

Mehta Family – Portfolio Review Note

Portfolio Snapshot (As of 29 Jan 2026)

Total Portfolio Value	■125.7 Cr
Total Invested	■84.6 Cr
Total Gains	■43.9 Cr
Overall Return (XIRR)	14.2%
Benchmark Return	13.45%

Key Strengths (Green Shoots)

- Venture Portfolio (31.9%) generating 44% IRR – major wealth creator.
- Series A investments: ■5 Cr invested → ■40 Cr current value.
- Strong performers: Captain Fresh, Zetwerk, Razorpay, Swiggy, Zepto.
- Sovereign Gold Bonds delivering 33% overall returns.
- Select equity multibaggers: CDSL, Gabriel India, Royal Orchid, eClerx.

Red Flags (Areas of Concern)

- Over 80% allocation to illiquid assets (Real Estate + Venture + AIFs).
- Real Estate (36.9%) delivering -4% return vs 11% benchmark.
- Prime Business Park showing ■7.3 Cr erosion (-32.6%).
- Listed equities fragmented across 50+ small positions.
- Very low Debt allocation (1.7%) – limited stability buffer.

Strategic Recommendations (Next 12 Months)

- Gradually rebalance Real Estate from ~37% toward 25–28%.
- Increase Debt allocation to 8–12% to build stability.
- Consolidate listed equities into 15–20 high conviction holdings.
- Create ■8–12 Cr liquidity buffer for flexibility and opportunities.