

Unaudited Financial Statements for the Year Ended 30 November 2022

for

November Properties Three Limited

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for the Year Ended 30 November 2022

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**DIRECTOR:** Mrs K L Haylock

**SECRETARY:** Mrs D B Hill

**REGISTERED OFFICE:** Blue House Farm Office  
Brentwood Road  
West Horndon  
Essex  
CM13 3LX

**REGISTERED NUMBER:** 04964146 (England and Wales)

Balance Sheet  
30 November 2022

	Notes	30.11.22 £	£	30.11.21 £	£
<b>FIXED ASSETS</b>					
Investment property	4		1,000,000		1,000,000
<b>CURRENT ASSETS</b>					
Cash in hand		2		2	
<b>CREDITORS</b>					
Amounts falling due within one year	5	<u>1,000,000</u>		<u>1,000,000</u>	
<b>NET CURRENT LIABILITIES</b>			<u>(999,998)</u>		<u>(999,998)</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<u>2</u>		<u>2</u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital			<u>2</u>		<u>2</u>
<b>SHAREHOLDERS' FUNDS</b>			<u>2</u>		<u>2</u>

The company is entitled to exemption from audit under Section 480 of the Companies Act 2006 for the year ended 30 November 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 30 November 2022 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges her responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- (b) preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 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 have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies regime.

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the director and authorised for issue on 12 August 2023 and were signed by:

Mrs K L Haylock - Director

Notes to the Financial Statements  
for the Year Ended 30 November 2022

**1. STATUTORY INFORMATION**

November Properties Three Limited is a private company, limited by shares, registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

**2. ACCOUNTING POLICIES**

**Basis of preparing the financial statements**

These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

**Investment property**

Investment properties are included in the balance sheet at their open market value in accordance with Statement of Standard Accounting Practice 19 and are not depreciated. This treatment is contrary to the Companies Act 2006 which states that fixed assets should be depreciated but is, in the opinion of the director, necessary in order to give a true and fair view of the financial position of the company.

**3. EMPLOYEES AND DIRECTORS**

The average number of employees during the year was NIL (2021 - NIL).

**4. INVESTMENT PROPERTY**

	Total £
<b>FAIR VALUE</b>	
At 1 December 2021	
and 30 November 2022	<u>1,000,000</u>
<b>NET BOOK VALUE</b>	
At 30 November 2022	<u>1,000,000</u>
At 30 November 2021	<u>1,000,000</u>

**5. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	30.11.22 £	30.11.21 £
Other creditors	<u>1,000,000</u>	<u>1,000,000</u>

This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.