

October 13, 2025

To,
The Corporate Relations Department,
The National Stock Exchange of India Limited,
Exchange Plaza, 5th Floor,
Plot No. C/1, G-Block, Bandra-Kurla Complex,
Bandra (E), Mumbai – 400051.

To,
The Corporate Relations Department,
Department of Corporate Services,
BSE Limited,
25th Floor, Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai – 400001.

Re: Script Symbol “EMBASSY”, Scrip Code 542602 and Scrip Code 973434, 973546, 973910, 975051, 976042, 976240 976699, 976700, 976864 and 976946 (NCDs) and Scrip Code 728768, 729286 and 729287 (CPs)

Dear Sir/ Madam,

Subject: Outcome of the Debenture Committee Meeting of the Board of Directors of the Manager of Embassy Office Parks REIT held on October 13, 2025

We refer to our letter dated April 23, 2025 informing you that the Board of Directors of Embassy Office Parks Management Services Private Limited, Manager to Embassy Office Parks REIT (“**Embassy REIT**”), at their meeting held on April 23, 2025, approved the raising of debt up to an aggregate amount of ₹6,500 crores (Indian Rupees Six Thousand Five Hundred Crores only), through such modes and for any purposes as may be permitted by applicable law including for refinancing existing debt.

We now wish to inform you that the Debenture Committee of the Board of Directors of the Manager (“**Committee**”), at its meeting held today, i.e., on October 13, 2025, has approved the issuance of listed, rated, redeemable, rupee denominated Commercial Papers for an aggregate amount of ₹4,000 Million (Indian Rupees Four Thousand Million only), for a term of 243 days from the deemed date of allotment (“**CP Tranche VII Issue**”).

The CP Tranche VII Issue was approved by the Committee provided that the total outstanding amount raised by Embassy REIT, its SPVs and Holdco, through Commercial Papers, does not exceed 10% of Embassy REIT’s consolidated outstanding debt.

The proceeds from the issuance of CP Tranche VII Issue shall be utilized for the repayment of existing debt and working capital purpose of Embassy REIT, its SPVs and Holdco.

The meeting commenced at 1401 Hrs IST and concluded at 1413 Hrs IST.

Thanking you,

For and on behalf of **Embassy Office Parks REIT** acting through its Manager, **Embassy Office Parks Management Services Private Limited**

Vinitha Menon
Head - Company Secretary and Compliance Officer
A25036