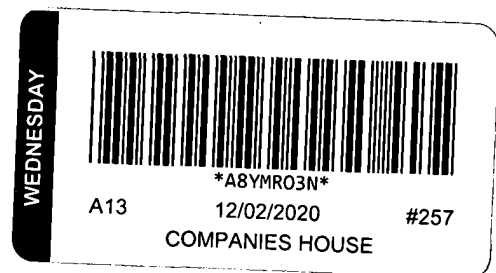


Company Registration No. 06518033 (England and Wales)

Pilland Properties Ltd

**Unaudited financial statements
for the year ended 31 July 2019**

Pages for filing with the Registrar



Saffery Champness
CHARTERED ACCOUNTANTS

Pilland Properties Ltd

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Pilland Properties Ltd

Statement of financial position

As at 31 July 2019

		2019		2018	
	Notes	£	£	£	£
Fixed assets					
Investment properties	2	4,100,000		4,100,000	
Current assets					
Debtors	3	54,011		55,668	
Cash at bank and in hand		169,268		238,437	
		<u>223,279</u>		<u>294,105</u>	
Creditors: amounts falling due within one year	4	<u>(603,624)</u>		<u>(678,582)</u>	
Net current liabilities			<u>(380,345)</u>		<u>(384,477)</u>
Total assets less current liabilities			<u>3,719,655</u>		<u>3,715,523</u>
Creditors: amounts falling due after more than one year	5		(935,523)		(1,091,665)
Provisions for liabilities			<u>(107,264)</u>		<u>(107,264)</u>
Net assets			<u><u>2,676,868</u></u>		<u><u>2,516,594</u></u>
Capital and reserves					
Called up share capital	6	300		300	
Revaluation reserve	7	1,299,342		1,299,342	
Profit and loss reserves		1,377,226		1,216,952	
Total equity			<u><u>2,676,868</u></u>		<u><u>2,516,594</u></u>

Pilland Properties Ltd

Statement of financial position (continued)

As at 31 July 2019

The directors of the company have elected not to include a copy of the income statement within the financial statements.

For the financial year ended 31 July 2019 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The members have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476.

These financial statements have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements were approved by the board of directors and authorised for issue on ~~10-2-2020~~ and are signed on its behalf by:



.....
Roger Hudd

Director

Company Registration No. 06518033

1 Accounting policies

Company information

Pilland Properties Ltd is a private company limited by shares incorporated in England and Wales. The registered office is Apollonia Ruffet Road, Winterbourne, Bristol, BS36 1AN.

1.1 Accounting convention

These financial statements have been prepared in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the requirements of the Companies Act 2006 as applicable to companies subject to the small companies regime. The disclosure requirements of section 1A of FRS 102 have been applied other than where additional disclosure is required to show a true and fair view.

The financial statements are prepared in sterling, which is the functional currency of the company. Monetary amounts in these financial statements are rounded to the nearest £1.

The financial statements have been prepared under the historical cost convention, modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value. The principal accounting policies adopted are set out below.

1.2 Turnover

Turnover is recognised at the fair value of the consideration received or receivable for goods and services provided in the normal course of business, and is shown net of VAT and other sales related taxes.

1.3 Investment properties

Investment property, which is property held to earn rentals and/or for capital appreciation, is initially recognised at cost, which includes the purchase cost and any directly attributable expenditure. Subsequently it is measured at fair value at the reporting end date. Changes in fair value are recognised in profit or loss.

Where fair value cannot be achieved without undue cost or effort, investment property is accounted for as tangible fixed assets.

1.4 Cash and cash equivalents

Cash and cash equivalents are basic financial assets and include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

Notes to the financial statements (continued)
For the year ended 31 July 2019

1 Accounting policies (continued)

1.5 Financial instruments

The company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the company's statement of financial position when the company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

Basic financial assets

Basic financial assets, which include debtors, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Classification of financial liabilities

Financial liabilities and equity instruments are classified according to the substance of the contractual arrangements entered into. An equity instrument is any contract that evidences a residual interest in the assets of the company after deducting all of its liabilities.

Basic financial liabilities

Basic financial liabilities, including creditors, bank loans, loans from fellow group companies and preference shares that are classified as debt, are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

1.6 Equity instruments

Equity instruments issued by the company are recorded at the proceeds received, net of transaction costs. Dividends payable on equity instruments are recognised as liabilities once they are no longer at the discretion of the company.

1.7 Taxation

The tax expense represents the sum of the tax currently payable and deferred tax.

1 Accounting policies (continued)

Current tax

The tax currently payable is based on taxable profit for the year. Taxable profit differs from net profit as reported in the income statement because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are never taxable or deductible. The company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the reporting end date.

Deferred tax

Deferred tax liabilities are generally recognised for all timing differences and deferred tax assets are recognised to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits. Such assets and liabilities are not recognised if the timing difference arises from goodwill or from the initial recognition of other assets and liabilities in a transaction that affects neither the tax profit nor the accounting profit.

The carrying amount of deferred tax assets is reviewed at each reporting end date and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered. Deferred tax is calculated at the tax rates that are expected to apply in the period when the liability is settled or the asset is realised. Where items recognised in other comprehensive income or equity are chargeable to or deductible for tax purposes, the resulting current or deferred tax expense or income is presented in the same component of comprehensive income or equity as the transaction or other event that resulted in the tax expense or income. Deferred tax assets and liabilities are offset when the company has a legally enforceable right to offset current tax assets and liabilities and the deferred tax assets and liabilities relate to taxes levied by the same tax authority.

2 Investment property

	2019
	£
Fair value	
At 1 August 2018 and 31 July 2019	4,100,000

The fair value of the investment property has been arrived at on the basis of a valuation carried out by the directors. The valuation was made on an open market value basis by reference to market evidence of transaction prices for similar properties.

3 Debtors

	2019	2018
	£	£
Amounts falling due within one year:		
Trade debtors	43,453	45,574
Other debtors	10,558	10,094
	<u>54,011</u>	<u>55,668</u>

Pilland Properties Ltd

Notes to the financial statements (continued)

For the year ended 31 July 2019

3 Debtors (continued)

4 Creditors: amounts falling due within one year

	2019	2018
	£	£
Bank loans	153,286	149,551
Trade creditors	(1,795)	1,369
Corporation tax	45,346	53,824
Other taxation and social security	11,101	6,020
Other creditors	395,686	467,818
	<u>603,624</u>	<u>678,582</u>

5 Creditors: amounts falling due after more than one year

	2019	2018
	£	£
Bank loans and overdrafts	<u>935,523</u>	<u>1,091,665</u>

The above bank loans are secured on the properties of the company.

Creditors which fall due after five years are as follows:

	2019	2018
	£	£
Payable by instalments	<u>322,380</u>	<u>493,461</u>

6 Called up share capital

	2019	2018
	£	£
Ordinary share capital		
Issued and fully paid		
300 Ordinary shares of £1 each	<u>300</u>	<u>300</u>

Pilland Properties Ltd

Notes to the financial statements (continued)

For the year ended 31 July 2019

7 Revaluation reserve

	2019	2018
	£	£
At the beginning of the year	1,299,342	1,287,880
Deferred tax on revaluation of tangible assets	-	11,462
	<u>1,299,342</u>	<u>1,299,342</u>
At the end of the year	<u>1,299,342</u>	<u>1,299,342</u>

8 Related party transactions

During the year the directors held loan accounts with the company. At the year end the company owed the directors £347,393 (2018 - £422,392). No interest was charged on these loans and there is no fixed date of repayment.