Company Registration Number: 04338035 (England and Wales)

Report of the Directors and Unaudited Financial Statements

Period of accounts

Start date: 01st June 2011

End date: 31st May 2012

SUBMITTED

Contents of the Financial Statements for the Period Ended 31st May 2012

Company Information

Report of the Directors

Profit and Loss Account

Gains and Losses

Balance sheet

Notes to the Financial Statements

Company Information for the Period Ended 31st May 2012

Director: London Property Group Limited

Company secretary: London Light Holdings Jersey Limited

Registered office: Portland House 104 Church Road

London SE19 2UB

Company Registration Number: 04338035 (England and Wales)

Directors' Report Period Ended 31st May 2012

The directors present their report with the financial statements of the company for the period ended 31st May 2012

Principal activities

The principal activity of the company in the period under review was: Property Investment and development

Directors

The directors shown below have held office during the whole of the period from 01st June 2011 to 31st May 2012 London Property Group Limited

The above report has been prepared in accordance with the special provisions in part 15 of the Companies Act 2006

This report was approved by the board of directors on 28 February 2013 And Signed On Behalf Of The Board By:

Name: London Property Group Limited

Status: Director

Profit and Loss Account

for the Period Ended 31st May 2012

	Notes	2012 £	2011 £
Administrative expenses:	,	264,685	235,227
Other operating income:		458,849	450,946
Operating profit or (loss):		194,164	215,719
Interest receivable and similar income:		325	-
Interest payable and similar charges:		194,674	195,656
Profit or (loss) on ordinary activities before taxation:		(185)	20,063
Profit or (loss) for the financial year:		(185)	20,063

Statement of total recognised gains and losses 31st May 2012

Statement of total recognised gains and losses

The company does not have any gains and losses other than Profit and Loss for the period to report.

Balance sheet As at 31st May 2012

	Notes	2012 £	2011 £
Fixed assets			
Tangible assets:	2	9,974,300	10,427,965
Total fixed assets:		9,974,300	10,427,965
Current assets			
Debtors:	3	264,985	202,238
Cash at bank and in hand:		141,181	31,484
Total current assets:		406,166	233,722
Creditors: amounts falling due within one year	4	19,709	22,971
Net current assets (liabilities):		386,457	210,751
Total assets less current liabilities:		10,360,757	10,638,716
Creditors: amounts falling due after more than one year:	5	6,132,503	6,410,277
Total net assets (liabilities):		4,228,254	4,228,439

Balance sheet As at 31st May 2012 continued

	Notes	2012 £	2011 €
Capital and reserves			
Called up share capital:	6	1,000	1,000
Revaluation reserve:	7	3,693,132	3,693,132
Profit and Loss account:	8	534,122	534,307
Total shareholders funds:		4,228,254	4,228,439

For the year ending 31 May 2012 the company was entitled to exemption under section 477 of the Companies Act 2006 relating to small companies.

The members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime and in accordance with the Financial Reporting Standard for Smaller Entities (effective 2008).

The financial statements were approved by the Board of Directors on 28 February 2013

SIGNED ON BEHALF OF THE BOARD BY:

Name: London Property Group Limited

Status: Director

Notes to the Financial Statements for the Period Ended 31st May 2012

1. Accounting policies

Basis of measurement and preparation of accounts

The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008)

Notes to the Financial Statements for the Period Ended 31st May 2012

2. Tangible assets

	Land and buildings	Plant Machinery	Fixtures and fittings	Office Equipment	Motor vehicles	Total
Cost	£	£	£	£	£	£
At 01st June 2011:	10,427,965	-	-	-	-	10,427,965
Additions:	196,335	-	-	-	-	196,335
Disposals:	650,000	-	-	-	-	650,000
At 31st May 2012:	9,974,300					9,974,300
Net book value						
At 31st May 2012:	9,974,300					9,974,300
At 31st May 2011:	10,427,965					10,427,965

Notes to the Financial Statements for the Period Ended 31st May 2012

3. Debtors

	2012	2011
	£	£
Other debtors:	264,985	202,238
Total:	264,985	202,238

Notes to the Financial Statements for the Period Ended 31st May 2012

4. Creditors: amounts falling due within one year

	2012	2011
	£	£
Accruals and deferred income:	19,709	22,971
Total:	19,709	22,971

Notes to the Financial Statements for the Period Ended 31st May 2012

5. Creditors: amounts falling due after more than one year

	2012	2011
	£	£
Bank loans:	6,132,503	6,410,277
Total:	6,132,503	6,410,277

Notes to the Financial Statements for the Period Ended 31st May 2012

6. Called up share capital

Allotted, called up and paid

Previous period			2011
Class	Number of shares	Nominal value per share	Total
Ordinary shares:	1,000	1.00	1,000
Total share capital:			1,000
Current period			2012
Class	Number of shares	Nominal value per share	Total
Ordinary shares:	1,000	1.00	1,000
Total share capital:			1,000

Notes to the Financial Statements for the Period Ended 31st May 2012

7. Revaluation reserve

 £

 At 01st June 2011:
 3,693,132

 At 31st May 2012:
 3,693,132

Notes to the Financial Statements for the Period Ended 31st May 2012

8. Profit and loss account

	2012	2011
	£	£
Opening balance:	534,307	514,244
Profit or (loss) for the period:	(185)	20,063
Equity dividends paid:	0	0
Retained profit:	534,122	534,307

This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.