

**Company Registration No 02616459 (England and Wales)**

**DUELGUIDE PROPERTY INVESTMENTS LIMITED**

**ABBREVIATED ACCOUNTS**

**FOR THE YEAR ENDED 31 DECEMBER 2012**

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# DUELGUIDE PROPERTY INVESTMENTS LIMITED

## CHARTERED ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS ON THE PREPARATION OF THE UNAUDITED STATUTORY FINANCIAL STATEMENTS OF DUELGUIDE PROPERTY INVESTMENTS LIMITED FOR THE YEAR ENDED 31 DECEMBER 2012

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*The following reproduces the text of the Accountants' Report prepared in respect of the company's annual unaudited financial statements, from which the unaudited abbreviated financial statements set out on pages 2 to 3 have been prepared*

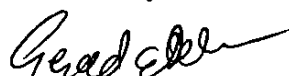
In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Duelguide Property Investments Limited for the year ended 31 December 2012 set out on pages 3 to 6 from the company's accounting records and from information and explanations you have given us

As a practising member firm of the Institute of Chartered Accountants in England and Wales, we are subject to its ethical and other professional requirements which are detailed at [icaew.com/membershandbook](http://icaew.com/membershandbook)

This report is made solely to the Board of Directors of Duelguide Property Investments Limited, as a body, in accordance with the terms of our engagement letter. Our work has been undertaken solely to prepare for your approval the financial statements of Duelguide Property Investments Limited and state those matters that we have agreed to state to the Board of Directors of Duelguide Property Investments Limited, as a body, in this report in accordance with AAF 2/10 as detailed at [icaew.com/compilation](http://icaew.com/compilation). To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Duelguide Property Investments Limited and its Board of Directors as a body, for our work or for this report.

It is your duty to ensure that Duelguide Property Investments Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and loss of Duelguide Property Investments Limited. You consider that Duelguide Property Investments Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the financial statements of Duelguide Property Investments Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.



Gerald Edelman

Chartered Accountants

21 October 2013

25 Harley Street  
London  
W1G 9BR

# DUELGUIDE PROPERTY INVESTMENTS LIMITED

## ABBREVIATED BALANCE SHEET

AS AT 31 DECEMBER 2012

	Notes	2012 £	£	2011 £	£
<b>Fixed assets</b>					
Investments	2		59,500		59,500
<b>Current assets</b>					
Creditors: amounts falling due within one year		(10,000)		(10,000)	
<b>Net current liabilities</b>			(10,000)		(10,000)
<b>Total assets less current liabilities</b>			<u>49,500</u>		<u>49,500</u>
<b>Capital and reserves</b>					
Called up share capital	3		36,400,002		36,400,002
Profit and loss account			(36,350,502)		(36,350,502)
<b>Shareholders' funds</b>			<u>49,500</u>		<u>49,500</u>

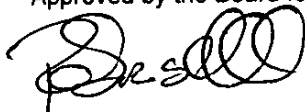
For the financial year ended 31 December 2012 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies

### Directors' responsibilities

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

These abbreviated financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime

Approved by the Board for issue on 21 October 2013



P O'Driscoll  
Director

Company Registration No. 02616459

# DUELGUIDE PROPERTY INVESTMENTS LIMITED

## NOTES TO THE ABBREVIATED ACCOUNTS FOR THE YEAR ENDED 31 DECEMBER 2012

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### 1 Accounting policies

#### 1.1 Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008)

#### 1.2 Compliance with accounting standards

The financial statements are prepared in accordance with applicable United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice), which have been applied consistently (except as otherwise stated)

#### 1.3 Investments

Fixed asset investments are stated at cost less provision for diminution in value

### 2 Fixed assets

	Investments £
<b>Cost</b>	
At 1 January 2012 & at 31 December 2012	59,500
	<u>59,500</u>
At 31 December 2011	<u>59,500</u>

The investment in limited partnership represents a 49.5% share of The St Catherine's House Limited Partnership

3 Share capital	2012 £	2011 £
<b>Allotted, called up and fully paid</b>		
36,400,002 Ordinary shares of £1 each	36,400,002	36,400,002
	<u>36,400,002</u>	<u>36,400,002</u>