Date: February 18, 2026

To,

The General Manager **Dept. of Corporate Services** **National Stock Exchange of India Limited** **Bandra Kurla Complex** **Bandra (E)** **Mumbai-400051** **NSE Symbol: PRESTIGE**	**The Manager** **Dept. of Corporate Services** **BSE Limited** **Floor 25, P J Towers** **Dalal Street** **Mumbai – 400 001** **BSE Scrip code: 533274**

Dear Sir / Madam,

Sub: Disclosure under Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015

In terms of Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we Prestige Estates Projects Limited ("the Company") wish to inform you that on February 18, 2026, the Company through its wholly owned subsidiaries has acquired, 100% partnership interest in Aspire Spaces Tellapur LLP. With this acquisition, the LLP has now become wholly owned step-down subsidiary of the Company.

In this regard, we hereby enclose the necessary details in **Annexure I** as required under the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with SEBI circular No. No. HO/49/14/14(7)2025-CFD-POD2/I/3762/2026 dated January 30, 2026.

This is for your information and records.

Yours faithfully,
For **Prestige Estates Projects Limited**

IRFAN RAZACK
Digitally signed by IRFAN RAZACK

Irfan Razack
Chairman and Managing Director
DIN: 00209022

Enclosed: As above

Annexure - l.

Information as required under Regulation 30-Para A Schedule III of the Securities and Exchange Board of India (Listing Obligations and Disclosures Requirements) Regulations, 2015 are as follows:

1. **Details for acquisition of partnership interest in Aspire Spaces Tellapur LLP.**

1.	Name of the target entity, details in brief such as size, turnover etc.	Aspire Spaces Tellapur LLP is a Limited Liability Partnership incorporated on July 26, 2024 and is into business of real estate development. Turnover of the target entity for the year ended March 31, 2025 is Nil
2.	Whether the acquisition will fall within related party transaction(s) and whether promoter/ promoter group have any interest in the transaction	No
3.	Industry to which the entity belongs to	Real Estate and Construction
4.	Objects and effects of acquisition	To develop residential project in Tellapur, Hyderabad with total saleable area of 10 million square feet (approximately) With this acquisition, the Company through its wholly owned subsidiaries will indirectly hold 100% partnership interest.
5.	Brief details of any governmental or regulatory approvals required	Not Applicable
6.	Indicative time period for completion of the acquisition	Completed on February 18, 2026
7.	Nature of consideration	Cash consideration
8.	Price at which shares would be subscribed	Our subsidiaries have contributed Rs. 1 Million towards the fixed capital of the LLP for acquiring 100% partnership interest.
9.	Percentage of shareholding/ no. of shares acquired	100% partnership interest in the LLP.
10.	Brief background about the entity acquired in terms of products/line of business acquired, date of incorporation, history of last 3 years turnover, country in which the acquired entity has presence and any other significant information (in brief);	Aspire Spaces Tellapur LLP is a Limited Liability Partnership incorporated on July 26, 2024 and is into business of construction and real estate development. Turnover of Aspire Spaces Tellapur LLP during the last year is NIL.