EIH LIMITED

A member of The Oberoi Group

Registered Office : 4, Mangoe Lane, Kolkata -700 001

UNAUDITED FINANCIAL RESULTS FOR THE THREE MONTHS ENDED 30TH SEPTEMBER, 2008

(Rupees in Crores)

	Quarter ended		Six Months ended		Year ended
	30.09.2008	30.09.2007	30.09.2008	30.09.2007	31.03.2008 (Audited)
Net Sales	234.22	215.86	470.47	431.38	1079.87
Other Operating Income	12.44	13.01	29.31	28.21	56.92
Total	246.66	228.87	499.78	459.59	1136.79
Expenditure					
a) Consumption of Provisions, Stores, Wines, etc.	19.48	19.21	40.36	38.97	91.49
b) Employees' Cost	67.89	58.91	126.37	109.60	232.81
c) Power & Fuel	17.95	16.60	35.51	33.09	63.51
d) Depreciation	13.11	10.86	26.49	21.21	45.33
e) Other Expenditure	65.08	60.76	133.49	125.68	289.78
Total	183.51	166.34	362.22	328.55	722.92
Profit from Operations before Other Income, Interest and Exceptional Items	63.15	62.53	137.56	131.04	413.87
Other Income	5.17	3.80	7.83	6.67	14.33
Profit before Interest and Exceptional Items	68.32	66.33	145.39	137.71	428.20
Interest	19.64	17.74	37.68	34.22	74.95
Profit before Exceptional Items	**48.68**	**48.59**	**107.71**	**103.49**	**353.25**
Exceptional Items - Income/(Expenditure)	nil	10.93	nil	14.04	(3.40)
Profit before Tax	48.68	59.52	107.71	117.53	349.85
Tax	17.37	16.77	38.39	38.08	132.62
Profit after Tax	31.31	42.75	69.32	79.45	217.23
Paid-up Equity Share Capital (Face Value - Rs. 2 each)	78.59	78.59	78.59	78.59	78.59
Reserves excluding Revaluation Reserve					985.39
Basic & Diluted Earnings per Equity Share - Rs.					
a) Without Exceptional Items	**0.80**	**0.86**	**1.76**	**1.74**	**5.69**
b) With Exceptional Items	0.80	1.09	1.76	2.02	5.53
Public Shareholding :					
- Number of Equity Shares	210568235	210881339	210568235	210881339	210853705
- Percentage of Shareholding	53.59	53.67	53.59	53.67	53.66

SEGMENT WISE REVENUE, RESULTS AND CAPITAL EMPLOYED

	Quarter ended		Six Months ended		Year ended
	30.09.2008	30.09.2007	30.09.2008	30.09.2007	31.03.2008 (Audited)
Segment Revenue					
a. Hotels	235.02	217.74	476.01	438.70	1095.29
b. Others	11.64	11.13	23.77	20.89	41.50
Total	246.66	228.87	499.78	459.59	1136.79
Segment Results					
Profit before Tax and Interest from each Segment:					
a. Hotels	108.35	103.80	221.29	206.95	580.82
b. Others	(0.87)	1.93	(1.50)	3.95	6.55
Total	107.48	105.73	219.79	210.90	587.37
Less					
i. Interest	19.64	17.74	37.68	34.22	74.95
ii. Other un-allocated expenditure	39.16	39.40	74.40	73.19	159.17
Profit before Exceptional Items	48.68	48.59	107.71	103.49	353.25
Exceptional Items-Income/(Expenditure)	nil	10.93	nil	14.04	(3.40)
Profit before Tax	48.68	59.52	107.71	117.53	349.85
Capital Employed					
a. Hotels	1724.53	1433.87	1724.53	1433.87	1503.69
b. Others	274.59	255.90	274.59	255.90	270.39
Total	1999.12	1689.77	1999.12	1689.77	1774.08

NOTES:

1. The results for the first half year are not indicative of a full year's working due to the seasonal nature of the Indian hotel industry.
2. No investor complaints were pending at the beginning of the quarter. One investor complaint was received and redressed during the quarter.
3. Figures have been regrouped or rearranged, wherever necessary.
4. The above Unaudited Financial Results were reviewed by the Audit Committee and approved by the Board of Directors at its Meeting held on 30th October, 2008. The Statutory Auditors have carried out a limited review of the above Financial Results.

30th October, 2008

P.R.S. OBEROI
Chairman and Chief Executive