

Maharaj N R Suresh And Co LLP

Chartered Accountants

9, (Old 5), II Lane, II Main Road, Trustpuram, Chennai - 600 024.

LLP Identification No : AAT-9404



Statutory Auditors Consent Letter

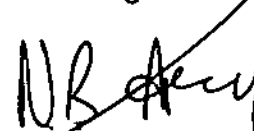
To,
The Board of Directors
Industrial Investment Trust Limited
Office No. 101A, B Wing, "The Capital",
G-Block, Plot No. C-70, Bandra Kurla Complex,
Bandra (East), Mumbai - 400051

Re: Proposed buyback of equity shares of face value ₹10 each by Industrial Investment Trust Limited (the "Company") under sections 68, 69 and 70 of the Companies Act, 2013, Rule 17 of the Companies (Share Capital and Debentures) Rules, 2014 and the Securities and Exchange Board of India (Buy-back of Securities) Regulations, 2018, as amended ("SEBI Buyback Regulations").

We, Maharaj N R Suresh and Co. LLP, Chartered Accountants (Firm Registration No. 001931S/S000020), the Statutory Auditors of the Company, hereby give our consent, to the inclusion of our name and the reports/certificates issued by us in connection with the proposed buyback in the public announcement, letter of offer and other documents required to be filed or submitted to the Securities and Exchange Board of India, the stock exchanges, the Registrar of Companies, the depositories, the merchant banker and other regulatory authorities, in accordance with the SEBI Buyback Regulations.

Thanking you,

For Maharaj N R Suresh and Co. LLP
Chartered Accountants
Firm Registration No.: 001931S/S000020



N. R. Suresh

Partner

Membership No.: 021661

UDIN: 26021661REZPHG3622

Place: Mumbai

Date: 05.08.2026

