

**REGISTERED NUMBER: 09631025 (England and Wales)**

Unaudited Financial Statements for the Year Ended 31 March 2018

for

Hanover House Healthcare Properties  
Limited

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for the Year Ended 31 March 2018

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Hanover House Healthcare Properties  
Limited

Company Information  
for the Year Ended 31 March 2018

**DIRECTOR:** Mr P D Claassen

**SECRETARY:**

**REGISTERED OFFICE:** Hanover House  
203 High Street  
Tunbridge Wells  
Kent  
TN9 1BW

**REGISTERED NUMBER:** 09631025 (England and Wales)

**ACCOUNTANTS:** Havard & Associates  
Third Floor, Scottish Mutual House  
27-29 North Street  
Hornchurch  
Essex  
RM11 1RS

Hanover House Healthcare Properties  
Limited (Registered number: 09631025)

Balance Sheet  
31 March 2018

	Notes	31.3.18 £	£	31.3.17 £	£
<b>FIXED ASSETS</b>					
Investment property	4		390,000		390,000
<b>CURRENT ASSETS</b>					
Cash at bank		1,312		2,656	
<b>CREDITORS</b>					
Amounts falling due within one year	5	<u>75,430</u>		<u>73,443</u>	
<b>NET CURRENT LIABILITIES</b>			<u>(74,118)</u>		<u>(70,787)</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			315,882		319,213
<b>CREDITORS</b>					
Amounts falling due after more than one year	6		(293,827)		(307,202)
<b>PROVISIONS FOR LIABILITIES</b>			<u>(5,000)</u>		<u>(5,000)</u>
<b>NET ASSETS</b>			<u><u>17,055</u></u>		<u><u>7,011</u></u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital			1		1
Revaluation reserve	7		25,000		25,000
Retained earnings			<u>(7,946)</u>		<u>(17,990)</u>
<b>SHAREHOLDERS' FUNDS</b>			<u><u>17,055</u></u>		<u><u>7,011</u></u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2018.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2018 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges his responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and 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.
- (b)

The notes form part of these financial statements

The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

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 on 20 December 2018 and were signed by:

Mr P D Claassen - Director

1. **STATUTORY INFORMATION**

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

**Investment property**

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in profit or loss.

**Taxation**

Taxation for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

**Deferred tax**

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

Timing differences arise from the inclusion of income and expenses in tax assessments in periods different from those in which they are recognised in financial statements. Deferred tax is measured using tax rates and laws that have been enacted or substantively enacted by the year end and that are expected to apply to the reversal of the timing difference.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

3. **EMPLOYEES AND DIRECTORS**

The average number of employees during the year was NIL (2017 - NIL).

4. **INVESTMENT PROPERTY**

**FAIR VALUE**

At 1 April 2017  
and 31 March 2018

**NET BOOK VALUE**

At 31 March 2018  
At 31 March 2017

Total  
£

390,000

390,000

390,000

Notes to the Financial Statements - continued  
for the Year Ended 31 March 2018

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

	31.3.18	31.3.17
	£	£
Bank loans and overdrafts	23,951	23,951
Taxation and social security	2,532	1,022
Other creditors	48,947	48,470
	<u>75,430</u>	<u>73,443</u>

6. **CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR**

	31.3.18	31.3.17
	£	£
Bank loans	<u>293,827</u>	<u>307,202</u>
Amounts falling due in more than five years:		
Repayable by instalments		
Bank loans more 5 yr by instal	<u>198,022</u>	<u>211,397</u>

7. **RESERVES**

	Revaluation reserve £
At 1 April 2017 and 31 March 2018	<u>25,000</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.