

# CAPRI GLOBAL CAPITAL LIMITED

Unlocking potentials, Empowering people

### **INVESTING IN VALUES.** NURTURING LIVES.

Q3FY20 & 9MFY20 Earnings Presentation

11<sup>th</sup> February 2020

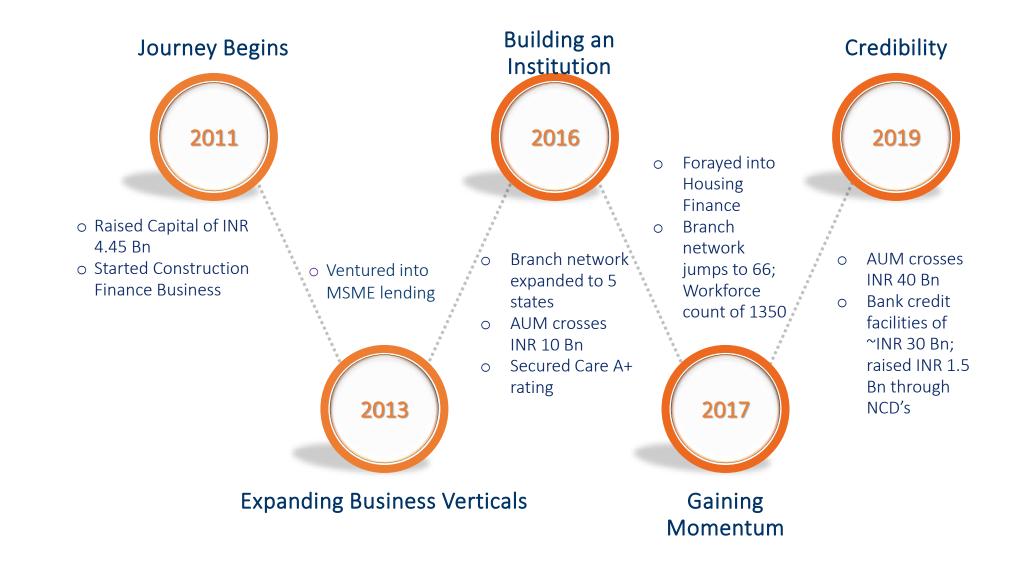
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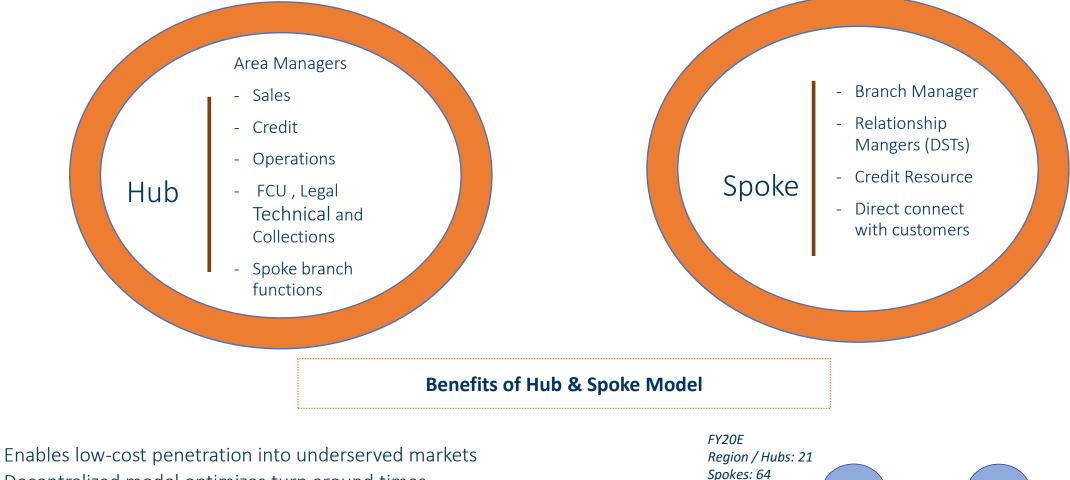
# **Capri Global Capital:** An Introduction

- A diversified Non-Banking Financial Company (NBFC) with presence across high growth segments like MSME, Construction Finance, Affordable Housing and Indirect Retail Lending segments
- Promoted by first generation entrepreneur, Mr. Rajesh Sharma, Capri Global Capital Limited (CGCL) is listed on BSE and NSE
- Strong focus on MSMEs the key growth drivers of the economy; having active relationships over 11,850 businesses as on December'19 across several states in India ranging from restaurants to small manufacturing units to traders to private schools
- Affordable Housing Finance business, aligned with the Government's Flagship scheme under the 'Housing For All by 2022' - mission 'Pradhan Mantri Awas Yojna (PMAY)', has already empowered ~9,500 families to realise the dream of owning their own home
- Committed workforce of over 1,500 employees with a branch presence at 85 locations in 8 states majorly across North and West India
- **Strong governance and risk-control framework** with scrutiny at multiple levels
  - □ Statutory Auditor : Deloitte Haskins & Sells LLP
  - □ Internal Auditor : Grant Thornton

# **Executive Summary: Emerging as a Stronger Institution**



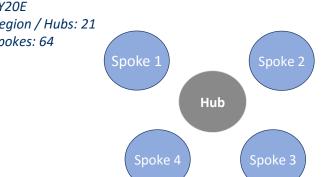
# Branch Network Expansion; Adopting Low Cost Hub & Spoke Model



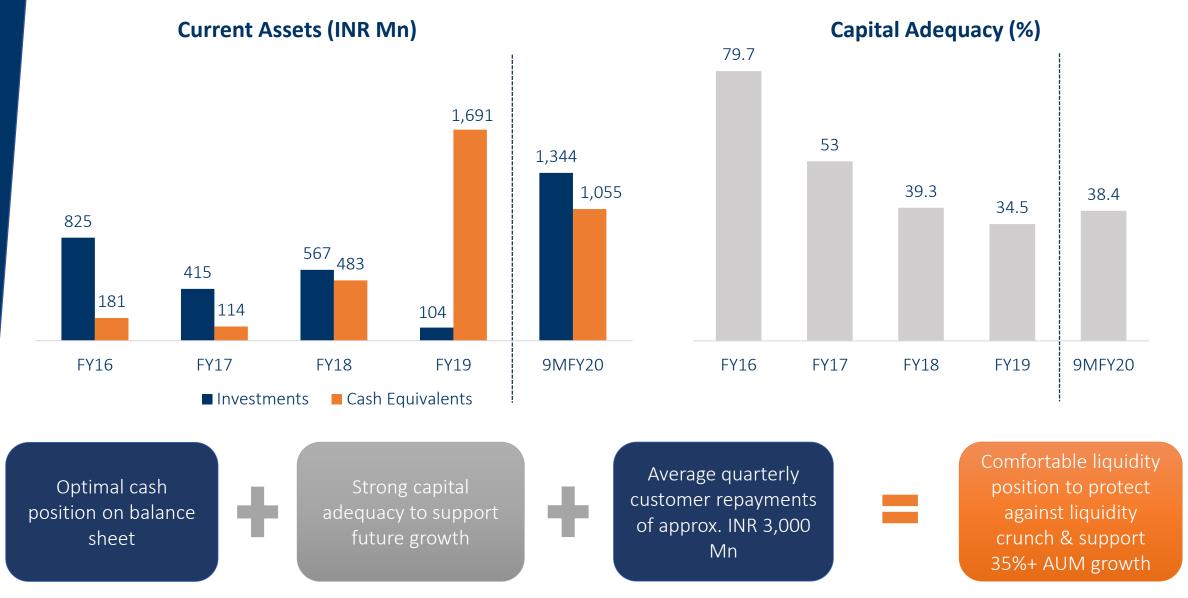
Decentralized model optimizes turn around times

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- o Benefit from economies of scale and uniformity in operations
- Cost efficient, technology driven hub-and-spoke model is helpful in optimizing turn around times



# Well Capitalized Business Model: Aid to Expansion



Capital Adequacy Standalone Numbers ; FY18, FY19 & 9MFY20 nos. as per IND-AS

# Q3FY20 Review: Building Business Strength

#### Managing liquidity for stronger Q4FY20



- Addition of new bank lines of INR 8,100 Mn in 9MFY20; undrawn bank lines of INR ~4,500 Mn; share of bank borrowings ~ 94%.
- In principal approval with a leading bank for Securitisation to the tune of INR 5,000 Mn.
- MoU signed with a top PSB for **Co-origination of loans**.

Focusing on operating efficiencies



- Optimised Operational structure by implementing hub and spoke model resulting in significant efficiency.
- Optimised and realigned the branch network driving efficiencies.
- Maintained credit ratings of A+ (CARE Ratings) and AA-(BWR Ratings) amid peer downgrades specially for Construction Finance lenders.

# Cautious lending and loan sourcing approach



- Cautious approach in CF lending: Continued disbursals in existing and selective new accounts.
- Slower pace of disbursals in MSME due to slowdown in biz environment/ adverse climatic events impacting businesses; MSME lending to pick up in Q4FY20.
- Slowdown in overall housing credit growth due to tightening of the risk policy.

# Q3FY20 & 9MFY20 Performance and Analysis

# Capri Global Capital: Banking The Unbanked

#### 9MFY20 At A Glance

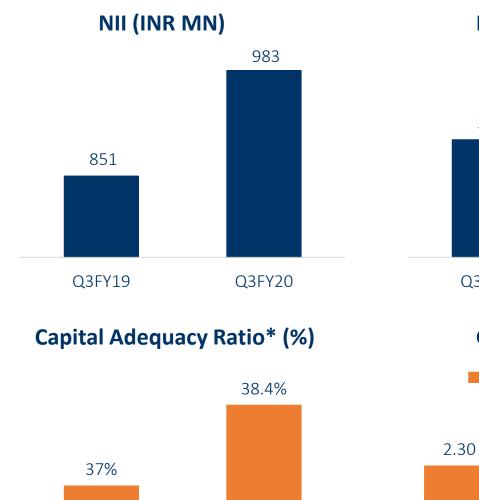
Total AUM* INR 39.45 billion	
MSME AUM INR 19.94 billion	21,500 + Live Accounts
CF + IRL AUM INR 10.84 billion	1500+ Employees
HL AUM INR 8.68 billion	8 States
Total Disbursements INR 7.98 billion	85
PAT INR 1.26 billion	Branches
Net Worth	

INR 15.03 billion

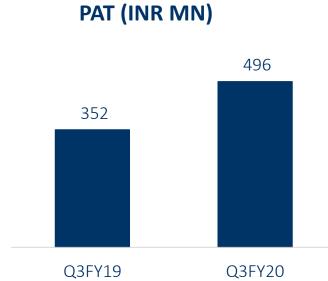
As on 31<sup>st</sup> December '19 \*Total AUM includes Housing Finance AUM

### Q3FY20: At a Glance..

Consolidated numbers



Q3FY20



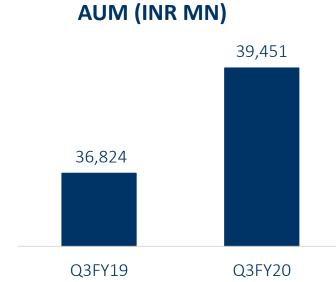
Gross NPA (%)

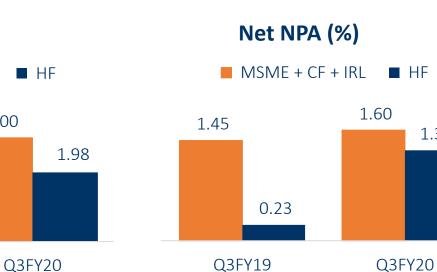
0.55

Q3FY19

■ MSME + CF + IRL ■ HF

3.00







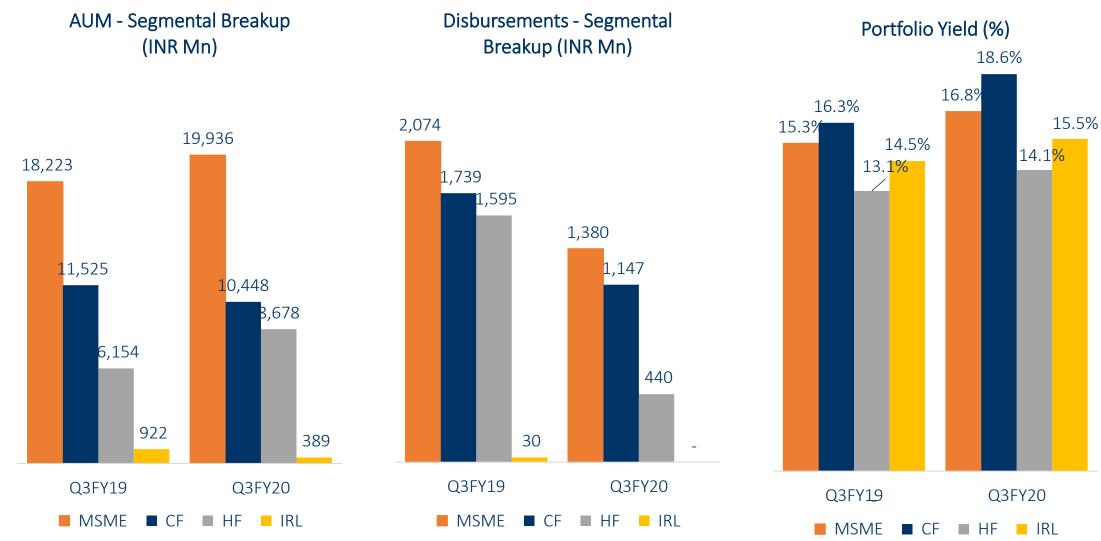
1.32



10

Q3FY19 Capital adequacy on standalone basis Q3FY20: Key Highlights

Consolidated numbers

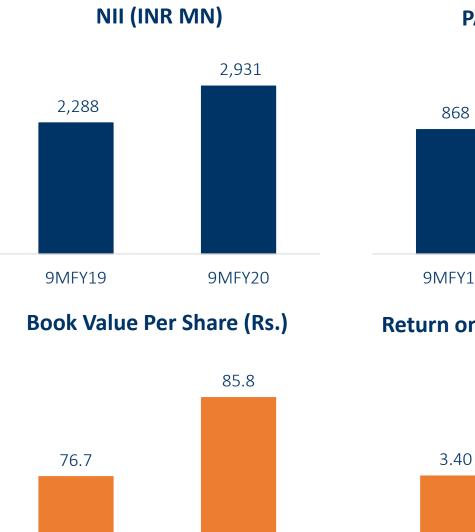


# 9MFY20: Key Highlights

#### Consolidated numbers

39

9MFY20



**9MFY20** 

9MFY19

PAT (INR MN)

1,262

3.98

9MFY20



#### Return on Assets (% annualized)

9MFY19

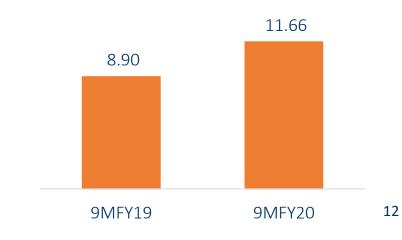


Cost – Income (%)

9MFY19

49

#### Return on Net Worth (% annualized)



# **Q3FY20:** Performance Summary

All amounts in INR Mn except stated

Particulars	Q3FY20	Q3FY19	Y-o-Y (%)	Q2FY20	Q-o-Q (%)
Interest Earned	1,686	1,437	17%	1,724	(2%)
Interest Expense	703	586	20%	712	(1%)
Net Interest Income	983	851	16%	1,012	(3%)
Net Interest Margin (NIM)%	10.0%	9.5%	0.5%	10.1%	(0.1%)
PAT	496	352	41%	389	28%
Annualized RoE (%)	13.4%	10.6%	2.8%	10.8%	2.6%
Annualized Return on Average Assets (%)	4.7%	3.7%	1.0%	3.7%	1.0%

#### Consolidated Numbers

# Stable Asset Quality: Stage Analysis As per IND-AS

All amounts in INR Mn except stated

ECL Analysis as per INDAS	Q3FY20	Q2FY20	Q1FY20
Stage 1 & 2 - Gross	38,347	38,679	40,144
Stage 1 & 2 – ECL Provisions	226	207	204.6
Stage 1 & 2 – Net	38,121	38,471	39,940
Stage 1 & 2 – ECL Provisions %	0.59%	0.54%	0.5%
Stage 3 - Gross	1,103	897	822.2
Stage 3 – ECL Provisions	280	245	215
Net NPA	597	442	403
Stage 3 % - GNPA	2.80%	2.26%	2.01%
Stage 3 % - NNPA	1.53%	1.12%	0.99%

#### Consolidated Numbers

Stage 3 Exposure includes ECL on non-funded exposure

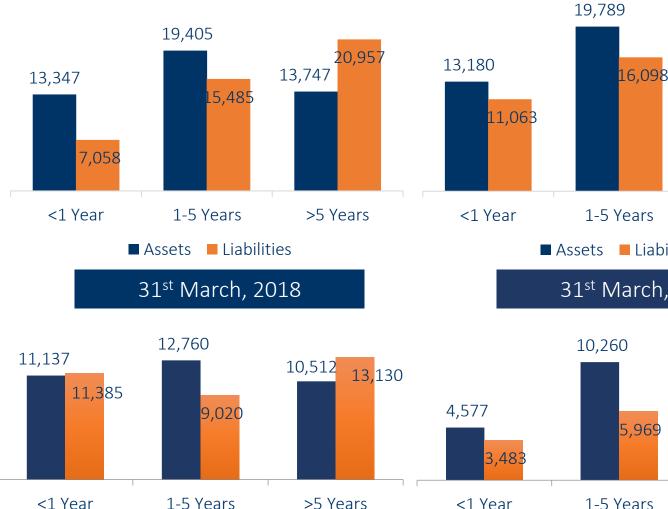
# **Asset-Liability Split: Consistent Mix**

#### All amounts in INR Mn

18,104

19,044

- ✤ Have consistently remained cautious about short-term asset & liability mismatches by ensuring optimally matched Balance Sheets
- ✤ Negligible probability of any defaults on future repayments
- ✤ Well-protected against any liquidity crunch in case of possible regulatory tightening

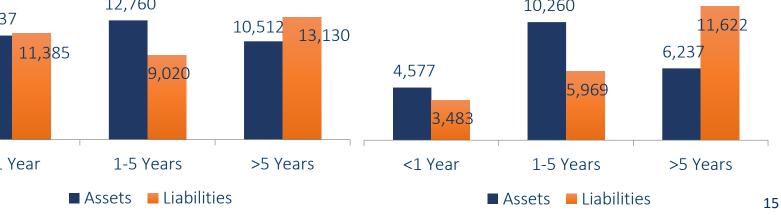


#### 31<sup>st</sup> December, 2019

# 1-5 Years >5 Years ■ Assets ■ Liabilities

31<sup>st</sup> March, 2019

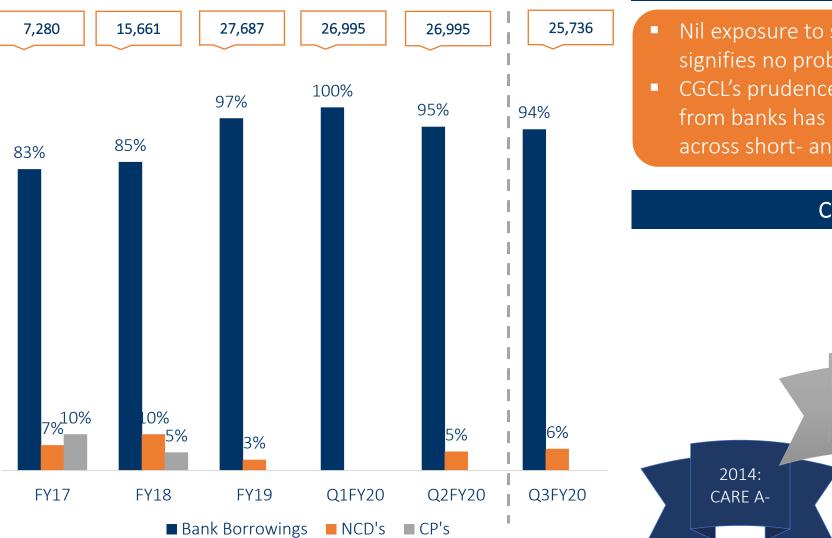
31<sup>st</sup> March, 2017



#### Consolidated Numbers

# Liability Mix: The Low Cost Benefit

#### Total Borrowings (INR Mn) & Borrowing Mix



# Higher Share of Bank Borrowing >> Lower Overall Cost of Borrowing

- Nil exposure to short-term money market signifies no probability of default
- CGCL's prudence in higher borrowing share from banks has resulted in positive ALM across short- and medium-term buckets

Credit ratings

CARE A+

2018: Brickworks AA-



# NPA Analysis: Prudent Lending Practises

CGCL (Standalone) (INR MN)	FY16	FY17	FY18	FY19	GNPA Product Segment wise – Q3FY20		-Y20
NPA Recognition	150 DPD	120 DPD	90 DPD	90 DPD			
GNPA	97	178	439	560	Product Segment	GNPA %	NNPA %
NNPA	83	152	374	202			
Provisions	14	26	64	358	MSME	4.59%	2.82%
Total Assets	13,039	19,646	28,239	33,106		0.1.00/	
Gross NPA%	0.88%	0.98%	1.68%	1.69%	Construction Finance	0.16%	-
Net NPA%	0.75%	0.84%	1.44%	0.62%	Housing Finance	1.98%	1.32%
Coverage Ratio	36%	81%	53%	64%		1.90%	1.5270
Gross NPAs (Adjusted to 90 DPD)	2.55%	1.99%	1.68%	1.69%	Total (Consolidated)	2.80%	1.52%

# **Small Loans:** Niche Capabilities

MSME	Construction Finance	Housing Finance	Indirect Lending
~ 51 % of AUM	~ 27 % of AUM	~ 22 % of AUM	<1% of AUM
<ul> <li>Focus on Tier II &amp; III cities; Customer outreach: 11,850 +</li> <li>Loan-to-Value: ~48 %</li> <li>Ticket size: INR 1.5 Mn with Avg loan tenure of 4-6 years</li> <li>Key markets: Delhi NCR, , MP, Rajasthan, Gujarat &amp; Maharashtra</li> <li>Portfolio Yield: 16.8 %</li> <li>GNPA: 4.59 %</li> </ul>	<ul> <li>Project outreach: 140</li> <li>Key markets: Mumbai, Pune, Ahmedabad, Surat, Bangalore, and Hyderabad</li> <li>Security Cover: 2x</li> <li>Ticket size: INR 80 Mn with Avg tenure of 4- 5 years</li> <li>Portfolio Yield: 18.6 %</li> <li>GNPA: 0.16 %</li> </ul>	<ul> <li>Affordable housing customers in Tier II &amp; III cities</li> <li>Customer outreach: ~ 9,500</li> <li>Key markets: Rajasthan, MP, Maharashtra, Gujarat &amp; Delhi NCR</li> <li>Loan to Value : 60 %</li> <li>Average Ticket Size: 1 Mn with loan tenure of 7-8 years</li> <li>Portfolio Yield: 14.1 %</li> <li>GNPA: 1.98 %</li> </ul>	<ul> <li>NBFC Outreach: 7</li> <li>Financing to other smaller NBFCs in MSME and MFI</li> <li>Over 100 NBFCs and MFIs with the book size up to INR 5 Bn</li> <li>Security Cover :&gt; 1.1x</li> <li>Portfolio Yield: 15.5 %</li> <li>GNPA: Nil</li> </ul>
Launched 2012	Launched 2010	Launched 2016	Launched 2018

Annexure: About CGCL & Industry Scenario

# Capri Global Capital In a Nutshell

- An upcoming Diversified NBFC with presence across high growths segments like MSME, Construction Finance, Affordable Housing and Indirect Lending
- Promoted by first generation entrepreneur, Mr. Rajesh Sharma, CGCL is listed on BSE and NSE
- Strong focus on MSME; have financed over ~11,850 businesses across several states in India ranging from restaurants to small manufacturing units to traders to private schools
- Committed workforce of over 1,500+ employees with a branch presence at 85 locations in 8 states majorly across North and West India

#### OUR MISSION

'Our mission is to shape this future and create a **solid social impact** through our flexible and intuitive loan products. We aim at delivering credit to a wider spectrum of small and medium enterprises with limited credit history.'

#### **DUE-DILIGENCE & GOVERNANCE**

- Statutory auditor: Deloitte Haskins & Sells LLP
- Robust 4-step risk control mechanism with scrutiny at multiple levels
- Application-to-disbursal ratio of 33 %
- Gross NPAs at only 2.80 %

#### **OUR BUSINESS MODEL**

- Small-ticket, retail-focused segments: MSME financing, construction financing & affordable housing finance
- Growth Driver: MSME lending, backed by 100% secured assets (already grown 5x in 4 years)

# **Business Overview : Diversified Portfolio**



**Housing Finance** 

- Cash flow-based lending to self employed MSME for Business loan against Residential/Commercial/Industrial properties.
- Average ticket size of INR 1.5 Mn on total portfolio
- First and exclusively charge on collateral property with clean and marketable title.
- Average Loan to Value of ~48%

- Home Loan for purchase of ready/under-construction residential units; loans for construction/extension/renovation of homes.
- Lending for plot purchase as well as home equity loans.
- Average ticket size of INR 1 Mn.
- Average Loan to Value of ~60%.

- Construction Finance/Project Finance, Cash Flow Backed/Asset Financing and structured financing.
- Average ticket size of INR 80 Mn.
- First and exclusive charge on project funded; lending against visible cash flow with dedicated escrow mechanism and net cashflow cover of ~2.5 times.
- Security cover of ~2.0 times.

# CGCL Advantage: What Sets us Apart

#### Focus on SENP Borrower

- Strong focus on self employed non-professional borrower; carved out a niche in this segment.
- Offering loans for business expansion or home loans to the same customer segment
- o Over 55% customers are first time borrowers from formal ecosystem
- o Similarity in profiles enables efficient and faster underwriting.
- Personal Discussion based Touch and Feel Model, rely on customized assessments which can not be replicated by digital lending.

#### 2 Retail focussed Model

- Small ticket size retail focussed lending across MSME, housing and construction finance.
- Strong focus on asset quality and onboarding only quality portfolio.

#### Own sourcing Model; no dependence on DSAs

- 100% sourcing is done by regularly trained in-house Direct Sales Team (DSTs) or Feet on Street (FOS) staff; also generates cross sell opportunities for insurance.
- DSAs prone to influence customers to Balance Transfer with other lenders in pursuit of repeat commission; In Direct Sourcing model of the company, this is eliminated.

#### 4 Multi Layered Credit Approach

- Customized underwriting approach basis the customer's profile; Credit team personally spends time with customer to understand business dynamics and derive cashflows.
- In house Legal, Technical and Fraud Control Units as well as empaneled vendors for conducting due diligence and eliminate fraud risks.
- o Application to Disbursal at only 33%

#### 5 In House Collection model

- Own Collection team of 84 people to ensure full focus on delinquent accounts.
- Separate Litigation division under its Legal vertical which handles the recovery efforts from legal side.
- Given that all the loans are secured, in distress cases the Collection team facilitates sale of property as well for recovery.

#### 6 Adequate Liquidity

- 100% long term borrowing for a period of 6-10 years from Bank and Fl's.
- Positive ALM in <1 Year, 1-5 Years and >5 years.
- o Adequate credit lines available from banks.

# **MSME Lending:** A Huge Unexplored Opportunity

#### The NBFC Advantage in MSME Funding

- Lack of formal avenues for financing ensures low penetration from banks
- Banks face issues in financing MSMEs due to high NPAs, high processing times, higher cost and capital challenges
- Low servicing cost for NBFC's; better penetration than banks as NBFC's outreach is higher.
- NBFCs offer higher loan eligibility with shorter turnaround times.

#### MSME credit to grow at 12-14% over 5 years: ICRA

Non-bank share in MSME credit pie should expand to 22-23% by March 2022 vs 16% in March 2017: ICRA

Govt. focus to raise MSME contribution in country's GDP to 50% from present 29%, employment to further increase by 35%.

New avenue for sourcing of loans opened up via online channels

# MSME: Small Loans, Big Opportunity



Micro Enterprise

- Self Employed Individuals Provision stores, retail outlets, handicrafts etc
- In-house sourcing team –
   83 Branches/Loan centres

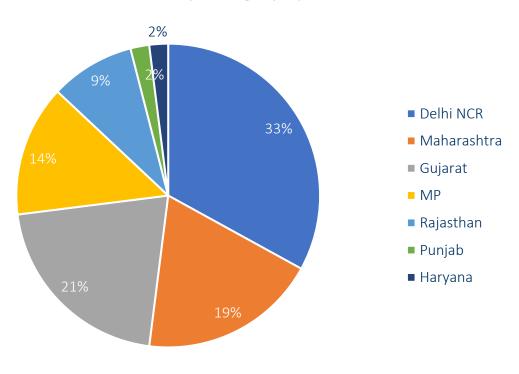
#### Focus Area



Small Enterprise

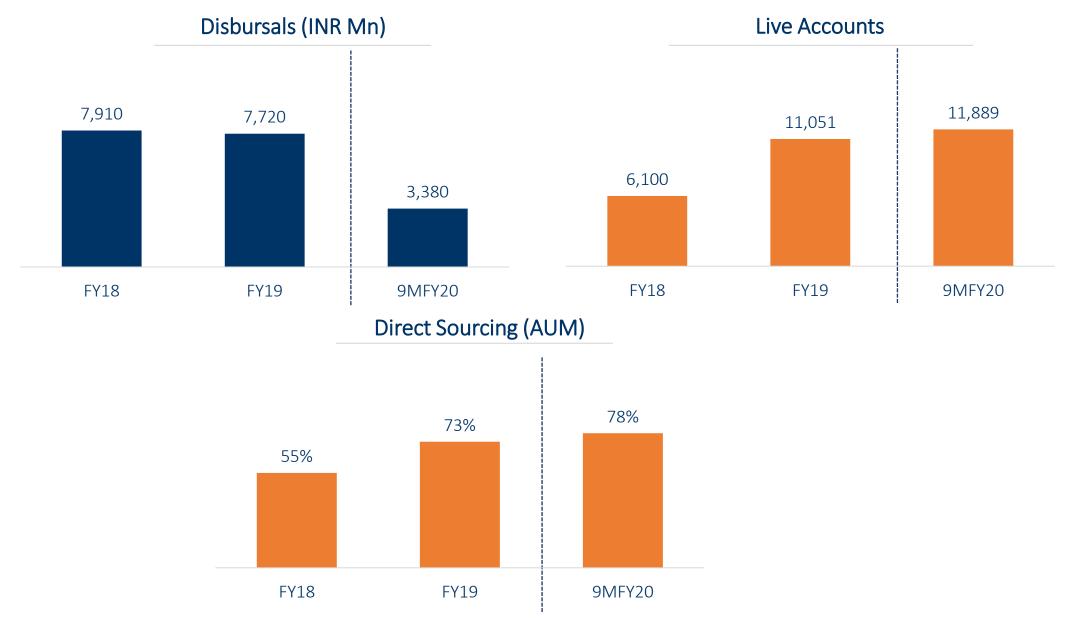
 Small enterprises with formal income documentation; Sourced directly

#### MSME Assets by Geography

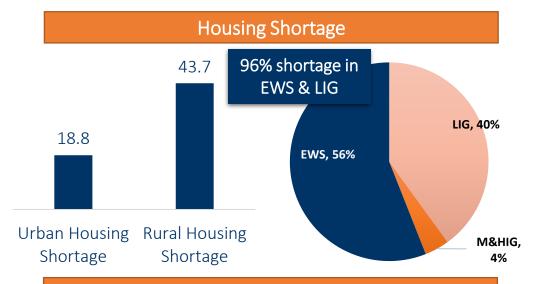


AUM	Disbursements	Avg. Ticket Size	Client Base
INR 19,936 Mn	INR 3,380 Mn	INR 1.5 Mn	~ 11,850

# **MSME:** CGCL's Growth Driver



### Affordable Housing: Large Demand & Low Formal Financing



Indian Mortgage Market (INR Trillion)



\*Affordable housing loans (as per RBI): o Metros - Loans up to INR 50 Lacs (house value of INR 65 Lacs)

o Non Metros - INR 40 Lacs (house value of INR 50 Lacs

Urban Housing shortage pegged to reach 34.1 million units by 2022

95%+ of the shortage corresponds to Lower Income Group (LIG) & Economically Weaker Sections (EWS)

In 2015, the Government of India launched the "Housing for all by 2022" scheme with Pradhan Mantri Awas Yojna (PMAY)

PMAY introduced a Credit Linked Subsidy Scheme (CLSS) to offer interest subsidies for loans up to INR 18 lakhs

ICRA report pegs the housing finance demand in India at US\$ 600 billion over the next 4 years

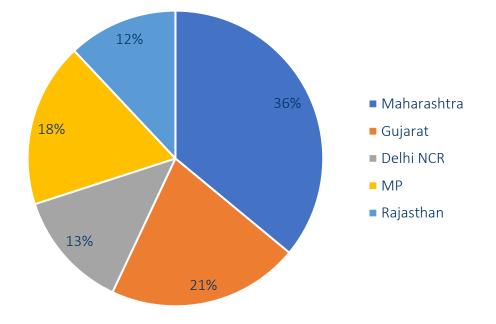
Capri Global Housing Finance entered into an MOU with the NHB as a Primary Lending Institution (PLI) to facilitate subsidy to its qualifying borrowers under the CLSS

### Housing Finance: Capitalising on Affordable Housing Opportunity

#### Focus Area

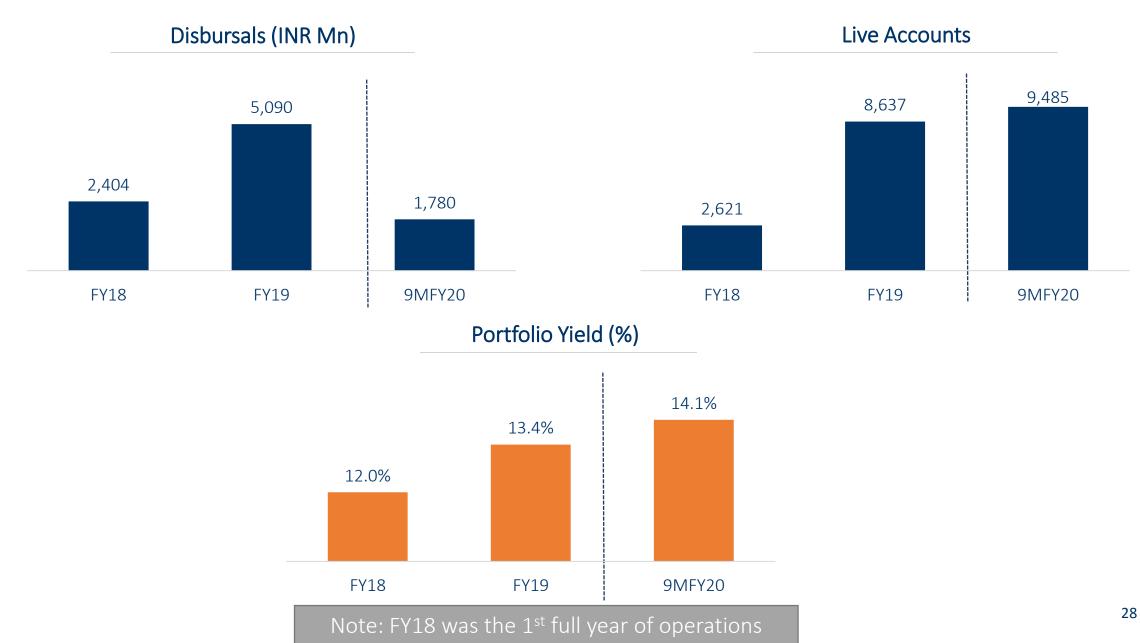
- Serves middle and lower middle income population in Tier 2 and 3 cities
- Ventured in 2016 through its subsidiary
   Capri Global Housing Finance Limited
- Targeting existing customers via crossselling within the MSME segment

#### HF Lending Portfolio by Geography



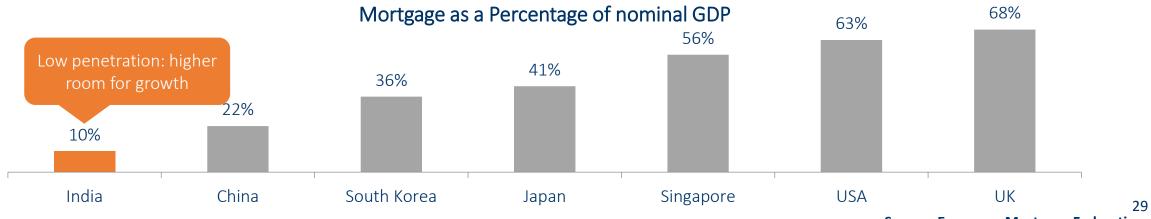
AUM	Disbursements	Avg. Ticket Size	Customers
INR 8,678 Mn	INR 1,780 Mn	INR 1 Mn	~ 9,500

### Housing Finance: Exponential Growth Potential



# **Urban Construction Finance:** Significant Scope of Growth

Recent Government Initiatives to promote affordable housing construction	Demand Drivers for Growth in Indian Mortgage Market
<ul> <li>100% tax exemption on affordable housing construction projects for developers</li> </ul>	• 66% of India's population is aged below 35 years, increasing demand for newer homes
<ul> <li>Faster building permissions from regulatory authorities</li> </ul>	Urban housing demand expected to see exponential growth: Currently 32% of India's
RERA: higher accountability for both developers & customers	population reside in cities; expected to increase to 50%+ by 2030
<ul> <li>Infrastructure status awarded to affordable housing development, making institutional credit availability easier</li> </ul>	CLSS Scheme for new home owners reduces effective interest rates for MIG & LIG groups, effectively reducing monthly EMIs



Source: European Mortgage Federation

### **Construction Finance: The Retail Way**

- Exposure to Mumbai region at 23 % in 9MFY20 vs 69% in FY16
- New geographies added in past 2 years: Ahmedabad, Chennai, Vijayawada etc
- Increased exposure to high-growth markets like Pune, Bangalore

Addressing Geographical Risk Addressing Concentration Risk

- Concrete steps taken to reduce ticket sizes from ~400 Mn in FY16 & FY17 to ~80 Mn in 9MFY20
- Grew live account outreach at a CAGR of 90% over FY16-FY19 to reduce concentration risk & increase yield on small ticket size

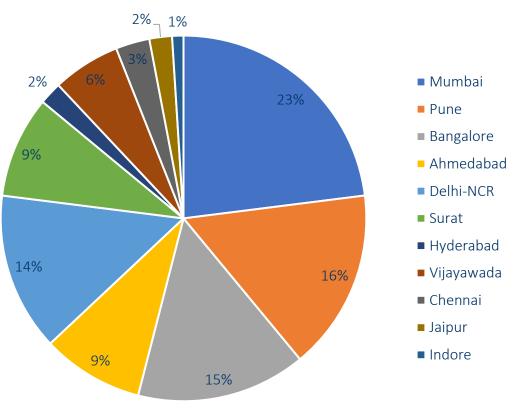
• Aim to specialize in small ticket construction loans, which is a very low competition market

Addressing Competition Risk

# **Construction Finance:** Building a Sustainable Future

#### Focus Area

- Construction linked loans to small and midsize real estate developers
- Comprehensive framework for project selection and credit appraisal
- Competitive rates for high quality, multifamily real estate projects



#### CF Lending Portfolio by Geography

AUM	Disbursements	Avg. Ticket Size	No. of Projects
INR 10,448 Mn	INR 2,820 Mn	INR 80 Mn	140

# **Construction Finance: High Yield, Low Risk**



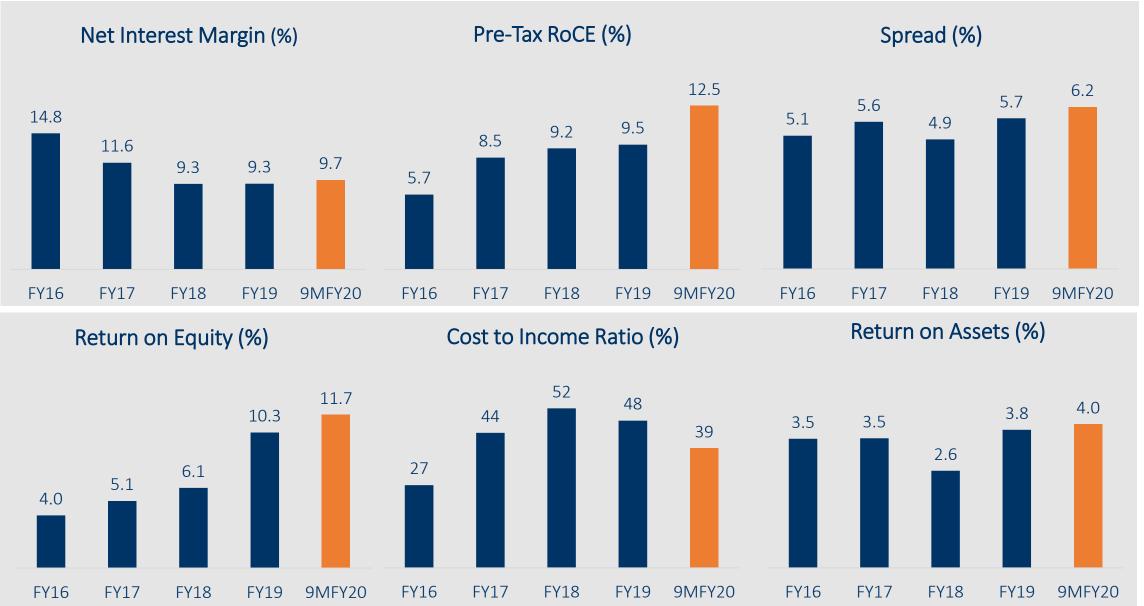
# Indirect Retail Lending: Unique Product Offering`



Disbursements
-

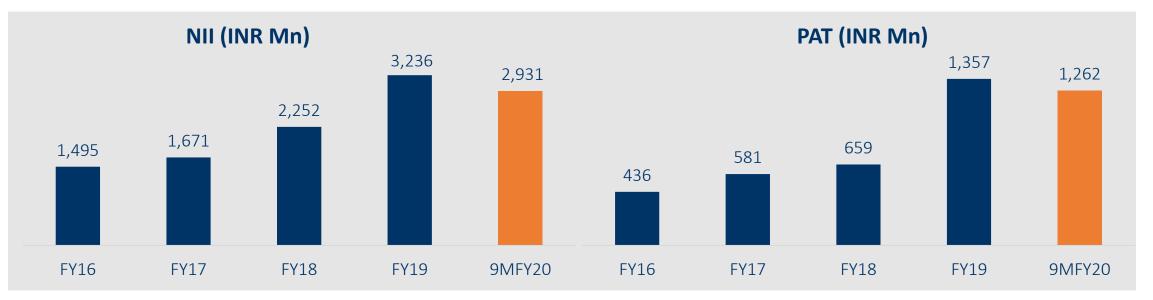
Ticket Size Range	Customers
INR 50-250 Mn	7

# Over the Years...



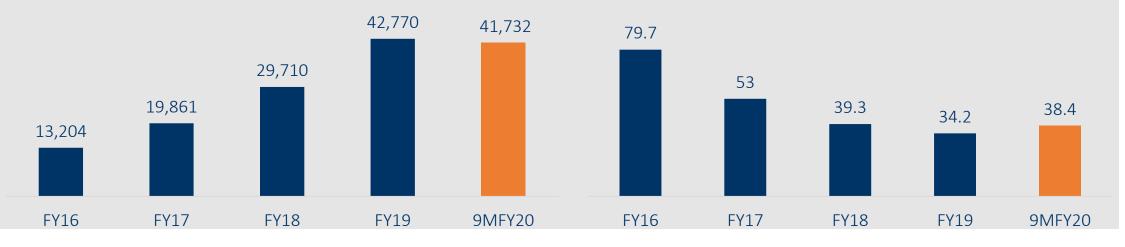
Consolidated Numbers. Including Housing Finance; FY18 & FY19 nos. based on IND-AS

# Over the Years...



Total Assets (INR Mn)

Capital Adequacy (%)



Consolidated Numbers ; FY18 & FY19 nos. based on IND-AS

# Retail focussed model aiding to strong Asset quality



Consolidated Numbers

# **Growing At a Superior Pace**



**37** All numbers on a consolidated basis

### **Income Statement- Quarterly Comparison**

025V20	O2EV10	$V \sim V(0/)$	025720	$O \circ O(0/)$
Q3FY20	Q3FY19	Y-o-Y(%)	Q2FY20	Q-o-Q(%)
1,686	1,437	1/%	1,724	(2%)
703	586	20%	712	(1%)
983	851	16%	1,012	(3%)
143	158	(9%)	80	79%
91	126	(28%)	63	44%
52	32	63%	17	206%
1,126	1,010	12%	1,092	3%
427	489	(12%)	491	(13%)
280	303	(8%)	307	(9%)
28	14	100%	27	4%
120	172	(30%)	157	(24%)
699	520	34%	602	16%
64	55	16%	48	33%
635	465	37%	553	15%
139	113	23%	164	(15%)
496	352	41%	389	28%
	1,686 703 983 983 91 52 1,126 1,126 427 280 28 28 280 28 120 699 64 64 635	1,686 $1,437$ 7035869838519838511431589112652321,1261,01012748928030328141201726995206455635465139113	1,686 $1,437$ $17%$ $703$ $586$ $20%$ $983$ $851$ $16%$ $983$ $851$ $16%$ $143$ $158$ $(9%)$ $91$ $126$ $(28%)$ $52$ $32$ $63%$ $1,126$ $1,010$ $12%$ $427$ $489$ $(12%)$ $280$ $303$ $(8%)$ $28$ $14$ $100%$ $120$ $172$ $(30%)$ $699$ $520$ $34%$ $64$ $55$ $16%$ $635$ $465$ $37%$ $139$ $113$ $23%$	$\begin{array}{c c c c c c c c c c c c c c c c c c c $

As per IND-AS

38

# **Income Statement**

INR Mn	9MFY19	9MFY20	Y-o-Y(%)
Total interest earned	3,735	5,046	35%
Total interest expanded	1,447	2,115	46%
Net interest income	2,288	2,931	28%
Non-interest income	402	328	(18%)
- Fee and Commission income	326	225	(31%)
- Other Income	76	103	36%
Total Income	2,690	3,260	21%
Operating expense	1,397	1,384	(1%)
- employee cost	898	925	3%
- Depreciation	50	80	60%
- Others	450	380	(16%)
Operating Profit	1,293	1,875	45%
Total provisions	87	149	71%
PBT	1,205	1,726	43%
Тах	338	464	37%
PAT	868	1,262	45%

39

# **Balance Sheet**

INR Mn	9MFY19	9MFY20	Y-o-Y (%)
Share Capital	350	350	0%
Reserves and Surplus	13,087	14,683	12%
Networth	13,438	15,033	12%
Borrowings	24,089	25,736	7%
Other Liabilities and Provisions	1,071	962	(10%)
Total liabilities & stockholders' equity	38,598	41,732	8%
Net Block	135	328	143%
Investments	443	1,344	204%
Asset under financing activities	36,108	38,597	7%
Deferred Tax Assets	180	141	(22%)
Cash and bank balances	1,083	1,055	(3%)
Other Assets	649	266	(59%)
Total assets	38,598	41,732	8%

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### Leadership Team



Surender Sangar Head – Construction Finance

Ex-MD – Tourism Finance Corporation of India and GM- Union Bank of India Over 39 years of experience B.Com, CAIIB



Vikas Sharma Business (HL) and Collections Head

Ex - Kotak Mahindra Bank, Dhanlaxmi Bank, Reliance Capital Over 19 years of experience PGDBA, B.Com



Ashish Gupta Chief Financial Officer

Ex - Jindal Stainless, Isolux, Educomp, PWC 26 years of experience Chartered Accountant



Hemant Dave Head of Operations

Ex - Kotak Mahindra Bank, A. F. Ferguson Over 23 years of experience Chartered Accountant



Bhavesh Prajapati Head – Credit, Risk & Policy

Ex-Aadhar Housing Finance, IDFC Ltd, DHFL Over 20 years of experience MBA, ICFAI



Amar Rajpurohit Business Head (MSME) Ex-AU Financiers India Ltd, Gruh Finance, DHFL. Over 16 years of work experience. B.A., LLB.



Vijay Gattani Senior Vice President - Credit

Ex-ICICI Bank, Head of Credit & Policy- ICICI HFC Over 14 years of experience Chartered Accountant



Vinay Surana Head - Treasury

Ex-Founding Member ,Axis Bank debt syndication Over 14 years of experience Chartered Accountant - Rank



Ashok Agrawal Head –Tax & Compliance

Previously practicing CA Over 26 years of experience CA and CS

### **Board of Directors**



Rajesh Sharma Managing Director Founder & promoter Over 23 years of experience Chartered Accountant



Ajit Sharan Independent Director IAS - Batch 1979 Over 3 decades of experience in varied aspects of public administration



Ajay Kumar Relan Independent Director

Founder CX Partners & Citi Bank N.A. in India, Over 4 decades of experience BA (Eco), MBA



Bhagyam Ramani Independent Director Ex- GM and Director of General Insurance Corporation Over 3 decades of experience MA (Economics Hons.)



Mukesh Kacker Independent Director

EX- IAS Officer, Jt. Secy (GOI) Over 3 decades of experience MA( Public Policy), MA (Political Science)



Beni Prasad Rauka Independent Director

Group CFO- Advanced Enzyme Technologies 25+ years of experience CA &CS

# **Key Partnerships**

#### Lenders



#### Auditors & Advisors







# **Thank You**

For further information, please get in touch with:

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