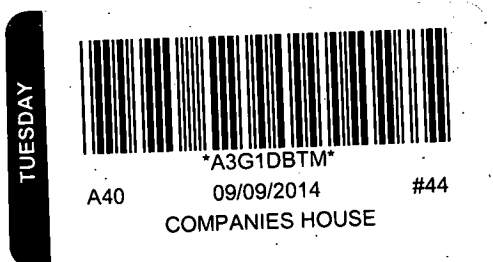


PHIP CH Limited

Report and Financial Statements

Year ended 31 December 2013



Directors' Report

at 31 December 2013

The directors present their report and accounts for the year ended 31 December 2013.

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

Directors

The directors who served during the year were as follows:

H A Hyman

P J Holland

M H Vaughan (Resigned 30 April 2014)

T D Walker-Arnott

Secretary

Nexus Management Services Limited

Registered office

5th Floor

Greener House

66-68 Haymarket

London

SW1Y 4RF

Balance sheet

at 31 December 2013

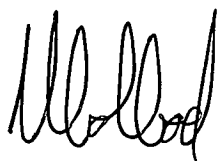
	Notes	2013 £	2012 £
Fixed assets			
Investments		8	8
		-	8
Creditors: amounts falling due within one year	2	-	-
Net current liabilities		-	-
Total assets less current liabilities		-	8
Capital and reserves			
Called up share capital	3	1,333	1,333
Share premium	4	3,000	3,000
Profit and loss account	5	(4,325)	(4,325)
Shareholders' Funds/(deficit)		8	8

For the year ending 31 December 2013 the company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements were approved by the Board on 8 September 2014 and signed on its behalf by:



P.J. Holland

Director

Notes to the financial statements

at 31 December 2013

1. Accounting policies

The following accounting policies have been applied consistently with items which are considered material in relation to the Company's financial statements.

1.1 Basis of accounting

The financial statements have been prepared under the historical cost convention, modified to include the revaluation of investment properties and in accordance with applicable accounting standards.

The company is exempt from preparing group financial statements under section 400 of the Companies Act 2006. The parent undertaking of the smallest and largest group of undertakings for which group financial statements are drawn up and of which the Company is a member is Primary Health Properties PLC. Copies of the financial statements of Primary Health Properties PLC can be obtained from Companies House or the Company Secretary.

1.2 Fixed asset investments

Investments are stated at cost less provision for any impairment in value.

The carrying values of fixed asset investments are reviewed for impairment when events or changes in circumstances indicate the carrying value may not be recoverable.

2. Fixed asset investments

	2013	2012
	£	£
Investment in shares of AHG (2006) Limited	2	2
Investment in shares of PHIP (Hetherington) Limited	1	1
Investment in shares of PHIP (Hoddesdon) Limited	1	1
Investment in shares of PHIP (Milton Keynes) Limited	1	1
Investment in shares of PHIP (RHL) Limited 2	1	1
Investment in shares of PHIP (Sheerness) Limited	1	1
Investment in shares of PHIP (SSG Norwich) Limited	1	1
	<u>8</u>	<u>8</u>

2. Creditors: amounts falling due within one year

	2013	2012
	£	£
Amounts owed to group undertakings	-	-
	<u>-</u>	<u>-</u>

3. Authorised and issued share capital

	2013	2012
	£	£
<i>Allotted, called up and fully paid</i>		
Ordinary shares of £1 each	1,333	1,333
	<u>1,333</u>	<u>1,333</u>

Notes to the financial statements

at 31 December 2013

4. Share premium

	2013 £	2012 £
Balance as at beginning and end of year	3,000	3,000

5. Profit and loss account

	2013 £	2012 £
Balance at beginning of year	(4,325)	(4,325)
Result for the year	-	-
Balance at end of year	(4,325)	(4,325)

6. Ultimate parent undertaking and controlling party

The immediate parent undertaking at the year end was PHIP CHH Limited. The ultimate parent undertaking and controlling party at the year end was Primary Health Properties PLC.

The parent undertaking of the smallest and largest group of undertakings for which group financial statements are drawn up and of which the company is a member is Primary Health Properties PLC. Copies of the financial statements of Primary Health Properties PLC can be obtained from Companies House or the Company Secretary.