REPORT AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2007

REGISTERED NUMBER

04406005

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FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2007

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COMPANY INFORMATION FOR THE YEAR ENDED 31 MARCH 2007

DIRECTORS:

Mark Brian Watt David Graham Paine Robert Michael Hannigan Martin Anton McGuire

Andrew John Jackson

(Resigned 28/09/2007)

SECRETARY.

Julie Reith Paolo Alonzi (Resigned 04/05/2006) (Appointed 04/05/2006)

REGISTERED OFFICE:

100 Barbırollı Square

Manchester M2 3AB

DIRECTORS' REPORT

The directors present their annual report and financial statements for the year ended 31 March 2007

PRINCIPAL ACTIVITIES

The principal activity of the Company was property investment

COMPANY STATUS

The Company has not traded or had any significant accounting transactions in the financial year The directors consider the Company to be dormant

INCORPORATION

The Company was incorporated on 28 March 2002

RESULTS AND DIVIDENDS

The financial results for the year are set out in the profit and loss account on page 4 The directors do not recommend payment of a dividend (2006 £Nil)

DIRECTORS AND THEIR INTERESTS

The directors who held office during the year are disclosed on page 1

As at 31 March 2007 none of the directors held any interests in the ordinary share capital of the business

DIRECTORS' RESPONSIBILITIES

Company law requires the directors to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the Company as at the end of the financial year and of the profit or loss of the Company for that year In preparing those financial statements, the directors are required to

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

DIRECTORS' REPORT

The directors are responsible for keeping proper accounting records which 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 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 and other irregularities.

The above report has been prepared in accordance with the special provision of Part VII of the Companies Act 1985 relating to small companies and with the Financial Reporting Standard for Smaller Entities

Approved by the board of diffectors and signed on their behalf by

M Watt

18/01/08.

PROFIT AND LOSS ACCOUNT FOR THE YEAR ENDED 31 MARCH 2007

	Note	2007 £	2006 £
Other interest receivable and similar income	3	67	39
PROFIT ON ORDINARY ACTIVITIES BEFORE TAXATION		67	39
Tax on profit on ordinary activities	4	(20)	(12)
RETAINED PROFIT FOR THE YEAR		<u>47</u>	27

The notes on pages 6 - 7 form part of the financial statements

BALANCE SHEET AS AT 31 MARCH 2007

	Note	2007 £	2006 £
CURRENT ASSETS			
Cash at bank and in hand		5,446	5,379
		5,446	5,379
CREDITORS: amounts falling due within one year	5	(3,355)	(3,335)
NET ASSETS		2,091	2,044
CAPITAL AND RESERVES			
Called up share capital	6	100	100
Profit and loss account	7	1,991	1,944
TOTAL SHAREHOLDER FUNDS		2,091	2,044

For the year ended 31 March 2007 the Company was entitled to exemption under section 249A(1) of the Companies Act 1985

Members have not required the Company to obtain an audit in accordance with section 249B(2) of the companies Act 1985

The directors acknowledge their responsibility for

- 1) ensuring the company keeps accounting records which comply with section 221, 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 year, and of its profit or loss for the financial year, in accordance with the requirements of section 226, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as applicable to the Company

The accounts have been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies

Approved by the board of directors and signed on their behalf by

Director

The notes on pages 6 - 7 form part of the financial statements

18/01/08

Date

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2007

1 ACCOUNTING POLICIES

Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with applicable accounting standards and the Companies Act 1985

Taxation

The charge for taxation is based on the results for the year and takes into account taxation deferred because of timing differences between the treatment of certain items for taxation and accounting purposes

Deferred tax is recognised, without discounting in respect of all timing differences between the treatment of certain items for taxation and accounting purposes which have arisen but not reversed by the balance sheet date, except as otherwise required by Financial Reporting Standard 19, "Deferred Tax"

Related party disclosures

The Company has taken advantage of the exemption conferred by Financial Reporting Standard 8, "Related Party Disclosures", not to disclose transactions with members or investees of the group headed by Standard Life plc on the grounds that at least 90% of the voting rights in the company are controlled within that group and the Company is included in consolidated financial statements

Cash Flow Statement

The Company is a subsidiary of Standard Life Assurance Limited and is included in consolidated financial statements of Standard Life plc, which are publicly available. Consequently, the Company has taken advantage of the exemption from preparing a cash flow statement under the terms of Financial Reporting Standard 1, "Cash Flow Statements" (revised 1996)

2 DIRECTORS' REMUNERATION

None of the directors received remuneration in respect of their services during the year

3 INTEREST RECEIVABLE

	2007 £	2006 £
Bank interest	67	39
4 TAXATION ON PROFIT FOR THE YEAR	2007 £	2006 £
Tax on profit on ordinary activities	20	12

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2007

5 CREDITORS : AMOUNTS FALLING DUE WITHIN ONE YEAR		
	2007	2006
	£	£
Intercompany loan	3,335	3,323
Corporation tax	20	12
	3,355	3,335
6 SHARE CAPITAL		
	2007	2006
	£	£
Authorised		
1,000 Ordinary shares of £1 each	1,000	1,000
Allotted, called up and fully paid:		
100 Ordinary shares of £1 each	100	100
7 PROFIT AND LOSS ACCOUNT		
	2007	2006
	£	£
Opening balance	1,944	1,917
Retained profit for the year	47	27
Closing balance	1,991	1,944

8 CONTROLLING PARTY

During the period of 1 April 2006 to 9 July 2006 the Company's immediate and ultimate parent undertaking was The Standard Life Assurance Company, a mutual company registered in Scotland

From 10 July 2006 the Company's immediate parent undertaking is Standard Life Assurance Limited Standard Life Assurance Limited is a subsidiary of Standard Life plc, the ultimate parent undertaking Standard Life plc is a company incorporated in Scotland and copies of the group's accounts can be obtained from 30 Lothian Road, Edinburgh, EH1 2DH