

Company Registration No. 5481300 (England and Wales)

STATUTORY

REVCAP PROPERTIES 35 LIMITED

DIRECTORS' REPORT AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 30 APRIL 2008



REVCAP PROPERTIES 35 LIMITED

COMPANY INFORMATION

Directors	A Pettit W Killick N West (appointed 16 October 2007)
Secretary	R B Mitchell
Company number	5481300
Registered office	20 Balderton Street London W1K 6TL

REVCAP PROPERTIES 35 LIMITED

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REVCAP PROPERTIES 35 LIMITED

DIRECTORS' REPORT

FOR THE YEAR ENDED 30 APRIL 2008

The directors present their report and financial statements for the year ended 30 April 2008.

Principal activities and review of the business

The company has not traded in the year.

Directors

The following directors have held office since 1 May 2007:

A Pettit

W Killick

N West

(appointed 16 October 2007)

Directors' interests

The directors' interests in the shares of the company were as stated below:

	Ordinary shares of £1 each	
	30 April 2008	30 April 2007
A Pettit	-	-
W Killick	-	-
N West	-	-

A Pettit and W Killick are designated members of Real Estate Venture Capital Partners LLP, the ultimate parent of the company.

On behalf of the board



A Pettit

Director

Date: 23 September 2008

REVCAP PROPERTIES 35 LIMITED

BALANCE SHEET

FOR THE YEAR ENDED 30 APRIL 2008

	Notes	£	2008 £	£	2007 £	£
Current assets						
Debtors	2	1		1		
Total assets less current liabilities			<u>1</u>	<u>1</u>		
Capital and reserves						
Called up share capital	3		1	1		
Shareholders' funds – equity interests			<u>1</u>	<u>1</u>		

Statements

- (a) For the year ended 30 April 2008 the company was entitled to exemption under section 249AA(1) of the Companies Act 1985.
- (b) Members have not required the company to obtain an audit of its financial statements in accordance with section 249B(2) of the Companies Act 1985.
- (c) The directors acknowledge their responsibility for
- ensuring the company keeps accounting records which comply with section 221; and
 - 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 and loss for the financial year, in accordance with the requirements of section 226, and which otherwise comply with the requirements of the Companies Act relating to the financial statements as applicable to the company.

The financial statements were approved by the Board on 23 September 2008



A Pettit
Director



W Killick
Director

REVCAP PROPERTIES 35 LIMITED

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 30 APRIL 2008

1. Accounting policies

1.1 Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with applicable accounting standards, which have been applied consistently.

1.2 Profit and loss account

The company has not traded during the year and has made neither a profit nor a loss. Therefore no profit and loss account has been prepared.

2. Debtors	2008	2007
	£	£
Amounts owed by parent and fellow subsidiary undertakings	1	1

3. Share capital

	2008	2007
	£	£
Authorised		
1,000 Ordinary shares of £1 each	1,000	1,000
Allotted, called up and fully paid		
1 Ordinary share of £1	1	1

REVCAP PROPERTIES 35 LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 APRIL 2008

4. Control

The ultimate parent company is Real Estate Venture Capital Partners LLP. This limited liability partnership is controlled by its members.

5. Related party transactions

At the year end there was a balance of £1 (2007: £1) owed by Revcap UK Holdings Limited, the parent company of Revcap Properties 35 Limited.