

REGISTERED NUMBER: 02645953 (England and Wales)

**UNAUDITED FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2017**

**FOR**

**BRIARBANK ESTATES LIMITED**

Mc Govers  
Chartered Accountants  
24 Westpole Avenue  
Cockfosters  
Barnet  
Hertfordshire  
EN4 0AY

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**FOR THE YEAR ENDED 30 SEPTEMBER 2017**

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**BRIARBANK ESTATES LIMITED**  
**COMPANY INFORMATION**  
**FOR THE YEAR ENDED 30 SEPTEMBER 2017**

**DIRECTOR:** Mrs J C Tomlinson

**SECRETARY:** A J Tomlinson

**REGISTERED OFFICE:** 41A Hollymeoak Road  
Coulsdon  
Surrey  
CR5 3QA

**REGISTERED NUMBER:** 02645953 (England and Wales)

**ACCOUNTANTS:** Mc Govers  
Chartered Accountants  
24 Westpole Avenue  
Cockfosters  
Barnet  
Hertfordshire  
EN4 0AY

**BALANCE SHEET**  
**30 SEPTEMBER 2017**

	Notes	30.9.17 £	£	30.9.16 £	£
<b>FIXED ASSETS</b>					
Tangible assets	4		-		-
Investment property	5		<u>303,711</u>		<u>303,711</u>
			<u>303,711</u>		<u>303,711</u>
<b>CURRENT ASSETS</b>					
Debtors	6	22,917		78,141	
Investments	7	157,400		155,233	
Cash at bank and in hand		<u>33,316</u>		<u>28,128</u>	
		<u>213,633</u>		<u>261,502</u>	
<b>CREDITORS</b>					
Amounts falling due within one year	8	<u>130,592</u>		<u>173,712</u>	
<b>NET CURRENT ASSETS</b>			<u>83,041</u>		<u>87,790</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<u>386,752</u>		<u>391,501</u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital			6		6
Revaluation reserve	9		(9,664)		(9,664)
Retained earnings			<u>396,410</u>		<u>401,159</u>
<b>SHAREHOLDERS' FUNDS</b>			<u>386,752</u>		<u>391,501</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 30 September 2017.

The members have not required the company to obtain an audit of its financial statements for the year ended 30 September 2017 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges her responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and 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.
- (b)

**BALANCE SHEET - continued**  
**30 SEPTEMBER 2017**

The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the director on 9 June 2018 and were signed by:

Mrs J C Tomlinson - Director

**NOTES TO THE FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 30 SEPTEMBER 2017**

**1. STATUTORY INFORMATION**

Briarbank Estates Limited is a private company, limited by shares, registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

**2. ACCOUNTING POLICIES**

**Basis of preparing the financial statements**

These financial statements have been prepared in accordance with the provisions of Section 1A "Small Entities" of Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets.

**Tangible fixed assets**

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Office Equipment - 25% on cost

**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 balance sheet date.

**Deferred tax**

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet 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.

**3. EMPLOYEES AND DIRECTORS**

The average number of employees during the year was 2.

**NOTES TO THE FINANCIAL STATEMENTS - continued**  
**FOR THE YEAR ENDED 30 SEPTEMBER 2017**

**4. TANGIBLE FIXED ASSETS**

**Office  
Equipment  
£**

**COST**

At 1 October 2016  
and 30 September 2017

1,868

**DEPRECIATION**

At 1 October 2016  
and 30 September 2017

1,868

**NET BOOK VALUE**

At 30 September 2017  
At 30 September 2016

-  
-

**5. INVESTMENT PROPERTY**

**Total  
£**

**FAIR VALUE**

At 1 October 2016  
and 30 September 2017

303,711

**NET BOOK VALUE**

At 30 September 2017  
At 30 September 2016

303,711  
303,711

Cost or valuation at 30 September 2017 is represented by:

	<b>£</b>
Valuation in 2014	<b>(9,664)</b>
Cost	<u><b>313,375</b></u>
	<u><b>303,711</b></u>

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

	<b>30.9.17</b>	<b>30.9.16</b>
	<b>£</b>	<b>£</b>
Cost	<u><b>313,375</b></u>	<u><b>313,375</b></u>

The investment property was valued on an open market basis on 30 September 2014 by the director .

**6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	<b>30.9.17</b>	<b>30.9.16</b>
	<b>£</b>	<b>£</b>
Trade debtors	<b>14,280</b>	<b>69,280</b>
Other debtors	<b>130</b>	<b>130</b>
Prepayments	<u><b>8,507</b></u>	<u><b>8,731</b></u>
	<u><b>22,917</b></u>	<u><b>78,141</b></u>

**NOTES TO THE FINANCIAL STATEMENTS - continued**  
**FOR THE YEAR ENDED 30 SEPTEMBER 2017**

7. **CURRENT ASSET INVESTMENTS**

The current asset investments have been stated at cost, including dividends reinvested and comprise listed investments quoted on the UK stock exchange. The approximate value of the investments at 30 September 2017 was £193,115 (2016 - £171,541).

8. **CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	30.9.17	30.9.16
	£	£
Other creditors	82,834	90,834
Director's current account	47,278	82,278
Accrued expenses	480	600
	<u>130,592</u>	<u>173,712</u>

9. **RESERVES**

	Revaluation reserve £
At 1 October 2016 and 30 September 2017	<u>(9,664)</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.