

**REGISTERED NUMBER: 00725731 (England and Wales)**

**UNAUDITED FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 JUNE 2019  
FOR  
OZER PROPERTIES LIMITED**

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FOR THE YEAR ENDED 30 JUNE 2019**

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**OZER PROPERTIES LIMITED**

**COMPANY INFORMATION  
FOR THE YEAR ENDED 30 JUNE 2019**

|                           |  |
|---------------------------|--|
| <b>DIRECTORS:</b>         | A Z Ellinson<br>U Ellinson   |
| <b>SECRETARY:</b>         | U Ellinson   |
| <b>REGISTERED OFFICE:</b> | Fernwood House<br>Fernwood Road<br>Newcastle upon Tyne<br>NE2 1TJ  |
| <b>BUSINESS ADDRESS:</b>  | c/o Ellinson Estates<br>P O Box 47859<br>London<br>NW11 0XU  |
| <b>REGISTERED NUMBER:</b> | 00725731 (England and Wales)   |
| <b>ACCOUNTANTS:</b>       | Robson Laidler Accountants Limited<br>Fernwood House<br>Fernwood Road<br>Jesmond<br>Newcastle upon Tyne<br>NE2 1TJ |
| <b>BANKERS:</b>           | HSBC Bank plc<br>110 Grey Street<br>Newcastle upon Tyne<br>Tyne and Wear<br>NE1 6JG                                |
| <b>SOLICITORS:</b>        | Bude Nathan Iwanier<br>1-2 Temple Fortune Parade<br>Bridge Lane<br>London<br>NW11 0QN                              |

**BALANCE SHEET**  
**30 JUNE 2019**

|  | Notes | 2019<br>£     | £               | 2018<br>£     | £               |
|--|-------|---------------|-----------------|---------------|-----------------|
| <b>FIXED ASSETS</b>                          |       |               |                 |               |                 |
| Tangible assets                              | 5     |               | 7               |               | 8               |
| <b>CURRENT ASSETS</b>                        |       |               |                 |               |                 |
| Stocks                                       |       | 641           |                 | 641           |                 |
| Debtors                                      | 6     | 8,809         |                 | 8,746         |                 |
| Cash at bank                                 |       | <u>31,369</u> |                 | <u>67,934</u> |                 |
|  |       | <b>40,819</b> |                 | <b>77,321</b> |                 |
| <b>CREDITORS</b>                             |       |               |                 |               |                 |
| Amounts falling due within one year          | 7     | <u>53,661</u> |                 | <u>90,163</u> |                 |
| <b>NET CURRENT LIABILITIES</b>               |       |               | <b>(12,842)</b> |               | <b>(12,842)</b> |
| <b>TOTAL ASSETS LESS CURRENT LIABILITIES</b> |       |               | <b>(12,835)</b> |               | <b>(12,834)</b> |
| <b>CAPITAL AND RESERVES</b>                  |       |               |                 |               |                 |
| Called up share capital                      | 8     |               | 100             |               | 100             |
| Retained earnings                            |       |               | <u>(12,935)</u> |               | <u>(12,934)</u> |
| <b>SHAREHOLDERS' FUNDS</b>                   |       |               | <b>(12,835)</b> |               | <b>(12,834)</b> |

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 30 June 2019.

The members have not required the company to obtain an audit of its financial statements for the year ended 30 June 2019 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 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)

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 on 23 March 2020 and were signed on its behalf by:

U Ellinson - Director

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 JUNE 2019**

**1. STATUTORY INFORMATION**

Ozer Properties 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.

The presentation currency of the financial statements is the Pound Sterling (£).

The financial statements are rounded to the nearest £1.

The company's place of business can be found on the Company Information page.

**2. STATEMENT OF COMPLIANCE**

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.

**3. ACCOUNTING POLICIES**

**Basis of preparing the financial statements**

The financial statements have been prepared under the historical cost convention.

The company has net liabilities at the year end but all of its taxable profits are covenanted to its parent undertaking plus the company's stock properties are shown at cost with their fair market value way in excess of these figures.

Taking the above into account, and the fact that the parent undertaking has agreed to support the company for the foreseeable future, the directors have continued to adopt the going concern basis of accounting in preparing the annual financial statements.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

**Turnover**

Turnover represents sales, less incidental costs of sale, of the stock of freehold property. A property sale is recognised on legal completion.

Rents receivable from the company's stock of properties are shown under other operating income.

**Tangible fixed assets**

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

|                       |                           |
|-----------------------|---------------------------|
| Fixtures and fittings | - 15% on reducing balance |
|-----------------------|---------------------------|

Tangible fixed assets are stated at cost (or deemed cost) or valuation less accumulated depreciation and accumulated impairment losses. Cost includes costs directly attributable to making the asset capable of operating as intended.

**Stocks**

Stocks are stated at the lower of cost and net realisable value. Cost comprises the purchase cost of housing stock and other directly attributable costs. Net realisable value is the estimated selling price reduced by all costs of sale.

**Taxation**

The company covenants all of its taxable profits to its parent company and therefore pays no tax.

**NOTES TO THE FINANCIAL STATEMENTS - continued**  
**FOR THE YEAR ENDED 30 JUNE 2019**

**3. ACCOUNTING POLICIES - continued**

**Debtors and creditors receivable/payable within one year**

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in the profit and loss account in other administrative expenses.

**Impairment of assets**

Assets not measured at fair value are reviewed for any indication that the asset may be impaired at each balance sheet date. If such indication exists, the recoverable amount of the asset, or the asset's cash generating unit, is estimated and compared to the carrying amount. Where the carrying amount exceeds its recoverable amount, an impairment loss is recognised in profit or loss unless the asset is carried at a revalued amount where the impairment loss is a revaluation decrease.

**Provisions**

Provisions are recognised when the company has an obligation at the balance sheet date as a result of a past event, it is probable that an outflow of economic benefits will be required in settlement and the amount can be reliably estimated.

**4. EMPLOYEES AND DIRECTORS**

The average number of employees during the year was NIL (2018 - NIL).

**5. TANGIBLE FIXED ASSETS**

|                                    | Fixtures<br>and<br>fittings<br>£ |
|------------------------------------|----------------------------------|
| <b>COST</b>                        |                                  |
| At 1 July 2018<br>and 30 June 2019 | <u>4,797</u>                     |
| <b>DEPRECIATION</b>                |                                  |
| At 1 July 2018                     | 4,789                            |
| Charge for year                    | 1                                |
| At 30 June 2019                    | <u>4,790</u>                     |
| <b>NET BOOK VALUE</b>              |                                  |
| At 30 June 2019                    | <u>7</u>                         |
| At 30 June 2018                    | <u>8</u>                         |

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

|                                 | 2019<br>£    | 2018<br>£    |
|---------------------------------|--------------|--------------|
| Rent debtors                    | 2,972        | 2,785        |
| Amounts owed by related parties | 5,432        | 5,432        |
| Prepayments and accrued income  | 405          | 529          |
|                                 | <u>8,809</u> | <u>8,746</u> |

NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 30 JUNE 2019

7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

|                                    | 2019          | 2018          |
|------------------------------------|---------------|---------------|
|                                    | £             | £             |
| Amounts owed to group undertakings | 44,410        | 81,258        |
| Amounts owed to related parties    | 6,702         | 6,337         |
| Accrued expenses                   | 2,549         | 2,568         |
|                                    | <u>53,661</u> | <u>90,163</u> |

8. CALLED UP SHARE CAPITAL

| Allotted and issued: |          |                | 2019       | 2018       |
|----------------------|----------|----------------|------------|------------|
| Number:              | Class:   | Nominal value: | £          | £          |
| 100                  | Ordinary | £1             | <u>100</u> | <u>100</u> |

9. RELATED PARTY DISCLOSURES

The company has taken advantage of exemption, under the terms of Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland', not to disclose related party transactions with wholly owned subsidiaries within the group.

Other related parties (in the aggregate)

|                               | 2019         | 2018         |
|-------------------------------|--------------|--------------|
| £                             | £            |              |
| Amount due from related party | 5,432        | 5,432        |
| Amount due to related party   | <u>6,702</u> | <u>6,337</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.