

Registration number: 04437535

Abode Property Management Limited

Annual Report and Unaudited Financial Statements
for the Year Ended 31 May 2022

Abode Property Management Limited

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Abode Property Management Limited

(Registration number: 04437535)

Balance Sheet as at 31 May 2022

	Note	2022 £	2021 £
Fixed assets			
Intangible assets	<u>4</u>	76,584	152,967
Tangible assets	<u>5</u>	63,998	66,276
Investments	<u>6</u>	732,143	732,143
		<u>872,725</u>	<u>951,386</u>
Current assets			
Debtors	<u>7</u>	698,669	681,686
Cash at bank and in hand		491,688	616,627
		<u>1,190,357</u>	<u>1,298,313</u>
Creditors: Amounts falling due within one year	<u>8</u>	<u>(416,723)</u>	<u>(940,991)</u>
Net current assets		<u>773,634</u>	<u>357,322</u>
Net assets		<u>1,646,359</u>	<u>1,308,708</u>
Capital and reserves			
Called up share capital		1,000	1,000
Retained earnings		<u>1,645,359</u>	<u>1,307,708</u>
Shareholders' funds		<u>1,646,359</u>	<u>1,308,708</u>

For the financial year ending 31 May 2022 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

These financial statements have been delivered in accordance with the provisions applicable to companies subject to the small companies regime and the option not to file the Profit and Loss Account has been taken.

Approved and authorised by the Board on 28 February 2023 and signed on its behalf by:

S B Harris
Director

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

1 General information

The company is a private company limited by share capital, incorporated in England and Wales.

The address of its registered office is:

Freshford House
Redcliffe Way
Bristol
BS1 6NL

These financial statements were authorised for issue by the Board on 28 February 2023.

2 Accounting policies

Summary of significant accounting policies and key accounting estimates

The principal accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all the years presented, unless otherwise stated.

Statement of compliance

These financial statements have been prepared in accordance with Financial Reporting Standard 102 Section 1A smaller entities - 'The Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland' and the Companies Act 2006 (as applicable to companies subject to the small companies' regime).

Basis of preparation

These financial statements have been prepared using the historical cost convention except that as disclosed in the accounting policies certain items are shown at fair value.

Going concern

At the time of approving the financial statements, the directors have a reasonable expectation that the company has adequate resources to continue in operational existence for the foreseeable future. Thus the directors continue to adopt the going concern basis of accounting in preparing the financial statements.

Revenue recognition

Turnover comprises the fair value of the consideration received or receivable for the provision of services in the ordinary course of the company's activities. Turnover is shown net of sales/value added tax, returns, rebates and discounts.

The company recognises revenue when:

The amount of revenue can be reliably measured;

it is probable that future economic benefits will flow to the entity;

and specific criteria have been met for each of the company's activities.

Government grants

Government grants are recognised when it is reasonable to expect that the grants will be received and that all related conditions will be met, usually on submission of a valid claim or payment.

Grants of a revenue nature are credited to income so as to match them with the expenditure to which they relate.

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

Tax

The tax expense for the period comprises current and deferred tax. Tax is recognised in profit or loss, except that a change attributable to an item of income or expense recognised as other comprehensive income is also recognised directly in other comprehensive income.

The current income tax charge is calculated on the basis of tax rates and laws that have been enacted or substantively enacted by the reporting date in the countries where the company operates and generates taxable income.

Deferred tax is recognised in respect of all timing differences between taxable profits and profits reported in the financial statements.

Unrelieved tax losses and other deferred tax assets are recognised when it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the reporting date and that are expected to apply to the reversal of the timing difference.

Tangible assets

Tangible assets are stated in the balance sheet at cost, less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

The cost of tangible assets includes directly attributable incremental costs incurred in their acquisition and installation.

Depreciation

Depreciation is charged so as to write off the cost of assets, other than land and properties under construction over their estimated useful lives, as follows:

Asset class	Depreciation method and rate
Short leasehold land and buildings	over the lease term
Furniture, fittings and equipment	20% straight line
Office equipment	20% - 33% straight line
Motor vehicles	25% reducing balance

Goodwill

Goodwill arising on the acquisition of an entity represents the excess of the cost of acquisition over the company's interest in the net fair value of the identifiable assets, liabilities and contingent liabilities of the entity recognised at the date of acquisition. Goodwill is initially recognised as an asset at cost and is subsequently measured at cost less accumulated amortisation and accumulated impairment losses. Goodwill is held in the currency of the acquired entity and revalued to the closing rate at each reporting period date. Goodwill is amortised over its useful life, which shall not exceed ten years if a reliable estimate of the useful life cannot be made.

Amortisation

Amortisation is provided on intangible assets so as to write off the cost, less any estimated residual value, over their useful life as follows:

Asset class	Amortisation method and rate
Goodwill	3 years straight line

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

Investments

Investments in equity shares which are publicly traded or where the fair value can be measured reliably are initially measured at fair value, with changes in fair value recognised in profit or loss. Investments in equity shares which are not publicly traded and where fair value cannot be measured reliably are measured at cost less impairment.

Interest income on debt securities, where applicable, is recognised in income using the effective interest method. Dividends on equity securities are recognised in income when receivable.

Cash and cash equivalents

Cash and cash equivalents comprise cash on hand and call deposits, and other short-term highly liquid investments that are readily convertible to a known amount of cash and are subject to an insignificant risk of change in value.

Debtors

Trade debtors are amounts due from customers for merchandise sold or services performed in the ordinary course of business.

Trade debtors are recognised initially at the transaction price. They are subsequently measured at amortised cost using the effective interest method, less provision for impairment. A provision for the impairment of trade debtors is established when there is objective evidence that the company will not be able to collect all amounts due according to the original terms of the receivables.

Creditors

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Trade creditors are classified as current liabilities if the company does not have an unconditional right, at the end of the reporting period, to defer settlement of the creditor for at least twelve months after the reporting date. If there is an unconditional right to defer settlement for at least twelve months after the reporting date, they are presented as non-current liabilities.

Trade creditors are recognised initially at the transaction price and subsequently measured at amortised cost using the effective interest method.

Leases

Leases in which substantially all the risks and rewards of ownership are retained by the lessor are classified as operating leases. Payments made under operating leases are charged to profit or loss on a straight-line basis over the period of the lease.

Share capital

Ordinary shares are classified as equity. Equity instruments are measured at the fair value of the cash or other resources received or receivable, net of the direct costs of issuing the equity instruments. If payment is deferred and the time value of money is material, the initial measurement is on a present value basis.

Dividends

Dividend distribution to the company's shareholders is recognised as a liability in the financial statements in the reporting period in which the dividends are declared.

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

Defined contribution pension obligation

A defined contribution plan is a pension plan under which fixed contributions are paid into a pension fund and the company has no legal or constructive obligation to pay further contributions even if the fund does not hold sufficient assets to pay all employees the benefits relating to employee service in the current and prior periods.

Contributions to defined contribution plans are recognised as employee benefit expense when they are due. If contribution payments exceed the contribution due for service, the excess is recognised as a prepayment.

Long term employee benefits

The cost of long-term employee benefits are recognised as a liability and an expense, unless those costs are required to be recognised as part of the cost of stock or fixed assets.

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the company is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

Client monies

The company holds client monies in properly designated client trust accounts. These bank accounts are not assets of the company. Accordingly, the client trust accounts and the corresponding liabilities are not included on the balance sheet of the company.

3 Staff numbers

The average number of persons employed by the company (including directors) during the year was 52 (2021 - 55).

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

4 Intangible assets

	Goodwill £	Total £
Cost or valuation		
At 1 June 2021	1,547,328	1,547,328
At 31 May 2022	1,547,328	1,547,328
Amortisation		
At 1 June 2021	1,394,361	1,394,361
Amortisation charge	76,383	76,383
At 31 May 2022	1,470,744	1,470,744
Carrying amount		
At 31 May 2022	76,584	76,584
At 31 May 2021	152,967	152,967

5 Tangible assets

	Short leasehold land and buildings £	Furniture, fittings and equipment £	Office equipment £	Motor vehicles £	Total £
Cost or valuation					
At 1 June 2021	10,048	33,767	42,956	65,370	152,141
Additions	-	571	20,560	-	21,131
At 31 May 2022	10,048	34,338	63,516	65,370	173,272
Depreciation					
At 1 June 2021	9,056	28,047	40,457	8,305	85,865
Charge for the year	326	2,155	6,662	14,266	23,409
At 31 May 2022	9,382	30,202	47,119	22,571	109,274
Carrying amount					
At 31 May 2022	666	4,136	16,397	42,799	63,998
At 31 May 2021	992	5,720	2,499	57,065	66,276

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

6 Investments

	2022 £	2021 £
Investments in subsidiaries	732,141	732,141
Investments in associates	2	2
	<u>732,143</u>	<u>732,143</u>

Subsidiaries £

Cost or valuation

At 1 June 2021	<u>732,141</u>
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Carrying amount

At 31 May 2022	<u>732,141</u>
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At 31 May 2021	<u>732,141</u>
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Associates £

Cost

At 1 June 2021	<u>2</u>
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Carrying amount

At 31 May 2022	<u>2</u>
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At 31 May 2021	<u>2</u>
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7 Debtors

Current	Note	2022 £	2021 £
Trade debtors		62,858	48,046
Amounts owed by related parties	<u>10</u>	617,386	621,145
Prepayments		13,911	8,664
Other debtors		<u>4,514</u>	<u>3,831</u>
		<u>698,669</u>	<u>681,686</u>

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

8 Creditors

	2022	2021
	£	£
Due within one year		
Trade creditors	315	14,981
Amounts due to related parties	-	500,323
Social security and other taxes	142,995	132,668
Other creditors	14,784	7,482
Accruals	6,478	6,815
Corporation tax liability	252,151	278,722
	<u>416,723</u>	<u>940,991</u>

A joint and several guarantee from the directors E N Gordon and S B Harris exists for a principal amount of £500,000 plus interest and other costs in respect of the debts and liabilities in favour of Lloyds Bank. The bank has additional security by means of a debenture over all fixed and current assets of the company.

9 Financial commitments, guarantees and contingencies

Amounts not provided for in the balance sheet

The total amount of financial commitments not included in the balance sheet is £173,600 (2021 - £208,320).

Together with a company under common ownership, the company is subject to an Omnibus Guarantee and Set Off Agreement in favour of the company's bankers. Under this agreement each company has provided a guarantee to settle the total net amounts due to the bank from each company. At the year end the total amount guaranteed was £1,393,381 (2021 - £1,075,558).

Amounts disclosed in the balance sheet

Included in the balance sheet are pension liabilities totalling £8,769 (2021 - £4,576).

Abode Property Management Limited

Notes to the Financial Statements for the Year Ended 31 May 2022

10 Related party transactions

The company has taken advantage of the exemption under FRS 102 1A to not disclose related party transactions with wholly owned members of the group.

Loans from related parties

	Key management £	Total £
2022		
At start of period	2,756	2,756
Repaid	(2,756)	(2,756)
At end of period	-	-
	Key management £	Total £
2021		
Advanced	2,756	2,756
At end of period	2,756	2,756

Terms of loans from related parties

Loans from key management are interest free and repayable on demand.

14 Client monies

The company holds client monies in properly designated client trust accounts. These bank accounts are not the assets of the company. Accordingly, the client trust accounts and the corresponding liabilities are not included on the balance sheet of the company. The total client monies held in trust bank accounts on behalf of clients at the year end amounted to £7,378,334 (2021 - £3,905,967).

13 Ultimate controlling party

The company is a wholly owned subsidiary of Abode Property Management (Holdings) Limited. The directors are of the opinion that there is no ultimate controlling party.

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.