

REGISTRAR'S COPY

COMPANY NUMBER

Company Number 3171624

ROUSE KENT (1 TOWER VIEW) LIMITED

REPORT AND ACCOUNTS

31 DECEMBER 2008

SATURDAY



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04/07/2009

COMPANIES HOUSE

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ROUSE KENT (1 TOWER VIEW) LIMITED

Registered No: 3171624

DIRECTORS

A J Blevins
E S Roche
N P Condon

SECRETARY

In the light of S.270 of the Companies Act 2006 the directors have passed a written resolution deleting Article 17 of the articles of association that required the company to have a Company Secretary.

REGISTERED OFFICE

11 Tower View
Kings Hill
West Malling
Kent ME19 4RL

ROUSE KENT (1 TOWER VIEW) LIMITED**DIRECTORS' REPORT****FOR THE YEAR ENDED 31 DECEMBER 2008**

The directors present their report and accounts for the year ended 31 December 2008.

RESULTS AND PRINCIPAL ACTIVITIES

The company did not trade in the current or proceeding period and accordingly no profit and loss account has been prepared. The company made neither a profit or a loss nor had any other recognised gains or losses.

FUTURE DEVELOPMENTS

It is the intention of the directors to liquidate the company during 2009.

DIRECTORS AND THEIR INTERESTS

The directors who served during the year, together with those appointed since, are:

E S Roche
N P Condon
A J Blevins

No director had any interest in the share capital of the company.

This report has been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies.

By order of the board



E S Roche
Director
Date: 25/06/09

ROUSE KENT (1 TOWER VIEW) LIMITED**STATEMENT OF DIRECTORS' RESPONSIBILITIES IN RESPECT OF THE ACCOUNTS****FOR THE YEAR ENDED 31 DECEMBER 2008**

The directors are responsible for preparing the Annual Report and the financial statements in accordance with applicable law and United Kingdom Generally Accepted Accounting Practice.

Company law requires the directors to prepare accounts for each financial year, which give a true and fair view of the company's state of affairs at the end of the period and of its profit or loss for that period. In preparing those accounts the directors are required to;

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the accounts; and
- prepare the accounts on the going concern basis unless it is inappropriate to assume that the company will continue in business.

The directors are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the accounts comply with the Companies Act 1985. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud or other irregularities.

INDEPENDENT AUDITORS' REPORT**TO THE SHAREHOLDERS OF ROUSE KENT (1 TOWER VIEW) LIMITED**

We have audited the financial statements of Rouse Kent (1 Tower View) Limited for the year ended 31 December 2008 which comprise the Balance Sheet and the related notes. These financial statements have been prepared under the accounting policies set out therein.

Respective responsibilities of directors and auditors

The directors' responsibilities for preparing the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice) are set out in the statement of directors' responsibilities.

Our responsibility is to audit the financial statements in accordance with relevant legal and regulatory requirements and International Standards on Auditing (UK and Ireland).

We report to you our opinion as to whether the financial statements give a true and fair view and have been properly prepared in accordance with the Companies Act 1985 and whether the information given in the Directors' Report is consistent with those financial statements. We also report to you if, in our opinion, the company has not kept proper accounting records, if we have not received all the information and explanations we require for our audit, or if information specified by law regarding directors' remuneration and other transactions is not disclosed.

We read the Directors' Report and consider the implications for our report if we become aware of any apparent misstatements within it.

Our report has been prepared pursuant to the requirements of the Companies Act 1985 and for no other purpose. No person is entitled to rely on this report unless such a person is a person entitled to rely upon this report by virtue of and for the purpose of the Companies Act 1985 or has been expressly authorised to do so by our prior written consent. Save as above, we do not accept responsibility for this report to any other person or for any other purpose and we hereby expressly disclaim any and all such liability.

Basis of audit opinion

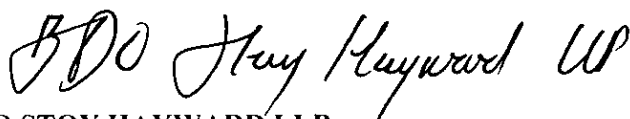
We conducted our audit in accordance with International Standards on Auditing (UK and Ireland) issued by the Auditing Practices Board. An audit includes examination, on a test basis, of evidence relevant to the amounts and disclosures in the financial statements. It also includes an assessment of the significant estimates and judgments made by the directors in the preparation of the financial statements, and of whether the accounting policies are appropriate to the company's circumstances, consistently applied and adequately disclosed.

We planned and performed our audit so as to obtain all the information and explanations which we considered necessary in order to provide us with sufficient evidence to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or other irregularity or error. In forming our opinion we also evaluated the overall adequacy of the presentation of information in the financial statements.

INDEPENDENT AUDITORS' REPORT**TO THE SHAREHOLDERS OF ROUSE KENT (1 TOWER VIEW) LIMITED****Opinion**

In our opinion the financial statements:

- give a true and fair view, in accordance with United Kingdom Generally Accepted Accounting Practice, of the state of the company's affairs as at 31 December 2008 and of its result for the year then ended;
- have been properly prepared in accordance with the Companies Act 1985; and
- the information given in the directors' report is consistent with the financial statements.



BDO STOY HAYWARD LLP

*Chartered Accountants
and Registered Auditors
Gatwick*

Date: 2 JULY 2009

ROUSE KENT (1 TOWER VIEW) LIMITED**BALANCE SHEET****AS AT 31 DECEMBER 2008**

	<u>Note</u>	<u>2008</u> <u>£</u>	<u>2007</u> <u>£</u>
Current Assets			
Debtors	1	20,846	20,846
Creditors: amounts falling due within one year	2	(20,746)	(20,746)
		<hr/>	<hr/>
TOTAL ASSETS LESS CURRENT LIABILITIES		100	100
		<hr/>	<hr/>
CAPITAL AND RESERVES			
Called up share capital	3	100	100
		<hr/>	<hr/>
SHAREHOLDERS' FUNDS		100	100
		<hr/>	<hr/>

The financial statements were approved by the Board of Directors and authorised on 25 June 2009



E S Roche
Director

The notes on pages 6 to 7 form part of these financial statements.

ROUSE KENT (1 TOWER VIEW) LIMITED**NOTES TO THE ACCOUNTS****FOR THE YEAR ENDED 31 DECEMBER 2008****1. DEBTORS**

	<u>2008</u> £	<u>2007</u> £
Amounts owed by group undertakings	20,846	20,846

2. CREDITORS: amounts falling due within one year

	<u>2008</u> £	<u>2007</u> £
Corporation tax	18,738	18,738
Accruals and deferred income	2,008	2,008
	<u>20,746</u>	<u>20,746</u>

3. SHARE CAPITAL

	<u>2008</u> £	<u>2007</u> £
<u>Authorised</u>		
Ordinary shares of £1 each	100	100
	<u>100</u>	<u>100</u>
	<u>2008</u> No.	<u>2007</u> No.
<u>Allotted, called up and fully paid</u>		
Ordinary shares of £1 each	100	100
	<u>100</u>	<u>100</u>

ROUSE KENT (1 TOWER VIEW) LIMITED**NOTES TO THE ACCOUNTS****FOR THE YEAR ENDED 31 DECEMBER 2008****4. PARENT UNDERTAKING AND CONTROLLING PARTY**

The ultimate controlling party is Liberty Property Trust, a Maryland (USA) real estate investment trust, whose registered address is 500 Chesterfield Parkway, Malvern, Pennsylvania 19355, United States of America. Liberty Property Trust is the smallest and largest group in which these financial statements are consolidated.

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