

# Big Boy Property Limited

Annual Report and Unaudited Financial Statements  
for the Year Ended 31 July 2022

TaxAntics Limited  
45 Silver Hill  
College Town  
Sandhurst  
Berkshire  
GU47 0QS

# Big Boy Property Limited

## Contents

Company Information	<u>1</u>
Directors' Report	<u>2</u>
Accountants' Report	<u>3</u>
Balance Sheet	<u>4 to 5</u>
Notes to the Unaudited Financial Statements	<u>6 to 10</u>

# **Big Boy Property Limited**

## **Company Information**

<b>Directors</b>	Mr Alex Verrey Mrs Charlotte Verrey
<b>Registered office</b>	c/o TaxAntics Limited 45 Silver Hill College Town Sandhurst Berkshire GU47 0QS
<b>Accountants</b>	TaxAntics Limited 45 Silver Hill College Town Sandhurst Berkshire GU47 0QS

# **Big Boy Property Limited**

## **Directors' Report for the Year Ended 31 July 2022**

The directors present their report and the financial statements for the year ended 31 July 2022.

### **Directors of the company**

The directors who held office during the year were as follows:

Mr Alex Verrey

Mrs Charlotte Verrey

### **Principal activity**

The principal activity of the company is the purchase, development, maintenance and letting of residential properties.

### **Small companies provision statement**

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

Approved and authorised by the Board on 21 December 2022 and signed on its behalf by:

.....

Mr Alex Verrey

Director

**Accountants' Report to the Board of Directors on the Preparation of the Unaudited  
Statutory Accounts of  
Big Boy Property Limited  
for the Year Ended 31 July 2022**

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the accounts of Big Boy Property Limited for the year ended 31 July 2022 as set out on pages 4 to 10 from the company's accounting records and from information and explanations you have given us.

This report is made solely to the Board of Directors of Big Boy Property Limited, as a body, in accordance with the terms of our engagement letter dated 16 December 2022. Our work has been undertaken solely to prepare for your approval the accounts of Big Boy Property Limited and state those matters that we have agreed to state to the Board of Directors of Big Boy Property Limited, as a body, in this report. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Big Boy Property Limited and its Board of Directors as a body for our work or for this report.

It is your duty to ensure that Big Boy Property Limited has kept adequate accounting records and to prepare statutory accounts that give a true and fair view of the assets, liabilities, financial position and profit of Big Boy Property Limited. You consider that Big Boy Property Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the accounts of Big Boy Property Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory accounts.

.....  
TaxAntics Limited  
45 Silver Hill  
College Town  
Sandhurst  
Berkshire  
GU47 0QS

21 December 2022

**Big Boy Property Limited**  
**(Registration number: 12087684)**  
**Balance Sheet as at 31 July 2022**

	Note	2022 £	2021 £
<b>Fixed assets</b>			
Tangible assets	<u>5</u>	151	216
Investment property	<u>6</u>	126,474	126,474
		<u>126,625</u>	<u>126,690</u>
<b>Current assets</b>			
Debtors	<u>7</u>	21	21
Cash at bank and in hand		8,116	5,161
		8,137	5,182
<b>Creditors:</b> Amounts falling due within one year	<u>8</u>	(46,127)	(45,537)
<b>Net current liabilities</b>		<u>(37,990)</u>	<u>(40,355)</u>
<b>Total assets less current liabilities</b>		88,635	86,335
<b>Creditors:</b> Amounts falling due after more than one year	<u>8</u>	(86,019)	(86,019)
<b>Provisions for liabilities</b>		(41)	(41)
<b>Net assets</b>		<u>2,575</u>	<u>275</u>
<b>Capital and reserves</b>			
Called up share capital	<u>9</u>	100	100
Retained earnings		2,475	175
Shareholders' funds		<u>2,575</u>	<u>275</u>

For the financial year ending 31 July 2022 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

Approved and authorised by the Board on 21 December 2022 and signed on its behalf by:

**Big Boy Property Limited**  
**(Registration number: 12087684)**  
**Balance Sheet as at 31 July 2022**

.....  
Mr Alex Verrey  
Director

# **Big Boy Property Limited**

## **Notes to the Unaudited Financial Statements for the Year Ended 31 July 2022**

### **1 General information**

The company is a private company limited by share capital, incorporated in England & Wales.

The address of its registered office is:

c/o TaxAntics Limited  
45 Silver Hill  
College Town  
Sandhurst  
Berkshire  
GU47 0QS  
United Kingdom

These financial statements were authorised for issue by the Board on 21 December 2022.

### **2 Accounting policies**

#### **Summary of significant accounting policies and key accounting estimates**

The principal accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all the years presented, unless otherwise stated.

#### **Statement of compliance**

These financial statements have been prepared in accordance with Financial Reporting Standard 102 Section 1A smaller entities - 'The Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland' and the Companies Act 2006 (as applicable to companies subject to the small companies' regime).

#### **Basis of preparation**

These financial statements have been prepared using the historical cost convention except that as disclosed in the accounting policies certain items are shown at fair value.

#### **Revenue recognition**

Turnover comprises the fair value of the consideration received or receivable for the sale of goods and provision of services in the ordinary course of the company's activities. Turnover is shown net of sales/value added tax, returns, rebates and discounts.

The company recognises revenue when:

The amount of revenue can be reliably measured;

it is probable that future economic benefits will flow to the entity;

and specific criteria have been met for each of the company's activities.

#### **Tax**

The tax expense for the period comprises current tax. Tax is recognised in profit or loss, except that a change attributable to an item of income or expense recognised as other comprehensive income is also recognised directly in other comprehensive income.

The current income tax charge is calculated on the basis of tax rates and laws that have been enacted or substantively enacted by the reporting date in the countries where the company operates and generates taxable income.



# Big Boy Property Limited

## Notes to the Unaudited Financial Statements for the Year Ended 31 July 2022

Deferred tax is recognised in respect of all timing differences between taxable profits and profits reported in the financial statements.

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

Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the reporting date and that are expected to apply to the reversal of the timing difference.

### Tangible assets

Tangible assets are stated in the balance sheet at cost, less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

The cost of tangible assets includes directly attributable incremental costs incurred in their acquisition and installation.

### Depreciation

Depreciation is charged so as to write off the cost of assets, other than land and properties under construction over their estimated useful lives, as follows:

Asset class	Depreciation method and rate
Fixtures & Fittings	33% reducing balance method

### Investment property

Investment property is carried at fair value, derived from the current market prices for comparable real estate determined annually by external valuers. The valuers use observable market prices, adjusted if necessary for any difference in the nature, location or condition of the specific asset. Changes in fair value are recognised in profit or loss.

### Cash and cash equivalents

Cash and cash equivalents comprise cash on hand and call deposits, and other short-term highly liquid investments that are readily convertible to a known amount of cash and are subject to an insignificant risk of change in value.

### Trade debtors

Trade debtors are amounts due from customers for merchandise sold or services performed in the ordinary course of business.

Trade debtors are recognised initially at the transaction price. They are subsequently measured at amortised cost using the effective interest method, less provision for impairment. A provision for the impairment of trade debtors is established when there is objective evidence that the company will not be able to collect all amounts due according to the original terms of the receivables.

### Trade creditors

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Accounts payable are classified as current liabilities if the company does not have an unconditional right, at the end of the reporting period, to defer settlement of the creditor for at least twelve months after the reporting date. If there is an unconditional right to defer settlement for at least twelve months after the reporting date, they are presented as non-current liabilities.

Trade creditors are recognised initially at the transaction price and subsequently measured at amortised cost using the effective interest method.

# Big Boy Property Limited

## Notes to the Unaudited Financial Statements for the Year Ended 31 July 2022

### Borrowings

Interest-bearing borrowings are initially recorded at fair value, net of transaction costs. Interest-bearing borrowings are subsequently carried at amortised cost, with the difference between the proceeds, net of transaction costs, and the amount due on redemption being recognised as a charge to the profit and loss account over the period of the relevant borrowing.

Interest expense is recognised on the basis of the effective interest method and is included in interest payable and similar charges.

Borrowings are classified as current liabilities unless the company has an unconditional right to defer settlement of the liability for at least twelve months after the reporting date.

### Share capital

Ordinary shares are classified as equity. Equity instruments are measured at the fair value of the cash or other resources received or receivable, net of the direct costs of issuing the equity instruments. If payment is deferred and the time value of money is material, the initial measurement is on a present value basis.

### 3 Staff numbers

The average number of persons employed by the company (including directors) during the year, was 2 (2021 - 2).

### 4 Profit before tax

Arrived at after charging/(crediting)

	2022	2021
	£	£
Depreciation expense	65	106

# Big Boy Property Limited

## Notes to the Unaudited Financial Statements for the Year Ended 31 July 2022

### 5 Tangible assets

	Fixtures and fittings £	Total £
<b>Cost or valuation</b>		
At 1 August 2021	480	480
At 31 July 2022	480	480
<b>Depreciation</b>		
At 1 August 2021	264	264
Charge for the year	65	65
At 31 July 2022	329	329
<b>Carrying amount</b>		
At 31 July 2022	151	151
At 31 July 2021	216	216

### 6 Investment properties

	2022 £
At 1 August	126,474
At 31 July	126,474

There has been no valuation of investment property by an independent valuer.

### 7 Debtors

	2022 £	2021 £
<b>Current</b>		
Prepayments	21	21

# Big Boy Property Limited

## Notes to the Unaudited Financial Statements for the Year Ended 31 July 2022

### 8 Creditors

Creditors: amounts falling due within one year

	2022 £	2021 £
<b>Due within one year</b>		
Taxation and social security	555	-
Accruals and deferred income	900	-
Other creditors	44,672	45,537
	<u>46,127</u>	<u>45,537</u>

Creditors: amounts falling due after more than one year

	Note	2022 £	2021 £
<b>Due after one year</b>			
Loans and borrowings	10	<u>86,019</u>	<u>86,019</u>

### 9 Share capital

Allotted, called up and fully paid shares

	2022		2021	
	No.	£	No.	£
Ordinary shares of £1 each	100	100	100	100
	<u>100</u>	<u>100</u>	<u>100</u>	<u>100</u>

### 10 Loans and borrowings

	2022 £	2021 £
<b>Non-current loans and borrowings</b>		
Bank borrowings	<u>86,019</u>	<u>86,019</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.