

Company Registration No. 03501694 (England and Wales)

**25 FINBOROUGH ROAD MANAGEMENT LIMITED**

**UNAUDITED FINANCIAL STATEMENTS**

**FOR THE YEAR ENDED 31 DECEMBER 2022**

TUESDAY



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## **25 FINBOROUGH ROAD MANAGEMENT LIMITED**

### **COMPANY INFORMATION**

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Directors	Kim Terry Killeen Morgan Alexander Rees
Registered number	03501694
Registered office	K A Property Services Limited 42 Kensington Mansions Trebovir Road London SW5 9TQ
Accountants	West & Berry Ltd Accountants and Registered Auditors Mocatta House Trafalgar Place Brighton BN1 4DU

## **25 FINBOROUGH ROAD MANAGEMENT LIMITED**

### **CONTENTS**

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	<b>Page</b>
<b>Directors Report</b>	<b>1</b>
<b>Accountant's Report</b>	<b>2</b>
<b>Income Statement</b>	<b>3</b>
<b>Balance Sheet</b>	<b>4</b>
<b>Notes to the Financial Statements</b>	<b>5 - 6</b>

## **25 FINBOROUGH ROAD MANAGEMENT LIMITED**

### **DIRECTORS REPORT**

**AS AT 31 DECEMBER 2022**

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The directors present their report with the financial statements of the company for the year ended 31 December 2022.

#### **Principal Activity**

The company's principal activities comprise the control, supervision and management, on behalf of the lessees, of the site known as 25 Finborough Road, London SW10 9DF. Orchibase Limited owns the reversionary freehold interest.

#### **Directors**

Directors who have held office during the year are:-

Kim Terry Killeen

Morgan Alexander Rees

#### **Statement of Directors' Responsibilities**

The directors are responsible for preparing the Report of the Directors and the financial statements in accordance with applicable law and regulations.

Company law requires the directors to prepare financial statements for each financial year. Under that law the directors have elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the company and of the profit or loss of the company for that period. In preparing these financial statements, the directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgments and accounting estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and disclose with reasonable accuracy at any time the financial position of the company and enable them to ensure that the financial statements comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

This report has been prepared in accordance with the provisions of FRS 102 Section 1A - small entities.

On behalf of the board 14 September 2023

*Kim Killeen*

**Kim Killeen**  
**Director**

**Company Registration No. 03501694**

## 25 FINBOROUGH ROAD MANAGEMENT LIMITED

### REPORT TO THE DIRECTORS ON THE PREPARATION OF THE UNAUDITED STATUTORY ACCOUNTS OF 25 FINBOROUGH ROAD MANAGEMENT LIMITED

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In order to assist you to fulfil your duties under the Companies Act 2006, we have reviewed the financial statements of 25 Finborough Road Management Limited for the year ended 31 December 2022 which comprise the income statement, the balance sheet and the related notes from the company's accounting records and from information and explanations you have given us.

As a practising member firm of the Association of Chartered Certified Accountants, we are subject to its ethical and other professional requirements which are detailed at <https://www.accaglobal.com/gb/en/member/standards/rules-and-standards/rulebook.html>.

This report is made solely to the Board of Directors of 25 Finborough Road Management Limited, as a body, in accordance with the terms of our engagement letter dated 25 September 2019. Our work has been undertaken solely to prepare for your approval the financial statements of 25 Finborough Road Management Limited and state those matters that we have agreed to state to the Board of Directors of 25 Finborough Road Management Limited, as a body, in this report in accordance with the requirements of the Association of Chartered Certified Accountants as detailed at [https://www.accaglobal.com/content/dam/ACCA\\_Global/Technical/fact/technical-factsheet-163.pdf](https://www.accaglobal.com/content/dam/ACCA_Global/Technical/fact/technical-factsheet-163.pdf). To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than 25 Finborough Road Management Limited and its Board of Directors as a body, for our work or for this report.

It is your duty to ensure that 25 Finborough Road Management 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 profit of 25 Finborough Road Management Limited. You consider that 25 Finborough Road Management Limited is exempt from the statutory audit requirement for the Period.

We have not been instructed to carry out an audit of the financial statements of 25 Finborough Road Management 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.

*West & Berry Limited*

**West & Berry Limited**

14 Sep 2023

**Chartered Certified Accountants**

Mocatta House  
Trafalgar Place  
Brighton  
BN1 4DU

**25 FINBOROUGH ROAD MANAGEMENT LIMITED****INCOME STATEMENT****FOR THE YEAR ENDED 31 DECEMBER 2022**

	Notes	2022 £	2021 £
<b>SERVICE CHARGES RECEIVABLE</b>		5,414	9,091
Service charge expenditure		<u>(5,414)</u>	<u>(9,091)</u>
<b>GROSS PROFIT</b>		-	-
<b>OPERATING PROFIT and PROFIT BEFORE TAXATION</b>		-	-
Tax on profit	<b>3</b>	<u>-</u>	<u>-</u>
<b>PROFIT FOR THE FINANCIAL YEAR</b>		<u><u>-</u></u>	<u><u>-</u></u>

The notes form part of these financial statements

## 25 FINBOROUGH ROAD MANAGEMENT LIMITED

### BALANCE SHEET

AS AT 31 DECEMBER 2022

	Notes	2022 £	2021 £
<b>CURRENT ASSETS</b>			
Debtors	4	1,317	1,100
<b>CREDITORS</b>			
Amounts falling due within one year	5	(1,313)	(1,096)
<b>NET CURRENT ASSETS</b>		<u>4</u>	<u>4</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		<u>4</u>	<u>4</u>
<b>CAPITAL AND RESERVES</b>			
Called up share capital		<u>4</u>	<u>4</u>
<b>SHAREHOLDERS' FUNDS</b>		<u>4</u>	<u>4</u>

For the financial year ended 31 December 2022 the company was entitled to exemption from audit under Section 477 of the Companies Act 2006 relating to small companies.

The members have not required the company to obtain an audit for the year ended 31 December 2022 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 in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

The financial statements were approved by the Board of Directors on 14 September 2023 and were signed on its behalf by:

*Kim Killeen*

Kim Killeen  
Director

Company Registration No. 03501694

## 25 FINBOROUGH ROAD MANAGEMENT LIMITED

### NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2022

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#### 1 Accounting policies

##### Company information

25 Finborough Road Management Limited is a private company limited by shares incorporated in England and Wales. The registered office is K A Property Services Limited, 42 Kensington Mansions, Trebovir Road, London SW5 9TQ.

##### 1.1 Accounting convention

These financial statements have been prepared in accordance with Section 1A of FRS 102, 'The Financial Reporting Standard applicable in the UK and Republic of Ireland', and the Companies Act 2006.

These financial statements are also prepared in accordance with the Institute of Chartered Accountants in England and Wales ('ICAEW') Technical Release 'Tech 03/11' and taking account of subsequent legal counsel's opinion obtained separately by both ICAEW and the Financial Reporting Council in determining whether a management company acts as principal when contracting with third party suppliers to the property's service charge.

The financial statements are prepared in sterling, which is the functional currency of the company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention.

##### 1.2 Service charges receivable

Service charges receivable comprises the reimbursement of service charge expenditure deployed by the management company on behalf of the service charge fund for 25 Finborough Road, London SW10 9DF.

##### 1.3 Recognition of income

Service charge receivable is recognised in the financial statements concurrently with the recognition of the service charge expenditure that is being funded.

#### 2 Employees and Directors

There were no employees during the year and the directors received no remuneration in respect of their services to the company for the year.

#### 3 Taxation

Service charge funds are held by the company in trust for the tenants and hence any income tax chargeable at the rate applicable to such trusts is not reflected in these accounts.

#### 4 Debtors: amounts falling due within one year

	2022	2021
	Total	Total
	£	£
Other debtors	1,317	1,100

Included in other debtors is a balance of £1,291 (2021: £554) due from the service charge fund which is held in trust by the company for the benefit of the lessees of 25 Finborough Road, London SW10 9DF.



**25 FINBOROUGH ROAD MANAGEMENT LIMITED**

**NOTES TO THE FINANCIAL STATEMENTS CONTINUED**

**FOR THE YEAR ENDING 31 DECEMBER 2022**

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**5 Creditors: amounts falling due within one year**

	<b>2022</b>	<b>2021</b>
	<b>Total</b>	<b>Total</b>
	<b>£</b>	<b>£</b>
Trade creditors	233	420
Other creditors	1,080	676
	<u>1,313</u>	<u>1,096</u>

**6 Ultimate controlling party**

The company is controlled by a voting majority of its shareholders and accordingly there is no controlling related party.