

HENLEY HOMES CAMBRIDGE LIMITED

UNAUDITED

FINANCIAL STATEMENTS

INFORMATION FOR FILING WITH THE REGISTRAR

FOR THE PERIOD ENDED 31 DECEMBER 2020

FRIDAY



AAHL419T

A11

19/11/2021

#175

COMPANIES HOUSE

HENLEY HOMES CAMBRIDGE LIMITED

CONTENTS

	Page
Balance sheet	1 - 2
Notes to the financial statements	3 - 5

HENLEY HOMES CAMBRIDGE LIMITED
REGISTERED NUMBER: 10659559

BALANCE SHEET
AS AT 31 DECEMBER 2020

	Note	31 December 2020 £	31 March 2020 £
Fixed assets			
Investment property	4	1,484,775	1,325,216
		<u>1,484,775</u>	<u>1,325,216</u>
Current assets			
Debtors: amounts falling due within one year	5	7,454	154,946
Cash at bank and in hand	6	13,436	440
		<u>20,890</u>	<u>155,386</u>
Creditors: amounts falling due within one year	7	(1,609,027)	(1,484,552)
Net current liabilities		<u>(1,588,137)</u>	<u>(1,329,166)</u>
Total assets less current liabilities		<u>(103,362)</u>	<u>(3,950)</u>
Net liabilities		<u>(103,362)</u>	<u>(3,950)</u>
Capital and reserves			
Called up share capital		3	3
Profit and loss account		(103,365)	(3,953)
Shareholders' deficit		<u>(103,362)</u>	<u>(3,950)</u>

HENLEY HOMES CAMBRIDGE LIMITED
REGISTERED NUMBER: 10659559

BALANCE SHEET (CONTINUED)
AS AT 31 DECEMBER 2020

The directors consider that the Company is entitled to exemption from audit under section 477 of the Companies Act 2006 and members have not required the Company to obtain an audit for the period in question in accordance with section 476 of the Companies Act 2006.

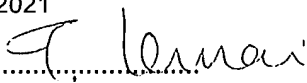
The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime and in accordance with the provisions of FRS 102 Section 1A - small entities.

The financial statements have been delivered in accordance with the provisions applicable to companies subject to the small companies regime.

The Company has opted not to file the profit and loss account in accordance with provisions applicable to companies subject to the small companies' regime.

The financial statements were approved and authorised for issue by the board and were signed on its behalf on 15 November 2021

.....
T Z Usmani
Director

The notes on pages 3 to 5 form part of these financial statements.

HENLEY HOMES CAMBRIDGE LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE PERIOD ENDED 31 DECEMBER 2020

1. General information

The company is a private company limited by shares, and is incorporated in England and Wales. They address of its registered office is 50 Havelock Terrace, London, SW8 4AL.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention unless otherwise specified within these accounting policies and in accordance with Section 1A of Financial Reporting Standard 102, the Financial Reporting Standard applicable in the UK and the Republic of Ireland and the Companies Act 2006.

The following principal accounting policies have been applied:

2.2 Going concern

The directors of the company have confirmed that the principal creditor will continue to provide sufficient financial and operational support to allow the company to continue to trade during this period. As a result, they believe that it is appropriate to continue to apply the going concern basis.

2.3 Investment property

Investment property is carried at fair value determined annually by the directors and derived from the current market rents and investment property yields for comparable real estate, adjusted if necessary for any difference in the nature, location or condition of the specific asset. No depreciation is provided. Changes in fair value are recognised in profit or loss.

2.4 Borrowing costs

Borrowing costs are capitalised when directly attributable to the construction of the investment property as part of the cost of the property. This is applied consistently to all investment properties under construction.

2.5 Debtors

Short term debtors are measured at transaction price, less any impairment. Loans receivable are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method, less any impairment.

2.6 Cash and cash equivalents

Cash is represented by cash in hand and deposits with financial institutions repayable without penalty on notice of not more than 24 hours. Cash equivalents are highly liquid investments that mature in no more than three months from the date of acquisition and that are readily convertible to known amounts of cash with insignificant risk of change in value.

2.7 Creditors

Short term creditors are measured at the transaction price. Other financial liabilities, including bank loans, are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method.

HENLEY HOMES CAMBRIDGE LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE PERIOD ENDED 31 DECEMBER 2020

2. Accounting policies (continued)

2.8 Financial instruments

The Company only enters into basic financial instrument transactions that result in the recognition of financial assets and liabilities like trade and other debtors and creditors, loans from banks and other third parties, loans to related parties and investments in ordinary shares.

For financial assets measured at cost less impairment, the impairment loss is measured as the difference between an asset's carrying amount and best estimate of the recoverable amount, which is an approximation of the amount that the Company would receive for the asset if it were to be sold at the balance sheet date.

Financial assets and liabilities are offset and the net amount reported in the Balance sheet when there is an enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

3. Employees

The average monthly number of employees, including directors, during the period was 4 (2020 - 4).

4. Investment property

	Property under construction £
Valuation	
At 1 April 2020	1,325,216
Additions at cost	159,559
At 31 December 2020	1,484,775

The 2020 valuations were made by the directors, on an open market value for existing use basis.

HENLEY HOMES CAMBRIDGE LIMITED

NOTES TO THE FINANCIAL STATEMENTS
FOR THE PERIOD ENDED 31 DECEMBER 2020

5. Debtors

	31 December 2020 £	31 March 2020 £
Amounts owed by group undertakings	7,451	-
Other debtors	3	154,946
	<u>7,454</u>	<u>154,946</u>

6. Cash and cash equivalents

	31 December 2020 £	31 March 2020 £
Cash at bank and in hand	<u>13,436</u>	<u>440</u>

7. Creditors: Amounts falling due within one year

	31 December 2020 £	31 March 2020 £
Other creditors	1,463,731	1,405,031
Accruals and deferred income	145,296	79,521
	<u>1,609,027</u>	<u>1,484,552</u>

8. Contingent liabilities

A premium of £7,016,574 was payable on a long lease granted to the company in 2021.

9. Related party transactions

At the year end, a balance of £1,250,271 (March 2020: £1,041,571) was owed to companies with common directors and shareholders. No interest was charged on this balance.