

REGISTERED NUMBER: 04715160 (England and Wales)

Abridged Unaudited Financial Statements

for the Year Ended 31 March 2019

for

SILVERDENE PROPERTIES LIMITED

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for the Year Ended 31 March 2019**

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SILVERDENE PROPERTIES LIMITED

Company Information for the Year Ended 31 March 2019

DIRECTORS:

G M Faulkner
D P Faulkner

REGISTERED OFFICE:

Silverdene
South Drive
Dorking
Surrey
RH5 4AG

REGISTERED NUMBER:

04715160 (England and Wales)

ACCOUNTANTS:

Masons
337 Bath Road
Slough
Berkshire
SL1 5PR

SILVERDENE PROPERTIES LIMITED (REGISTERED NUMBER: 04715160)

Abridged Balance Sheet
31 March 2019

	Notes	31.3.19 £	£	31.3.18 £	£
FIXED ASSETS					
Investments	4		2		2
Investment property	5		<u>2,120,407</u>		<u>2,164,407</u>
			2,120,409		2,164,409
CURRENT ASSETS					
Cash at bank		1		1	
CREDITORS					
Amounts falling due within one year		<u>113,552</u>		<u>115,669</u>	
NET CURRENT LIABILITIES			<u>(113,551)</u>		<u>(115,668)</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			2,006,858		2,048,741
CREDITORS					
Amounts falling due after more than one year	6		(1,426,027)		(1,478,466)
PROVISIONS FOR LIABILITIES			<u>(117,694)</u>		<u>(108,494)</u>
NET ASSETS			<u>463,137</u>		<u>461,781</u>
CAPITAL AND RESERVES					
Called up share capital	8		2		2
Revaluation reserve	9		555,851		526,691
Retained earnings			<u>(92,716)</u>		<u>(64,912)</u>
SHAREHOLDERS' FUNDS			<u>463,137</u>		<u>461,781</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2019.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2019 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 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.
- (b)

The notes form part of these financial statements

SILVERDENE PROPERTIES LIMITED (REGISTERED NUMBER: 04715160)

Abridged Balance Sheet - continued
31 March 2019

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

All the members have consented to the preparation of an abridged Statement of Comprehensive Income and an abridged Balance Sheet for the year ended 31 March 2019 in accordance with Section 444(2A) of the Companies Act 2006.

In accordance with Section 444 of the Companies Act 2006, the Statement of Comprehensive Income has not been delivered.

The financial statements were approved by the Board of Directors on 21 October 2019 and were signed on its behalf by:

G M Faulkner - Director

The notes form part of these financial statements

SILVERDENE PROPERTIES LIMITED (REGISTERED NUMBER: 04715160)

Notes to the Financial Statements for the Year Ended 31 March 2019

1. STATUTORY INFORMATION

Silverdene Properties Limited is a private company, limited by shares, registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

The presentation currency of the financial statements is the Pound Sterling (£).

2. STATEMENT OF COMPLIANCE

These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the Companies Act 2006.

3. ACCOUNTING POLICIES

Basis of preparing the financial statements

The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets.

Significant judgements and estimates

Management make estimates and assumptions concerning the future. The resulting accounting estimates and judgements by definition, seldom equal the related actual results. There are no estimates and assumptions that have a significant risk of causing material adjustment to the carrying amounts of assets and liabilities within the next financial period.

Turnover

Income represents rents receivable on the company's investment property portfolio as it falls due.

Investments in subsidiaries

Investments in subsidiary undertakings are recognised at cost.

Investment property

Investment properties are properties that are held to generate rental income and for appreciation.

Investment properties are included in the Balance Sheet at their most recent valuation.

**Notes to the Financial Statements - continued
for the Year Ended 31 March 2019**

3. ACCOUNTING POLICIES - continued

Financial instruments

The company only enters into basic financial instruments that result in the recognition of financial assets and liabilities.

Short term debtors are measured at transaction price, less any impairment. Long term debtors and loan receivable are measured initially at transaction price, net of transaction costs and are subsequently measured at fair value using the effective interest method, less any impairment.

Cash is represented by cash in hand and deposits with financial institutions repayable without penalty on notice of withdrawal. Cash equivalents are readily convertible to known amounts of cash with insignificant risk of change in value.

Short term creditors are measured at transaction price. Long term creditors and loans are measured initially at transaction price, net of transaction costs and are subsequently measured at fair value using the effective interest method.

Debt instruments (other than those wholly repayable or receivable within one year), including loans and other accounts receivable and payable, are initially measured at present value of the future cash flows and subsequently at amortised cost using the effective interest method.

Taxation

Taxation for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

Deferred tax

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

Timing differences arise from the inclusion of income and expenses in tax assessments in periods different from those in which they are recognised in financial statements. Deferred tax is measured using tax rates and laws that have been enacted or substantively enacted by the year end and that are expected to apply to the reversal of the timing difference.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

SILVERDENE PROPERTIES LIMITED (REGISTERED NUMBER: 04715160)

**Notes to the Financial Statements - continued
for the Year Ended 31 March 2019**

4. FIXED ASSET INVESTMENTS

Information on investments other than loans is as follows:

	Totals £
COST	
At 1 April 2018	
and 31 March 2019	<u>2</u>
NET BOOK VALUE	
At 31 March 2019	<u>2</u>
At 31 March 2018	<u>2</u>

5. INVESTMENT PROPERTY

	Total £
FAIR VALUE	
At 1 April 2018	2,164,407
Disposals	<u>(44,000)</u>
At 31 March 2019	<u>2,120,407</u>
NET BOOK VALUE	
At 31 March 2019	<u>2,120,407</u>
At 31 March 2018	<u>2,164,407</u>

Fair value at 31 March 2019 is represented by:

	£
Valuation in 2009	45,629
Valuation in 2018	640,607
Cost	<u>1,434,171</u>
	<u>2,120,407</u>

If Investment properties had not been revalued they would have been included at the following historical cost:

	31.3.19 £	31.3.18 £
Cost	<u>1,434,171</u>	<u>1,514,171</u>

Investment properties were valued on an open market basis on 31 March 2018 by the directors of the company

SILVERDENE PROPERTIES LIMITED (REGISTERED NUMBER: 04715160)

Notes to the Financial Statements - continued
for the Year Ended 31 March 2019

6. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN FIVE YEARS

	31.3.19	31.3.18
	£	£
Repayable by instalments		
Bank loans	<u>25,596</u>	<u>-</u>

7. SECURED DEBTS

The following secured debts are included within creditors:

	31.3.19	31.3.18
	£	£
Bank loans	<u>1,376,353</u>	<u>1,418,466</u>

Mortgages and bank loans are secured by way of legal charge over the properties to which they relate.

8. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	31.3.19	31.3.18
			£	£
2	Ordinary	£1	<u>2</u>	<u>2</u>

9. RESERVES

	Revaluation reserve
	£
At 1 April 2018	526,691
Revaluation of investment property	36,000
Deferred tax	<u>(6,840)</u>
At 31 March 2019	<u>555,851</u>

10. RELATED PARTY DISCLOSURES

The directors have provided interest free funding that is repayable on demand to the company. At the year end the balance owed to the directors was £59,026 (2018 - £73,662).

**Chartered Certified Accountants' Report to the Board of Directors
on the Unaudited Financial Statements of
Silverdene Properties Limited**

The following reproduces the text of the report prepared for the directors in respect of the company's annual unaudited financial statements. In accordance with the Companies Act 2006, the company is only required to file a Balance Sheet. Readers are cautioned that the Abridged Statement of Comprehensive Income and certain other primary statements and the Report of the Directors are not required to be filed with the Registrar of Companies.

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Silverdene Properties Limited for the year ended 31 March 2019 which comprise the Abridged Statement of Comprehensive Income, Abridged Balance Sheet, Statement of Changes in Equity and the related notes from the company's accounting records and from information and explanations you have given us.

As a practising member firm of the Association of Chartered Certified Accountants, we are subject to its ethical and other professional requirements which are detailed at <http://www.accaglobal.com/rulebook>.

This report is made solely to the Board of Directors of Silverdene Properties Limited, as a body, in accordance with our terms of engagement. Our work has been undertaken solely to prepare for your approval the financial statements of Silverdene Properties Limited and state those matters that we have agreed to state to the Board of Directors of Silverdene Properties Limited, as a body, in this report in accordance with the requirements of the Association of Chartered Certified Accountants as detailed at <http://www.accaglobal.com/factsheet163>. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and its Board of Directors, as a body, for our work or for this report.

It is your duty to ensure that Silverdene Properties Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and profit of Silverdene Properties Limited. You consider that Silverdene Properties Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the financial statements of Silverdene Properties Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.

Masons
337 Bath Road
Slough
Berkshire
SL1 5PR

21 October 2019

This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.