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# REPL receives SEBI's approval for SM-REIT

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NEW DELHI: Rudrabhishek Enterprises (REPL) has received registration for small and medium real estate investment trusts (SM REITs) by the securities and exchange board of India (SEBI).

SEBI first notified the regulations for SM REITs on March 8, 2024, setting out a regulatory framework aimed at streamlining fractional ownership platforms (FOPs) and enabling wider participation in real estate investments.

Pradeep Misra, CMD of the company said, "With SEBI's introduction of SM REITs, key stakeholders — investors, promoters, developers, and investment managers- will benefit from new avenue. SM-REITs will address multiple critical issues of real estate as asset class, such as liquidity, entry barrier, transactional costs and portfolio diversification."

As per a CBRE report, SM REITs market is expected to exceed Rs. 4.98 lakh crores by 2026. The potential market for the SM REITs in India is over 300 million sq ft of commercial office space.

"We are excited to announce that we will soon be launching our first IPO under ImpactR SM REIT. Moving forward, we plan to expand beyond traditional residential and commercial assets, introducing diverse asset classes such as warehousing, hospitals, hotels, and industrial spaces," said Misra.

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