

**WATES LANCEWOOD ESTATES LIMITED**

**Directors' report and financial statements**

**for the year ended**

**31 December 2018**



**WATES LANCEWOOD ESTATES LIMITED**

**DIRECTORS' REPORT**

The directors present their annual report and the financial statements for the year ended 31 December 2018.

**Directors**

The directors during the year were:

D. O. Allen

H. P. Bunch

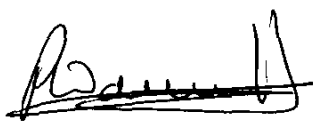
P.M. Wainwright (appointed 3 December 2018)

**Director's indemnities**

A director benefited from a qualifying pension scheme indemnity provision during the financial year and benefits from this at the date of this report.

This directors' report has been prepared in accordance with the provisions applicable to companies entitled to the small companies exemption.

Approved by the Board of Directors on 13 March 2019 and signed on its behalf by:



P.M. Wainwright  
DIRECTOR

Registered office:  
Wates House  
Station Approach  
Leatherhead  
Surrey KT22 7SW

**WATES LANCEWOOD ESTATES LIMITED**  
**Company number: 0965116**  
**BALANCE SHEET AT 31 DECEMBER 2018**

	Notes	2018 £	2017 £
CURRENT ASSETS			
Debtors – amount owed by group undertaking		<u>2</u>	<u>2</u>
NET ASSETS		<u><u>2</u></u>	<u><u>2</u></u>
CAPITAL AND RESERVES			
Called up share capital	2	<u>2</u>	<u>2</u>
SHAREHOLDERS' FUNDS		<u><u>2</u></u>	<u><u>2</u></u>

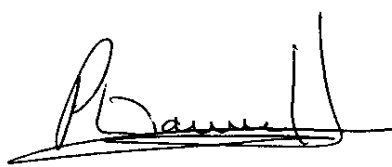
The notes on page 3 form part of these accounts.

For the year ending 31 December 2018 the Company was entitled to exemption from audit under Section 480 of the Companies Act 2006 relating to dormant companies.

Directors' responsibilities:

- The members have not required the Company to obtain an audit of its accounts for the year in question in accordance with Section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

Approved by the Board of Directors on **13** March 2019 and signed on its behalf by:



P.M. Wainwright  
DIRECTOR

## WATES LANCEWOOD ESTATES LIMITED

31 DECEMBER 2018

## NOTES TO THE ACCOUNTS

## 1. Accounting policies

## Basis of accounting

Wates Lancewood Estates Limited is a private company limited by shares incorporated in the United Kingdom under the Companies Act and registered in England and Wales. The address of the registered office is given on page 1.

These accounts have been prepared under the historical cost convention and in accordance with the Companies Act 2006 and Financial Reporting Standard 102 (FRS 102) issued by the Financial Reporting Council.

The Company has been dormant throughout the year and the previous year.

The Company neither received income nor incurred expenditure nor had any transactions during the year or the previous year and accordingly no profit and loss account, statement of comprehensive income, statement of changes in equity or cash flow statement are presented.

## 2. Called up share capital

	2018	2017
	£	£
Issued and fully paid:		
1 (2017: 1) Ordinary share of £1	1	1
1 (2017: 1) Controlling redeemable preference share of £1	1	1
	<u>2</u>	<u>2</u>

The Company has one ordinary share which carries no right to fixed income and one controlling redeemable preference share which carries no voting rights or rights to participate in the profits of the Company and is redeemable by the Company at par upon seven days' notice.

## 3. Ultimate parent company

The Company is a subsidiary undertaking of Wates Group Limited which is the ultimate parent company, incorporated in the United Kingdom and registered in England and Wales. No other group financial statements include the results of the Company.

The consolidated financial statements for Wates Group Limited are available to the public and may be obtained from Wates House, Station Approach, Leatherhead, Surrey, KT22 7SW.