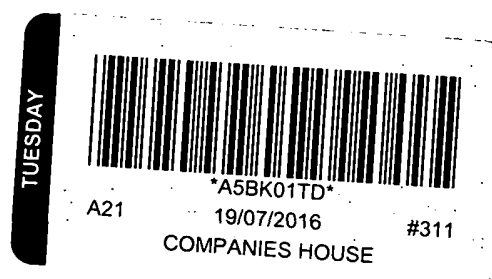

48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)

UNAUDITED
DIRECTOR'S REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2015



48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)

COMPANY INFORMATION

DIRECTOR	Dr C L Chen
COMPANY SECRETARY	Farrar Property Management Limited
REGISTERED NUMBER	02279544
REGISTERED OFFICE	The Studio 16 Cavaye Place London SW10 9PT
ACCOUNTANTS	Gibson Appleby Chartered Accountants 1-3 Ship Street Shoreham-by-Sea West Sussex BN43 5DH

48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)

CONTENTS

	Page
Director's report	1
Accountants' report	2
Income and expenditure account	3
Balance sheet	3
Notes to the financial statements	4

48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)

DIRECTOR'S REPORT
FOR THE YEAR ENDED 31 DECEMBER 2015

The director presents his report and the unaudited financial statements for the year ended 31 December 2015.

PRINCIPAL ACTIVITIES

The principal activity of the company is to act as the service manager of the flats known as 48/50 Harrington Gardens, London on a non profit basis. The whole of the service and management expenses are recoverable from the lessees in accordance with the terms of their respective leases.

REVIEW OF ACTIVITIES

The company acts as a trustee in respect of service charge monies collected in connection with the above property. In accordance with recommendations from ARMA (Association of Residential Managing Agents), the service charge monies are excluded from the accounts as the company acts only in a trustee capacity in this connection. Separate service charge accounts are prepared and certified.

DIRECTOR

The director who served during the year was:

Dr C L Chen

This report has been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

This report was approved by the board and signed on its behalf.

DocuSigned by:

Farrar Property Management

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I Hammond (for and on behalf of Farrar Property Management Limited)
Secretary

Date: 7/14/2016

48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)

**CHARTERED ACCOUNTANTS' REPORT TO THE DIRECTOR ON THE PREPARATION OF THE
UNAUDITED STATUTORY FINANCIAL STATEMENTS OF 48/50 HARRINGTON GARDENS MANAGEMENT
COMPANY LIMITED
FOR THE YEAR ENDED 31 DECEMBER 2015**

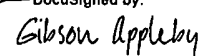
In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of 48/50 Harrington Gardens Management Company Limited for the year ended 31 December 2015 which comprise the Income and expenditure account, the Balance sheet and the related notes from the company's accounting records and from information and explanations you have given to us.

As a member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at icaew.com/regulations.

This report is made solely to the director of 48/50 Harrington Gardens Management Company Limited in accordance with the terms of our engagement letter. Our work has been undertaken solely to prepare for your approval the financial statements of 48/50 Harrington Gardens Management Company Limited and state those matters that we have agreed to state to the director of 48/50 Harrington Gardens Management Company Limited in this report in accordance with AAF 2/10 as detailed at icaew.com/compilation. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than 48/50 Harrington Gardens Management Company Limited and its director for our work or for this report.

It is your duty to ensure that 48/50 Harrington Gardens Management Company Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the company's assets, liabilities, financial position and profit or loss. You consider that 48/50 Harrington Gardens Management Company Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or review of the financial statements of 48/50 Harrington Gardens Management Company 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.

DocuSigned by:

81D6345420734EC...
Gibson Appleby

Chartered Accountants

1-3 Ship Street
Shoreham-by-Sea
West Sussex
BN43 5DH

Date: 14/07/2016

48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)
REGISTERED NUMBER: 02279544

INCOME AND EXPENDITURE ACCOUNT
FOR THE YEAR ENDED 31 DECEMBER 2015

The company has not traded during the year or the preceding financial year. During these periods, the company received no income and incurred no expenditure and therefore made neither profit or loss.

BALANCE SHEET
AS AT 31 DECEMBER 2015

Note	2015 £	2014 £
TOTAL ASSETS LESS CURRENT LIABILITIES	-	-
CAPITAL AND RESERVES	-	-

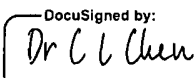
The financial statements have been prepared in accordance with the special provisions applicable to small companies within Part 15 of the Companies Act 2006 and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015).

For the year ended 31 December 2015 the company was entitled to exemption from audit under section 480 of the Companies Act 2006.

Members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The director acknowledges his responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and for preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of the financial year and of its profit or loss for the financial year, in accordance with the requirements of sections 394 and 395 of the Act 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 were approved and authorised for issue by the board and were signed on its behalf by:

DocuSigned by:

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Dr C L Chen
 Director

Date: 13/07/2016

The notes on page 4 form part of these financial statements.

48/50 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED
(A company limited by guarantee)

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2015

1. ACCOUNTING POLICIES

1.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015).

2. COMPANY STATUS

The company is a private company limited by guarantee and consequently does not have share capital. Each of the members is liable to contribute an amount not exceeding £1 towards the assets of the company in the event of liquidation.