Report and Accounts

30th November 2008

Registered number 3538984

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Report and accounts

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Director's Report

The director presents its report and the unaudited accounts for the year ended 30th November 2008.

Principal activities

The principal activity of the company is property development. Future developments are likely to be in the same field.

Results and dividends

The results for the year are shown on page 3 of the accounts. During the year the company paid an interim dividend of £Nil (2007: £Nil). The directors do not recommend the payment of a final dividend.

The director has not prepared a business review statement as, in the director's opinion, the Company qualifies as a small company.

Directors

The director of the company, who served during the year, was ICC (Ten) Limited.

Director's interests

The director had the following beneficial interest in the share capital of the Company throughout the year:

	2008 Number	2007 Number
ICC (Ten) Limited	230,001	230,001

Statement of directors' responsibilities

Company law requires the directors to prepare accounts for each financial year which give a true and fair view of the state of affairs of the Company and of the 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;
- prepare the accounts on a going concern basis unless it is inappropriate to presume 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 have general responsibility for taking such steps as are reasonably open to them to safeguard the assets of the Company and to prevent and detect fraud and other irregularities.

Director's Report (continued)

This report has been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies as, in the directors' opinion, the Company qualifies as a small company.

By order of the board

A M Barker

For and on behalf of The Whittington Partnership LLP

Secretary

Whittington Hall Whittington Road Worcester WR5 2ZX

5th May 2009

Profit and Loss Account for the year ended 30th November 2008

	Notes	2008 £	2007 £
Turnover	1	-	-
Cost of sales		-	-
Gross profit		-	-
Administration expenses		(1,718)	248
Operating (loss)/profit	_	(1,718)	248
Interest receivable		14,168	8,136
Profit on ordinary activities before taxation		12,450	8,384
Tax on profit on ordinary activities		(2,573)	(1,608)
Profit on ordinary activities after taxation		9,877	6,776

All amounts relate to continuing activities.

All recognised gains and losses in the current and prior year are included in the profit and loss account.

A note of the historical cost profits and losses is not provided as there is no difference between the result reported above and that prepared on a historical cost basis.

Balance Sheet

as at 30th November 2008

		2008	2007
	Notes	£	£
Current assets			
Debtors	4	260	-
Cash at bank	_	301,591	260,198
		301,851	260,198
Creditors: amounts falling due within one year	5	(34,168)	(2,392)
Net current assets	_	267,683	257,806
Total assets less current liabilities	_	267,683	257,806
Capital and reserves			
Called up share capital	6	207,001	207,001
Share premium account	7	23,000	23,000
Profit and loss account	7 _	37,682	27,805
Equity shareholders' funds	_	267,683	257,806

In preparing these financial statements:

- (a) The director is of the opinion that the Company is entitled to the exemption from audit conferred by Section 249A(1) of the Companies Act 1985;
- (b) No notice has been deposited under Section 249B(2) of the Companies Act 1985; and
- (c) The director acknowledges its responsibilities for:
 - (i) ensuring that the Company keeps accounting records which comply with Section 221 of the Companies Act 1985; and
 - (ii) preparing accounts which give a true and fair view of the state of affairs of the Company as at the end of the financial period and of its profit or loss for the financial period in accordance with the requirements of Section 226, and which otherwise comply with the requirements of this Act relating to accounts, so far as applicable to the Company.

These financial statements have been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies.

These accounts were approved and authorised by the director on 5th May 2009 and were signed on its behalf by:

A G schroeder For and on behalf of ICC (Ten) Limited

Director

Reconciliation of Movements in Shareholders' Funds

for the year ended 30th November 2008

	2008 ₤	2007 £
Profit for the financial year	9,877	6,776
Net addition to shareholders' funds	9,877	6,776
Opening equity shareholders' funds	257,806	251,030
Closing equity shareholders' funds	267,683	257,806

Notes

(forming part of the accounts)

1. Principal accounting policies

The following accounting policies have been applied consistently in dealing with items which are considered material in relation to the Company's accounts.

Basis of preparation

The accounts have been prepared under the historical cost convention and in accordance with applicable accounting standards.

A cash flow statement has not been prepared as advantage has been taken of the exemption conferred by Financial Reporting Standard 1 Cash Flow Statements (Revised 1996) not to prepare a cash flow on the grounds that it is a "small" entity under the Companies Act 1985.

Turnover

Turnover represents income arising within the United Kingdom (net of VAT).

Valuation of investments

Investments held as fixed assets are stated at cost less any provision for impairment.

2. Directors' emoluments

No emoluments were paid to any director during the year (2007: £nil).

3. Employee information

Apart from the directors, there were no employees directly employed by the Company during the year (2007: None).

4. Debtors

	2008 £	2007 £
Other debtors	260	-
	260	-
5. Creditors: amounts falling due within one year		
	2008	2007
	£	£
Amounts owed to group undertakings	225	225
Corporation tax payable	2,573	1,608
Other creditors	31,370	559
	34,168	2,392

Notes (continued)

6. Called up share capital

2008 £	2007 £
1,800,000	1,800,000
	-
207,001	207,001
-	Profit and loss account
Account	£
£	
23,000	27,805
-	9,877
23,000	37,682
	\$ 1,800,000 207,001 Share Premium Account \$ £ 23,000

8. Commitments

The Company had no capital commitments and no operating lease commitments at 30th November 2008 (2007: None).

9. Parent Company

The Company regards ICC (Ten) Limited, a company incorporated in England and Wales, as its ultimate parent company.