

MIRA INFORM REPORT

Report No. :	535535
Report Date :	24.10.2018

IDENTIFICATION DETAILS

Name :	TP BUILDTECH PRIVATE LIMITED
Registered Office :	6, Mandi Road, Sultanpur, Mehrauli, Delhi – 110030
Tel. No.:	91-11-26592900
Country :	India
Financials (as on) :	31.03.2017
Date of Incorporation :	06.11.2012
Capital Investment / Paid-up Capital :	INR 40.000 Million
CIN No.: [Company Identification No.]	U45204DL2012PTC244541
IEC No.:	0513003738
PAN No.: [Permanent Account No.]	AAECT4532H
GSTN : [Goods & Service Tax Registration No.]	27AAECT4532H1ZC
Legal Form :	Private Limited Liability Company
Line of Business :	The company is primarily engaged in the business of manufacturing, import of building material, construction chemicals and other allied items. (Registered Activity)
No. of Employees :	Information denied by the management

RATING & COMMENTS

(Mira Inform has adopted New Rating mechanism w.e.f. 23rd January 2017)

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MIRA's Rating :	B
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Credit Rating	Explanation	Rating Comments
B	Medium Risk	Business dealings permissible on a regular monitoring basis

Status :	Moderate
Payment Behaviour :	Slow
Litigation :	Clear
Comments :	<p>Subject was incorporated in the year 2012. It is a manufacturer and importer of building material, construction chemicals and other allied items.</p> <p>For the financials year 2017, the company has registered decent growth in its revenue and has reported average profit margin.</p> <p>Rating takes into consideration the company's moderate financial risk profile along with negative reserves level and slightly high balance sheet.</p> <p>Payment seems to be slow.</p> <p>In view aforesaid, the company can be considered for business dealings with some caution.</p>

NOTES :

Any query related to this report can be made on e-mail : infodept@mirainform.com while quoting report number, name and date.

EXTERNAL AGENCY RATING

Rating Agency Name	India Rating
Rating	Fund Based Limits = B+ (Issuer Non-cooperative)
Rating Explanation	Risk-prone-credit-quality and carries very high credit risk.
Date	07.09.2018
Rating Agency Name	India Rating
Rating	Non Fund Based Limits = A4+ (Issuer Non-cooperative)
Rating Explanation	Minimal degree of safety and very high credit risk.
Date	07.09.2018

RBI DEFAULTERS' LIST STATUS

Subject's name is not enlisted as a defaulter in the publicly available RBI Defaulters' list.

EPF (Employee Provident Fund) DEFAULTERS' LIST STATUS

Subject's name is not enlisted as a defaulter in the publicly available EPF (Employee Provident Fund) Defaulters' list as of 31-03-2018.

BIFR (Board for Industrial & Financial Reconstruction) LISTING STATUS

Subject's name is not listed as a Sick Unit in the publicly available BIFR (Board for Industrial & Financial Reconstruction) list as of 24.10.2018

IBBI (Insolvency and Bankruptcy Board of India) LISTING STATUS

Subject's name is not listed in the publicly available IBBI (Insolvency and Bankruptcy Board of India) list as of report date.

INFORMATION DENIED

Management Non-Cooperative (91-124-4159123)
91-124-4159121 (Ringing)
91-11-26592900 (Not Responding)

LOCATIONS

Registered Office :	6, Mandi Road, Sultanpur, Mehrauli, Delhi – 110030, India
Tel. No.:	91-11-26592900
Fax No.:	Not Available

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E-Mail :	s.varghese@piind.com contact@piind.com sunny.bhatia@tpbuildtech.com
Website :	http://www.tpbuildtech.com
Factory:	Gut No. 113/2, 114/2, Village-Pali, Taluka-Wada, District-Thane, Thane - 421303, Maharashtra, India
Sales Office :	5th Floor, Vipul Square, B-Block, Sushant Lok, Phase-1, Gurugram – 122009, Haryana, India
Tel. No.:	91-124-4159121-3
E-Mail :	contact@tpbuildtech.com

DIRECTORS

AS ON 31.03.2018

Name :	Mr. Mayank Singhal
Designation :	Director
Address :	Singhal Farm House Near Airforce Station, Rajokri, New Delhi -110038, India
Date of Birth/Age :	03.04.1973
Date of Appointment :	06.11.2012
DIN No.:	00006651
Name :	Mr. Kapil Sekhri
Designation :	Director
Address :	Chin Min Farm Village Satbari, P. O Mehrauli, New Delhi -110030, India
Date of Birth/Age :	29.12.1974
Date of Appointment :	06.11.2012
DIN No.:	00090771
Name :	Daini Singh
Designation :	Director
Address :	5/197 Trilok Puri, Delhi -110091, India
Date of Birth/Age :	24.03.1971
Date of Appointment :	04.09.2014
DIN No.:	01127776

KEY EXECUTIVES

Name :	Mr. Kailash Chander Madan
Designation :	Company Secretary
Address :	G-6, First Floor Palam Vihar, Choma Gurugram – 122017, Haryana, India
Date of Appointment :	16.03.2018
PAN No.:	AAFPM1575R

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MAJOR SHAREHOLDERS

AS ON 31.03.2017

Names of Shareholders	No. of Shares
Mayank Singhal	2000000
Kapil Sekhri	50000
Tinna Rubber and Infrastructure Limited, India	1950000
Total	4000000

Equity Share Break up (Percentage of Total Equity)

AS ON 30.09.2016

Category	Percentage
Promoters- Individual/Hindu Undivided Family- Indian	51.25
Promoters- Body corporate	48.75
Total	100.00

Share holding pattern

■ Promoters- Individual/Hindu Undivided Family- Indian ■ Promoters- Body corporate



BUSINESS DETAILS

Line of Business :	The company is primarily engaged in the business of manufacturing, import of building material, construction chemicals and other allied items. (Registered Activity)	
Products / Services :	Name and Description of main products / services	NIC Code of the Product/service
	Manufacturing of Construction Chemicals	20299
Brand Names :	Not Available	
Agencies Held :	Not Available	
Exports :	Not Divulged	
Imports :	Not Divulged	
Terms :	Not Divulged	

PRODUCTION STATUS – (NOT AVAILABLE)

GENERAL INFORMATION

Suppliers :	Reference :	Not Divulged
	Name of the Person :	--
	Contact No.:	--
	Since How Long Known :	--
	Maximum Limit Dealt :	--
	Experience :	--
	Remark:	--
Customers :	Reference :	Not Divulged
	Name of the Person :	--
	Contact No.:	--
	Since How Long Known :	--
	Maximum Limit Dealt :	--
	Experience :	--
	Remark:	--
No. of Employees :	Information denied by the management	
Bankers :	Banker Name :	HDFC Bank Limited

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	Branch :	HDFC Bank Limited, HDFC Bank House, Senapati Bapat Marg, Lower Parel (West) Mumbai – 400013, Maharashtra, India	
	Person Name (With Designation) :	--	
	Contact Number :	--	
	Name of Account Holder :	--	
	Account Number :	--	
	Account Since (Date/Year of Account Opening) :	--	
	Average Balance Maintained :	--	
	Credit Facilities Enjoyed (CC/OD/Term Loan) :	--	
	Account Operation :	--	
	Remark :	--	
	Facilities :	(INR In Million)	
	SECURED LOAN	As on 31.03.2017	As on 31.03.2016
	LONG TERM BORROWING		
	Vehicle loans	1.291	0.000
	SHORT TERM BORROWING		
	Working Capital Loan	29.590	27.261
	Total	30.881	27.261

Auditors :	
Name :	S.S. Kothari Mehta and Company Chartered Accountants
Address :	Plot No.68, Okhla Industrial Area, Phase – III, New Delhi – 110020, India
Tel. No.:	91-11-46708888
Fax No.:	91-11-46708899
E-Mail :	delhi@sskmin.com
PAN N Income-tax PAN of auditor or auditor's firm :	AABFS6730L
Memberships :	Not Available
Collaborators :	Not Available
Enterprises in which KMP and relatives of such person exercise significant influence:	<ul style="list-style-type: none"> • Fratelli Wines Private Limited • Tinna Trade Private Limited • Tinna Rubber and Infrastructure Limited

CAPITAL STRUCTURE

AS ON 31.03.2018

Authorised Capital : INR 70.000 Million

Issued, Subscribed & Paid-up Capital : INR 70.000 Million

AS ON 31.03.2017

Authorised Capital :

No. of Shares	Type	Value	Amount
4500000	Equity Shares	INR 10/- each	INR 45.000 Million

Issued, Subscribed & Paid-up Capital :

No. of Shares	Type	Value	Amount
4000000	Equity Shares	INR 10/- each	INR 40.000 Million

FINANCIAL DATA
[all figures are INR Million]

ABRIDGED BALANCE SHEET

SOURCES OF FUNDS	31.03.2017	31.03.2016	31.03.2015
I. EQUITY AND LIABILITIES			
(1) Shareholders' Funds			
(a) Share Capital	40.000	40.000	40.000
(b) Reserves & Surplus	(24.781)	(27.543)	(17.458)
(c) Money received against share warrants	0.000	0.000	0.000
(2) Share Application money pending allotment	0.000	0.000	0.000
Total Shareholders' Funds (1) + (2)	15.219	12.457	22.542
(3) Non-Current Liabilities			
(a) long-term borrowings	1.291	0.000	0.000
(b) Deferred tax liabilities (Net)	0.000	0.000	0.000
(c) Other long term liabilities	0.000	0.000	0.000
(d) long-term provisions	1.010	0.695	0.345
Total Non-current Liabilities (3)	2.301	0.695	0.345
(4) Current Liabilities			
(a) Short term borrowings	71.790	55.261	46.650
(b) Trade payables	33.647	21.349	47.256
(c) Other current liabilities	13.281	7.917	5.727
(d) Short-term provisions	0.487	0.009	0.004
Total Current Liabilities (4)	119.205	84.536	99.637
TOTAL	136.725	97.688	122.524
II. ASSETS			
(1) Non-current assets			
(a) Fixed Assets			
(i) Tangible assets	23.149	15.526	15.058
(ii) Intangible Assets	0.000	0.000	0.000
(iii) Capital work-in-progress	0.000	0.000	0.000
(iv) Intangible assets under development	0.000	0.000	0.000
(b) Non-current Investments	0.000	0.000	0.000
(c) Deferred tax assets (net)	13.236	12.586	7.704
(d) Long-term Loan and Advances	1.756	0.138	0.153
(e) Other Non-current assets	0.000	0.000	0.000
Total Non-Current Assets	38.141	28.250	22.915
(2) Current assets			

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(a) Current investments	0.000	0.000	0.000
(b) Inventories	22.338	10.558	43.220
(c) Trade receivables	67.607	48.426	42.264
(d) Cash and cash equivalents	4.825	3.490	6.966
(e) Short-term loans and advances	3.771	4.557	7.062
(f) Other current assets	0.043	2.407	0.097
Total Current Assets	98.584	69.438	99.609
TOTAL	136.725	97.688	122.524

PROFIT & LOSS ACCOUNT

	PARTICULARS	31.03.2017	31.03.2016	31.03.2015
	SALES			
	Income	200.711	150.328	111.935
	Other Income	2.242	2.256	0.428
	TOTAL	202.953	152.584	112.363
Less	EXPENSES			
	Cost of Materials Consumed	135.331	116.097	90.322
	Purchases of Stock-in-Trade	0.000	0.000	0.000
	Changes in inventories of finished goods, work-in-progress and Stock-in-Trade	0.426	0.560	(1.423)
	Employees benefits expense	22.199	18.702	12.817
	Other expenses	32.034	22.025	16.206
	TOTAL	189.990	157.384	117.922
	PROFIT/ (LOSS) BEFORE INTEREST, TAX, DEPRECIATION AND AMORTISATION	12.963	(4.800)	(5.559)
Less	FINANCIAL EXPENSES	9.347	9.003	3.800
	PROFIT / (LOSS) BEFORE TAX, DEPRECIATION AND AMORTISATION	3.616	(13.803)	(9.359)
Less/ Add	DEPRECIATION/ AMORTISATION	1.505	1.163	0.953
	PROFIT/ (LOSS) BEFORE TAX	2.111	(14.966)	(10.312)
Less	TAX	(0.650)	(4.881)	(3.156)
	PROFIT/ (LOSS) AFTER TAX	2.761	(10.085)	(7.156)
	IMPORTS			
	Raw Materials	105.353	64.622	50.885

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	TOTAL IMPORTS	105.353	64.622	50.885
	Earnings / (Loss) Per Share (INR)	0.69	(2.52)	(1.79)

CURRENT MATURITIES OF LONG TERM DEBT DETAILS

Particulars	31.03.2017	31.03.2016	31.03.2015
Current Maturities of Long term debt	0.447	0.000	0.000
Cash generated from operations	0.182	(5.709)	(28.996)
Net cash flows from (used in) operations	0.177	(5.632)	(28.996)

KEY RATIOS

EFFICIENCY RATIOS

PARTICULARS	31.03.2017	31.03.2016	31.03.2015
Average Collection Days (Sundry Debtors / Income * 365 Days)	122.95	114.33	137.82
Account Receivables Turnover (Income / Sundry Debtors)	2.97	3.19	2.65
Average Payment Days (Sundry Creditors / Purchases * 365 Days)	90.75	67.12	190.97
Inventory Turnover (Operating Income / Inventories)	0.58	(0.45)	(0.13)
Asset Turnover (Operating Income / Net Fixed Assets)	0.56	(0.31)	(0.37)

LEVERAGE RATIOS

PARTICULARS	31.03.2017	31.03.2016	31.03.2015
Debt Ratio ((Borrowing + Current Liabilities) / Total Assets)	0.88	0.87	0.81
Debt Equity Ratio (Total Liability / Networth)	4.83	4.44	2.07
Current Liabilities to Networth (Current Liabilities / Net Worth)	7.83	6.79	4.42
Fixed Assets to Networth	1.52	1.25	0.67

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(Net Fixed Assets / Networth)			
Interest Coverage Ratio (PBIT / Financial Charges)	1.39	(0.53)	(1.46)

PROFITABILITY RATIOS

PARTICULARS		31.03.2017	31.03.2016	31.03.2015
Net Profit Margin ((PAT / Sales) * 100)	%	1.38	(6.52)	(6.39)
Return on Total Assets ((PAT / Total Assets) * 100)	%	2.02	(10.32)	(5.84)
Return on Investment (ROI) ((PAT / Networth) * 100)	%	18.14	(80.96)	(31.75)

SOLVENCY RATIOS

PARTICULARS		31.03.2017	31.03.2016	31.03.2015
Current Ratio (Current Assets / Current Liabilities)		0.83	0.82	1.00
Quick Ratio ((Current Assets – Inventories) / Current Liabilities)		0.64	0.70	0.57
G-Score Ratio Financial (Networth / Total Assets)		0.11	0.13	0.18
G-Score Ratio Debt (Debts / Equity Capital)		1.84	1.38	1.17
G-Score Ratio Liquidity (Total Current Assets / Total Current Liabilities)		0.83	0.82	1.00

Total Liability = Short-term Debt + Long-term Debt + Current Maturities of Long-term debts

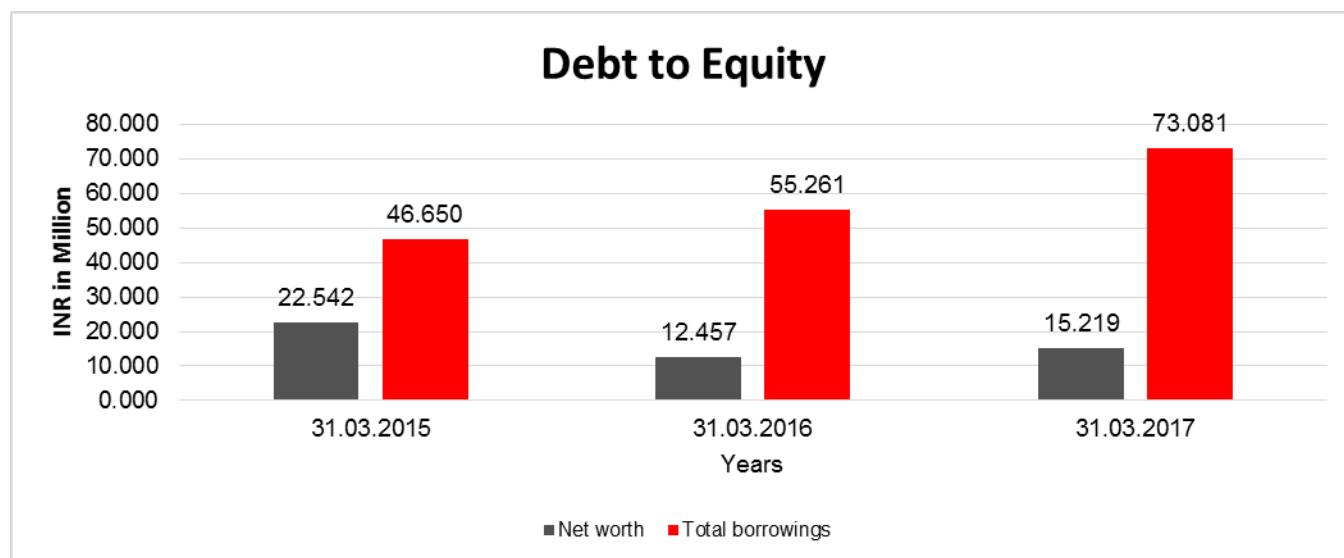
FINANCIAL ANALYSIS
[all figures are INR Million]

DEBT EQUITY RATIO

Particular	31.03.2015	31.03.2016	31.03.2017
	INR In Million	INR In Million	INR In Million
Share Capital	40.000	40.000	40.000
Reserves & Surplus	(17.458)	(27.543)	(24.781)
Share Application money pending allotment	0.000	0.000	0.000

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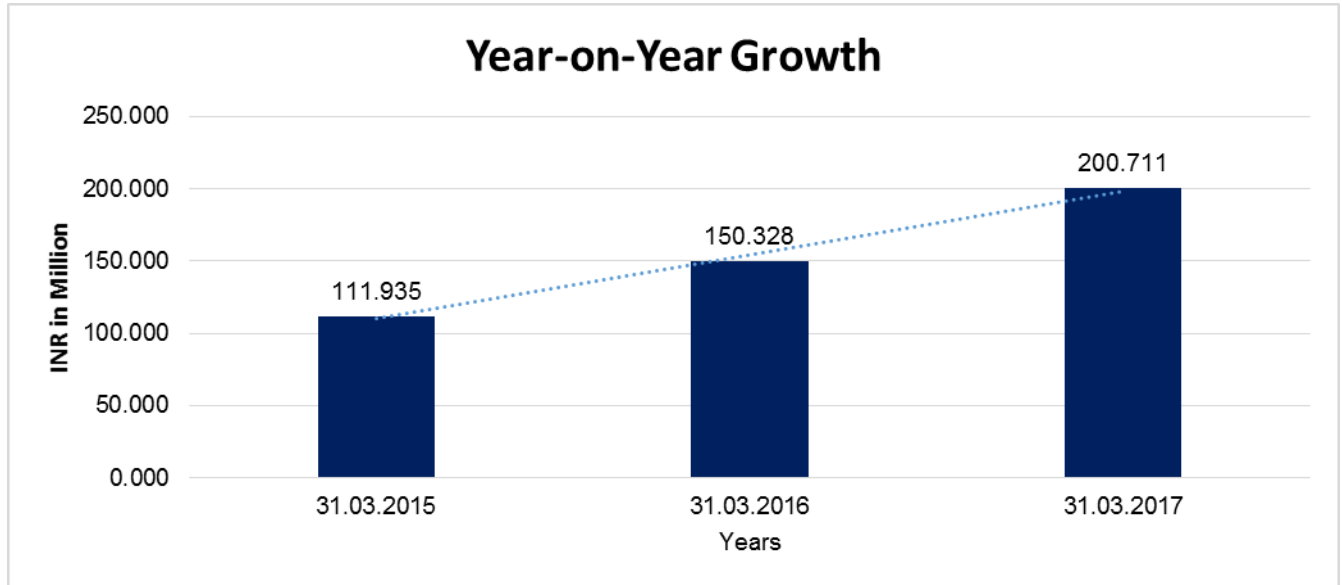
Net worth	22.542	12.457	15.219
long-term borrowings	0.000	0.000	1.291
Short term borrowings	46.650	55.261	71.790
Total borrowings	46.650	55.261	73.081
Debt/Equity ratio	2.069	4.436	4.802



YEAR-ON-YEAR GROWTH

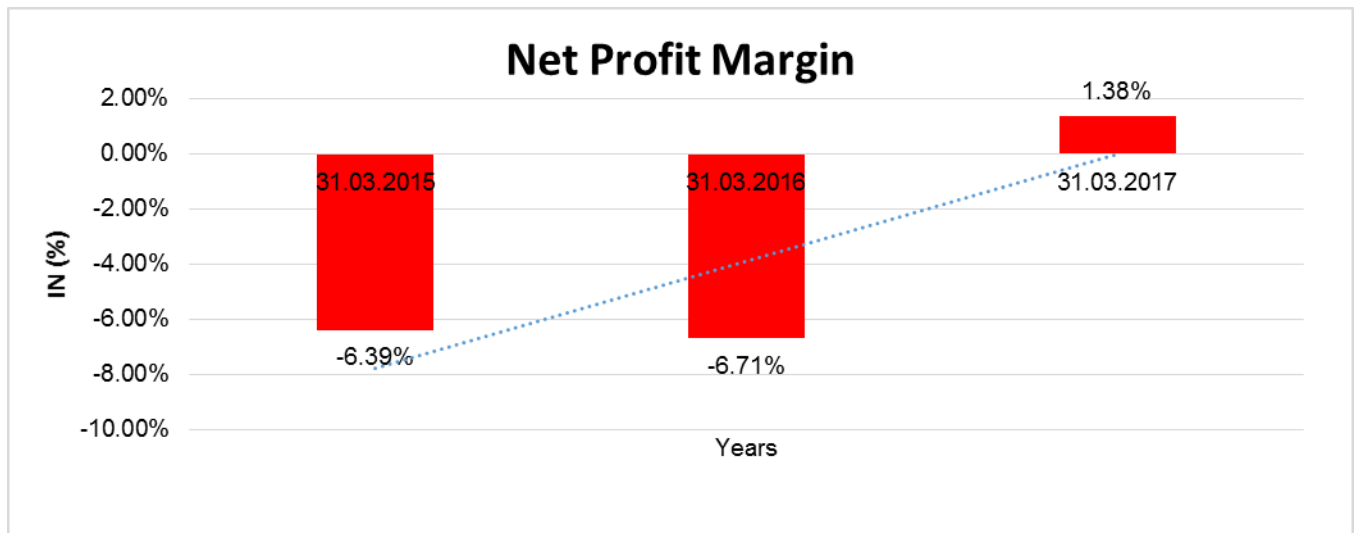
Year on Year Growth	31.03.2015	31.03.2016	31.03.2017
	INR In Million	INR In Million	INR In Million
Sales	111.935	150.328	200.711
		34.299	33.515

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NET PROFIT MARGIN

Net Profit Margin	31.03.2015	31.03.2016	31.03.2017
	INR In Million	INR In Million	INR In Million
Sales	111.935	150.328	200.711
Profit	(7.156)	(10.085)	2.761
	(6.39)%	(6.71)%	1.38%



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LOCAL AGENCY FURTHER INFORMATION

Sr. No.	Check list by info agents	Available in Report (Yes/No)
1	Year of establishment	Yes
2	Constitution of the entity -Incorporation details	Yes
3	Locality of the entity	Yes
4	Premises details	No
5	Buyer visit details	--
6	Contact numbers	Yes
7	Name of the person contacted	No
8	Designation of contact person	No
9	Promoter's background	Yes
10	Date of Birth of Proprietor / Partners / Directors	Yes
11	Pan Card No. of Proprietor / Partners	No
12	Voter Id Card No. of Proprietor / Partners	No
13	Type of business	Yes
14	Line of Business	Yes
15	Export/import details (if applicable)	No
16	No. of employees	No
17	Details of sister concerns	Yes
18	Major suppliers	No
19	Major customers	No
20	Banking Details	Yes
21	Banking facility details	Yes
22	Conduct of the banking account	--
23	Financials, if provided	Yes
24	Capital in the business	Yes
25	Last accounts filed at ROC, if applicable	Yes
26	Turnover of firm for last three years	Yes
27	Reasons for variation <> 20%	--
28	Estimation for coming financial year	No
29	Profitability for last three years	Yes
30	Major shareholders, if available	Yes
31	External Agency Rating, if available	Yes
32	Litigations that the firm/promoter involved in	--
33	Market information	--
34	Payments terms	No
35	Negative Reporting by Auditors in the Annual Report	No

CORPORATE INFORMATION

TP Buildtech Private Limited (the company) was incorporated on 6th November, 2012, The Company is primarily engaged in the business of manufacturing, import of building material, construction chemicals and other allied items.

UNSECURED LOANS:

Particulars	31.03.2017 INR In Million	31.03.2016 INR In Million
SHORT TERM BORROWINGS		
From Directors	26.500	20.500
From Bodies corporate	15.700	7.500
Total	42.200	28.000

INDEX OF CHARGE:

SN O	SRN	CHARGE ID	CHARGE HOLDER NAME	DATE OF CREATIO N	DATE OF MODIFICATI ON	AMOUNT	ADDRESS
1	H165023 53	1002049 06	HDFC BANK LIMITED	31/08/201 8	-	220000.0	HDFC BANK HOUSE, SENAPATI BAPAT MARG, LOWER PARELWEST, MUMBAI- 400013MUMBAIMH4000 13IN
2	G204258 31	1000586 20	HDFC BANK LIMITED	29/07/201 6	-	625000.0	HDFC BANK LIMITED, HDFC BANK HOUSE,SENAPATI BAPAT MARG, LOWER PAREL WESTMUMBAIMH40001 3IN
3	C377197 70	1046566 6	SYNDICA TE BANK	20/11/201 3	17/12/2014	70000000 .0	VASANT VIHAR BRANCH,C-18, PASCHAMI MARG, VASANT VIHAR,NEW DELHIDL110057IN

FIXED ASSETS:

Tangible Assets

- Plant and Equipment
- Furniture and Fixtures
- Vehicles
- Office Equipment
- Computer
- Electrical Fittings

CMT REPORT (Corruption, Money Laundering & Terrorism]

The Public Notice information has been collected from various sources including but not limited to: **The Courts, India Prisons Service, Interpol, etc.**

1] INFORMATION ON DESIGNATED PARTY

No exist designating subject or any of its beneficial owners, controlling shareholders or senior officers as terrorist or terrorist organization or whom notice had been received that all financial transactions involving their assets have been blocked or convicted, found guilty or against whom a judgement or order had been entered in a proceedings for violating money-laundering, anti-corruption or bribery or international economic or anti-terrorism sanction laws or whose assets were seized, blocked, frozen or ordered forfeited for violation of money laundering or international anti-terrorism laws.

2] Court Declaration :

No records exist to suggest that subject is or was the subject of any formal or informal allegations, prosecutions or other official proceeding for making any prohibited payments or other improper payments to government officials for engaging in prohibited transactions or with designated parties.

3] Asset Declaration :

No records exist to suggest that the property or assets of the subject are derived from criminal conduct or a prohibited transaction.

4] Record on Financial Crime :

Charges or conviction registered against subject: **None**

5] Records on Violation of Anti-Corruption Laws :

Charges or investigation registered against subject: **None**

6] Records on Int'l Anti-Money Laundering Laws/Standards :

Charges or investigation registered against subject: **None**

7] Criminal Records

No available information exist that suggest that subject or any of its principals have been formally charged or convicted by a competent governmental authority for any financial crime or under any formal investigation by a competent government authority for any violation of anti-corruption laws or international anti-money laundering laws or standard.

8] Affiliation with Government :

No record exists to suggest that any director or indirect owners, controlling shareholders, director, officer or employee of the company is a government official or a family member or close business associate of a Government official.

9] Compensation Package :

Our market survey revealed that the amount of compensation sought by the subject is fair and reasonable and comparable to compensation paid to others for similar services.

10] Press Report :

No press reports / filings exists on the subject.

CORPORATE GOVERNANCE

MIRA INFORM as part of its Due Diligence do provide comments on Corporate Governance to identify management and governance. These factors often have been predictive and in some cases have created vulnerabilities to credit deterioration.

Our Governance Assessment focuses principally on the interactions between a company's management, its Board of Directors, Shareholders and other financial stakeholders.

CONTRAVENTION

Subject is not known to have contravened any existing local laws, regulations or policies that prohibit, restrict or otherwise affect the terms and conditions that could be included in the agreement with the subject.

FOREIGN EXCHANGE RATES

Currency	Unit	INR
US Dollar	1	INR 73.35
UK Pound	1	INR 95.75
Euro	1	INR 84.49

INFORMATION DETAILS

Information Gathered by :	SHW
Analysis Done by :	VIV
Report Prepared by :	RNA

SCORE FACTORS

DEMERIT POINTS		
--BANK CHARGES	YES/NO	YES
--LITIGATION	YES/NO	NO
--OTHER ADVERSE INFORMATION	YES/NO	NO
MERIT POINTS		
--SOLE DISTRIBUTORSHIP	YES/NO	NO
--EXPORT ACTIVITIES	YES/NO	NO
--AFFILIATION	YES/NO	YES
--LISTED	YES/NO	NO
--OTHER MERIT FACTORS	YES/NO	YES

RATING EXPLANATIONS

Credit Rating	Explanation	Rating Comments
A++	Minimum Risk	Business dealings permissible with minimum risk of default
A+	Low Risk	Business dealings permissible with low risk of default
A	Acceptable Risk	Business dealings permissible with moderate risk of default
B	Medium Risk	Business dealings permissible on a regular monitoring basis
C	Medium High Risk	Business dealings permissible preferably on secured basis
D	High Risk	Business dealing not recommended or on secured terms only
NB	New Business	No recommendation can be done due to business in infancy stage
NT	No Trace	No recommendation can be done as the business is not traceable

NB is stated where there is insufficient information to facilitate rating. However, it is not to be considered as unfavourable.

This score serves as a reference to assess SC's credit risk and to set the amount of credit to be extended. It is calculated from a composite of weighted scores obtained from each of the major sections of this report. The assessed factors are as follows:

- Financial condition covering various ratios
- Company background and operations size
- Promoters / Management background
- Payment record
- Litigation against the subject
- Industry scenario / competitor analysis
- Supplier / Customer / Banker review (wherever available)

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