

**REGISTERED NUMBER: 00650311 (England and Wales)**

**UNAUDITED FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2022**

**FOR**

**BRIGSTOCK PROPERTIES LIMITED**

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**for the Year Ended 31 March 2022**

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**BRIGSTOCK PROPERTIES LIMITED**

**COMPANY INFORMATION**  
**for the Year Ended 31 March 2022**

**DIRECTORS:**

A R Gross  
C H Levy  
A N Gross  
D J Jenkins

**SECRETARY:**

A N Gross

**REGISTERED OFFICE:**

Unit A6  
Chaucer Business Park  
Dittons Road  
Polegate  
East Sussex  
BN26 6QH

**REGISTERED NUMBER:**

00650311 (England and Wales)

**ACCOUNTANTS:**

MDJ Services Limited  
Unit A6  
Chaucer Business Park  
Dittons Road  
Polegate  
East Sussex  
BN26 6QH

**BRIGSTOCK PROPERTIES LIMITED (REGISTERED NUMBER: 00650311)****BALANCE SHEET****31 March 2022**

	Notes	31.3.22 £	£	31.3.21 £	£
<b>FIXED ASSETS</b>					
Investment property	4		200,000		200,000
<b>CURRENT ASSETS</b>					
Debtors	5	52,476		52,476	
Cash at bank		<u>31,193</u>		<u>27,446</u>	
		83,669		79,922	
<b>CREDITORS</b>					
Amounts falling due within one year	6	<u>2,141</u>		<u>2,405</u>	
<b>NET CURRENT ASSETS</b>			<u>81,528</u>		<u>77,517</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			281,528		277,517
<b>PROVISIONS FOR LIABILITIES</b>			<u>34,402</u>		<u>34,402</u>
<b>NET ASSETS</b>			<u>247,126</u>		<u>243,115</u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital			100		100
Fair value reserve	7		155,062		155,062
Retained earnings			<u>91,964</u>		<u>87,953</u>
<b>SHAREHOLDERS' FUNDS</b>			<u>247,126</u>		<u>243,115</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2022 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.

**BALANCE SHEET - continued**  
**31 March 2022**

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 9 August 2022 and were signed on its behalf by:

C H Levy - Director

**NOTES TO THE FINANCIAL STATEMENTS  
for the Year Ended 31 March 2022**

**1. STATUTORY INFORMATION**

Brigstock 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.

**2. 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**

Turnover represents rents receivable.

**Investment property**

Investment properties are those properties that are held either to earn rental income or for capital appreciation or both.

Investment properties are measured initially at cost including transaction costs and thereafter are stated at fair value, which reflects market conditions at the balance sheet date. Surpluses and deficits arising from changes in the fair value of investment properties are recognised in the Statement of Comprehensive Income in the year in which they arise.

Investment properties are stated at fair value as determined by the directors. The fair value of the company's property portfolio is based upon external valuations and is inherently subjective. The fair value represents the amount at which the assets could be exchanged between a knowledgeable, willing buyer and a knowledgeable, willing seller in an arms-length transaction at the date of valuation. The fair value of each of the properties has been assessed by the directors. In determining the fair value of investment properties, the directors make use of historical and current market data as well as existing lease agreements.

Additions and disposals of investment properties are recognised in the accounts when contracts are completed.

**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 NIL (2021 - NIL).

NOTES TO THE FINANCIAL STATEMENTS - continued  
for the Year Ended 31 March 2022

## 4. INVESTMENT PROPERTY

	Total £
<b>FAIR VALUE</b>	
At 1 April 2021	
and 31 March 2022	<u>200,000</u>
<b>NET BOOK VALUE</b>	
At 31 March 2022	<u>200,000</u>
At 31 March 2021	<u>200,000</u>

Fair value at 31 March 2022 is represented by:

	£
Valuation in 2021	189,464
Cost	<u>10,536</u>
	<u>200,000</u>

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

	31.3.22 £	31.3.21 £
Cost	<u>10,536</u>	<u>10,536</u>

Investment property was valued on an open market basis on 31 March 2022 by the directors .

Freehold investment property is valued at the end of each financial year by the directors. Independent valuations by valuers with a recognised qualification are sought where, in the opinion of the directors, there is market evidence to suggest that changes in fair value for properties of a similar type and location have occurred requiring specialist market knowledge in order to ascertain the fair value.

## 5. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31.3.22 £	31.3.21 £
Other debtors	<u>52,476</u>	<u>52,476</u>

## 6. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31.3.22 £	31.3.21 £
Taxation and social security	941	1,397
Other creditors	<u>1,200</u>	<u>1,008</u>
	<u>2,141</u>	<u>2,405</u>

## 7. RESERVES

	Fair value reserve £
At 1 April 2021	
and 31 March 2022	<u>155,062</u>

**NOTES TO THE FINANCIAL STATEMENTS - continued  
for the Year Ended 31 March 2022**

**8. RELATED PARTY DISCLOSURES**

Amounts advanced to related parties were as follows:

	Balance at
	31.3.2022
<b>Included in debtors</b>	£
<b>Owed by related undertakings</b>	
Welnen Investments Limited	<u>52,476</u>
	<u>52,476</u>

The outstanding balances detailed above are interest free and have no fixed repayment date.

C Levy, A N Gross and A R Gross are all directors of Welnen Investments Limited.



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.