

Company Registration No. 05855534 (England and Wales)

BFIN PRIVATE ADVISORS (GP) LIMITED
ANNUAL REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2018



BFIN PRIVATE ADVISORS (GP) LIMITED

COMPANY INFORMATION

Directors	Mr Martin Bruemmer Mr Markus Reule
Company number	05855534
Registered office	85 King William Street 7th Floor London United Kingdom EC4N 7BL
Auditor	Grant Thornton UK LLP 30 Finsbury Square London EC2A 1AG

BFIN PRIVATE ADVISORS (GP) LIMITED

CONTENTS

	Page
Directors' report	1 - 2
Strategic report	3
Directors' responsibilities statement	4
Independent auditor's report	5 - 7
Statement of comprehensive income	8
Statement of financial position	9
Statement of changes in equity	10
Notes to the financial statements	11 - 20

BFIN PRIVATE ADVISORS (GP) LIMITED

DIRECTORS' REPORT

FOR THE YEAR ENDED 31 DECEMBER 2018

The directors present their annual report and financial statements for the year ended 31 December 2018.

Principal activities

The principal activity of the company is that of an investment holding company.

Results and dividends

The results for the year are set out on page 8.

No ordinary dividends were paid. The directors do not recommend payment of a final dividend.

Directors

The directors who held office during the year and up to the date of signature of the financial statements were as follows:

Mr Martin Bruemmer

Mr Markus Reule

None of the directors who held office at the end of the year and up to the date of this report held any disclosable interest in group undertakings as recorded in the register of directors' interests.

Post reporting date events

There have been no significant post balance sheet events that require disclosure up until the date of the signing of the financial statements.

Future developments

The directors expect the business to continue operations providing real estate brokerage services, with no significant future developments predicted in the business.

Going concern

The financial statements have been prepared on the going concern basis, notwithstanding the loss for the year of £9,856 and net liabilities of £9,577 as at 31 December 2018, which the directors believe to be appropriate for the following reasons. The day-to-day working capital requirements of BFIN Private Advisors (GP) Ltd are provided a company under common control, BFIN Private Advisors LP. The directors have indicated that group company will continue to provide such funds as are necessary to enable it to continue to trade and to meet its liabilities as they fall due and will not seek repayment of the amounts currently made available.

Based upon the undertaking of financial support outlined above, and after making appropriate enquiries, the directors of BFIN Private Advisors (GP) Limited have a reasonable expectation that the company has adequate resources to continue in operational existence for the foreseeable future. Accordingly, the directors have adopted the going concern basis in preparing the company's annual financial statements.

Auditor

Grant Thornton UK LLP were appointed as auditor to the company and in accordance with section 485 of the Companies Act 2006, a resolution proposing that they be re-appointed will be put at a General Meeting.

Statement of disclosure to auditor

The directors confirm that:

- so far as each director is aware, there is no relevant audit information of which the company's auditor is unaware; and
- the directors have taken all the steps that they ought to have taken as directors in order to make themselves aware of any relevant audit information and to establish that the company's auditor is aware of that information.

BFIN PRIVATE ADVISORS (GP) LIMITED

DIRECTORS' REPORT (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

On behalf of the board



Mr Markus Reule

Director

Date: 26.9.2019

BFIN PRIVATE ADVISORS (GP) LIMITED

STRATEGIC REPORT

FOR THE YEAR ENDED 31 DECEMBER 2018

The directors present the strategic report and financial statements for the year ended 31 December 2018.

Review of the business

The Company's net results for the year ended 31 December 2018 are set out on page 7. The Company made a loss of £9,856 (2017: profit of £51) for the year.

The Company remains the General Partner of BFIN Private Advisors LP and has recognised its respective Partner share in the partnership profits and losses during the year.

During the year, the Company didn't receive a dividend from BFIN Private Advisors LP (2017 £560).

The key performance indicators of the business include the revenues and profits reported in the statement of comprehensive income. The company is in a net liability position at 31 December 2018 (net assets at 31 December 2017).

The directors do not expect any significant changes to the business in the foreseeable future.

Principal Risk and Uncertainties

The potential risks and uncertainties, which could have a material impact on the Company's long-term performance include the inability to meet its cash flow requirements and insufficient income or capital distribution by subsidiaries and/or parent.

The principal risks and uncertainties facing the business are continuously monitored and managed by the Group.

The impact of Brexit on the Company's long-term performance has been reviewed and the directors do not consider this to be a material risk.

The Company is reliant on its subsidiaries and parent to provide sufficient income or capital distribution in order to meet its cash flow obligations. The principal risks and uncertainties facing the business are continuously monitored and managed.

The main risk to which the Company is exposed is liquidity risk.

With regards to cash flow and liquidity risk, sufficient cash resources are available to ensure payments are met as they fall due.

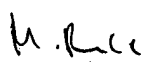
Political and charitable donations

The company made no political or charitable contributions during the year (2017: nil).

Events after the balance sheet date

There are no events after the balance sheet date.

On behalf of the board


.....
Mr Markus Reule
Director
..... 26.12.2019

BFIN PRIVATE ADVISORS (GP) LIMITED

DIRECTORS' RESPONSIBILITIES STATEMENT

FOR THE YEAR ENDED 31 DECEMBER 2018

The directors are responsible for preparing the Directors' Report and the financial statements in accordance with applicable law and regulations.

Company law requires the directors to prepare financial statements for each financial year. Under that law the directors have elected to prepare the financial statements in accordance with FRS 101 'Reduced Disclosure Framework'. Under company law the directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs and profit or loss of the company for that period. In preparing these financial statements, the directors are required to:

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

The directors are responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and 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 2006. 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.

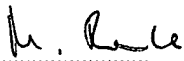
The directors confirm that:

- so far as each director is aware, there is no relevant audit information of which the company's auditor is unaware; and
- the directors have taken all the steps that they ought to have taken as directors in order to make themselves aware of any relevant audit information and to establish that the company's auditor is aware of that information.

To the best of our knowledge:

- the financial statements, prepared in accordance with FRS 101, give a true and fair view of the assets, liabilities, financial position and profit or loss of the company.
- the Directors' Report includes a fair review of the development and performance of the business and the position of the company, together with a description of the principal risks and uncertainties that they face.

On behalf of the board



Mr Markus Reule

Director

Date: 26.9.2019

BFIN PRIVATE ADVISORS (GP) LIMITED

INDEPENDENT AUDITOR'S REPORT

TO THE MEMBERS OF BFIN PRIVATE ADVISORS (GP) LIMITED

Opinion

We have audited the financial statements of BFIN Private Advisors (GP) Limited (the 'company') for the year ended 31 December 2018, which comprise statement of comprehensive income, statement of financial position, statement of changes in equity and notes to the financial statements, including a summary of significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 101 'Reduced Disclosure Framework' (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the company's affairs as at 31 December 2018 and of its loss for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the 'Auditor's responsibilities for the audit of the financial statements' section of our report. We are independent of the company in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Conclusions relating to going concern

We have nothing to report in respect of the following matters in relation to which the ISAs (UK) require us to report to you where:

- the directors' use of the going concern basis of accounting in the preparation of the financial statements is not appropriate; or
- the directors have not disclosed in the financial statements any identified material uncertainties that may cast significant doubt about the company's ability to continue to adopt the going concern basis of accounting for a period of at least twelve months from the date when the financial statements are authorised for issue.

Other information

The directors are responsible for the other information. The other information comprises the information included in the annual report, other than the financial statements and our auditor's report thereon. Our opinion on the financial statements does not cover the other information and, except to the extent otherwise explicitly stated in our report, we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether there is a material misstatement in the financial statements or a material misstatement of the other information. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

BFIN PRIVATE ADVISORS (GP) LIMITED

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE MEMBERS OF BFIN PRIVATE ADVISORS (GP) LIMITED

Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the directors' report for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report has been prepared in accordance with applicable legal requirements.

Matters on which we are required to report under the Companies Act 2006

In the light of the knowledge and understanding of the company and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 requires us to report to you if, in our opinion:

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us; or
- the financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of directors' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit; or
- the directors were not entitled to prepare the financial statements in accordance with the small companies regime and take advantage of the small companies' exemptions in preparing the directors' report.

Responsibilities of the directors for the financial statements

As explained more fully in the directors' responsibilities statement set out on page 4, the directors are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the directors determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the directors are responsible for assessing the company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the directors either intend to liquidate the company or to cease operations, or have no realistic alternative but to do so.

Auditor's responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

A further description of our responsibilities for the audit of the financial statements is located on the Financial Reporting Council's website at: www.frc.org.uk/auditorsresponsibilities. This description forms part of our auditor's report.

BFIN PRIVATE ADVISORS (GP) LIMITED

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE MEMBERS OF BFIN PRIVATE ADVISORS (GP) LIMITED

Use of our report

This report is made solely to the company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the company's members those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's members as a body, for our audit work, for this report, or for the opinions we have formed.

Grant Thornton UK LLP

William Pointon

Senior Statutory Auditor

for and on behalf of Grant Thornton UK LLP

Statutory Auditor, Chartered Accountants

London

Date: 26/9/2019

BFIN PRIVATE ADVISORS (GP) LIMITED

STATEMENT OF COMPREHENSIVE INCOME FOR THE YEAR ENDED 31 DECEMBER 2018

		2018	2017
	Notoc	£	£
Administrative expenses		(9,617)	-
Investment (Expenditure)/Income		(239)	67
(Loss)/profit before taxation		(9,856)	67
Tax on (loss)/profit	7	-	(16)
(Loss)/profit and total comprehensive income for the financial year		(9,856)	51

The income statement has been prepared on the basis that all operations are continuing operations.

There were no items of other comprehensive income or expense other than the loss for the preceding year and consequently no separate statement of comprehensive income is presented.

The statement of comprehensive income should be read in conjunction with the Notes to the financial statements on pages 11 to 20.

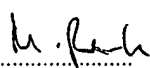
BFIN PRIVATE ADVISORS (GP) LIMITED

STATEMENT OF FINANCIAL POSITION

AS AT 31 DECEMBER 2018

	Notes	2018 £	2017 £
Non-current assets			
Investments	8	245	484
Current assets			
Trade and other receivables	10	143	143
Current liabilities			
Trade and other payables	11	(9,948)	(331)
Taxation and social security		(17)	(17)
		(9,965)	(348)
Net current liabilities		(9,822)	(205)
Total assets less current liabilities		(9,577)	279
Net (liabilities)/assets		(9,577)	279
Equity			
Called up share capital	13	130	130
Retained earnings		(9,707)	149
Total equity		(9,577)	279

The financial statements were approved by the board of directors and authorised for issue on 26.9.2019 and are signed on its behalf by:


.....
Mr Markus Reule
Director

The statement of financial position should be read in conjunction with the Notes to the financial statements on pages 11 to 20.

Company Registration No. 05855534

BFIN PRIVATE ADVISORS (GP) LIMITED

STATEMENT OF CHANGES IN EQUITY

FOR THE YEAR ENDED 31 DECEMBER 2018

	Notes	Share capital £	Retained earnings £	Total £
Balance at 1 January 2017		130	658	788
Year ended 31 December 2017:				
Profit and total comprehensive income for the year		-	51	51
Dividends		-	(560)	(560)
Balances at 31 December 2017		<u>130</u>	<u>149</u>	<u>279</u>
Year ended 31 December 2018:				
Loss and total comprehensive income for the year		-	(9,856)	(9,856)
Balances at 31 December 2018		<u>130</u>	<u>(9,707)</u>	<u>(9,577)</u>

The statement of changes in equity should be read in conjunction with the Notes to the financial statements on pages 11 to 20.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2018

1 Accounting policies

Company information

BFIN Private Advisors (GP) Limited provides real estate brokerage services. The Company is a private company limited by shares incorporated in England and Wales. The registered office is 85 King William Street, 7th Floor, London, United Kingdom, EC4N 7BL.

1.1 Accounting convention

The company meets the definition of a qualifying entity under FRS 101, The Financial Reporting Standard applicable in the UK and Republic of Ireland. These financial statements for the year ended 31 December 2018 are the first financial statements of BFIN Private Advisors (GP) Limited prepared in accordance with FRS 101. The company transitioned from EU-adopted IFRS to FRS 101 for all periods presented and the date of transition to FRS 101 was 1 January 2017.

The reported financial position and financial performance for the previous period are not affected by the transition to FRS 101.

The company has taken advantage of the following disclosure exemptions under FRS 101:

- the requirements of paragraphs 45(b) and 46-52 of IFRS 2 Share based Payment;
- the requirements of paragraphs 62, B64(d), B64(e), B64(g), B64(h), B64(j) to B64(m), B64(n)(ii), B64(o)(ii), B64(p), B64(q)(ii), B66 and B67 of IFRS 3 Business Combinations. Equivalent disclosures are included in the consolidated financial statements of Brookfield Asset Management Inc. in which the entity is consolidated;
- the requirements of paragraph 33 (c) of IFRS 5 Non current Assets Held for Sale and Discontinued Operations;
- the requirements of IFRS 7 Financial Instruments: Disclosures;
- the requirements of paragraphs 91-99 of IFRS 13 Fair Value Measurement;
- the requirement in paragraph 38 of IAS 1 'Presentation of Financial Statements' to present comparative information in respect of: (i) paragraph 79(a) (iv) of IAS 1, (ii) paragraph 73(e) of IAS 16 Property Plant and Equipment (iii) paragraph 118 (e) of IAS 38 Intangibles Assets, (iv) paragraphs 76 and 79(d) of IAS 40 Investment Property and (v) paragraph 50 of IAS 41 Agriculture;
- the requirements of paragraphs 10(d), 10(f), 16, 38A to 38D, 39 to 40, 111 and 134-136 of IAS 1 Presentation of Financial Statements;
- the requirements of IAS 7 Statement of Cash Flows;
- the requirements of paragraphs 30 and 31 of IAS 8 Accounting Policies, Changes in Accounting Estimates and Errors;
- the requirements of paragraph 17 of IAS 24 Related Party Disclosures;
- the requirements in IAS 24 Related Party Disclosures to disclose related party transactions entered into between two or more members of a group, provided that any subsidiary which is a party to the transaction is wholly owned by such a member ; and
- the requirements of paragraphs 134(d)-134(f) and 135(c)-135(e) of IAS 36 Impairment of Assets.

As permitted by FRS 101, the company has taken advantage of the disclosure exemptions available under that standard in relation to share based payments, financial instruments, capital management, presentation of a cash flow statement, presentation of comparative information in respect of certain assets, standards not yet effective, impairment of assets, business combinations, discontinued operations and related party transactions.

Where required, equivalent disclosures are given in the group accounts of Brookfield Asset Management Inc. The group accounts of Brookfield Asset Management Inc. are available to the public and can be obtained as set out in note 15.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

1 Accounting policies

(Continued)

1.2 Going concern

The financial statements have been prepared on the going concern basis, notwithstanding the loss for the year of £9,856 and net liabilities of £9,577 as at 31 December 2018, which the directors believe to be appropriate for the following reasons. The day-to-day working capital requirements of BFIN Private Advisors (GP) Ltd are provided a company under common control, BFIN Private Advisors LP. The directors have indicated that group company will continue to provide such funds as are necessary to enable it to continue to trade and to meet its liabilities as they fall due and will not seek repayment of the amounts currently made available.

Based upon the undertaking of financial support outlined above, and after making appropriate enquiries, the directors of BFIN Private Advisors (GP) Limited have a reasonable expectation that the company has adequate resources to continue in operational existence for the foreseeable future. Accordingly, the directors have adopted the going concern basis in preparing the company's annual financial statements.

1.3 Fair value measurement

IFRS 13 establishes a single source of guidance for all fair value measurements. IFRS 13 does not change when an entity is required to use fair value, but rather provides guidance on how to measure fair value under IFRS when fair value is required or permitted. The company is exempt under FRS 101 from the disclosure requirements of IFRS 13. There was no impact on the company from the adoption of IFRS 13.

1.4 Financial assets

Financial assets are recognised in the company's statement of financial position when the company becomes party to the contractual provisions of the instrument.

Financial assets are classified into specified categories. The classification depends on the nature and purpose of the financial assets and is determined at the time of recognition.

Financial assets are initially measured at fair value plus transaction costs, other than those classified as fair value through profit and loss, which are measured at fair value.

Loans and receivables

Trade receivables, loans and other receivables that have fixed or determinable payments that are not quoted in an active market are classified as 'loans and receivables'. Loans and receivables are measured at amortised cost using the effective interest method, less any impairment.

Interest is recognised by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial. The effective interest method is a method of calculating the amortised cost of a debt instrument and of allocating the interest income over the relevant period. The effective interest rate is the rate that exactly discounts estimated future cash receipts through the expected life of the debt instrument to the net carrying amount on initial recognition.

Impairment of financial assets

Financial assets, other than those at FVTPL, are assessed for indicators at each balance sheet date. Financial assets are impaired where there is objective evidence that, as a result of one or more events that occurred after the initial recognition of the financial asset, the estimated future cash flows of the investment have been affected.

For all other financial assets, objective evidence of impairment could include:

- significant financial difficulty of the issuer or counterparty; or
- default or delinquency in interest or principal payments; or
- it becoming probable that the borrower will enter bankruptcy or financial re-organisation.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

1 Accounting policies

(Continued)

For certain categories of financial asset, such as trade receivables, assets that are assessed not to be impaired individually are, in addition, assessed for impairment on a collective basis. Objective evidence of impairment for a portfolio of receivables could include the Company's past experience of collecting payments, an increase in the number of delayed payments in the portfolio, as well as observable changes in national or local economic conditions that correlate with default on receivables.

For financial assets carried at amortised cost, the amount of the impairment is the differences between the asset's carrying amount and the present value of estimated future cash flows, discounted at the financial asset's original effective interest rate.

The carrying amount of the financial asset is reduced by the impairment loss directly for all financial assets with the exception of trade receivables, where the carrying amount is reduced through the use of provisions. When a trade receivable is considered uncollectable, it is written off against the provision. Subsequent recoveries of amounts previously written off are credited against the provision. Changes in the carrying amount of the provision are recognised in profit or loss.

Derecognition of financial assets

The Company derecognises a financial asset only when the contractual rights to the cash flows from the asset expire, or when it transfers the financial asset and substantially all the risks and rewards of ownership of the asset to another entity. If the Company neither transfers nor retains substantially all the risks and rewards of ownership and continues to control the transferred asset, the Company recognises its retained interest in the asset and an associated liability for amounts it may have to pay. If the company retains substantially all the risks and rewards of ownership of a transferred financial asset, the Company continues to recognise the financial asset and also recognises a collateralised borrowing for the proceeds received.

1.5 Financial liabilities

Financial liabilities are classified as either financial liabilities at fair value through profit or loss or other financial liabilities.

Other financial liabilities, including borrowings, are initially measured at fair value, net of transaction costs. They are subsequently measured at amortised cost using the effective interest method, with interest expense recognised on an effective yield basis.

The effective interest method is a method of calculating the amortised cost of a financial liability and of allocating interest expense over the relevant period. The effective interest rate is the rate that exactly discounts estimated future cash payments through the expected life of the financial liability to the net carrying amount on initial recognition.

Derecognition of financial liabilities

Financial liabilities are derecognised when, and only when, the company's obligations are discharged, cancelled, or they expire.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

1 Accounting policies

(Continued)

1.6 Taxation

The tax expense represents the sum of the tax currently payable and deferred tax.

Current tax

The tax currently payable is based on taxable profit for the year. Taxable profit differs from net profit as reported in the income statement because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are never taxable or deductible. The company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the reporting end date.

Deferred tax

Deferred tax is the tax expected to be payable or recoverable on differences between the carrying amounts of assets and liabilities in the financial statements and the corresponding tax bases used in the computation of taxable profit, and is accounted for using the balance sheet liability method. Deferred tax liabilities are generally recognised for all taxable temporary differences and deferred tax assets are recognised to the extent that it is probable that taxable profits will be available against which deductible temporary differences can be utilised. Such assets and liabilities are not recognised if the temporary difference arises from goodwill or from the initial recognition of other assets and liabilities in a transaction that affects neither the tax profit nor the accounting profit.

The carrying amount of deferred tax assets is reviewed at each reporting end date and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered. Deferred tax is calculated at the tax rates that are expected to apply in the period when the liability is settled or the asset is realised. Deferred tax is charged or credited in the income statement, except when it relates to items charged or credited directly to equity, in which case the deferred tax is also dealt with in equity. Deferred tax assets and liabilities are offset when the company has a legally enforceable right to offset current tax assets and liabilities and the deferred tax assets and liabilities relate to taxes levied by the same tax authority.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

2 Adoption of new and revised standards and changes in accounting policies

In the current year, the following new and revised Standards and Interpretations have been adopted by the company and have an effect on the current period or a prior period or may have an effect on future periods:

IFRS 9 Financial Instruments replaces IAS 39 Financial Instruments: Recognition and Measurement for annual periods beginning on or after 1 January 2018, bringing together all three aspects of the accounting for financial instruments: classification and measurement and impairment.

The Group has applied IFRS 9 retrospectively, with the initial application date of 1 January 2018 and adjusting the comparative information for the period beginning 1 January 2017. There was no material effects or changes as a result of this and no impact on the comparative information for the period beginning 1 January 2017.

Standards which are in issue but not yet effective

At the date of authorisation of these financial statements, the following Standards and Interpretations, which have not yet been applied in these financial statements, were in issue but not yet effective (and in some cases had not yet been adopted by the EU):

IFRS 16	Leases
IFRS 17	Insurance Contracts
IFRS 9 (amendments)	Prepayment Features with Negative Compensation
IAS 28 (amendments)	Long-term Interests in Associates and Joint Ventures
Annual Improvements to IFRS Standards 2015 - 2017 Cycle	Joint Arrangements, IAS12 Income Taxes, IAS 23 Borrowing Costs

The directors do not expect that the adoption of the other Standards listed above will have a material impact on the financial statements of the Company aside from additional disclosures.

3 Critical accounting estimates and judgements

In the application of the company's accounting policies, the directors are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised, if the revision affects only that period, or in the period of the revision and future periods if the revision affects both current and future periods.

Management do not consider there to be any critical estimates and judgements pertinent to the preparation of these financial statements.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

4 Operating (loss)/profit

	2018 £	2017 £
Operating loss for the year is stated after charging/(crediting):		
Fees payable to the company's auditor for the audit of the company's financial statements	4,834	-

Fees payable to the Company's auditor in respect of the audit of the Company's financial statements for the year ended 31 December 2018 were borne by a fellow group company. The fees above relate to the audit for the year ended 31 December 2017.

5 Auditor's remuneration

In the current year, audit and non-audit fees are disclosed within BFIN Private Advisors LP and paid through that entity. The audit fee for the group is £42,500.

6 Employees

The Company had no employees in either the current or preceding year. None of the directors received any remuneration for their services as directors to this company in the current or preceding year.

7 Income tax expense

	2018 £	2017 £
Current tax		
UK corporation tax on profits for the current period	-	17
Adjustments in respect of prior periods	-	(1)
Total UK current tax	-	16

The charge for the year can be reconciled to the (loss)/profit per the income statement as follows:

	2018 £	2017 £
(Loss)/profit before taxation	(9,856)	67
Expected tax (credit)/charge based on a corporation tax rate of 19.00%	(1,873)	13
Effect of expenses not deductible in determining taxable profit	4	3
Share based payment charge	-	1
Under/(over) provided in prior years	(1)	(1)
Adjust closing deferred tax to average rate of 19.00%	197	-
Deferred tax not recognised	1,673	-
Taxation charge for the year	-	16

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

8 Investments

	Non-current 2018 £	2017 £
Investments in subsidiaries	245	484

The company has not designated any financial assets that are not classified as held for trading as financial assets at fair value through profit or loss.

Fair value of financial assets carried at amortised cost

Except as detailed below the directors believe that the carrying amounts of financial assets carried at amortised cost in the financial statements approximate to their fair values.

Movements in non-current investments

	Shares in group undertakings £
Cost or valuation	
At 1 January 2018	484
Share of loss	(239)
At 31 December 2018	245
Carrying amount	
At 31 December 2018	245
At 31 December 2017	484

9 Subsidiaries

Details of the company's subsidiaries at 31 December 2018 are as follows:

Name of undertaking	Registered office	Class of Shares	Ownership interest (%)	Voting power held (%)	Nature of business
BFIN Private Advisors LP	England and Wales	Ordinary	0.01	0.01	Corporate finance advisory

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

10 Trade and other receivables	2018	2017
	£	£
Amounts owed by fellow group undertakings	143	143
	<u> </u>	<u> </u>
11 Trade and other payables	Current	
	2018	2017
	£	£
Amounts owed to fellow group undertakings	9,948	331
	<u> </u>	<u> </u>

12 Financial Instruments

Categories of financial instruments

The following table summarises the carrying values as approximates to fair values of the financial assets and liabilities recorded in the Company's financial statements.

	2018	2017
	£	£
Financial assets		
Trade and other receivables	143	143
Financial liabilities		
Trade and other payables	9,948	331

Credit risk management

Credit risk refers to the risk that a customer will default on its contractual obligations resulting in financial loss to the Company. The Company only has transactions with related parties, owned by the same ultimate parent, and therefore the Company is not directly exposed to this risk.

Capital risk management

The Company manages its capital of the company is managed by Brookfield Asset Management Inc. Group Treasury. Brookfield Asset Management Inc. manages its working capital to ensure that entities in the Group will be able to continue as a going concern.

Externally imposed capital requirements

The Company is not subject to externally imposed capital requirements.

Liquidity risk management

The liquidity of the company is managed by Group Treasury as part of the overall Group position. The Group manages its liquidity to ensure that entities in the Group have access to funds as required.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

12 Financial Instruments

(Continued)

Financial risk management objectives

The Group seeks to minimise the effects of floating interest rate risk by using derivative financial instruments to hedge these risk exposures. The use of financial derivatives is governed by the Group's policies approved by the Board of Directors, which provide written principles on interest rate risk and the use of financial derivatives. Compliance with policies is reviewed by the internal auditor on a quarterly basis. The Group does not enter into or trade financial instruments, including derivative financial instruments, for speculative purposes.

Market Risk

The company is not directly exposed to foreign exchange movements.

Expected credit losses

The company had no trade receivables or contract assets at 31 December 2018 therefore no expected credit losses are recognised.

13 Share capital	2018 £	2017 £
Ordinary share capital		
Authorised		
10,000 Ordinary of £1 each	10,000	10,000
	<u> </u>	<u> </u>
Issued and fully paid		
130 Ordinary of £1 each	130	130
	<u> </u>	<u> </u>
	<u>130</u>	<u>130</u>

14 Related Party Transactions

Under FRS 101, the company is exempt from disclosing related party transactions with fellow group undertakings, as 100% of the voting rights are controlled by the ultimate parent undertaking, Brookfield Asset Management Inc.

BFIN PRIVATE ADVISORS (GP) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2018

15 Controlling party

At the balance sheet date, the immediate parent Company was BFIN Europe Holding Limited, an entity registered in the United Kingdom. The ultimate parent and ultimate controlling party is Brookfield Asset Management Inc., a Company incorporated in Canada. The address of its registered office is Brookfield Place, Suite 300, 181 Bay Street, Toronto, ON M5J 2T3.

The company has taken exemption from preparing consolidated financial statements under paragraph 4 of IFRS 10.

The largest and smallest group in which the results of the Company are consolidated is that headed by Brookfield Asset Management Inc, incorporated in Canada. The consolidated financial statements of Brookfield Asset Management Inc are available to the public and may be obtained from its registered office at Brookfield Place, Suite 300, 181 Bay Street, Toronto, ON M5J 2T3.