Report and Financial Statements
For the year ended 31 December 2011

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Company Information

Directors Zeev Godik

Charlie McLean

Company secretary C McLean

Company number 05866531

Registered office Fourth Floor 7-9 Swallow Street

London W1B 4DE

Auditors Ernst & Young LLP

Bedford House 16 Bedford Street

Belfast

Northern Ireland

BT2 7DT

Bankers Royal Bank of Scotland

62 - 63 Threadneedle Street

London EC2R 8LA

Solicitors Travers Smith

10 Snow Hill London EC1A 2AL

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Directors' report

for the period ended 31 December 2011

The directors present their report and the financial statements for the year ended 31 December 2011

Principal activities

The principal activity of the company during the year was that of an intermediate holding company and provider of services to its subsidiaries

Business review

The company performed as expected during the year

Results

The loss for the year, after taxation, amounted to £1,391,710 (2010 - loss £1,391,710)

Directors

The directors who served during the year were

Zeev Godik Charlie McLean

Future developments

The directors wish to maintain the growth of turnover in the group through continued expansion of restaurants

Provision of information to auditors

Each of the persons who are directors at the time when this Directors' report is approved has confirmed that

- so far as that director is aware, there is no relevant audit information of which the company's auditors are unaware, and
- that director has taken all the steps that ought to have been taken as a director in order to be aware of any information needed by the company's auditors in connection with preparing their report and to establish that the company's auditors are aware of that information

Auditors

The auditors, Ernst & Young LLP, will be proposed for reappointment in accordance with section 485 of the Companies Act 2006

This report was approved by the board and signed on its behalf

Charlie McLean

Director

Date

April 2012

Directors' responsibilities statement for the period ended 31 December 2011

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 United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law) 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 of the company and of the 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 judgments and estimates that are reasonable and prudent,
- state whether applicable UK Accounting Standards have been followed, subject to any material departures disclosed and explained in the financial statements,
- 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.

Independent Auditors' report to the members of Gaucho Group Limited

We have audited the financial statements of Gaucho Group Limited for the year ended 31 December 2011 which comprise the Profit and Loss Account, the Balance Sheet and the related notes 1 to 13 The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice)

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 's members those matters we are required to state to them in an auditors' 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 comapny and the 's members as a body, for our audit work, for this report, or for the opinions we have formed

Respective Responsibilities of directors and auditors

As explained more fully in the Directors' Responsibilities Statement set out on page 2, the directors are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view. Our responsibility is to audit the financial statements in accordance with the applicable law and International Standards in Auditing (UK and Ireland). Those standards require us to comply with the Auditing Practices Board's (APB's) Ethical Standards for Auditors.

Scope of the audit of the financial statements

An audit involves obtaining evidence about the amounts and disclosures in the financial statements sufficient to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or error. This includes an assessment of whether the accounting policies are appropriate to the company's circumstances and have been consistently applied and adequately disclosed, the reasonableness of significant accounting estimates made by the directors, and the overall presentation of the financial statements

Independent Auditors' report to the members of Gaucho Group Limited

Opinion

In our opinion the financial statements

- give a true and fair view of the state of the company's affairs as at 31 December 2010 and of its loss for the year then ended,
- have been properly prepared in accordance with United Kingdom Generall Accepted Accounting Practice, and
- have been prepared in accordance with the requirements of the Companies Act 2006

Opinion on other matter prescribed by the Companies Act 2006

In our opinion the information given in the Directors' Report for the financial year for which the financial statements are prepared is consistent with the financial statements

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters where 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

Engl & Toung LLP

- 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

Keith Jess (Senior statutory auditor)

for and on behalf of Ernst & Young LLP, Statutory Auditor

Belfast

13 April 2012

| Profit and loss account for the year ended 31 December 2011 | | | |
|--------------------------------------------------------------------------------|------|-------------|-------------|
| | Note | 2011 £ | 2010 £ |
| Interest payable and similar charges | | (1,391,710) | (1,391,710) |
| Loss on ordinary activities before taxation Tax on loss on ordinary activities | | (1,391,710) | (1,391,710) |
| Loss for the financial year | 8 | (1,391,710) | (1,391,710) |

All amounts relate to continuing operations

There were no recognised gains and losses for 2011 or 2010 other than those included in the Profit and loss account

The notes on pages 7 to 10 form part of these financial statements

Gaucho Group Limited Registered number 05866531

| Balance sheet as at 31 December 2011 | | | | | |
|-----------------------------------------------------------------|------|-------------|--------------|-------------|--------------|
| | Note | £ | 2011 £ | f | 2010 £ |
| Fixed assets | | | | | |
| Investments | 3 | | 14,699,702 | | 14,699,702 |
| Current assets | | | | | |
| Debtors | 4 | 1,162,096 | | 1,162,096 | |
| Creditors: amounts falling due within one year | 5 | (1,131,032) | | (1,131,032) | |
| Net current assets | | | 31,064 | | 31,064 |
| Total assets less current liabilities | | | 14,730,766 | | 14,730,766 |
| Creditors : amounts falling due after more than one year | 6 | | (21,495,405) | | (20,103,695) |
| Net liabilities | | | (6,764,639) | | (5,372,929) |
| Capital and reserves | | | | | |
| Called up share capital | 7 | | 9,667 | | 9,667 |
| Share premium account | 8 | | 957,019 | | 957,019 |
| Profit and loss account | 8 | | (7,731,325) | | (6,339,615) |
| Shareholders' deficit | 9 | | (6,764,639) | | (5,372,929) |

The financial statements were approved and authorised for issue by the board and were signed on its behalf by

Charlie McLean

Director

Date

2 April 2012

The notes on pages 7 to 10 form part of these financial statements

Notes to the financial statements

for the period ended 31 December 2011

1. Accounting policies

1.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention and in accordance with applicable accounting standards

Gaucho Group Limited is a wholly owned subsidiary in the Gaucho Holdings Limited Group As Gaucho Holdings Limited Group prepare consolidated financial statements which include the company, the company is exempt under s400 of the Companies Act 2006 and FRS 2 from the requirement to prepare and deliver consolidated financial statements. As a result the financial statements present information about the company as an individual undertaking and not about its group.

The parent company has indicated its willingness to continue to support the company and in particular not to recall the amounts advanced to the company at the balance sheet date. Accordingly the directors believe it is appropriate to prepare the financial statements on the going concern basis.

12 Cash flow

The company, being a subsidiary undertaking where 90% or more of the voting rights are controlled within the group whose consolidated financial statements are publicly available, is exempt from the requirement to draw up a cash flow statement in accordance with FRS 1

1.3 Investments

Investments held as fixed assets are shown at cost less provision for impairment

2. Staff costs

The company has no employees other than the directors, who did not receive any remuneration (2010 - £NIL)

3 Fixed asset investments

| | Investments in subsidiary |
|----------------------------------------|------------------------------|
| | companies £ |
| Cost or valuation | _ |
| At 1 January 2011 and 31 December 2011 | 14,699,702 |
| Net book value | |
| At 31 December 2011 | 14,699,702 |
| At 31 December 2010 | 14,699,702 |

| 4 | Debtors | | |
|----|-----------------------------------------------------------------------------|------------------|------------|
| | | 2011 £ | 2010 £ |
| | Amounts owed by group undertakings | 1,162,096 | 1,162,096 |
| 5. | Creditors Amounts falling due within one year | | |
| | Allound laining due within one year | 2011 | 2010 |
| | | £ | £ |
| | Amounts owed to group undertakings | 1,131,032 | 1,131,032 |
| 6. | Creditors: Amounts falling due after more than one year | | |
| | - | 2011 | 2010 |
| | | £ | £ |
| | Preference shares (Note7) | 21,495,405 | 20,103,695 |
| | Disclosure of the terms and conditions attached to the non-equity shares is | s made in note 7 | |
| | Creditors include amounts not wholly repayable within 5 years as follows | | |
| | | | |
| | | 2011 £ | 2010 £ |

7.

Notes to the financial statements

for the period ended 31 December 2011

Share capital 2011 2010 Shares classified as capital Allotted, called up and fully paid 588,707 (2010 - 588,707) A ordinary shares of £0 01 each 5,887 5,887 378,000 (2010 - 378,000) B ordinary shares of £0 01 each 3,780 3,780 9,667 9,667 Shares classified as debt Allotted, called up and fully paid 13,917,100 Cumulative redeemable preference shares of £0 01 each 139,171 139,171

The balance sheet includes cumulative redeemable preference shares of £21,495,405 on which dividends of £1,391,710 (2010 - £1,391,710) have been accrued in the year. The directors do not anticipate that these preference shares, and the related accrued interest, will be paid out until the redeemable date. However, UK Generally Accepted Accounting Practice requires these preference shares be treated as debt finance in the company's balance sheet and that the interest should be accrued and treated as a finance expense in the company profit and loss account

8 Reserves

| | | Share | |
|---|-----------------------------------------------------|-------------|-----------------|
| | | premium | Profit and loss |
| | | account | account |
| | | £ | £ |
| | At 1 January 2011 | 957,019 | (6,339,615) |
| | Loss for the year | | (1,391,710) |
| | At 31 December 2011 | 957,019 | (7,731,325) |
| | THE ST DECEMBER 2011 | | |
| 9 | Reconciliation of movement in shareholders' deficit | | |
| | | 2011 | 2010 |
| | | £ | £ |
| | Opening shareholders' deficit | (5,372,929) | (3,981,219) |
| | Loss for the year | (1,391,710) | (1,391,710) |
| | Closing shareholders' deficit | (6,764,639) | (5,372,929) |
| | | | |

Notes to the financial statements

for the period ended 31 December 2011

10 Guarantees

The company has provided to Lloyds TSB Bank Plc and Royal Bank of Scotland plc a debenture and guarantee for bank borrowings advanced to Gaucho Acquisitions Limited

11 Related party transactions

The company has taken advantage of the exemption granted by paragraph 3(c) of the Financial Reporting Standard No 8 not to disclose related party transactions with group companies

12 Principal subsidiaries

| | | Percentage | |
|---------------------------------|-------------|--------------|-----------------|
| Company name | Country | Shareholding | Description |
| Gaucho Acquisitions Limited | England | 100 | Holding Company |
| Gaucho Grill Holdings Limited* | England | 100 | Holding Company |
| Inhoco 4065 Limited* | England | 100 | Holding Company |
| Pan European Restaurants | England | 100 | Holding Company |
| Limited* | - | | |
| Gaucho Grill Limited* | England | 100 | Holding Company |
| Gaucho Nomco No 1 Limited* | England | 100 | Holding Company |
| Gaucho Nomco No 2 Limited* | England | 100 | Holding Company |
| Gaucho ME International Limited | *UAE | 100 | Holding Company |
| Gioma (UK) Limited* | England | 100 | Restaurateur |
| Lundi BV* | Netherlands | 100 | Restaurateur |
| Gaucho Lebanon SARL* | Lebanon | 100 | Restaurateur |
| CAU Restaurants Limited* | England | 100 | Restaurateur |
| Gaucho Dubai LLC* | UAE | 100 | Restaurateur |

^{* -} held by subsidiary undertaking

13 Ultimate parent undertaking and controlling party

The ultimate parent company and controlling entity is Gaucho Holdings Limited, a company incorporated in England and Wales

Copies of the financial statements of Gaucho Holdings Limited are available from the company's registered office, Fourth Floor 7-9 Swallow Street, London, W1B 4DE