REGISTERED NUMBER: 08919958

Report of the Directors and

Unaudited Financial Statements

For The Year Ended 28 September 2015

for

21-23 LADBROKE GARDENS LIMITED

Lees-Buckley & Co, Chartered Accountants
16 Northfields Prospect
Putney Bridge Road
London
SW18 1PE

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21-23 LADBROKE GARDENS LIMITED

Company Information
For The Year Ended 28 September 2015

DIRECTORS:	Ms A M D Butler Ms I L Gassert W J Heywood
SECRETARY:	Quadrant Property Management Limited
REGISTERED OFFICE:	c/o Quadrant Property Management Limited Kennedy House 115 Hammersmith Road London W14 0QH
REGISTERED NUMBER:	08919958
ACCOUNTANTS:	Lees-Buckley & Co, Chartered Accountants 16 Northfields Prospect Putney Bridge Road London SW18 1PE

21-23 LADBROKE GARDENS LIMITED

Report of the Directors
For The Year Ended 28 September 2015

The directors present their report with the financial statements of the company for the year ended 28 September 2015.

PRINCIPAL ACTIVITY
The company owns the freehold of 21-23 Ladbroke Gardens, London W11. Its principal activity during the year was the management of the above property.

DIRECTORS
The directors shown below have held office during the whole of the period from 29 September 2014 to the date of this report.

Ms A M D Butler
Ms I L Gassert
W J Heywood

This report has been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies.

BY ORDER OF THE BOARD:

for .....
Quadrant Property Management Limited - Secretary

Date: 18th March 2016

21-23 LADBROKE GARDENS LIMITED

Profit and Loss Account
For The Year Ended 28 September 2015

	Notes	Year Ended 28.9.15 £	Period 3.3.14 to 28.9.14 £
TURNOVER		-	307
Administrative expenses		(1,933)	(420)
		(1,933)	(113)
Other operating income	2	2,046	-
OPERATING PROFIT/(LOSS) and PROFIT/(LOSS) ON ORDINARY ACTIVITIES BEFORE TAXATION	3	113	(113)
Tax on profit/(loss) on ordinary activities	4	-	-
PROFIT/(LOSS) FOR THE FINANCIAL YEAR		113	(113)

The notes form part of these financial statements

Balance Sheet
28 September 2015

	Notes	28.9.15 £	£	28.9.14 £	£
FIXED ASSETS					
Investment property	5		1,000		1,000
CURRENT ASSETS					
Debtors	6	42,328		29,971	
CREDITORS					
Amounts falling due within one year	7	42,328		30,084	
NET CURRENT LIABILITIES			-		(113)
TOTAL ASSETS LESS CURRENT LIABILITIES			1,000		887
CREDITORS					
Amounts falling due after more than one year	8		988		988
NET ASSETS/(LIABILITIES)			12		(101)
CAPITAL AND RESERVES					
Called up share capital	9		12		12
Profit and loss account	10		-		(113)
SHAREHOLDERS' FUNDS			12		(101)

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 28 September 2015.

The members have not required the company to obtain an audit of its financial statements for the year ended 28 September 2015 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their 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 in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies and with the Financial Reporting Standard for Smaller Entities (effective April 2008).

The financial statements were approved by the Board of Directors on 18/3/16 and were signed on its behalf by:

Ms I L Gassert - Director

The notes form part of these financial statements

Notes to the Financial Statements
For The Year Ended 28 September 2015

1. ACCOUNTING POLICIES

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

Turnover
Turnover represents members' ground rent receivable for the year.

2. OTHER OPERATING INCOME

The company received contributions from the lessees of 21/23 Ladbroke Gardens, London W11 in respect of its administrative expenses and the management of the property. The movement of those funds during the year was as follows:

	£	28.09.15 £	28.09.14 £
Contributions receivable from lessees:			
Service charge demands		33,776	32,082
Excess service charge charged		3,076	0
		36,852	32,082
Expenditure:			
Service charge expenditure	28,095		35,158
Major Works	4,107		0
Contribution to administrative expenses of 21-23 Ladbroke Gardens Limited (2014 & 2015)	2,046		0
		34,248	35,158
		2,604	(3,076)
Transfer to reserve fund		(1,893)	0
Funds due from lessees at 29th September 2014		(3,076)	0
Funds due from lessees at 28th September 2015		(2,365)	(3,076)

3. OPERATING PROFIT/(LOSS)

The operating profit (2014 - operating loss) is stated after charging:

	Year Ended 28.9.15 £	Period 3.3.14 to 28.9.14 £
Directors' remuneration and other benefits etc	-	-

continued...

4. TAXATION

Analysis of the tax charge
No liability to UK corporation tax arose on ordinary activities for the year ended 28 September 2015 nor for the period ended 28 September 2014.

5. INVESTMENT PROPERTY

The company owns the freehold reversionary interest of 21-23 Ladbroke Gardens, London W11 subject to long leases.

	£
Cost At 28.09.14 & 28.09.15	1,000

In the opinion of the directors at 28th September 2015 there was no material difference between the book and market value of the property.

6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	28.9.15	28.9.14
	£	£
Lessee arrears	3,175	1,848
Funds held by managing agents	36,740	25,047
Other debtors	48	-
Service charge excess due (Note 2)	2,365	3,076
	42,328	29,971

7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	28.9.15	28.9.14
	£	£
Lessee account balances	10,209	-
Service charge reserve fund (Note 11)	26,622	24,617
Other creditors	3,972	3,437
Accrued expenses	1,525	2,030
	42,328	30,084

8. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	28.09.15
	£
Members' Loans To Fund Freehold Purchase	988

Repayable at the discretion of the directors to the members at the time of repayment.

9. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	28.9.15 £	28.9.14 £
12	Ordinary	£1	12	12

continued...

10. RESERVES

	Profit and loss account £
At 29 September 2014	(113)
Profit for the year	113
At 28 September 2015	-

11. SERVICE CHARGE RESERVE FUND

	28.09.15 £	28.09.14 £
Balance at 29.09.14	24,617	24,525
Interest received net of tax	112	92
Transfer to reserve fund	1,893	0
Balance at 28.09.15	26,622	24,617