

Company Number: 0523538

HAMMERSON GROUP LIMITED

ANNUAL REPORT AND FINANCIAL STATEMENTS

Year ended 31 December 2018



HAMMERSON GROUP LIMITED

REPORT OF THE DIRECTORS Year ended 31 December 2018

The Directors present their report and accounts for the year ended 31 December 2018.

1. PRINCIPAL ACTIVITIES

The Company is dormant and has not traded during the financial year or subsequent to the year end.


2. DIRECTORS

- a) Mr. D.J. Atkins, Mr. P.W.B. Cole and Mr. N.T. Drakesmith were Directors of the Company throughout the year.
- b) Mr. P.W.B. Cole resigned as a Director of the Company on 30 April 2019.
- c) Mr. M.R. Bourgeois was appointed as a Director of the Company on 30 April 2019.

3. SECRETARY

Hammerson Company Secretarial Limited was Secretary of the Company throughout the year.

By Order of the Board



J. Crane
For and on behalf of
Hammerson Company Secretarial Limited
acting as Secretary
Date: 29 August 2019

Registered Office:
Kings Place, 90 York Way
London N1 9GE
Registered in England and Wales No. 07784823

HAMMERSON GROUP LIMITED

BALANCE SHEET

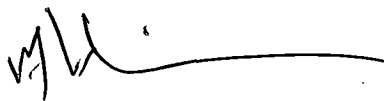
As at 31 December 2018

	Note	2018 £	2017 £
Fixed assets			
Investments	5	-	-
Current assets			
Debtors	2	<u>100</u>	<u>100</u>
Net assets		<u>100</u>	<u>100</u>
Capital and reserves			
Share capital	3	<u>100</u>	<u>100</u>
Shareholder's funds		<u>100</u>	<u>100</u>

The Company did not trade during the current or preceding year and has made neither profit nor loss, nor any other recognised gain or loss.

- (a) For the financial year in question, the Company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies.
- (b) The members have not required the Company to obtain an audit in accordance with section 476 of the Companies Act 2006.
- (c) The Directors acknowledge their responsibility for complying with the requirements of the Act with respect to accounting records and for the preparation of accounts.

These accounts were authorised for issue by the Board of Directors on 29 August 2019 and signed on its behalf.



M.R. Bourgeois

Director

Company Number: 0523538

HAMMERSON GROUP LIMITED

NOTES TO THE ACCOUNTS Year ended 31 December 2018

1. ACCOUNTING POLICY

The following principal accounting policies have been applied consistently throughout the current and preceding year.

a) Basis of accounting

The financial statements have been prepared in accordance with FRS 102, the Financial Reporting Standard applicable in the United Kingdom and the Republic of Ireland.

The Company is dormant within the Companies Act definition of a dormant company and has taken advantage of the option available under Section 35:10 of FRS 102 to retain its accounting policies for reported assets, liabilities and equity at the date of transition to FRS 102 until there is any change to those balances or the Company undertakes any new transactions.

2. DEBTORS

	2018 £	2017 £
Amount owed by immediate parent company for unpaid share capital	<u>100</u>	<u>100</u>

3. SHARE CAPITAL

	2018 £	2017 £
Allotted, called up and fully paid:		
100 ordinary shares of £1 each	<u>100</u>	<u>100</u>

4. ULTIMATE PARENT COMPANY AND CONTROLLING PARTY

At 31 December 2018, the Company's immediate and ultimate parent company was Hammerson plc, which is registered in England and Wales and the parent undertaking of the smallest and largest group to consolidate these financial statements.

Copies of the consolidated financial statements of Hammerson plc are available from the Company Secretary, Kings Place, 90 York Way, London N1 9GE.

5. INVESTMENTS

The Company's investments are detailed below. Unless specified, all companies listed are registered in England and Wales with the same registered office as the Company.

HAMMERSON GROUP LIMITED

NOTES TO THE ACCOUNTS Year ended 31 December 2016

5. INVESTMENTS (continued)

Company	Country	Ultimate %
Hammerson Group Limited		
— Grantchester Holdings Limited	UK	Less than 1%
— Grantchester Investments Limited	UK	Less than 1%
— Grantchester Limited	UK	Less than 1%
— Crocusford Limited	UK	Less than 1%
— Grantchester Developments (Birmingham) Limited	UK	Less than 1%
— Grantchester Developments (Falkirk) Limited	UK	Less than 1%
— Grantchester Group Limited	UK	Less than 1%
— Grantchester Properties (Gloucester) Limited	UK	Less than 1%
— Grantchester Properties (Luton) Limited	UK	Less than 1%
— Grantchester Properties (Middlesbrough) Limited	UK	Less than 1%
— Grantchester Properties (Nottingham) Limited	UK	Less than 1%
— Grantchester Properties (Port Talbot) Limited	UK	Less than 1%
— Grantchester Properties (Sunderland) Limited	UK	Less than 1%
— London & Metropolitan Northern	UK	Less than 1%
— Grantchester Property Management Limited	UK	Less than 1%
— Westchester Holdings Limited	UK	Less than 1%
— Hammerson (Euston Square) Limited	UK	Less than 1%
— Westchester Property Holdings Limited	UK	Less than 1%
— Hammerson Group Management Limited	UK	Less than 1%
— Hammerson Pension Scheme Trustees Limited	UK	1.000%
— Hammerson UK Properties plc	UK	Less than 1%
— 280 Bishopsgate Investments Limited	UK	Less than 1%
— Abbey Retail Park Limited ¹	UK	Less than 1%
— Bull Ring (GP2) Limited	UK	Less than 1%
— Bull Ring (GP) Limited	UK	Less than 1%
— BRLP Rotunda Limited	UK	Less than 1%
— Bull Ring No. 1 Limited	UK	Less than 1%
— Bull Ring No. 2 Limited	UK	Less than 1%
— Christchurch UK Limited	UK	Less than 1%
— Croydon Management Services Limited	UK	Less than 1%
— Hammerson (60 Threadneedle Street) Limited	UK	Less than 1%
— Hammerson (9-13 Grosvenor Street) Limited	UK	Less than 1%
— Hammerson (Abbey) Limited	UK	Less than 1%
— Hammerson (Bicester No. 2) Limited	UK	Less than 1%
— Hammerson (Brent Cross) Limited	UK	Less than 1%
— Hammerson (Brent South) Limited	UK	Less than 1%
— Hammerson (Bristol Investments) Limited	UK	Less than 1%
— Hammerson (Bristol) Limited	UK	Less than 1%
— Bristol Alliance (GP) Limited	UK	Less than 1%
— Bristol Alliance Nominee No.1 Limited	UK	Less than 1%
— Bristol Alliance Nominee No.2 Limited	UK	Less than 1%
— Hammerson (Cardiff) Limited	UK	Less than 1%
— Hammerson (Centurion) Limited	UK	Less than 1%
— Hammerson (Coventry) Limited	UK	Less than 1%
— Hammerson (Cramlington I) Limited	UK	Less than 1%
— Hammerson (Cricklewood) Limited	UK	Less than 1%
— Hammerson (Croydon) Limited	UK	Less than 1%
— Hammerson (Didcot II) Limited	UK	Less than 1%
— Hammerson (Didcot) Limited	UK	Less than 1%
— Hammerson (Euston Square) Limited	UK	Less than 1%
— Hammerson (Exeter I) Limited	UK	Less than 1%
— Hammerson (Folkestone) Limited	UK	Less than 1%
— Hammerson (Glasgow) Limited	UK	Less than 1%
— Hammerson (Grosvenor Street) Limited	UK	Less than 1%
— Hammerson (Kingston) Limited	UK	Less than 1%
— Hammerson (Leeds Developments) Limited	UK	Less than 1%
— Hammerson (Leeds GP) Limited	UK	Less than 1%
— Leeds (GP1) Limited	UK	Less than 1%
— Leeds (GP2) Limited	UK	Less than 1%
— Hammerson (Leeds Investments) Limited	UK	Less than 1%
— Mentboost Limited	UK	Less than 1%
— SEVCO 5025 Limited ²	UK	Less than 1%

HAMMERSON GROUP LIMITED

NOTES TO THE ACCOUNTS

Year ended 31 December 2016

5. INVESTMENTS (continued)

Company	Country	Ultimate %
Hammerson (Leeds) Limited	UK	Less than 1%
Hammerson (Leicester GP) Limited	UK	Less than 1%
Hammerson (Lichfield) Limited	UK	Less than 1%
Hammerson (Merthyr) Limited	UK	Less than 1%
Hammerson (Milton Keynes) Limited	UK	Less than 1%
Hammerson (Moor House) Properties Limited	UK	Less than 1%
Moor House General Partner Limited	UK	Less than 1%
Hammerson (Newcastle) Limited	UK	Less than 1%
Hammerson (Newtownabbey) Limited	UK	Less than 1%
Hammerson (Oldbury) Limited	UK	Less than 1%
Hammerson (Parc Tawe I) Limited	UK	Less than 1%
Hammerson (Renfrew) Limited	UK	Less than 1%
Hammerson (Rugby) Limited	UK	Less than 1%
Hammerson (Silverburn) Limited ³	Isle of Man	Less than 1%
Retail Property Holdings Limited ³	Isle of Man	Less than 1%
Retail Property Holdings (SE) Limited ⁴	Guernsey	Less than 1%
Silverburn Investment Advisor Limited	UK	Less than 1%
Hammerson (Staines) Limited	UK	Less than 1%
Hammerson (Telford) Limited	UK	Less than 1%
Hammerson Wrekin LLP	UK	Less than 1%
Hammerson (Value Retail Investments) Limited	UK	Less than 1%
Hammerson (Victoria Gate) Limited	UK	Less than 1%
Hammerson (Victoria Investments) Limited	UK	Less than 1%
Hammerson (Victoria Quarter) Limited	UK	Less than 1%
Hammerson (Watermark) Limited	UK	Less than 1%
Hammerson (Whitgift) Limited	UK	Less than 1%
Hammerson Birmingham Properties Limited	UK	Less than 1%
Bull Ring (GP) Limited	UK	Less than 1%
Grand Central (GP) Limited	UK	Less than 1%
Grand Central No 1 Limited	UK	Less than 1%
Grand Central No 2 Limited	UK	Less than 1%
Martineau Galleries (GP) Limited	UK	Less than 1%
Martineau Galleries No. 1 Limited	UK	Less than 1%
Martineau Galleries No. 2 Limited	UK	Less than 1%
Hammerson Bull Ring Limited	UK	Less than 1%
Hammerson Croydon (GP1) Limited	UK	Less than 1%
Croydon (GP1) Limited	UK	Less than 1%
Croydon (GP2) Limited	UK	Less than 1%
Croydon Car Park Limited	UK	Less than 1%
Croydon Property Investments Limited	UK	Less than 1%
Hammerson Croydon (GP2) Limited	UK	Less than 1%
Croydon (GP1) Limited	UK	Less than 1%
Hammerson Investments (No 37) Limited	UK	Less than 1%
Hammerson Investments (No 12) Limited	UK	Less than 1%
Precis (1474) Limited	UK	Less than 1%
Spitalfields Holdings Limited	UK	Less than 1%
Spitalfields Holdings Limited	UK	Less than 1%
Spitalfields Developments Limited	UK	Less than 1%
Hammerson Investments (No. 13) Limited	UK	Less than 1%
Hammerson Investments (No. 16) Limited	UK	Less than 1%
Spitalfields Holdings Limited	UK	Less than 1%
Hammerson Investments (No. 23) Limited	UK	Less than 1%
Bishopsgate Goodsynd Regeneration Limited	UK	Less than 1%
Hammerson Investments (No.35) Limited	UK	Less than 1%
Hammerson Investments (No.36) Limited	UK	Less than 1%
Hammerson Investments Limited	UK	Less than 1%
Hammerson Junction (No 3) Limited	UK	Less than 1%
The Junction (General Partner) Limited	UK	Less than 1%
Junction Nominee 1 Limited	UK	Less than 1%
Junction Nominee 2 Limited	UK	Less than 1%
The Junction (Thurrock Shareholder GP) Limited	UK	Less than 1%
The Junction Thurrock (General Partner) Limited	UK	Less than 1%
Hammerson Junction (No 4) Limited	UK	Less than 1%
Hammerson Martineau Galleries Limited	UK	Less than 1%
Hammerson MGLP 2 Limited	UK	Less than 1%
Hammerson MGLP Limited	UK	Less than 1%
Hammerson MLP Limited	UK	Less than 1%
Hammerson Moor House (LP) Limited	UK	Less than 1%
Hammerson Operations Limited	UK	Less than 1%
Hammerson Oracle Investments Limited	UK	Less than 1%
Hammerson Oracle Properties Limited	UK	Less than 1%
Oracle Shopping Centre Limited	UK	Less than 1%
Oracle Nominees (No. 1) Limited	UK	Less than 1%
Oracle Nominees (No. 2) Limited	UK	Less than 1%

Oracle Nominees Limited	UK	Less than 1%
Reading Residential Properties Limited	UK	Less than 1%
Hammerson Peterborough (GP) Limited	UK	Less than 1%
Hammerson Peterborough (No 1) Limited	UK	Less than 1%
Hammerson Peterborough (No 2) Limited	UK	Less than 1%
Hammerson Project Management Limited	UK	Less than 1%
Hammerson Ravenhead Limited	UK	Less than 1%
Hammerson Retail Parks Holdings Limited	UK	Less than 1%
Hammerson Sheffield (NRQ) Limited	UK	Less than 1%
Hammerson Shelf Co 10 Limited	UK	Less than 1%
Hammerson Shelf Co 7 Limited	UK	Less than 1%
Hammerson Shelf Co 9 Limited	UK	Less than 1%
Hammerson VIA (Jersey) Limited ⁵	Jersey	Less than 1%
Hammerson VRC (Jersey) Limited ⁵	Jersey	Less than 1%
Hammerson Wrekin LLP	UK	Less than 1%
Monesan Limited ¹	UK	Less than 1%
New Southgate Limited	UK	Less than 1%
RT Group Developments Limited	UK	Less than 1%
RT Group Property Investments Limited	UK	Less than 1%
Union Square Developments Limited ⁶	UK	Less than 1%
West Quay Shopping Centre Limited	UK	Less than 1%
Governeffect Limited	UK	Less than 1%
West Quay (No.1) Limited	UK	Less than 1%
West Quay (No.2) Limited	UK	Less than 1%

1. Registered office is 50 Bedford Street, Belfast, BT2 7FW, United Kingdom.
2. Registered office is SG House, 6 St. Cross Road, Winchester, Hampshire, SO23 9HX, United Kingdom.
3. Registered office is First Names House, Victoria Road, Douglas, IM2 4DF, Isle of Man.
4. Registered office is Firman House, St George's Place, St Peter Port, GY1 2BH, Guernsey
5. Registered office is 47 Esplanade, St. Helier, JE1 0BD, Jersey.
6. Registered office is 1 George Square, Glasgow, G2 1AL, United Kingdom