



Date: 25th June, 2026

To, National Stock Exchange of India Limited (“NSE”) Listing Department Exchange Plaza, C-1 Block G, Bandra Kurla Complex Bandra [E], Mumbai – 400051	To, BSE Limited (“BSE”) Listing Department Corporate Relationship Department Phiroze Jeejeebhoy Towers, Dalal Street, Fort, Mumbai - 400 001
NSE Scrip Symbol: SMARTWORKS	BSE Scrip Code: 544447
ISIN: INE0NAZ01010	ISIN: INE0NAZ01010

Subject: Disclosure under Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015-Capacity Addition

Dear Sir/Ma’am,

In compliance with Regulation 30 read with Para B of Part A of Schedule III of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 it is hereby informed regarding proposed capacity addition pursuant to the approval of the Audit Committee of the Company for the proposed acquisition of WorkStudio Spaces Pte. Ltd., Singapore ("WorkStudio") by Smartworks Space Pte. Ltd., a wholly owned subsidiary of the Company ("Subsidiary"), subject to the requisite approval(s). Further the Board of Directors of the Company at its meeting held on 25th June, 2026, took note of the same.

The details as required under Regulation 30 of the Listing Regulations read with SEBI Master Circular HO/49/14/14(7)2025-CFD-POD2/I/3762/2026 dated January 30, 2026 are provided in the **Annexure-A**.

The above information will also be hosted on the website of the Company i.e. <https://www.smartworksoffice.com/investors/>.

We request you to kindly take this on your record and oblige.

Thank You.
For **Smartworks Coworking Spaces Limited**

PUNAM
Digitally signed by Punam Dargar, DN: cn=Punam Dargar, o=SMARTWORKS, ou=SMARTWORKS, email=punam@smartworks.co.in, c=IN, postalCode=110019, serial=110019, version=1, date=2026.06.25 18:10:46 +0530

DARGAR
Digitally signed by Punam Dargar, DN: cn=Punam Dargar, o=SMARTWORKS, ou=SMARTWORKS, email=punam@smartworks.co.in, c=IN, postalCode=110019, serial=110019, version=1, date=2026.06.25 18:10:46 +0530

Punam Dargar
Company Secretary & Compliance Officer

Mem. No.: A56987

Address: DLF Commercial Building, Block - 3, Zone-6,
DLF Phase – 5, Gurugram, Haryana-122002

Encl.: As above

Smartworks Coworking Spaces Limited

(Formerly known as Smartworks Coworking Spaces Private Limited)

Regd. Office: Unit No. 305 – 310, Plot No. 9,10, & 11, Vardhman Trade Centre, Nehru Place, South Delhi – 110 019.

Corporate Office: DLF Commercial Building, Block - 3, Zone-6, DLF Phase – 5, Gurugram, Haryana-122002

Phone No: 0124-6919 400

CIN: L74900DL2015PLC310656



Annexure-A**Details pertaining to Capacity Addition:**

S. No	Particulars	Details
1.	Existing capacity*	13.7 Million Sq. Ft. (Leased Capacity**) 10.1 Million Sq. Ft (Operational Capacity)
2.	Existing capacity utilization*	82% (Operational Capacity)
3.	Proposed capacity addition	~26,000 Sq Ft. through its Subsidiary(ies).
4.	Period within which the proposed capacity is to be added	This proposed capacity is expected to be completed by July 2026, subject to requisite approval(s) and further completion of execution of concerned transaction documents of proposed acquisition by Subsidiary of the Company.
5.	Investment required	N.A. Since this proposed capacity addition is to be done by the Smartworks Space Pte. Ltd. (Wholly-Owned Subsidiary of the Company) through an acquisition of WorkStudio Spaces Pte. Ltd., Therefore, no investment is made by the Company.
6.	Mode of financing	N.A. Since this proposed capacity addition is to be done by the Smartworks Space Pte. Ltd. (Wholly-Owned Subsidiary of the Company) through an acquisition of WorkStudio Spaces Pte. Ltd., Therefore, no investment is made by the Company.
7.	Rationale	The acquisition aims to strengthen Smartworks' presence in Singapore by expanding its coworking and flex space portfolio in a key international business hub. Upon completion, Smartworks' portfolio in Singapore will grow to four centres with ~76,000 sq. ft., more than doubling its footprint over the past two years. This expansion will enhance its market presence, improve its ability to serve enterprise clients, and support long-term growth in Asia.

* Figures as at 31st March, 2026.

**Includes Operational + Fitout + Yet to be handover

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