

COMPANY REGISTRATION NUMBER: 13164710

**Cox & Cox Property Investments Limited**  
**Filleted Unaudited Financial Statements**  
**31 January 2022**

# **Cox & Cox Property Investments Limited**

## **Financial Statements**

**Period from 28th January 2021 to 31st January 2022**

<b>Contents</b>	<b>Page</b>	
Chartered Certified Accountants Report to the Board of Directors on the Preparation of the Unaudited Statutory Financial Statements		<b>1</b>
Statement of Financial Position	<b>2</b>	
Notes to the Financial Statements	<b>3</b>	

# **Cox & Cox Property Investments Limited**

## **Chartered Certified Accountants Report to the Board of Directors on the Preparation of the Unaudited Statutory Financial Statements of Cox & Cox Property Investments Limited**

### **Period from 28th January 2021 to 31st January 2022**

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Cox & Cox Property Investments Limited for the period ended 31st January 2022, which comprise the statement of financial position and the related notes from the company's accounting records and from information and explanations you have given us. As a practising member firm of the Association of Chartered Certified Accountants, we are subject to its ethical and other professional requirements which are detailed at [www.accaglobal.com/en/member/professional-standards/rules-standards/acca-rulebook.html](http://www.accaglobal.com/en/member/professional-standards/rules-standards/acca-rulebook.html). This report is made solely to the Board of Directors of Cox & Cox Property Investments Limited, as a body, in accordance with the terms of our engagement letter dated 28th January 2021. Our work has been undertaken solely to prepare for your approval the financial statements of Cox & Cox Property Investments Limited and state those matters that we have agreed to state to you, as a body, in this report in accordance with the requirements of the Association of Chartered Certified Accountants as detailed at [www.accaglobal.com/content/dam/ACCA\\_Global/Technical/fact/technical-factsheet-163.pdf](http://www.accaglobal.com/content/dam/ACCA_Global/Technical/fact/technical-factsheet-163.pdf). To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Cox & Cox Property Investments Limited and its Board of Directors, as a body, for our work or for this report.

It is your duty to ensure that Cox & Cox Property Investments Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and loss of Cox & Cox Property Investments Limited. You consider that Cox & Cox Property Investments Limited is exempt from the statutory audit requirement for the period. We have not been instructed to carry out an audit or a review of the financial statements of Cox & Cox Property Investments 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 financial statements.

MJ GREEN ACCOUNTANCY SERVICES LTD Chartered Certified Accountants

Unit 10 Silver End Business Park Brettell Lane Brierley Hill West Midlands DY5 3LG

13 October 2022

# Cox & Cox Property Investments Limited

## Statement of Financial Position

31 January 2022

	Note	31 Jan 22 £
<b>Current Assets</b>		
Cash at bank and in hand		264
<b>Creditors: amounts falling due within one year</b>	5	4,847
		-----
<b>Net Current Liabilities</b>		4,583
		-----
<b>Total Assets Less Current Liabilities</b>		( 4,583)
		-----
<b>Net Liabilities</b>		( 4,583)
		-----
<b>Capital and Reserves</b>		
Called up share capital		100
Profit and loss account		( 4,683)
		-----
<b>Shareholders Deficit</b>		( 4,583)
		-----

These financial statements have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies' regime and in accordance with Section 1A of FRS 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

In accordance with section 444 of the Companies Act 2006, the statement of comprehensive income has not been delivered.

For the period ending 31st January 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 financial statements for the period in question in accordance with section 476 ;
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of financial statements .

These financial statements were approved by the board of directors and authorised for issue on 13 October 2022 , and are signed on behalf of the board by:

K Cox

Director

L Cox

Director

Company registration number: 13164710

# Cox & Cox Property Investments Limited

## Notes to the Financial Statements

**Period from 28th January 2021 to 31st January 2022**

### **1. General Information**

The company is a private company limited by shares, registered in England and Wales. The address of the registered office is Unit 10 Silver End Business Park, Brettell Lane, Brierley Hill, West Midlands, DY5 3LG.

### **2. Statement of Compliance**

These financial statements have been prepared in compliance with Section 1A of FRS 102, 'The Financial Reporting Standard applicable in the UK and the Republic of Ireland'.

### **3. Accounting Policies**

#### **Basis of preparation**

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through profit or loss.

The financial statements are prepared in sterling, which is the functional currency of the entity.

#### **Going concern**

At 31st January 2022 there was a deficiency of assets of £4,583. The company is dependant on the continued financial support of the director and shareholders, which will continue for the next twelve months. On this basis the director considers it appropriate to prepare financial statements on a going concern basis. These financial statements do not include any adjustments which would arise if the accounts had not been prepared on a going concern basis.

#### **Revenue recognition**

Turnover is measured at the fair value of the consideration received or receivable and represents amounts receivable for goods supplied and services rendered, stated net of discounts. When the outcome of a transaction involving the rendering of services can be reliably estimated, revenue from the rendering of services is measured by reference to the stage of completion of the service transaction at the end of the reporting period. When the outcome of a transaction involving the rendering of services cannot be reliably estimated, revenue is recognised only to the extent that expenses recognised are recoverable.

### **4. Employee Numbers**

The average number of persons employed by the company during the period amounted to 2 .

### **5. Creditors: amounts falling due within one year**

	31 Jan 22
	£
Other creditors	4,847
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## 6. Directors' Advances, Credits and Guarantees

During the period the directors entered into the following advances and credits with the company:

**31 Jan 22**

	Balance brought forward	Advances/ (credits) to the directors	Amounts repaid	Balance outstanding
	£	£	£	£
K Cox	—	( 25,000)	22,503	( 2,497)
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The credits to the director were made on an interest free basis and are repayable on demand.

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.