

Financial Statements
for the Year Ended 30 December 2022
for
Empire Property Finance I Limited

SKS Bailey Group Limited
Wynyard Business Park
Wynyard Avenue
Billingham
Cleveland
TS22 5TB

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for the Year Ended 30 December 2022

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Empire Property Finance 1 Limited

Company Information
for the Year Ended 30 December 2022

DIRECTOR:

P T Rothwell

REGISTERED OFFICE:

Empire House
92-98 Cleveland street
Doncaster
DN1 3DP

REGISTERED NUMBER:

12045434 (England and Wales)

ACCOUNTANTS:

SKS Bailey Group Limited
Wynyard Business Park
Wynyard Avenue
Billingham
Cleveland
TS22 5TB

Statement of Financial Position
30 December 2022

	Notes	2022 £	2021 £
CURRENT ASSETS			
Debtors	3	8,452,342	8,088,578
Cash at bank		<u>96</u>	<u>1,905</u>
		8,452,438	8,090,483
CREDITORS			
Amounts falling due within one year	4	<u>(5,532,455)</u>	<u>(5,082,247)</u>
NET CURRENT ASSETS		<u>2,919,983</u>	<u>3,008,236</u>
TOTAL ASSETS LESS CURRENT LIABILITIES		2,919,983	3,008,236
CREDITORS			
Amounts falling due after more than one year	5	<u>(2,928,489)</u>	<u>(3,015,597)</u>
NET LIABILITIES		<u>(8,506)</u>	<u>(7,361)</u>
CAPITAL AND RESERVES			
Called up share capital	6	100	100
Retained earnings		<u>(8,606)</u>	<u>(7,461)</u>
SHAREHOLDERS' FUNDS		<u>(8,506)</u>	<u>(7,361)</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 30 December 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 30 December 2022 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
- (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.

Statement of Financial Position - continued
30 December 2022

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

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 and authorised for issue on 29 September 2023 and were signed by:

P T Rothwell - Director

Notes to the Financial Statements
for the Year Ended 30 December 2022

1. **Accounting policies**

BASIS OF PREPARING THE FINANCIAL STATEMENTS

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

SIGNIFICANT JUDGEMENTS AND ESTIMATES

The preparation of the financial statements requires management to make judgements, estimates and assumptions that affect the amounts reported. These estimates and judgements are continually reviewed and are based on experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances.

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 statement of financial position date.

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.

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.

GOING CONCERN

The directors have considered the basis of preparation of the financial statements and have concluded that it is appropriate to prepare these on the going concern basis based on forecasts for at least 12 months from signing of the financial statements due to support from ultimate parent company.

2. **Employees and directors**

The average number of employees during the year was NIL (2021 - NIL).

3. **Debtors: amounts falling due within one year**

	2022	2021
	£	£
Amounts owed by group undertakings	6,940,960	7,436,454
Amounts owed by associates	350,055	341,314
Other debtors	917,118	-
Prepayments	244,209	310,810
	<u>8,452,342</u>	<u>8,088,578</u>

Notes to the Financial Statements - continued
for the Year Ended 30 December 2022

4. **Creditors: amounts falling due within one year**

	2022	2021
	£	£
Bank loans and overdrafts	87,886	110,190
Amounts owed to group undertakings	3,187,859	2,672,555
Amounts owed to associates	2,256,710	2,299,502
	<u>5,532,455</u>	<u>5,082,247</u>

5. **Creditors: amounts falling due after more than one year**

	2022	2021
	£	£
Bank loans 1 to 2 year	88,360	2,989,606
Bank loans 2 to 5 years	2,822,761	25,991
Bank loans more than 5 years	17,368	-
	<u>2,928,489</u>	<u>3,015,597</u>

Amounts falling due in more than five years:

Repayable by instalments		
Bank loans more than 5 years	<u>17,368</u>	<u>-</u>

6. **Called up share capital**

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2022	2021
			£	£
100	Ordinary	1	100	100
1	Ordinary B	0.1	-	-
			<u>100</u>	<u>100</u>

7. **Controlling party**

The immediate parent undertaking of the company is Empire Property Asset Holdings Limited, a company registered in England and Wales.

The ultimate parent undertaking is Empire Property Group Holdings Limited, a company registered in England and Wales. Accounts can be obtained from Empire House, 92-98 Cleveland Street, Doncaster, United Kingdom, DN1 3DP.

The ultimate controlling party is Paul Rothwell.

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.