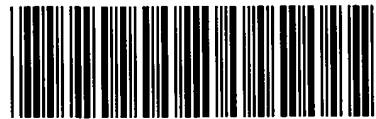


**WYCHBURY PROPERTIES LLP**  
**UNAUDITED**  
**ABBREVIATED ACCOUNTS**  
**FOR THE YEAR ENDED 31 MARCH 2016**

THURSDAY



\*A5H23U02\*

A11

06/10/2016

#133

COMPANIES HOUSE

**WYCHBURY PROPERTIES LLP**  
**REGISTERED NUMBER: OC354782**

**ABBREVIATED BALANCE SHEET**  
**AS AT 31 MARCH 2016**

	Note	£	2016 £	£	2015 £
<b>FIXED ASSETS</b>					
Tangible assets	2		68,450		79,000
Investment property	3		1,553,944		1,453,944
Investments	4		293,040		293,040
			<u>1,915,434</u>		<u>1,825,984</u>
<b>CURRENT ASSETS</b>					
Cash at bank		653,556		633,785	
<b>CREDITORS:</b> amounts falling due within one year		<u>(8,235)</u>		<u>(10,405)</u>	
<b>NET CURRENT ASSETS</b>			<u>645,321</u>		<u>623,380</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<u>2,560,755</u>		<u>2,449,364</u>
<b>CREDITORS:</b> amounts falling due after more than one year			<u>(1,975,804)</u>		<u>(1,881,718)</u>
<b>NET ASSETS ATTRIBUTABLE TO MEMBERS</b>			<u><u>584,951</u></u>		<u><u>567,646</u></u>
<b>REPRESENTED BY:</b>					
<b>Members' other interests</b>					
Members' capital classified as equity		483,980		563,444	
Revaluation reserve		100,000		-	
Other reserves classified as equity		<u>971</u>		<u>4,202</u>	
			<u><u>584,951</u></u>		<u><u>567,646</u></u>
<b>TOTAL MEMBERS' INTERESTS</b>					
Members' other interests			<u><u>584,951</u></u>		<u><u>567,646</u></u>

The members consider that the LLP is entitled to exemption from the requirement to have an audit under the provisions of section 477 of the Companies Act 2006, as applied by The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008 ("the Act").

The members acknowledge their responsibilities for complying with the requirements of the Companies Act 2006, as applied by The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008, with respect to accounting records and for preparing financial statements which give a true and fair view of the state of affairs of the LLP as at 31 March 2016 and of its profit for the year in accordance with the requirements of sections 394 and 395 of the Act and which otherwise comply with the requirements of the Companies Act 2006, as applied by The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008, relating to financial statements, so far as applicable to the LLP.

---

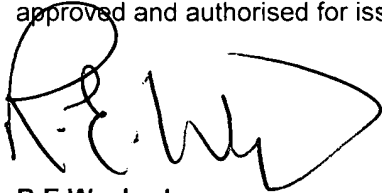
**WYCHBURY PROPERTIES LLP**

---

**ABBREVIATED BALANCE SHEET (continued)**  
**AS AT 31 MARCH 2016**

---

The abbreviated accounts, which have been prepared in accordance with the special provisions relating to LLPs subject to the small LLPs regime within Part 15 of the Companies Act 2006, as applied by The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008, were approved and authorised for issue by the members and were signed on their behalf by:



**R E Wycherley**  
Designated member

Date: 21/09/2016

The notes on pages 3 to 5 form part of these financial statements.

---

## WYCHBURY PROPERTIES LLP

---

### NOTES TO THE ABBREVIATED ACCOUNTS FOR THE YEAR ENDED 31 MARCH 2016

---

#### 1. ACCOUNTING POLICIES

##### 1.1 Basis of preparation of financial statements

The full financial statements, from which these abbreviated accounts have been extracted, have been prepared under the historical cost convention as modified by the revaluation of Freehold Investment Properties, in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015) and the requirements of the Statement of Recommended Practice "Accounting by Limited Liability Partnerships".

##### 1.2 Turnover

Turnover comprises revenue recognised by the LLP in respect of goods and services supplied during the year, exclusive of Value Added Tax and trade discounts.

##### 1.3 Tangible fixed assets and depreciation

Tangible fixed assets are stated at cost less depreciation. Depreciation is provided at rates calculated to write off the cost of fixed assets, less their estimated residual value, over their expected useful lives on the following bases:

Motor vehicles	- 10% Straight Line
----------------	---------------------

##### 1.4 Investments

Investments held as fixed assets are shown at cost less provision for impairment.

##### 1.5 Investment properties

Investment properties are included in the Balance sheet at their open market value in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015) and are not depreciated. This treatment is contrary to the Companies Act 2006, as applied by The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008, which states that fixed assets should be depreciated but is, in the opinion of the members, necessary in order to give a true and fair view of the financial position of the LLP.

---

WYCHBURY PROPERTIES LLP

---

NOTES TO THE ABBREVIATED ACCOUNTS  
FOR THE YEAR ENDED 31 MARCH 2016

---

2. TANGIBLE FIXED ASSETS

	£
<b>Cost</b>	
At 1 April 2015 and 31 March 2016	105,500
<b>Depreciation</b>	
At 1 April 2015	26,500
Charge for the year	10,550
At 31 March 2016	37,050
<b>Net book value</b>	
At 31 March 2016	68,450
At 31 March 2015	79,000

3. INVESTMENT PROPERTY

	£
<b>Valuation</b>	
At 1 April 2015	1,453,944
Surplus/(deficit) on revaluation	100,000
At 31 March 2016	1,553,944
<b>Comprising</b>	
Cost	1,453,944
Annual revaluation surplus/(deficit): 2016	100,000
At 31 March 2016	1,553,944

The 2016 valuations were made by a third party professional valuer, on an open market value for existing use basis.

**Revaluation reserves**

Net surplus in investment properties	100,000
At 31 March 2016	100,000

---

WYCHBURY PROPERTIES LLP

---

NOTES TO THE ABBREVIATED ACCOUNTS  
FOR THE YEAR ENDED 31 MARCH 2016

---

4. FIXED ASSET INVESTMENTS

	£
<b>Cost or valuation</b>	
At 1 April 2015 and 31 March 2016	<u>293,040</u>
<b>Net book value</b>	
At 31 March 2016	<u>293,040</u>
At 31 March 2015	<u>293,040</u>