

Incorporated in Aug 2012, Capacit'e Infraprojects is a Mumbai based ISO 9001:2008 certified construction company focused on Residential, Commercial and Institutional buildings in metro cities across India. Capacit'e Infra provide end-to-end construction services for residential buildings, multilevel car parking, corporate office buildings and buildings for educational, hospitality and healthcare purposes.

Capacit'e Infra primarily operates in Mumbai, NCR and Bangaluru. The list of clients include Lodha Group, Rustomjee, Godrej Properties Limited, Prestige Estates and Oberoi Constructions. Capacit'e has 51 ongoing projects. The order book consist of 96% residential, 3% commercial and 1% institutional projects.

Capacit'e Infra owns equipment that is required throughout the lifetime of a project including formwork, cranes, hoists, concrete pumps and boom placers. Company have over 1,688 employees and 10,678 contract workers across all its projects.

#### Issue Snapshot

<b>Issue Open</b>	13 September,2017
<b>Issue Close</b>	15 September,2017
<b>Issue Type</b>	Book Building Issue
<b>Price Band</b>	245-250
<b>Issue Size</b>	Rs 400 cr (approx)
<b>Minimum Application</b>	60 share ( Rs 15000)
<b>Listing</b>	NSE & BSE
<b>Face Value</b>	10/- per share

#### Key Ratio

Particular	FY 17	FY16	FY15
EPS	17.22	12.27	10.86
BVPS	68.71	220	115
RONW (in %)	23.15%	28.44%	56.11%
Current Ratio	1.74	1.90	1.85
PE Ratio <sup>^</sup>	14.51	20.37	23.02
BV to Price Ratio	3.63	1.13	2.17

<sup>^</sup> PE Ratio & BV to Price Ratio has been calculated on basis of Upper band issue price

#### Object of the Issue

- Funding working capital requirements;
- Funding purchase of capital assets (system formwork); and
- General corporate purposes

#### Investment Rationale

- *Exclusive focus on construction of buildings in major cities*
- *Large Order Book with marquee client base and repeat orders*
- *Experienced Promoters, Directors and management team*
- *Ownership of modern system formworks and other Core Assets*
- *Access to skilled workforce*
- *Capitalise on changes in the construction industry that will arise on account of the implementation of the RERD Act*
- *Expand in the mass housing segment*
- *Expand our presence in cities with high growth potential*
- *Undertake projects on a design – build basis*
- *Increase our focus on and execute greater number of projects on a lock-and-key basis*
- *Bid for, and undertake, projects in the public sector*
- *Continue to remain focused on building construction*

## Valuation

On the upper price band of Rs 250 & on EPS for FY 2017 of Rs 17.22, PE Ratio work out at 14.51 times compare to Average Industry PE ratio 20.16. On Upper price band Price to Book value is 3.63 compare to peer book value of 3.57. Hence in our opinion issue is fairly priced.

Peer Comparison for year ended 2017 (Rs in Cr)		
Particulars	Capacite Infra	Ahlwaila Contarct
<b>Total Income</b>	1165.28cr	1439.20cr
<b>PAT</b>	69.30cr	86cr
<b>Face Value</b>	10	10
<b>Net Worth</b>	299.19cr	508cr
<b>CMP per share</b>	250	272
<b>Market Capitalization</b>	1075cr	1852.80cr
<b>EPS per share</b>	17.22	12.84
<b>Book Value per share</b>	68.71	75.72
<b>P/BV Ratio</b>	3.63	3.57
<b>PE Ratio</b>	14.51	21.18

Summary of financial Information			
Particulars	For the year/period ended (in Rs. Cr)		
	31-Mar-17	31-Mar-16	31-Mar-15
<b>Total Assets</b>	1026.45	845.29	499.30
<b>Total Revenue</b>	1140	816.80	512.10
<b>Profit After Tax</b>	69.30	47.60	30.75