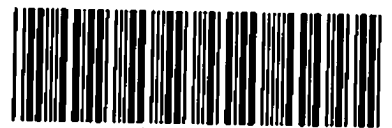


Company Registration Number: NI666865

**Kelly Property Investments Ltd**  
**Amended Unaudited Financial Statements**  
**for the financial year ended 31 January 2023**

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**Kelly Property Investments Ltd**  
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# Kelly Property Investments Ltd

Company Registration Number: NI666865

## BALANCE SHEET

as at 31 January 2023

	2023 £	2022 £
Fixed Assets	394,704	-
Current assets	6,308	9,211
Creditors: amounts falling due within one year	(383,435)	(2,874)
Net Current (Liabilities)/Assets	(377,127)	6,337
Total Assets less Current Liabilities	17,577	6,337
Accruals and deferred income	(870)	(480)
Net Assets	16,707	5,857
Capital and Reserves	16,707	5,857

### Notes to the financial statements

#### 1. General Information

Kelly Property Investments Ltd is a company limited by shares incorporated and registered in Northern Ireland. The registered number of the company is NI666865. The registered office of the company is 30a Gortin Road, Omagh, Co Tyrone, BT79 7HX. The financial statements have been presented in Pound Sterling (£) which is also the functional currency of the company.

#### 2. Post-Balance Sheet Events

There have been no significant events affecting the company since the financial year-end.

#### 3. Amended unaudited financial statements

These amended financial statements are now the statutory accounts, they replace the original accounts and are prepared as they were at the date of the original accounts.

For the financial year ended 31 January 2023 the company was entitled to exemption from audit under section 477 of the Companies Act 2006.

The directors confirm that the members have not required the company to obtain an audit of its financial statements for the financial year in question in accordance with section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for ensuring that the company keeps accounting records which comply with section 386 and for preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of the financial year and of its profit and loss for the 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.

These financial statements have been prepared in accordance with the provisions available to micro-entities in Part 15 of the Companies Act 2006 and delivered in accordance with the provisions applicable to companies subject to the small companies' regime.

The company has taken advantage of the exemption under section 444 not to file the Abridged Profit and Loss Account.

Approved by the Board on 20 October 2023 and signed on its behalf by:

  
Mr. Nigel Kelly  
Director