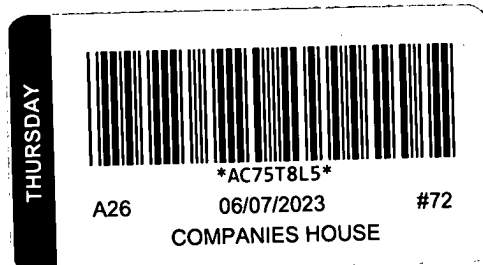


Company registration No. 12306539 (England & Wales)

TH NI MANCO LIMITED
DIRECTORS' REPORT AND
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED
31 DECEMBER 2022



TH NI MANCO LIMITED

CONTENTS

	Page
Company information	1
Directors' report	2
Balance sheet	3
Notes to the financial statements	4

TH NI MANCO LIMITED

COMPANY INFORMATION

Directors	T B Goodall M B Lightbound D J G Partridge K Wong
------------------	--

Company secretary	D Scudder
--------------------------	-----------

Registered number	12306539
--------------------------	----------

Registered office	4 Stable Street London N1C 4AB
--------------------------	--------------------------------------

TH NI MANCO LIMITED

DIRECTORS' REPORT FOR THE YEAR ENDED 31 DECEMBER 2022

The directors present their report and the unaudited financial statements of TH NI Manco Limited ('the company') for the year ended 31 December 2022.

For the year ended 31 December 2022, the company had no assets or liabilities and, since it is limited by guarantee, the company has no share capital (see note 4).

Directors

The directors who served during the year were:

T B Goodall
M B Lightbound
D J G Partridge
K Wong

Audit

For the year ended 31 December 2022 the company was entitled to exemption from audit under section 480 of the Companies Act 2006.

Small companies note

In preparing this report, the directors have taken advantage of the small companies exemptions provided by section 415A of the Companies Act 2006.

This report was approved by the board and signed on its behalf.



T B Goodall
Director

Date: 30 June 2023

Company registration No. 12306539 (England & Wales)

TH NI MANCO LIMITED

**BALANCE SHEET
AS AT 31 DECEMBER 2022**

	2022 £	2021 £
Net assets	-	-
Capital and reserves		
Profit and loss account	-	-
Shareholders' funds	-	-

For the year ended 31 December 2022 the company was entitled to exemption from audit under section 480 of the Companies Act 2006.

The members have not required the company to obtain an audit for the year 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 were approved and authorised for issue by the board and were signed on its behalf by:



T B Goodall
Director

Date: 30 June 2023

The notes form part of these financial statements.

TH NI MANCO LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2022

1. Company information

TH NI Manco Limited is a private company limited by guarantee without share capital, incorporated in England and Wales. The registered office is 4 Stable Street, London, N1C 4AB.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention and in accordance with Section 1A - small entities of Financial Reporting Standard 102, 'The Financial Reporting Standard in the UK and the Republic of Ireland' and the Companies Act 2006.

The company is a dormant company as conferred by Section 480 of the Companies Act 2006. Therefore the company did not trade during the year.

3. Activities and profit and loss account

The company has not traded during the current year or prior year. During the current year and prior year, the company received no income, incurred no expenditure and therefore made neither profit nor loss.

4. Share capital

The company is limited by guarantee and accordingly does not have any share capital.

The company's sole guarantor is TH Propco NI Limited (company number 11645004), a company incorporated in England and Wales whose registered office is 4 Stable Street, London, N1C 4AB.

5. Controlling party

The company is a wholly owned subsidiary of TH Propco NI Limited. Related Argent Property Limited Partnership (formerly Argent Related Limited Partnership) (acting by its general partner, Related Argent (General Partner) LLP (formerly Argent Related (General Partner) LLP)) is the ultimate parent undertaking and the ultimate controlling party of TH NI Manco Limited.

The largest group in which the results of the company are consolidated is that headed by Related Argent Property Limited Partnership, registered office 4 Stable Street, London, N1C 4AB. The consolidated financial statements of this group may be obtained from 4 Stable Street, London, N1C 4AB.