

FIRST NETWORK PROPERTIES LTD

Unaudited Financial Statements

for the Year Ended 31 March 2022

**Contents of the Financial Statements
for the year ended 31 March 2022**

	Page
Company Information	1
Balance Sheet	2
Notes to the Financial Statements	3

FIRST NETWORK PROPERTIES LTD

**Company Information
for the year ended 31 March 2022**

Directors: D Georgiou
G Georgiou

Secretary: V Georgiou

Registered office: Unit 1
Rowdell Road
Northolt
Middlesex
UB5 5QR

Registered number: 03858710 (England and Wales)

Accountants: Haines Watts
Chartered Accountants
178 Buckingham Avenue
Slough
Berkshire
SL1 4RD

FIRST NETWORK PROPERTIES LTD (REGISTERED NUMBER: 03858710)

**Balance Sheet
31 March 2022**

	Notes	£	2022 £	£	2021 £
Fixed assets					
Tangible assets	4		3,184		4,245
Investment property	5		<u>7,514,368</u>		<u>5,560,000</u>
			<u>7,517,552</u>		<u>5,564,245</u>
Current assets					
Debtors	6	2,690,622		4,088,407	
Cash in hand		<u>34,170</u>		<u>76,951</u>	
		2,724,792		4,165,358	
Creditors					
Amounts falling due within one year	7	<u>4,354,438</u>		<u>3,873,174</u>	
Net current (liabilities)/assets			<u>(1,629,646)</u>		<u>292,184</u>
Total assets less current liabilities			<u>5,887,906</u>		<u>5,856,429</u>
Creditors					
Amounts falling due after more than one year	8		<u>327,505</u>		<u>542,528</u>
Net assets			<u>5,560,401</u>		<u>5,313,901</u>
Capital and reserves					
Called up share capital	9		100		100
Retained earnings	10		<u>5,560,301</u>		<u>5,313,801</u>
Shareholders' funds			<u>5,560,401</u>		<u>5,313,901</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2022 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 and delivered in accordance with the provisions applicable to companies subject to the small companies regime.

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

The financial statements were approved by the Board of Directors and authorised for issue on 21 October 2022 and were signed on its behalf by:

D Georgiou - Director

**Notes to the Financial Statements
for the year ended 31 March 2022**

1. Statutory information

First Network Properties Ltd 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.

2. Accounting policies

Basis of preparing the financial statements

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

The financial statements have been prepared on a going concern basis, under the historical cost convention.

Going concern

At the time of approving the financial statements the directors have a reasonable expectation that the company has adequate resources to continue in operational existence for the foreseeable future. Hence the directors continue to adopt the going concern basis of accounting in preparing the financial statements.

Turnover

The turnover shown in the profit and loss account represents amounts invoiced during the year, exclusive of Value Added Tax.

Tangible fixed assets

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:

Freehold property - equally over a period of 44 years

Fixtures & fittings - 25% reducing balance

Investment property

Investment property is shown at the most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in profit or loss.

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.

Notes to the Financial Statements - continued
for the year ended 31 March 2022

2. Accounting policies - continued**Financial instruments**

Financial assets and financial liabilities are recognised in the balance sheet when the company becomes a party to the contractual provisions of the instrument.

Trade and other debtors and creditors are classified as basic financial instruments and measured at initial recognition at transaction price. Debtors and creditors are subsequently measured at amortised cost using the effective interest rate method. A provision is established when there is objective evidence that the company will not be able to collect all amounts due.

Cash and cash equivalents are classified as basic financial instruments and comprise cash in hand and at bank and bank overdrafts which are an integral part of the company's cash management.

Financial liabilities and equity instruments issued by the company are classified in accordance with the substance of the contractual arrangements entered into and the definitions of a financial liability and an equity instrument. An equity instrument is any contract that evidences a residual interest in the assets of the company after deducting all of its liabilities. Equity instruments issued by the company are recorded at the proceeds received, net of direct issue costs.

Key sources of estimation uncertainty and judgements

Preparation of the financial statements requires management to make significant judgements and estimates in determining the carrying amounts of certain assets and liabilities. Management makes assumptions of the effects of uncertain future events on those assets and liabilities at the balance sheet date. The management's estimates and assumptions are based on historical experience and expectation of future events and are reviewed periodically. This disclosure excludes uncertainty over future events and judgement in respect of measuring financial instruments. There are no further significant judgements or estimates.

3. Employees and directors

The average number of employees during the year was 3 (2021 - 3) .

4. Tangible fixed assets

	Fixtures and fittings £
Cost	
At 1 April 2021	
and 31 March 2022	<u>39,876</u>
Depreciation	
At 1 April 2021	35,631
Charge for year	<u>1,061</u>
At 31 March 2022	<u>36,692</u>
Net book value	
At 31 March 2022	<u>3,184</u>
At 31 March 2021	<u>4,245</u>

Notes to the Financial Statements - continued
for the year ended 31 March 2022

5. Investment property

	Total £
Fair value	
At 1 April 2021	5,560,000
Additions	1,954,368
At 31 March 2022	<u>7,514,368</u>
Net book value	
At 31 March 2022	<u>7,514,368</u>
At 31 March 2021	<u>5,560,000</u>

The 2018 valuations were made by directors, on an open market value for existing use basis.

Fair value at 31 March 2022 is represented by:

	£
Valuation in 2015	819,869
Valuation in 2016	200,000
Valuation in 2017	700,000
Valuation in 2018	300,000
Cost	5,494,499
	<u>7,514,368</u>

6. Debtors: amounts falling due within one year

	2022 £	2021 £
Trade debtors	3,025	8,001
Other debtors	2,651,258	4,044,168
Deferred tax asset	36,339	36,238
	<u>2,690,622</u>	<u>4,088,407</u>

7. Creditors: amounts falling due within one year

	2022 £	2021 £
Bank loans and overdrafts	224,332	224,332
Trade creditors	2,348	1,500
Tax	57,923	59,174
Social security and other taxes	4,094	3,791
Other creditors	4,065,741	3,584,377
	<u>4,354,438</u>	<u>3,873,174</u>

8. Creditors: amounts falling due after more than one year

	2022 £	2021 £
Bank loans - 2-5 years	<u>327,505</u>	<u>542,528</u>

Bank loan is secured on the company's freehold property and by a director's life insurance policy. First Network Limited (a company under common control) has also given a cross guarantee and debenture charges.

Notes to the Financial Statements - continued
for the year ended 31 March 2022

9. Called up share capital

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2022	2021
		£1	£	£
100	Ordinary	£1	<u>100</u>	<u>100</u>

10. Reserves

Retained earnings
£

At 1 April 2021	5,313,801
Profit for the year	<u>246,500</u>
At 31 March 2022	<u>5,560,301</u>

At the year end £2,420,843 (2021: £2,420,843) of the total retained earnings are non-distributable, relating to fair value movements on fixed assets and their associated deferred tax movements.

11. Related party disclosures

During the year the company rented premises for £210,444 (2021: £210,444) to a related company in which D Georgiou is the ultimate owner by virtue of his shareholding in its holding company. At the year end the company owed that company £4,029,295 (2021: £3,547,600).

At the year end £2,650,471 (2021: £4,035,971) was owed to another related company in which D Georgiou is the ultimate owner by virtue of his shareholding in its holding company.

12. Ultimate controlling party

The company has been controlled throughout the year by its directors'. FNPL (Holdings) Limited is the parent company and is incorporated in Great Britain.

The ultimate owner is D Georgiou by virtue of his 100% shareholding in FNPL (Holdings) Limited.

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.