

Unaudited Financial Statements for the Year Ended 31 October 2021

for

A. & H. G. Properties Ltd.

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for the Year Ended 31 October 2021**

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**Company Information
for the Year Ended 31 October 2021**

DIRECTORS:

Mrs E Gardiner
A Gardiner

REGISTERED OFFICE:

47 - 49 The Square
Kelso
Roxburghshire
TD5 7HW

REGISTERED NUMBER:

SC219179 (Scotland)

ACCOUNTANTS:

Douglas Home & Co Ltd
Chartered Accountants
47-49 The Square
Kelso
Roxburghshire
TD5 7HW

**Statement of Financial Position
31 October 2021**

	Notes	31/10/21 £	£	31/10/20 £	£
FIXED ASSETS					
Investment property	3		924,982		924,982
CURRENT ASSETS					
Debtors	4	17,598		17,469	
Cash at bank		<u>24,917</u>		<u>21,073</u>	
		42,515		38,542	
CREDITORS					
Amounts falling due within one year	5	<u>481,979</u>		<u>461,663</u>	
NET CURRENT LIABILITIES			<u>(439,464)</u>		<u>(423,121)</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			485,518		501,861
CREDITORS					
Amounts falling due after more than one year	6		<u>108,087</u>		<u>142,596</u>
NET ASSETS			<u><u>377,431</u></u>		<u><u>359,265</u></u>
CAPITAL AND RESERVES					
Called up share capital			100		100
Revaluation reserve	7		171,025		171,025
Retained earnings			<u>206,306</u>		<u>188,140</u>
			<u><u>377,431</u></u>		<u><u>359,265</u></u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 October 2021.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 October 2021 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their 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
31 October 2021

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 Board of Directors and authorised for issue on 18 May 2022 and were signed on its behalf by:

A Gardiner - Director

**Notes to the Financial Statements
for the Year Ended 31 October 2021**

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 as modified by the revaluation of certain assets.

Turnover

Revenue is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes.

Investment property

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in profit or loss.

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.

2. EMPLOYEES AND DIRECTORS

The average number of employees during the year was NIL (2020 - 2).

3. INVESTMENT PROPERTY

	Total £
FAIR VALUE	
At 1 November 2020 and 31 October 2021	<u>924,982</u>
NET BOOK VALUE	
At 31 October 2021	<u>924,982</u>
At 31 October 2020	<u>924,982</u>

**Notes to the Financial Statements - continued
for the Year Ended 31 October 2021**

3. INVESTMENT PROPERTY - continued

Fair value at 31 October 2021 is represented by:

	£
Valuation in 2016	171,025
Cost	<u>753,957</u>
	<u>924,982</u>

If investment property had not been revalued it would have been included at the following historical cost:

	31/10/21	31/10/20
	£	£
Cost	<u>753,957</u>	<u>753,957</u>

Investment property was valued on an open market basis on 31 October 2016 by D M Hall .

4. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31/10/21	31/10/20
	£	£
Trade debtors	14,129	14,880
VAT	102	32
Prepayments and accrued income	<u>3,367</u>	<u>2,557</u>
	<u>17,598</u>	<u>17,469</u>

5. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31/10/21	31/10/20
	£	£
Bank loans and overdrafts	31,420	56,420
Other loans	67,775	67,775
Trade creditors	558	24
Tax	11,887	10,216
Other creditors	3,000	3,000
Directors' current accounts	350,780	307,669
Accruals and deferred income	16,304	16,304
Accrued expenses	<u>255</u>	<u>255</u>
	<u>481,979</u>	<u>461,663</u>

6. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	31/10/21	31/10/20
	£	£
Bank loans - 1-2 years	31,420	31,420
Bank loans - 2-5 years	76,667	94,260
Bank loans more 5 yr by instal	<u>-</u>	<u>16,916</u>
	<u>108,087</u>	<u>142,596</u>

Notes to the Financial Statements - continued
for the Year Ended 31 October 2021

6. **CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR - continued**

	31/10/21 £	31/10/20 £
Amounts falling due in more than five years:		
Repayable by instalments		
Bank loans more 5 yr by instal	<u>-</u>	<u>16,916</u>

7. **RESERVES**

	Revaluation reserve £
At 1 November 2020 and 31 October 2021	<u>171,025</u>

8. **DIRECTORS' ADVANCES, CREDITS AND GUARANTEES**

The following advances and credits to a director subsisted during the years ended 31 October 2021 and 31 October 2020:

	31/10/21 £	31/10/20 £
A Gardiner		
Balance outstanding at start of year	(307,669)	(187,533)
Amounts advanced	33,650	26,638
Amounts repaid	(76,760)	(146,774)
Amounts written off	-	-
Amounts waived	-	-
Balance outstanding at end of year	<u>(350,779)</u>	<u>(307,669)</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.