Unaudited Financial Statements

for the Year Ended 31 March 2017

for

West Street Developments
(Henley-on-Thames) Limited

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(Henley-on-Thames) Limited (Registered number: 02955904)

Contents of the Financial Statements
for the Year Ended 31 March 2017

West Street Developments
(Henley-on-Thames) Limited

Company Information
for the Year Ended 31 March 2017

DIRECTORS:	Dr P A Ashby Dr E Collett Dr J A M R Copeland Dr T P Dudeney Dr N A Ganly Dr J M Milligan Dr M R Mullins Dr C R Purvis Dr A J M Terris Dr P R Unwin
SECRETARY:	Dr P R Unwin
REGISTERED OFFICE:	The Bell Surgery York Road Henley-on-Thames RG9 2DR
REGISTERED NUMBER:	02955904 (England and Wales)
ACCOUNTANTS:	Villars Hayward LLP Chartered Accountants Chartered Tax Advisers and Registered Auditors Boston House Henley-On-Thames RG9 1DY

West Street Developments
(Henley-on-Thames) Limited (Registered number: 02955904)

Balance Sheet
31 March 2017

	Notes	31.3.17 £	31.3.17 £	31.3.16 £	31.3.16 £
FIXED ASSETS					
Tangible assets	4		1,200,000		1,400,000
CURRENT ASSETS					
Debtors	5	9,042		9,338	
Cash at bank		6,509		4,184	
		15,551		13,522	
CREDITORS					
Amounts falling due within one year	6	39,482		39,352	
NET CURRENT LIABILITIES			(23,931)		(25,830)
TOTAL ASSETS LESS CURRENT LIABILITIES			1,176,069		1,374,170
PROVISIONS FOR LIABILITIES			99,445		144,000
NET ASSETS			1,076,624		1,230,170
CAPITAL AND RESERVES					
Called up share capital			1,000		1,000
Other reserves			824,852		1,024,852
Retained earnings			250,772		204,318
SHAREHOLDERS' FUNDS			1,076,624		1,230,170

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2017.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2017 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.

The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

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 14/08/2017 and were signed on its behalf by:

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Dr T P Dudeney - Director

The notes form part of these financial statements

Notes to the Financial Statements
for the Year Ended 31 March 2017

1. STATUTORY INFORMATION

West Street Developments (Henley-on-Thames) 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 the provisions of Section 1A "Small Entities" of Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" 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, net of value added tax.

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

Investment property
The investment property for which fair value can be measured reliably without undue cost or effort is measured at fair value at each reporting date with changes in fair value recognised in the income statement.

The methods and significant assumptions used to ascertain the fair value at the balance sheet date and fair value movement.included in the income stement for the year were as follows:

The property was not valued by an independent valuer holding a recognised and relevant professional qualification who has recent experience in the location and class of the investment property being valued..

Deferred taxation is provided on these gains at the rate expected to apply when the property is sold.

3. EMPLOYEES AND DIRECTORS

The average number of employees during the year was 11.

4. TANGIBLE FIXED ASSETS

	Freehold property £	Fixtures and fittings £	Totals £
COST OR VALUATION			
At 1 April 2016 and 31 March 2017	1,400,000	3,728	1,403,728
DEPRECIATION			
At 1 April 2016	-	3,728	3,728
Revaluation adjustments	200,000	-	200,000
At 31 March 2017	200,000	3,728	203,728
NET BOOK VALUE			
At 31 March 2017	1,200,000	-	1,200,000
At 31 March 2016	1,400,000	-	1,400,000

continued...

4. **TANGIBLE FIXED ASSETS - continued**

Cost or valuation at 31 March 2017 is represented by:

	Land and buildings	Plant and machinery etc	Totals
	£	£	£
Valuation in 2000	279,852	-	279,852
Valuation in 2002	45,000	-	45,000
Valuation in 2003	100,000	-	100,000
Valuation in 2004	75,000	-	75,000
Valuation in 2005	75,000	-	75,000
Valuation in 2006	50,000	-	50,000
Valuation in 2010	50,000	-	50,000
Valuation in 2012	50,000	-	50,000
Valuation in 2013	100,000	-	100,000
Valuation in 2015	200,000	-	200,000
Valuation in 2017	(200,000)	-	(200,000)
Cost	375,148	3,728	378,876
	1,200,000	3,728	1,203,728

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

	31.3.17	31.3.16
	£	£
Cost	393,175	393,175
Aggregate depreciation	18,027	18,027
Value of land in freehold land and buildings	90,000	90,000

The investment property was valued on an open market basis on 31 March 2017 by the directors.

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

	31.3.17	31.3.16
	£	£
Trade debtors	7,246	7,666
Other debtors	1,796	1,672
	9,042	9,338

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

	31.3.17	31.3.16
	£	£
Taxation and social security	16,947	16,301
Other creditors	22,535	23,051
	39,482	39,352

7. **ULTIMATE CONTROLLING PARTY**

During the current and previous years, the company was controlled by its directors by virtue of their 100% shareholding in the company.