

Date: January 16, 2026

To,
National Stock Exchange of India Limited
Exchange Plaza
Plot no. C/1, G Block
Bandra-Kurla Complex, Bandra (East)
Mumbai 400051

Dear Sir/ Madam

NSE Symbol: IRBIT / Series: IV

Sub.: Update regarding Financial Closure achieved for TOT-17 Project

This is in continuation of our earlier disclosures dated December 30, 2025, and January 06, 2026. IRB Infrastructure Trust (the “Trust”) has received sanction for Rs. 6,930 Crore towards financing SPV level debt for the TOT-17 Project (defined below) and the Trust has executed the financing agreements with the lender(s) in this regard.

Further, IRB Harihara Corridors Private Limited (the Project SPV for the TOT-17 Project) has achieved financial closure for the implementation of the project of Tolling, Operation, Maintenance and Transfer of Lucknow-Ayodhya Section of NH-28 (New NH-27) from km 15.400 to km 137.970, Ayodhya-Gorakhpur Section (Km. 136.759 to Km. 252.860) stretch of NH-28 (New NH-27) and Lucknow-Sultanpur Section of NH-731 from Km. 90.370 to km. 217.795 in the state of Uttar Pradesh (the “TOT-17 Project”) by tying up Rs. 6,930 Crore from the Trust.

Key Highlights of the TOT-17 Project are as under:

Project	Tolling, Operation, Maintenance & Transfer of Lucknow-Ayodhya Section of NH-28 (New NH-27) from km 15.400 to km 137.970, Ayodhya-Gorakhpur Section (Km. 136.759 to Km. 252.860) stretch of NH-28 (New NH-27) and Lucknow-Sultanpur Section of NH-731 from Km. 90.370 to km. 217.795 in the state of Uttar Pradesh (TOT 17)
Project Length	366.096 KMs
Bid Concession Fee & Period	The Trust to pay upfront Bid Concession Fee of Rs. 9,270 Crores to NHAI for revenue-linked Concession Period of 20 years.
Tariff & Tolling	Annual Tariff Revision - Fixed 3% p.a. plus 40 % of Wholesale Price Index (WPI). Tolling and O&M activity will commence from the Appointed Date.
Accretion to Portfolio	Trust’s asset portfolio will increase by ~20% to ~Rs 65,000 Crore with addition of this project with a long-term revenue & cashflow generation visibility.
Project Manager	IRB Infrastructure Developers Ltd will be the Project Manager for the Project.

This is for your information and records.

**For MMK Toll Road Private Limited
(in its capacity as Investment Manager to IRB Infrastructure Trust)**

**Kaustubh Shevade
Company Secretary and Compliance Officer**