

REGISTERED NUMBER: 04846285 (England and Wales)

UNAUDITED FINANCIAL STATEMENTS FOR THE YEAR ENDED 29 NOVEMBER 2022

FOR

BRAYDOWN PROPERTIES LIMITED

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FOR THE YEAR ENDED 29 NOVEMBER 2022**

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BRAYDOWN PROPERTIES LIMITED

**COMPANY INFORMATION
FOR THE YEAR ENDED 29 NOVEMBER 2022**

DIRECTOR: D Patel

SECRETARY: D Patel

REGISTERED OFFICE: 2 Manor Farm Court
Old Wolverton Road
Old Wolverton
Milton Keynes
Buckinghamshire
MK12 5NN

REGISTERED NUMBER: 04846285 (England and Wales)

ACCOUNTANTS: Ad Valorem Accountancy Services Limited
2 Manor Farm Court
Old Wolverton Road
Old Wolverton
Buckinghamshire
MK12 5NN

BALANCE SHEET
29 NOVEMBER 2022

	Notes	2022 £	£	2021 £	£
FIXED ASSETS					
Investment property	4		3,666,958		3,430,638
CURRENT ASSETS					
Debtors	5	513,753		556,903	
Cash at bank and in hand		<u>56,490</u>		<u>191,395</u>	
		570,243		748,298	
CREDITORS					
Amounts falling due within one year	6	<u>2,265,621</u>		<u>2,275,609</u>	
NET CURRENT LIABILITIES			<u>(1,695,378)</u>		<u>(1,527,311)</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			1,971,580		1,903,327
CREDITORS					
Amounts falling due after more than one year	7		(476,518)		(511,932)
PROVISIONS FOR LIABILITIES			<u>(39,734)</u>		<u>(39,734)</u>
NET ASSETS			<u>1,455,328</u>		<u>1,351,661</u>
CAPITAL AND RESERVES					
Called up share capital	8		3		3
Retained earnings			<u>1,455,325</u>		<u>1,351,658</u>
SHAREHOLDERS' FUNDS			<u>1,455,328</u>		<u>1,351,661</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 29 November 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 29 November 2022 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges his responsibilities for:

- 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.

BALANCE SHEET - continued
29 NOVEMBER 2022

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 director and authorised for issue on 22 August 2023 and were signed by:

D Patel - Director

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 29 NOVEMBER 2022**

1. STATUTORY INFORMATION

Braydown 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.

2. ACCOUNTING POLICIES

Basis of preparing the financial statements

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. The financial statements have been prepared under the historical cost convention.

Turnover

Turnover is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes.

Investment property

Investment property is shown at 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.

3. EMPLOYEES AND DIRECTORS

The average number of employees during the year was 1 (2021 - 1) .

NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 29 NOVEMBER 2022

4. INVESTMENT PROPERTY

	Total £
FAIR VALUE	
At 30 November 2021	3,430,638
Additions	236,320
At 29 November 2022	<u>3,666,958</u>
NET BOOK VALUE	
At 29 November 2022	<u>3,666,958</u>
At 29 November 2021	<u>3,430,638</u>

The valuations of the investment properties were carried out as at 30 November 2022, by the director, Mr D Patel.

The historic cost of the investment properties, before revaluation, was £3,221,513.

5. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2022 £	2021 £
Amounts owed by associates	505,106	546,564
Other debtors	8,647	10,339
	<u>513,753</u>	<u>556,903</u>

6. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2022 £	2021 £
Bank loans and overdrafts	33,489	32,358
Trade creditors	5,974	31,077
Amounts owed to associates	1,532,239	1,507,239
Taxation and social security	24,317	31,333
Other creditors	669,602	673,602
	<u>2,265,621</u>	<u>2,275,609</u>

7. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	2022 £	2021 £
Bank loans	<u>476,518</u>	<u>511,932</u>

8. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2022 £	2021 £
3	Ordinary shares	1	<u>3</u>	<u>3</u>

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.