg code	HAVL IN
No. of Shares (mn)	628
MCap (INR bn) / ($ mn)	673/7,101
6m avg traded value (INR mn)	1,350
52 Week high / low	INR 1,517/1,015

STOCK PERFORMANCE (%)

	3M	6M	12M
Absolute (%)	(11.1)	(20.4)	(27.7)
Relative (%)	(6.5)	(13.7)	(14.5)

SHAREHOLDING PATTERN (%)

	Jun-26	Sep-26
Promoters	59.35	59.35
FIs & Local MFs	18.04	19.87
FPIs	15.91	14.47
Public & Others	6.70	6.31
Pledged Shares	0.00	0.00

Source : BSE

Pledged shares as % of total shares

Keshav Lahoti
keshav.lahoti@hdfcsec.com
+91-22-6171-7353

Rajesh Ravi
rajesh.ravi@hdfcsec.com
+91-22-6171-7352

Mahesh Nagda
mahesh.nagda@hdfcsec.com
+91-22-6171-7319

Kartikey
kartikey@hdfcsec.com
+91-22-6171-7359

CreditAccess Grameen

Another stellar quarter, albeit headwinds ahead

CreditAccess Grameen (CREDAG) reported yet another strong all-round operating performance on the back of sharp NIM reflation (+70 bps QoQ) and healthy loan growth (+19.5% YoY) driving strong profitability (RoA/RoE of 5.8%/23%). Loan growth continues to be driven by retail finance (~23% of AUM) while customer additions remain muted. However, asset quality deteriorated marginally with uptick in monthly PAR 15+ accretion rate. With monsoon deficit in 2 key states contributing to ~51% of AUM, asset quality remains a key monitorable for CREDAG. We revise our FY27E-FY29E earnings estimates upward to factor in higher yields partly offset by higher credit costs and maintain ADD with a revised RI-based TP of INR1,595 (implying 2.0x Sep-28 ABVPS). We expect the premium multiple among NBFC-MFIs to sustain due to superior cross-cycle operating performance.

- **Sharp NIM reflation drives strong earnings growth:** NIM reflated QoQ by 70bps to 15.1%, led by reflation in yields due to lower interest reversals and increasing share of individual business loans (~21% of AUM). However, reduction of 50bps in lending rate from Oct-26, along with repo rate hike is likely to put pressure on NIM. AUM growth (+19.5% YoY) was led by retail finance (+151% YoY, 23.3% of AUM). Borrower additions remained muted (1.3% YoY) and is likely to pick up from H2, as per management. Opex ratios remained steady with opex to AUM at 5% (C/I at 28.2%).
- **Asset quality key monitorable:** GS-III/NS-III improved QoQ to 1.8%/0.6%, with PAR-0/PAR-30 at 2.1%/1.6% (Q1FY27: 2.2%/1.9%) and write-offs at 3.3% (Q1FY27: 4.9%). Monthly PAR 15+ accretion rate increased marginally to 26bps in Sep-26 (Jun-26: 16bps) due to excess floods in certain states (Bihar, UP, MP, CG etc.) and monsoon deficit in key states (KA, MH etc.). Credit costs in Q2FY27 increased to 3.9% (including higher ECL provisioning of 22bps).
- **Strong profitability with asset quality headwinds; comfort on valuation:** CREDAG's retail finance has scaled up well since Q2FY26, driven largely by cross-sell to existing customers driving healthy portfolio diversification and loan growth. Management has increased its guidance for FY27E (RoA/RoE of 5.2%-5.8%/21%-24%) on the back of strong operating performance in H1FY27. While asset quality remains a key monitorable for CREDAG amidst monsoon deficit in key states, current valuation (1.4x Sep-28 ABVPS) provides meaningful margin of safety.

Financial summary (consolidated)

Y/E Mar (INR bn)	Q2FY27	Q2FY26	YoY (%)	Q1FY27	QoQ (%)	FY26	FY27E	FY28E	FY29E
NII	12.5	9.3	33.5	11.6	7.2	38.6	48.6	56.9	66.9
PPOP	9.7	6.9	39.6	8.7	11.2	28.1	36.3	41.5	48.0
APAT	5.0	1.3	298.7	4.9	1.7	7.8	18.7	21.9	24.7
EPS (INR)	31.1	7.8	297.4	30.7	1.5	48.5	116.8	136.5	154.5
ROAE (%)	23.2	7.1		24.4		10.5	21.3	20.2	18.8
ROAA (%)	5.9	1.8		6.0		2.6	5.2	4.9	4.7
ABVPS (INR)						446.7	572.5	704.5	856.3
P/ABV (x)						2.4	1.9	1.5	1.3
P/E (x)						22.4	9.3	8.0	7.0

Change in estimates

INR bn	FY27E			FY28E			FY29E		
	Old	New	Old	New	Chg	Chg	Old	New	Chg
AUM	363	360	-0.8%	440	437	-0.5%	511	507	-0.8%
NIM (%)	13.0	13.8	74 bps	12.9	13.1	27 bps	12.9	13.0	14 bps
NII	45.9	48.6	5.8%	55.5	56.9	2.5%	66.0	66.9	1.3%
PPOP	33.5	36.3	8.4%	39.9	41.5	4.0%	46.9	48.0	2.5%
PAT	17.6	18.7	6.6%	21.4	21.9	2.0%	24.6	24.7	0.7%
ABVPS (INR)	563	573	1.7%	695	704	1.4%	845	856	1.3%

Source: Company, HSIE Research

ADD

CMP *(as on 22 Oct 2026)*	INR 1,089
Target Price	INR 1,595
NIFTY	22,688

KEY CHANGES	OLD	NEW
Rating	ADD	ADD
Price Target	INR 1,570	INR 1,595
EPS %	FY27E	FY28E
	+6.6%	+2.0%

KEY STOCK DATA

Bloomberg code	CREDAG IN
No. of Shares (mn)	161
MCap (INR bn) / ($ mn)	175/1,843
6m avg traded value (INR mn)	651
52 Week high / low	INR 1,634/1,061

STOCK PERFORMANCE (%)

	3M	6M	12M
Absolute (%)	(26.9)	(13.7)	(16.0)
Relative (%)	(22.3)	(7.0)	(2.8)

SHAREHOLDING PATTERN (%)

	Jun-26	Sep-26
Promoters	66.2	63.8
FIs & Local MFs	12.7	13.8
FPIs	13.5	14.7
Public & Others	7.6	7.7
Pledged Shares	-	-

Source: BSE

Pledged shares as % of total shares

Deepak Shinde
deepak.shinde@hdfcsec.com
+91-22-6171-7323

Krishnan ASV
venkata.krishnan@hdfcsec.com
+91-22-6171-7314

Ayush Pandit
ayush.pandit@hdfcsec.com
+91-22-6171-7366

Cyient

Growth revival on track; margin impressive

Cyient's Q2FY27 marked a clear turn for DET. Organic revenue rose 1.6% QoQ CC, reversing the Q1 decline, and EBIT margin expanded 107bps QoQ to a ten-quarter high of 14.2% on cost optimization and more billing days. DET reported revenue of USD 174.2mn (+7.5% QoQ / +6.3% YoY CC) includes one month of TAO Digital (USD 9.6mn). Growth was led by transportation & mobility (+4.5% QoQ CC, sixth straight quarter; automotive, aviation aftermarket and avionics, rail recovery), while networks & infrastructure (-0.3%; project completions, weak utilities) and strategic markets (-1.5%; energy bottoming out, mining portfolio rework) lagged. Order intake hit a Q2 record of USD 158.4mn (+21% YoY), excluding a multi-year framework agreement worth up to EUR 50mn annually with a global consumer products major, which should ramp over 1–2 years. TAO Digital (run rate ~USD 100–110mn) is already margin and PAT accretive and adds data and AI capabilities for cross-selling into DET accounts. In semiconductors, revenue rose 8% QoQ, Kinetic contributed ~USD 11.9mn and custom ASIC order intake grew >50% QoQ. High-voltage ASSP tape-out is due early CY27, with segment breakeven by FY28, though tight foundry capacity and memory costs could delay the margin ramp by a quarter or two. Management expects cost savings to absorb wage hikes in Q3–Q4, holding margins steady. With organic growth back, margins at a multi-quarter high and record order intake, we retain BUY with a SoTP-based TP of INR 1,410 (13x DET Sep-28E PAT; DLM INR 240/share; semiconductors INR 165/share).

- **Q2FY27 highlights:** (1) DET revenue was USD 174.2mn, +7.5/+6.3% QoQ/YoY CC (above our estimate of USD 171.1mn), including USD 9.6mn from TAO acquisition. (2) Transportation & mobility grew 4.5% QoQ CC, led by aerospace aftermarket, while networks & infrastructure remained flat (-0.3% QoQ CC) and strategic units declined -1.5% QoQ CC. (3) By geography, Americas grew 9.7% QoQ and APAC grew 12.0%, while EMEA declined 2.1% QoQ in USD terms. (4) Order intake (ex-TAO) was a highest-ever in Q2 at USD 158.4mn (+20.8% YoY); top-5 client share dipped to 32.8% (v/s 35.1% in Q1). (5) DET EBIT margin rose 107bps QoQ to 14.2% (vs our estimate of 13.4%).
- **Outlook:** We have factored in +9/9.5/5.2% DET USD revenue growth for FY27/28/29E. The DET margin is estimated at 13.5/13.8/14.6% for FY27/28/29E, resulting in a consolidated revenue/EPS CAGR of +12/24% over FY26-29E.

Quarterly Financial summary

YE Mar (INR bn)	Q2 FY27	Q2 FY26	YoY (%)	Q1 FY27	QoQ (%)	FY25	FY26	FY27E	FY28E	FY29E
DET Revenue (USD mn)	174	164	*6.0*	163	*7.2*	671	658	716	784	826
Revenue (USD mn)	234	204	*14.9*	219	*6.8*	853	821	962	1,068	1,158
Net Sales	22.35	17.81	*25.5*	20.76	*7.7*	73.60	72.68	91.73	102.56	112.30
EBIT	2.28	1.67	*36.6*	2.19	*4.4*	8.84	6.88	9.97	11.68	13.31
APAT	1.21	1.27	*(4.7)*	1.32	*(7.8)*	6.22	5.34	7.20	8.89	10.07
Diluted EPS (INR)	11.0	11.5	*(4.7)*	11.9	*(7.8)*	56.3	48.4	65.2	80.5	91.3
P/E (x)						20.3	23.6	17.5	14.2	12.5
EV / EBITDA (x)						10.0	11.6	8.2	6.8	5.8
RoE (%)						13.0	9.7	12.3	14.2	15.0

Source: Company, HSIE Research, Consolidated Financials

Change in Estimates

YE March (INR bn)	FY27E Old	FY27E Revised	Change %	FY28E Old	FY28E Revised	Change %	FY29E Old	FY29E Revised	Change %
DET Revenue (USD mn)	707	716	*1.4*	773	784	*1.4*	821	826	*0.6*
Revenue (USD mn)	953	962	*0.9*	1,058	1,068	*1.0*	1,154	1,158	*0.3*
Revenue	90.85	91.73	*1.0*	101.57	102.56	*1.0*	111.91	112.30	*0.3*
EBIT	9.78	9.97	*2.0*	11.43	11.68	*2.2*	13.26	13.31	*0.3*
EBIT margin (%)	10.8	10.9	11bps	11.3	11.4	13bps	11.9	11.8	0bps
APAT	7.08	7.20	*1.6*	8.64	8.89	*2.9*	10.04	10.07	*0.4*
EPS (INR)	64.1	65.2	*1.6*	78.2	80.5	*2.9*	90.9	91.3	*0.4*

Source: Company, HSIE Research

BUY

CMP *(as on 22 Oct 2026)*	**INR 1,144**
Target Price	**INR 1,410**
NIFTY	**22,688**

KEY CHANGES	OLD	NEW
Rating	BUY	BUY
Price Target	INR 1,450	INR 1,410
	FY27E	FY28E
EPS %	+1.6	+2.9

KEY STOCK DATA

Bloomberg code	CYL IN
No. of Shares (mn)	105
MCap (INR bn) / ($ mn)	120/1,263
6m avg traded value (INR mn)	788
52 Week high / low	INR 1,226/750

STOCK PERFORMANCE (%)

	3M	6M	12M
Absolute (%)	35.6	18.9	(3.9)
Relative (%)	40.2	25.6	9.3

SHAREHOLDING PATTERN (%)

	Jun-26	Sep-26
Promoters	23.28	24.76
FIs & Local MFs	39.00	38.96
FPIs	14.52	14.71
Public & Others	23.20	21.57
Pledged Shares	0.00	0.00

Source: BSE

Pledged shares as % of total shares

Amit Chandra
amit.chandra@hdfcsec.com
+91-22-6171-7345

Vinesh Vala
vinesh.vala@hdfcsec.com
+91-22-6171-7332

Harsh Yadav
harsh.yadav1@hdfcsec.com
+91-22-6171-7308

Mahindra Lifespaces

On track for strong growth

Mahindra Lifespaces Developers Ltd (MLDL) reported revenue/EBIDTA/APAT at INR 324mn/-550mn/163mn. Management is leaning on the H2FY27 launch pipeline to meet its FY27 presales guidance of INR 45-50 bn, targeting the midpoint of INR 47.5bn after INR 19.8bn in H1FY27. Mahalunge (Rivenza) is in EOI stage expected to launch in Oct/Nov-26, while Sai Baba, WestEra and Navrat are awaiting approvals, so their launches could bunch toward the end of Q3 or mid-Q4FY27, and Thane is planned for FY28. On BD, H1FY27 GDV additions stood at INR 71bn, comprising K2 Kandivali (INR 56bn), a society redevelopment at Sai Baba (INR 10bn) and Chembur (INR 5bn). Management reiterated its annual GDV addition target of INR 100-200bn and prefers the higher end, but it intends to stay selective, given elevated land prices and softer market economics. Looking ahead, the company is also pursuing IC&IC deals expected to close in H2FY27 and continuing land aggregation at Origins Pune, SEZ de-notification at Jaipur, and special power and water approvals at Ahmedabad to make it a data center ready land. Potential synergies from the Mahindra Holidays association include procurement, contractors, senior living, serviced villas, and branded residences, rather than resort development in remote locations. MLDL's strategic focus remains firmly on these established regions, with no immediate plans to re-enter the NCR. While acknowledging short-term demand fluctuations due to geopolitical and election cycles, MLDL has already observed a demand recovery in May-June, reinforcing its confidence in the long-term market fundamentals. Though it has flagged geopolitical uncertainty and softer gallery footfalls as near-term demand risks. The strategy is clear; a disciplined focus on core markets (MMR, Pune, Bengaluru), fast project turnaround times, and stringent financial hurdles (20%+ IRR). MLDL for the first time has initiated asset buildout with annuity rental income targeted at INR 1,500–2,000mn within 4-5 years (2msf Thane, Bhandup and Pune). Additionally, the IC&IC business is expected to generate INR 15bn PAT over the next 10 years, INR 1.5bn/annum, offering an additional lever for long-term profitability and cash flows. Given the strong cash flows, robust launches, and stable balance sheet, we retain BUY on MLDL with a TP of INR 612/sh.

- **Q2FY27 financial highlights:** Revenue: INR 324mn (+84.6%/-96.6% YoY/QoQ, a miss by 74%). EBITDA came in at -550mn (INR -525/+945mn in Q2FY26/Q1FY27, INR -292mn estimate). Profit from JV/associates came in at INR 429mn (-55.4%/+86% YoY/QoQ). APAT stood at INR 163mn (-65.9%/-86.5% YoY/QoQ a miss by 54.4%).
- **All eyes on H2FY27 launches in order to achieve presales target:** MLDL recorded presales of INR 10.6bn (+41.6%/+14.9% YoY/QoQ) and volume stood at 0.69msf (-21.6%/+15% YoY/QoQ). Within IC&IC, the company leased 36.9acres for INR 630mn, revenue fell despite higher acreage because ~34 acres were sold as lower-realization outside-boundary land. MLDL expects committed deals to close in H2FY27, mostly in Q3FY27.

Consolidated financial summary (INR mn)

(INR mn)	2QFY27	2QFY26	YoY (%)	1QFY27	QoQ (%)	FY26	FY27E	FY28E	FY29E
Net Sales	324	176	84.6	9,621	(96.6)	11,783	12,321	13,583	15,936
EBITDA	(550)	(525)	(4.9)	945	(158.2)	(1,216)	1,106	1,860	2,455
APAT	163	479	(65.9)	1,214	(86.5)	2,982	3,404	4,257	5,206
Diluted EPS(INR)	0.8	2.2	(65.9)	5.7	(86.5)	14.0	16.0	20.0	24.4
P/E (x)						24	21	17	14
EV / EBITDA(x)						(61)	67	38	27
RoE (%)						8.3	9.0	10.2	11.2

Source: Company, HSIE Research

BUY

CMP *(as on 22 Oct 2026)*	INR 351
Target Price	INR 612
NIFTY	22,688

KEY CHANGES	OLD	NEW
Rating	BUY	BUY
Price Target	INR 612	INR 612
	FY27E	FY28E
EPS change %	-	-

KEY STOCK DATA

Bloomberg code	MLIFE IN
No. of Shares (mn)	214
MCap (INR bn) / ($ mn)	75/791
6m avg traded value (INR mn)	78
52 Week high / low	INR 428/287

STOCK PERFORMANCE (%)

	3M	6M	12M
Absolute (%)	(6.1)	9.8	(10.4)
Relative (%)	(1.5)	16.5	2.8

SHAREHOLDING PATTERN (%)

	Jun-26	Sept-26
Promoters	52.41	52.40
FIs & Local MFs	22.77	22.81
FPIs	7.38	7.35
Public & Others	17.44	17.45
Pledged Shares	-	-

Source: BSE

Parikshit D Kandpal, CFA
parikshitd.kandpal@hdfcsec.com
+91-22-6171-7317

Jay Shah
jay.shah1@hdfcsec.com
+91-22-6171-7358

Aditya Sahu
aditya.sahu@hdfcsec.com
+91-22-6171-7338

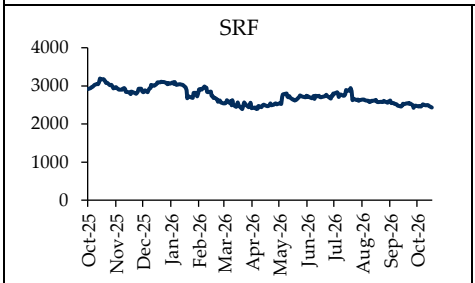
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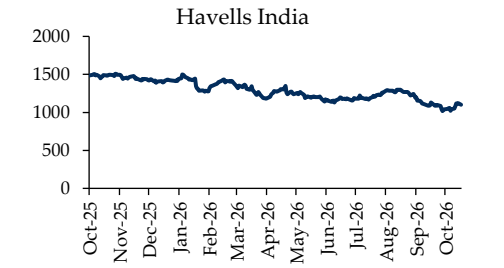
BUY: >+15% return potential
ADD: +5% to +15% return potential
REDUCE: -10% to +5% return potential
SELL: > 10% Downside return potential

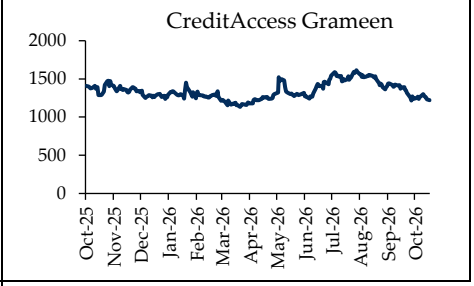
Disclosure:

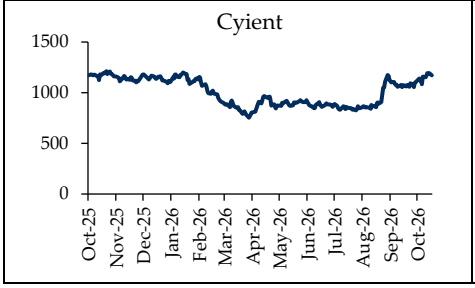
Analyst	Company Covered	Qualification	Any holding in the stock
Nilesh Ghuge	SRF	MMS	NO
Aditya Iyer	SRF	PGDM	NO
Priya Gupta	SRF	MSc	NO
Keshav Lahoti	Havells India	CA, CFA	NO
Rajesh Ravi	Havells India	MBA	NO
Mahesh Nagda	Havells India	CA	NO
Kartikey	Havells India	CA	NO
Deepak Shinde	CreditAccess Grameen	PGDM	NO
Krishnan ASV	CreditAccess Grameen	PGDM	NO
Ayush Pandit	CreditAccess Grameen	CA	NO
Amit Chandra	Cyient	MBA	NO
Vinesh Vala	Cyient	MBA	NO
Harsh Yadav	Cyient	MBA	NO
Parikshit Kandpal	Mahindra Lifespaces	CFA	YES
Jay Shah	Mahindra Lifespaces	CA	NO
Aditya Sahu	Mahindra Lifespaces	MBA	NO

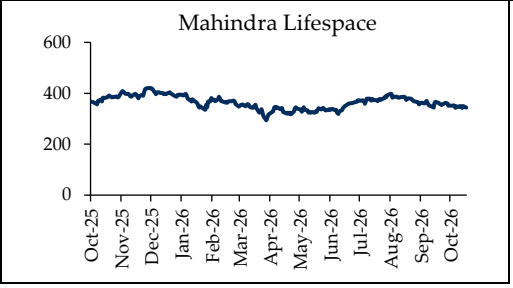
Price movement











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HDFC securities Limited, I Think Techno Campus, Building - B, "Alpha", Office Floor 8, Near Kanjurmarg Station, Opp. Crompton Greaves, Kanjurmarg(East), Mumbai 400 042 Tel.: +91-22-30753400 Fax: +91-22-30753435 www.hdfcsec.com

Compliance Officer: Murli V Karkera, Contact: +91 022-69151436, Email: complianceofficer@hdfcsec.com, For any complaints / grievance: services@hdfcsec.com

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HDFC Securities
Institutional Equities
Unit No. 1602, 16th Floor, Tower A, Peninsula Business Park,
Senapati Bapat Marg, Lower Parel, Mumbai - 400 013
Board: +91-22-6171-7330 www.hdfcsec.com