

Registered Number:09631716

England and Wales

PPNL SPV 27 Limited

Unaudited Financial Statements

For the year ended 31 December 2016

PPNL SPV 27 Limited

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Statement of Financial Position
As at 31 December 2016

	Notes	2016 £	2015 £
Fixed assets			
Investment property	2	263,000	260,000
		263,000	260,000
Current assets			
Trade and other receivables	3	716	339
Cash and cash equivalents		730	2,033
		1,446	2,372
Trade and other payables: amounts falling due within one year	4	(1,900)	(1,053)
Net current liabilities		(454)	1,319
Total assets less current liabilities		262,546	261,319
Provisions for liabilities		(907)	(149)
Net assets		261,639	261,170
Capital and reserves			
Called up share capital		1	1
Share premium account		128,699	257,399
Fair value reserve		7,060	-
Retained earnings		-	3,770
Other reserves		125,879	-
Shareholders' funds		261,639	261,170

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

The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2016 in accordance with Section 476 of the Companies Act 2006

The director acknowledges his responsibilities for: a) ensuring that the company keeps proper 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 Section 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.

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

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.

PPNL SPV 27 Limited

Statement of Financial Position Continued
For the year ended 31 December 2016

These financial statements were approved and authorised for issue by the Board on 29 September 2017 and were signed by:

Coles Ridge Limited Director

The notes form part of these financial statements

PPNL SPV 27 Limited

Notes to the Financial Statements For the year ended 31 December 2016

Statutory Information

PPNL SPV 27 Limited is a private limited company, limited by shares, domiciled in England and Wales, registration number 09631716.

Registered address:

71 Queen Victoria Street, London
London
England
EC4V 4AY

The presentation currency is £ sterling.

1. Accounting policies

Basis of preparing the financial statements

These financial statements have been prepared in accordance with the provisions of Section 1A 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 costs convention as modified by the revaluation of certain assets.

Revenue recognition

Turnover is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax or other similar sales taxes.

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.

Deferred tax

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

PPNL SPV 27 Limited

Notes to the Financial Statements Continued For the year ended 31 December 2016

2. Investment property

	Total £
Fair value	
At 01 January 2016	260,000
Disposals	(1,621)
Fair value adjustments	4,621
At 31 December 2016	263,000
Net book value	
At 31 December 2016	263,000
At 31 December 2015	260,000

Investment property is included at market fair value. Gains are recognised in the income statement. Deferred taxation is provided on these gains at the rate expected to apply when the property is sold. Reserves generated by revaluation gains after deferred tax are not distributable until the sale of the property in question. Fair Value adjustment gains of £7,967, less deferred tax liability of £907, leave a reserve of £7,060 that is tracked separately from distributable reserves. Leasehold investment property was valued by Brendon Thomas (MRICS) on 29 November 2016.

3. Trade and other receivables

	2016 £	2015 £
Other debtors	716	339

4. Trade and other payables: amounts falling due within one year

	2016 £	2015 £
Trade creditors	140	285
Taxation and social security	1,760	768
	1,900	1,053

5. Average number of persons employed

During the year the average number of employees was 0 .

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.