

**Report of the Directors and**  
**Unaudited Financial Statements**  
**For The Year Ended 31 December 2014**  
**for**  
**11 CADOGAN SQUARE FREEHOLD LIMITED**

THURSDAY



A14 \*A4FNGAFU\* 10/09/2015 #300  
COMPANIES HOUSE

LBCo Ltd  
16 Northfields Prospect  
Putney Bridge Road  
London  
SW18 1PE

**11 CADOGAN SQUARE FREEHOLD LIMITED**

**Company Information**

**For The Year Ended 31 December 2014**

**DIRECTORS:**

A M Jackson  
L J Fernandez  
Emureto Properties Corp.  
S Helmy

**REGISTERED OFFICE:**

Kennedy House  
115 Hammersmith Road  
London  
Middlesex  
W14 0QH

**REGISTERED NUMBER:**

07687468 (England and Wales)

**ACCOUNTANTS:**

LBCo Ltd  
16 Northfields Prospect  
Putney Bridge Road  
London  
SW18 1PE

**Report of the Directors**

**For The Year Ended 31 December 2014**

The directors present their report with the financial statements of the company for the year ended 31 December 2014.

**PRINCIPAL ACTIVITY**

The company owns the freehold of 11 Cadogan Square, London SW1 and its principal activity during the year was the management of the above property.


**DIRECTORS**

The directors shown below have held office during the whole of the period from 1 January 2014 to the date of this report.

A M Jackson  
L J Fernandez  
Emureto Properties Corp.  
S Helmy

This report has been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies.

**ON BEHALF OF THE BOARD:**



Director A. M. Jackson

Date: 8<sup>th</sup> September 2015

**11 CADOGAN SQUARE FREEHOLD LIMITED****Profit and Loss Account****For The Year Ended 31 December 2014**

	Notes	31.12.14 £	31.12.13 £
<b>TURNOVER</b>		-	-
Administrative expenses		(1,096)	(1,606)
		(1,096)	(1,606)
Other operating income	2	<u>1,096</u>	<u>1,606</u>
<b>OPERATING PROFIT and PROFIT ON ORDINARY ACTIVITIES BEFORE TAXATION</b>	3	-	-
Tax on profit on ordinary activities	4	-	-
<b>PROFIT FOR THE FINANCIAL YEAR</b>		<u>-</u>	<u>-</u>

The notes form part of these financial statements

# 11 CADOGAN SQUARE FREEHOLD LIMITED

## Balance Sheet

31 December 2014

	Notes	31.12.14 £	£	31.12.13 £	£
<b>FIXED ASSETS</b>					
Investment property	5		1,000		1,000
<b>CURRENT ASSETS</b>					
Debtors	6	63,513		46,231	
<b>CREDITORS</b>					
Amounts falling due within one year	7	<u>63,513</u>		<u>46,231</u>	
<b>NET CURRENT LIABILITIES</b>			-		-
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			1,000		1,000
<b>CREDITORS</b>					
Amounts falling due after more than one year	8		1,000		1,000
<b>NET LIABILITIES</b>			-		-
<b>RESERVES</b>			-		-

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 December 2014.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2014 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- (b) preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

The financial statements have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies and with the Financial Reporting Standard for Smaller Entities (effective April 2008).

The financial statements were approved by the Board of Directors on 8th September 2015 and were signed on its behalf by:

.....  
Director A. M. JACKSON

The notes form part of these financial statements

## **11 CADOGAN SQUARE FREEHOLD LIMITED**

### **Notes to the Financial Statements** **For The Year Ended 31 December 2014**

#### **1. ACCOUNTING POLICIES**

##### **Accounting convention**

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

#### **2. OTHER OPERATING INCOME**

The company received contributions from the lessees of 11 Cadogan Square, London SW1 in respect of its administrative expenses and the management of the property. The movement of those funds during the year ended 31st December 2014 was as follows:

	£	31.12.14 £	31.12.13 £
Contributions receivable from lessees:			
Service charge demands		57,004	47,000
Major works demands		50,251	9,962
Excess service charge charged		13,165	29,282
		<u>120,420</u>	<u>86,244</u>
Expenditure:			
Service charge expenditure	51,483		58,559
Major works	54,594		10,380
Contribution to administrative expenses of 11 Cadogan Square Freehold Limited	<u>1,096</u>		<u>1,606</u>
		<u>107,173</u>	<u>70,545</u>
		13,247	15,699
Transfer from reserve fund		0	10,380
Advance major works demands/service charge deficit 31st December 2013		<u>(3,203)</u>	<u>(29,282)</u>
Advance major works demands/service charge surplus/(deficit) 31st December 2014		<u>10,044</u>	<u>(3,203)</u>
Represented by:			
Service charge surplus/(deficit) for the year		3,996	(13,165)
Advance major works demands		<u>6,048</u>	<u>9,962</u>
		<u>10,044</u>	<u>(3,203)</u>

#### **3. OPERATING PROFIT**

The operating profit is stated after charging:

	31.12.14 £	31.12.13 £
Directors' remuneration and other benefits etc	<u>-</u>	<u>-</u>

# **11 CADOGAN SQUARE FREEHOLD LIMITED**

## **Notes to the Financial Statements - continued** **For The Year Ended 31 December 2014**

### **4. TAXATION**

#### **Analysis of the tax charge**

No liability to UK corporation tax arose on ordinary activities for the year ended 31 December 2014 nor for the year ended 31 December 2013.

### **5. INVESTMENT PROPERTY**

The company owns the freehold reversion of 11 Cadogan Square, London SW1 subject to long leases.

	£
Cost At 31.12.14 & 31.12.13	1,000

In the opinion of the directors at 31st December 2014 there was no material difference between the book and market value of the property.

### **6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.14	31.12.13
	£	£
Lessee arrears	3,184	10,498
Funds held by managing agents	51,954	32,530
Other debtors	8,375	-
Service charge excess due (Note 2)	-	3,203
	<u>63,513</u>	<u>46,231</u>

### **7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.14	31.12.13
	£	£
Advance major works demands/ service charge surplus (Note 2)	10,044	-
Service charge reserve fund (Note 10)	11,530	11,379
Other creditors	2,500	2,788
Accrued expenses	39,439	32,064
	<u>63,513</u>	<u>46,231</u>

### **8. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR**

	31.12.14	31.12.13
	£	£
Loans to fund freehold purchase	1,000	1,000
	<u>1,000</u>	<u>1,000</u>

# **11 CADOGAN SQUARE FREEHOLD LIMITED**

## **Notes to the Financial Statements - continued** **For The Year Ended 31 December 2014**

### **9. RESERVES**

	Profit and loss account £
Profit for the year	-
At 31 December 2014	-

### **10. RESERVE FUND**

	31.12.14 £	31.12.13 £
Balance at 01.01.14	11,379	21,729
Interest received net of tax	151	30
Transfer from reserve to fund major works	0	(10,380)
Balance at 31.12.14	11,530	11,379

### **11. SHARE CAPITAL**

The company is limited by guarantee and consequently has no share capital.