

Registration number 4034952

Landmark Property Investments (UK) Limited
Directors' report and unaudited financial statements
for the year ended 31 July 2012



Landmark Property Investments (UK) Limited

Company information

Directors	Sunil Jhingan Ranjana Jhingan
Secretary	Ranjana Jhingan
Company number	4034952
Registered office	52B Ashingdon Road Rochford Essex SS4 1RD
Accountants	Darren Williams & Co Ltd Longacre House Wilcott Shropshire SY4 1BJ
Bankers	HSBC Bank Plc 109 High Street Billerica Essex CM12 9AN

Landmark Property Investments (UK) Limited

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Landmark Property Investments (UK) Limited

**Directors' report
for the year ended 31 July 2012**

The directors present their report and the financial statements for the year ended 31 July 2012

Principal activity

The principal activity of the company was that of a property letting company

Directors

The directors who served during the year are as stated below

Sunil Jhingan

Ranjana Jhingan

This report has been prepared in accordance with the special provisions for small companies under Part 15 of the Companies Act 2006

This report was approved by the Board on 11 April 2013 and signed on its behalf by

A handwritten signature in black ink, appearing to be 'Sunil Jhingan', is written over a printed name and title.

**Sunil Jhingan
Director**

Landmark Property Investments (UK) Limited
Report to the Board of Directors on the preparation
of unaudited financial statements of Landmark Property Investments (UK) Limited
for the year ended 31 July 2012

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the accounts of Landmark Property Investments (UK) Limited for the year ended 31 July 2012 which comprise of the Profit and Loss 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 practising member of The Institute of Chartered Accountants in England & Wales, we are subject to its ethical and other professional requirements which are detailed at www.icaew.com/regulations

This report is made to the company's board of directors in accordance with the terms of our engagement. Our work has been undertaken solely to prepare for your approval the accounts of Landmark Property Investments (UK) Limited and state those matters that we have agreed to state to the company's board of directors, as a body, in this report, in accordance with the requirements of The Institute of Chartered Accountants in England & Wales as detailed at www.icaew.com/regulations. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's board of directors, as a body, for our work or for this report.

It is your duty to ensure that the company has kept adequate accounting records and to prepare statutory accounts that give a true and fair view of the assets, liabilities, financial position and profit of Landmark Property Investments (UK) Limited. You consider that Landmark Property Investments (UK) Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit of the financial statements. 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 financial statements.



Darren Williams & Co Ltd
Chartered Accountants
Longacre House
Wilcott
Shropshire
SY4 1BJ

11 April 2013

Landmark Property Investments (UK) Limited

**Profit and loss account
for the year ended 31 July 2012**

		2012	2011
	Notes	£	£
Administrative expenses		(119,462)	(115,202)
Other operating income		<u>131,926</u>	<u>140,969</u>
Operating profit	2	<u>12,464</u>	<u>25,767</u>
Interest payable and similar charges		<u>(1,005)</u>	<u>(1,733)</u>
Profit on ordinary activities before taxation		11,459	24,034
Tax on profit on ordinary activities	3	<u>(3,821)</u>	<u>(6,549)</u>
Profit for the year	9	<u>7,638</u>	<u>17,485</u>
Retained profit brought forward		<u>399,068</u>	<u>381,583</u>
Retained profit carried forward		<u><u>406,706</u></u>	<u><u>399,068</u></u>

The notes on pages 6 to 8 form an integral part of these financial statements.

Landmark Property Investments (UK) Limited

**Balance sheet
as at 31 July 2012**

		2012		2011	
	Notes	£	£	£	£
Fixed assets					
Tangible assets	4		504,795		512,441
Current assets					
Debtors	5	17,827		21,085	
Cash at bank and in hand		15,822		11,142	
		<u>33,649</u>		<u>32,227</u>	
Creditors: amounts falling due within one year	6	<u>(131,638)</u>		<u>(116,289)</u>	
Net current liabilities			<u>(97,989)</u>		<u>(84,062)</u>
Total assets less current liabilities			406,806		428,379
Creditors: amounts falling due after more than one year	7		<u>-</u>		<u>(29,211)</u>
Net assets			<u>406,806</u>		<u>399,168</u>
Capital and reserves					
Called up share capital	8		100		100
Profit and loss account	9		406,706		399,068
Shareholders' funds			<u>406,806</u>		<u>399,168</u>

The directors' statements required by Sections 475(2) and (3) are shown on the following page which forms part of this Balance Sheet

The notes on pages 6 to 8 form an integral part of these financial statements.

Landmark Property Investments (UK) Limited

Balance sheet (continued)

**Directors' statements required by Sections 475(2) and (3)
for the year ended 31 July 2012**

In approving these financial statements as directors of the company we hereby confirm

- (a) that for the year stated above the company was entitled to the exemption conferred by Section 477 of the Companies Act 2006 ,
- (b) that no notice has been deposited at the registered office of the company pursuant to Section 476 requesting that an audit be conducted for the year ended 31 July 2012 , and
- (c) that we acknowledge our responsibilities for
 - (1) ensuring that the company keeps accounting records which comply with Section 386 , and
 - (2) 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 year then ended in accordance with the requirements of Section 393 and which otherwise comply with the provisions of the Companies Act 2006 relating to financial statements, so far as applicable to the company

These accounts have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008)

The financial statements were approved by the Board on 11 April 2013 and signed on its behalf by


Sunil Jhingan
Director

Registration number 4034952

The notes on pages 6 to 8 form an integral part of these financial statements.

Landmark Property Investments (UK) Limited

Notes to the financial statements for the year ended 31 July 2012

1. Accounting policies

1.1. Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008)

1.2. Tangible fixed assets and depreciation

Depreciation is provided at rates calculated to write off the cost less residual value of each asset over its expected useful life, as follows

Land and buildings	-	Straight line over fifty years
Plant and machinery	-	25% on net book value

2. Operating profit

	2012 £	2011 £
Operating profit is stated after charging		
Depreciation and other amounts written off tangible assets	<u>7,646</u>	<u>7,656</u>

3. Tax on profit on ordinary activities

Analysis of charge in period	2012 £	2011 £
Current tax		
UK corporation tax at 20.00% (2011 - 20.67%)	<u>3,821</u>	<u>6,549</u>

Factors affecting tax charge for period

The tax assessed for the period is higher than the standard rate of corporation tax in the UK (20.00 per cent). The differences are explained below

	2012 £	2011 £
Profit on ordinary activities before taxation	<u>11,459</u>	<u>24,034</u>
Profit on ordinary activities multiplied by standard rate of corporation tax in the UK of 20.00% (31 July 2011 - 20.67%)	2,292	4,968
Effects of:		
Capital allowances for period in excess of depreciation	<u>1,529</u>	<u>1,581</u>
Current tax charge for period	<u>3,821</u>	<u>6,549</u>

Landmark Property Investments (UK) Limited

**Notes to the financial statements
for the year ended 31 July 2012**

continued

4. Tangible fixed assets	Land and buildings freehold £	Plant and machinery £	Total £
Cost			
At 1 August 2011	580,890	2,127	583,017
At 31 July 2012	580,890	2,127	583,017
Depreciation			
At 1 August 2011	68,562	2,014	70,576
Charge for the year	7,618	28	7,646
At 31 July 2012	76,180	2,042	78,222
Net book values			
At 31 July 2012	504,710	85	504,795
At 31 July 2011	512,328	113	512,441

5. Debtors	2012 £	2011 £
Trade debtors	17,827	21,085

6. Creditors: amounts falling due within one year	2012 £	2011 £
Bank loan	28,417	36,000
Corporation tax	3,821	6,549
Directors' accounts	98,656	73,020
Accruals and deferred income	744	720
	131,638	116,289

Landmark Property Investments (UK) Limited

**Notes to the financial statements
for the year ended 31 July 2012**

continued

7. Creditors: amounts falling due after more than one year	2012 £	2011 £
Bank loan	<u> - </u>	<u> 29,211 </u>
The bank loans are secured by a fixed and floating charge over all of the company's assets		
8. Share capital	2012 £	2011 £
Authorised		
1,000 Ordinary shares of 1 each	<u> 1,000 </u>	<u> 1,000 </u>
Allotted, called up and fully paid		
100 Ordinary shares of 1 each	<u> 100 </u>	<u> 100 </u>
Equity Shares		
100 Ordinary shares of 1 each	<u> 100 </u>	<u> 100 </u>
9. Reserves	Profit and loss account £	Total £
At 1 August 2011	399,068	399,068
Profit for the year	<u> 7,638 </u>	<u> 7,638 </u>
At 31 July 2012	<u> 406,706 </u>	<u> 406,706 </u>