



Date: November 09,2023
Reference No. SRS233132281619

To,

Awfis Space Solutions Private Limited
C-28-29, Kissan Bhawan
Qutab Institutional Area
New Delhi 110 016, India

Dear Sir,

Re: Proposed initial public offering of equity shares of face value of ₹ 10 each ("Equity Shares") by Awfis Space Solutions Private Limited (the "Company") and such offering (the "Offer").

We, ICICI Bank Limited, understand that the Company is going for the initial public offering of Equity Shares and that it is requirement under Schedule VI, para 7(c) of the Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2018 to disclose the below mentioned details of the banker to the issuer.

We, the undersigned, do hereby confirm that, we are a banker to the Company. We also consent to our name and the following details, as required, to be inserted as a banker to the Company in the draft red herring prospectus to be filed with the Securities and Exchange Board of India ("SEBI") and the red herring prospectus and the prospectus to be filed with the Registrar of Companies, Delhi and Haryana at New Delhi ("RoC"), SEBI and the stock exchanges, and any other document to be issued or filed in relation to the Offer.

Name: ICICI Bank Limited
Address: NBCC Place, Bhisma Pitamah Marg, Lodhi Road, New Delhi - 110003
Telephone Number(s):+919599088201
Contact Person: Devesh Joshi
Website: www.icicibank.com
Email: joshi.devesh@icicibank.com
CIN: L65190GJ1994PLC021012

However, such consent is subject to Company ensuring compliance with all regulatory and statutory requirements under applicable laws in relation to the said Offer including compliance with the relevant provisions of the Companies Act, 2013 as applicable.

Further, under our loan documents, we don't have any objections for the Company to proceed with and consummate the proposed Offer, and to do all other acts and deeds in connection with the Offer, including but not limited to, the changes in capital structure of the Company,

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Bandra-Kurla Complex,
Mumbai- 400 051, India

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Regd. Office : ICICI Bank Tower,
Near Chakli Circle,
Old Padra Road,
Vadodara 390 007, India.



changes in control of the Company (where "Control" shall have the same meaning as assigned to it under Companies Act, 2013), changes in the composition of the board of directors of the Company and/or changes in constitutional documents of the Company pursuant to the Offer.

Further, with reference to the loan documents we confirm that we have not declared the Company, its promoters or directors as wilful defaulters or fraudulent borrowers and we have not initiated attachment of the Company's or any of its directors' or promoters' properties in connection with the loan documents.

This consent is for the specific purpose of giving consent for the aforementioned Offer only and satisfies all requirements under the loan documents to obtain our consent for any of the Offer related actions that the Company may be required to take in connection with the Offer. However, please note that the present consent letter is not a waiver of any rights and interest of ICICI Bank in any manner whatsoever under the law shall be maintained even after the consummation of the Offer. This letter is issued at the specific request of the Company and with no risk and/or liability on the Bank.

We undertake to keep strictly confidential the details of the proposed Offer, your request and this consent letter, till the Equity Shares commence trading on the stock exchanges pursuant to the Offer.

We confirm that this letter can be relied on by the Company, the BRLMs and any other advisors appointed in relation to the Offer. We hereby authorize you to deliver this consent letter to SEBI, the stock exchanges, the RoC and any other regulatory authorities as may be required.

We confirm that we will immediately inform the Company and BRLMs of any change to the aforementioned information until the Equity Shares commence trading on the stock exchanges pursuant to the Offer.

Yours faithfully,

For and on behalf of ICICI Bank Limited

Authorized signatory

Name: *Devsh Joshi*

Date: *09-11-2023*

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