

Registration number: 02048475

Broadgate Court Investments Limited

Unaudited Financial Statements

for the Year Ended 31 March 2022

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Broadgate Court Investments Limited

(Registration number: 02048475)

Balance Sheet as at 31 March 2022

	Note	31 March 2022 £	31 March 2021 £
Current assets			
Debtors	2	<u>162,489,754</u>	<u>162,489,754</u>
		162,489,754	162,489,754
Creditors due within one year	3	<u>(50,156)</u>	<u>(50,156)</u>
Net current assets		<u>162,439,598</u>	<u>162,439,598</u>
Net assets		<u>162,439,598</u>	<u>162,439,598</u>
Capital and reserves			
Share capital	4	92,431,760	92,431,760
Share premium reserve		24,000,000	24,000,000
Profit and loss account		<u>46,007,838</u>	<u>46,007,838</u>
Total shareholders' funds		<u>162,439,598</u>	<u>162,439,598</u>

For the financial year ending 31 March 2022 the company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies.

Directors' responsibilities:

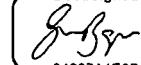
- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476 of the Companies Act 2006; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

10th of June,
2022

Approved by the Board on and signed on its behalf by:

DocuSigned by:



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Gavin Bergin

Director

The notes on pages 2 to 3 form an integral part of these financial statements.

Broadgate Court Investments Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 March 2022

1 Accounting policies

Basis of preparation

These financial statements were prepared in accordance with Financial Reporting Standard 101 Reduced Disclosure Framework ("FRS 101").

The financial statements are prepared in accordance with international accounting standards in conformity with the requirements of the Companies Act 2006. Instances in which advantage of the FRS 101 disclosure exemptions have been taken are set out below.

The financial statements have been prepared under the historical cost convention. Historical cost is generally based on the fair value of the consideration given in exchange for the assets.

Profit and loss

No profit and loss account has been presented as the company has had no significant accounting transactions, as defined by Companies Act 2006, during the accounting period.

Debtors

Trade and other debtors are initially recognised at fair value and subsequently measured at amortised cost and discounted as appropriate. The Company calculates the expected credit loss for debtors based on lifetime expected credit losses under the IFRS 9 simplified approach.

Creditors

Trade and other creditors are initially recognised at fair value and subsequently measured at amortised cost and discounted as appropriate.

2 Debtors

	31 March 2022 £	31 March 2021 £
Amounts due from related parties	<u>162,489,754</u>	<u>162,489,754</u>
	<u>162,489,754</u>	<u>162,489,754</u>

Debtors from related parties relate to amounts due from group companies which are repayable on demand. There is no interest charged on these balances.

Broadgate Court Investments Limited**Notes to the Unaudited Financial Statements for the Year Ended 31 March 2022
(continued)****3 Creditors due within one year**

	31 March 2022 £	31 March 2021 £
Amounts due to related parties	50,156	50,156
	<u>50,156</u>	<u>50,156</u>

Amounts due to related parties relate to amounts owed to group companies which are repayable on demand. Interest is charged on these balances in accordance with the group policy on intercompany loan accounts.

4 Share capital**Allotted, called up and fully paid shares**

	No.	31 March 2022 £	No.	31 March 2021 £
Ordinary shares of £1 partly paid of £0.25 each	50,000	12,500	50,000	12,500
Ordinary shares of £1 each	92,419,260	92,419,260	92,419,260	92,419,260
	<u>92,469,260</u>	<u>92,431,760</u>	<u>92,469,260</u>	<u>92,431,760</u>

The holders of ordinary shares are entitled to receive dividends as declared from time to time and are entitled to one vote per share. Each share class is ranked equally.

5 Parent and ultimate parent undertaking

The immediate parent company is BL Leisure and Industrial Holding Company Limited.

The British Land Company PLC is the smallest and largest group for which group financial statements are available and which include the company. The ultimate holding company and controlling party is The British Land Company PLC. Group financial statements for this company are available on request from British Land, York House, 45 Seymour Street, London, W1H 7LX.