

**Abbreviated Unaudited Accounts for the Year Ended 31 January 2016**

**for**

**3 Cube Real Estate Limited**

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**for the Year Ended 31 January 2016**

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**3 Cube Real Estate Limited**  
**Company Information**  
**for the Year Ended 31 January 2016**

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**DIRECTORS:** A Kahn  
P Akhtar

**SECRETARY:** A Kahn

**REGISTERED OFFICE:** 240 Canal Road  
Bradford  
West Yorkshire  
BD1 4SX

**REGISTERED NUMBER:** 05008739 (England and Wales)

**ACCOUNTANTS:** Isaacs  
Trust House  
St James Business Park  
5 New Augustus Street  
Bradford  
West Yorkshire  
BD1 5LL

**Abbreviated Balance Sheet**  
**31 January 2016**

	Notes	2016 £	£	2015 £	£
<b>FIXED ASSETS</b>					
Investment property	2		555,055		555,055
<b>CURRENT ASSETS</b>					
Debtors		551,600		550,500	
Cash at bank		8,713		16,779	
		<u>560,313</u>		<u>567,279</u>	
<b>CREDITORS</b>					
Amounts falling due within one year	3	<u>1,201,297</u>		<u>1,210,916</u>	
<b>NET CURRENT LIABILITIES</b>			<u>(640,984)</u>		<u>(643,637)</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<u>(85,929)</u>		<u>(88,582)</u>
<b>CREDITORS</b>					
Amounts falling due after more than one year	3		<u>254,514</u>		<u>263,452</u>
<b>NET LIABILITIES</b>			<u>(340,443)</u>		<u>(352,034)</u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital	4		10		10
Profit and loss account			<u>(340,453)</u>		<u>(352,044)</u>
<b>SHAREHOLDERS' FUNDS</b>			<u>(340,443)</u>		<u>(352,034)</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 January 2016.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 January 2016 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 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.
- (b)

**Abbreviated Balance Sheet - continued**  
**31 January 2016**

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The abbreviated accounts have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies.

The financial statements were approved by the Board of Directors on 15 September 2016 and were signed on its behalf by:

A Kahn - Director

**Notes to the Abbreviated Accounts**  
**for the Year Ended 31 January 2016**

**1. ACCOUNTING POLICIES**

**Accounting convention**

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015).

**Rental income**

Rental income has been included in the financial statements on a receivable basis, excluding value added tax.

**Investment property**

The investment properties are stated as the directors' estimate of open market value. Unrealised gains on revaluation are taken to the revaluation reserve. Permanent diminutions in value are included as exceptional items in the profit and loss account.

**Deferred tax**

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

**2. INVESTMENT PROPERTY**

**COST**

At 1 February 2015  
and 31 January 2016

**Total  
£**

**555,055**

**NET BOOK VALUE**

At 31 January 2016  
At 31 January 2015

**555,055**

**555,055**

**3. CREDITORS**

Creditors include an amount of £ 263,320 (2015 - £ 272,128 ) for which security has been given.

They also include the following debts falling due in more than five years:

	<b>2016</b>	<b>2015</b>
	<b>£</b>	<b>£</b>
Repayable by instalments	<u><b>214,500</b></u>	<u><b>223,306</b></u>

**4. CALLED UP SHARE CAPITAL**

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	<b>2016</b>	<b>2015</b>
			<b>£</b>	<b>£</b>
10	Ordinary	1	<u><b>10</b></u>	<u><b>10</b></u>

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.