

September 22, 2021

Mr. Renuke Wijayawardhane
Chief Regulatory Officer
Colombo Stock Exchange
#04-01, West Block
World Trade Centre
Echelon Square
Colombo 01

Dear Sir

Lanka Realty Investments PLC – Property situated at 285, Darley Road, Colombo 10
Clarification to a Newspaper Article

Lanka Realty Investments PLC (the Company) makes the following disclosure regarding a Newspaper Article that appeared in the Daily FT of 21st September 2021 under the heading “Developer furious over Darley Road land grab”:

1. Oak Street (Pvt) Ltd, a fully-owned subsidiary of 285 Darley Road (Pvt) Ltd which in turn is a fully-owned subsidiary of the Company, is the lawful owner of a freehold land of an extent of 214 Perches situated at 285, Darley Road, Colombo 10.
2. Oak Street (Pvt) Ltd [formerly known as L&T Infrastructure Development Projects Lanka (Pvt) Ltd] has been in undisturbed and uninterrupted possession of the said property since 2006.
3. All payments due to the National Housing Development Authority (NHDA) in respect of the above property including NHDA’s profit share in terms of the Joint Venture Agreement signed in respect of the property have been fully settled by the Oak Street (Pvt) Ltd [then known as L&T Infrastructure Development Projects Lanka (Pvt) Ltd].
4. NHDA has confirmed the receipt of all dues in respect of the said property and there being no further dues, claims whatsoever from the developer and had further declared and confirmed that the developer’s obligations under and in terms of the Joint Venture Agreement with the NHDA have been satisfactorily complied with, as evinced by two Notarial Receipts Nos. 9533 & 9534 dated 5th May 2016 executed by the NHDA in favour of Oak Street (Pvt) Ltd [then known as L&T Infrastructure Development Projects Lanka (Pvt) Ltd].

[Cont...d 2/]

5. Whilst the owner of the property, Oak Street (Pvt) Ltd was in peaceful and undisturbed possession of the said property as aforesaid, on Sunday, 19th September 2021, some unknown persons, along with a few officials of the NHDA with the Police had forcibly entered the said property by removing part of the fence surrounding the property and evicted the owner's security personnel from the property, without any Court Order permitting eviction of its owner from the property.
6. Oak Street (Pvt) Ltd has lodged complaints with the Inspector General of Police and law enforcement authorities against this wrongful and illegal act/s of the officers of the NHDA and will be seeking legal redress in the appropriate Court of Law.

Yours faithfully

**FOR AND ON BEHALF OF LANKA REALTY INVESTMENTS PLC
P W CORPORATE SECRETARIAL (PVT) LTD**



**Anusha Wijesekara
Director / Secretaries**

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