

**Company registration number: 04499445**

**Alberga Properties Limited**  
**Unaudited financial statements**  
**31 December 2016**

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# **Alberga Properties Limited**

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**Alberga Properties Limited**

**Directors and other information**

<b>Director</b>	Trixy Alberga
<b>Secretary</b>	Alexander Alberga
<b>Company number</b>	04499445
<b>Registered office</b>	Building 6 30 Friern Park London N12 9DA
<b>Business address</b>	12 Providence Lane Corsham Wiltshire SN13 9DJ

**Alberga Properties Limited**  
**Statement of financial position**  
**31 December 2016**

	Note	2016 £	£	2015 £	£
<b>Fixed assets</b>					
Tangible assets	5	198,834		97,199	
			198,834		97,199
<b>Current assets</b>					
Debtors	6	-		721	
Cash at bank and in hand		6,643		7,858	
		6,643		8,579	
<b>Creditors: amounts falling due within one year</b>	7	(66,450)		(9,633)	
<b>Net current liabilities</b>			(59,807)		(1,054)
<b>Total assets less current liabilities</b>			139,027		96,145
<b>Creditors: amounts falling due after more than one year</b>	8		(72,299)		(34,692)
<b>Net assets</b>			66,728		61,453
<b>Capital and reserves</b>					
Called up share capital			1		1
Profit and loss account			66,727		61,452
<b>Shareholders funds</b>			66,728		61,453

For the year ending 31 December 2016 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Director's responsibilities:

- The shareholders have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476;
- The director acknowledges their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of financial statements.

These financial statements have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies' regime and in accordance with FRS 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

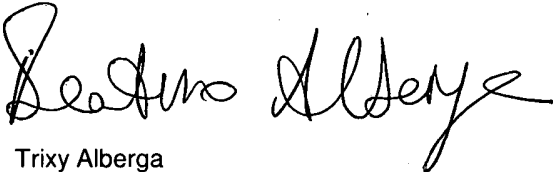
In accordance with section 444 of the Companies Act 2006, the statement of income and retained earnings has not been delivered.

**The notes on pages 5 to 8 form part of these financial statements.**

**Alberga Properties Limited**

**Statement of financial position (continued)**  
**31 December 2016**

These financial statements were approved by the board of directors and authorised for issue on 30 August 2017, and are signed on behalf of the board by:

A handwritten signature in black ink, appearing to read 'Trixy Alberga', written in a cursive style.

Trixy Alberga  
Director

Company registration number: 04499445

**The notes on pages 5 to 8 form part of these financial statements.**

## **Alberga Properties Limited**

### **Notes to the financial statements Year ended 31 December 2016**

#### **1. General information**

The company is a private company limited by shares, registered in England and Wales. The address of the registered office is Building 6, 30 Friern Park, London, N12 9DA.

#### **2. Statement of compliance**

These financial statements have been prepared in compliance with the provisions of FRS 102, Section 1A, 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

#### **3. Accounting policies**

##### **Basis of preparation**

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through profit or loss.

The financial statements are prepared in sterling, which is the functional currency of the entity.

##### **Turnover**

Turnover is measured at the fair value of the consideration received or receivable for goods supplied and services rendered, net of discounts and Value Added Tax.

Revenue from the sale of goods is recognised when the significant risks and rewards of ownership have transferred to the buyer, usually on despatch of the goods; the amount of revenue can be measured reliably; it is probable that the associated economic benefits will flow to the entity and the costs incurred or to be incurred in respect of the transactions can be measured reliably.

##### **Taxation**

The taxation expense represents the aggregate amount of current and deferred tax recognised in the reporting period. Tax is recognised in the statement of comprehensive income, except to the extent that it relates to items recognised in other comprehensive income or directly in capital and reserves. In this case, tax is recognised in other comprehensive income or directly in capital and reserves, respectively.

Current tax is recognised on taxable profit for the current and past periods. Current tax is measured at the amounts of tax expected to pay or recover using the tax rates and laws that have been enacted or substantively enacted at the reporting date.

Deferred tax is recognised in respect of all timing differences at the reporting date. Unrelieved tax losses and other deferred tax assets are recognised to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits. Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the reporting date that are expected to apply to the reversal of the timing difference.

## **Alberga Properties Limited**

### **Notes to the financial statements (continued) Year ended 31 December 2016**

#### **Tangible assets**

Tangible assets are initially recorded at cost, and are subsequently stated at cost less any accumulated depreciation and impairment losses.

Any tangible assets carried at revalued amounts are recorded at the fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

An increase in the carrying amount of an asset as a result of a revaluation, is recognised in other comprehensive income and accumulated in capital and reserves, except to the extent it reverses a revaluation decrease of the same asset previously recognised in profit or loss. A decrease in the carrying amount of an asset as a result of revaluation is recognised in other comprehensive income to the extent of any previously recognised revaluation increase accumulated in capital and reserves in respect of that asset. Where a revaluation decrease exceeds the accumulated revaluation gains accumulated in capital and reserves in respect of that asset, the excess shall be recognised in profit or loss.

#### **Depreciation**

Depreciation is calculated so as to write off the cost or valuation of an asset, less its residual value, over the useful economic life of that asset as follows:

Long leasehold investment properties - Not depreciated

If there is an indication that there has been a significant change in depreciation rate, useful life or residual value of tangible assets, the depreciation is revised prospectively to reflect the new estimates.

#### **Investment property**

Investment property is measured initially at cost, which includes purchase price and any directly attributable expenditure. Investment property is revalued to its fair value at each reporting date and any changes in fair value are recognised in profit or loss.

If a reliable measure of fair value is not available without undue cost or effort it shall be transferred to tangible assets and accounted for under the cost model until it is expected that fair value will be reliably measurable on an on-going basis.

#### **Impairment**

A review for indicators of impairment is carried out at each reporting date, with the recoverable amount being estimated where such indicators exist. Where the carrying value exceeds the recoverable amount, the asset is impaired accordingly. Prior impairments are also reviewed for possible reversal at each reporting date.

When it is not possible to estimate the recoverable amount of an individual asset, an estimate is made of the recoverable amount of the cash-generating unit to which the asset belongs. The cash-generating unit is the smallest identifiable group of assets that includes the asset and generates cash inflows that are largely independent of the cash inflows from other assets or groups of assets.

# Alberga Properties Limited

## Notes to the financial statements (continued) Year ended 31 December 2016

### Financial instruments

A financial asset or a financial liability is recognised only when the entity becomes a party to the contractual provisions of the instrument. Basic financial instruments are initially recognised at the transaction price, unless the arrangement constitutes a financing transaction, where it is recognised at the present value of the future payments discounted at a market rate of interest for a similar debt instrument. Debt instruments are subsequently measured at amortised cost.

Other financial instruments are subsequently measured at fair value, with any changes recognised in profit or loss. Financial assets that are measured at cost or amortised cost are reviewed for objective evidence of impairment at the end of each reporting date. If there is objective evidence of impairment, an impairment loss is recognised in profit or loss immediately. For all equity instruments regardless of significance, and other financial assets that are individually significant, these are assessed individually for impairment. Other financial assets or either assessed individually or grouped on the basis of similar credit risk characteristics. Any reversals of impairment are recognised in profit or loss immediately, to the extent that the reversal does not result in a carrying amount of the financial asset that exceeds what the carrying amount would have been had the impairment not previously been recognised.

### 4. Profit/loss before taxation

Profit/loss before taxation is stated after charging/(crediting):

	2016	2015
	£	£
Depreciation of tangible assets	216	216

### 5. Tangible assets

	Long leasehold property £	Fixtures, fittings and equipment £	Total £
<b>Cost</b>			
At 1 January 2016	96,761	654	97,415
Additions	101,851	-	101,851
<b>At 31 December 2016</b>	<b>198,612</b>	<b>654</b>	<b>199,266</b>
<b>Depreciation</b>			
At 1 January 2016	-	216	216
Charge for the year	-	216	216
<b>At 31 December 2016</b>	<b>-</b>	<b>432</b>	<b>432</b>
<b>Carrying amount</b>			
<b>At 31 December 2016</b>	<b>198,612</b>	<b>222</b>	<b>198,834</b>
At 31 December 2015	96,761	438	97,199

**Alberga Properties Limited**

**Notes to the financial statements (continued)**  
**Year ended 31 December 2016**

**6. Debtors**

	<b>2016</b>	<b>2015</b>
	<b>£</b>	<b>£</b>
Other debtors	<u>-</u>	<u>721</u>

**7. Creditors: amounts falling due within one year**

	<b>2016</b>	<b>2015</b>
	<b>£</b>	<b>£</b>
Corporation tax	574	-
Other creditors	65,876	9,633
	<u>66,450</u>	<u>9,633</u>

**8. Creditors: amounts falling due after more than one year**

	<b>2016</b>	<b>2015</b>
	<b>£</b>	<b>£</b>
Bank loans and overdrafts	<u>72,299</u>	<u>34,692</u>

**9. Directors advances, credits and guarantees**

During the year the director entered into the following advances and credits with the company:

	<b>2016</b>		
	Balance brought forward	Advances /(credits) to the director	Balance o/standing
	<b>£</b>	<b>£</b>	<b>£</b>
Trixy Alberga	<u>(8,127)</u>	<u>(56,858)</u>	<u>(64,985)</u>

	<b>2015</b>		
	Balance brought forward	Advances /(credits) to the director	Balance o/standing
	<b>£</b>	<b>£</b>	<b>£</b>
Trixy Alberga	<u>(7,555)</u>	<u>(572)</u>	<u>(8,127)</u>

**10. Controlling party**

The company was controlled throughout the year ended 31st December 2016 and the previous year by its director, Ms Trixy Alberga.