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City Tower Nominee 1 Limited

Report and Financial Statements

31 March 2012

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COMPANIES HOUSE

City Tower Nominee 1 Limited

Registered No 07251642

Directors

T Courtauld

J Pellatt

J G Dishner

D Taljaard

Secretary

D L Martin

Registered office

33 Cavendish Square

London

W1G 0PW

Directors' report

The directors present their annual report together with the unaudited accounts of the company for the year ended 31 March 2012

This report has been prepared in accordance with the special provisions relating to small companies under s415A Companies Act 2006

Results and dividends

The company had no transactions during the year The expenses of the company have been met by the holding company

Principal activities and review of the business

The company was incorporated on 12 May 2010

The principal business of the company is investment in and development of leasehold and freehold properties in the United Kingdom There has been no significant change in the company's business during the year

The Company did not trade during the year

Directors

The directors who served the company throughout the year were as follows

T A Courtauld
D Taljaard
J Pellatt (appointed 4th April 2011)
S Arnold (resigned 8 July 2011)
J G Dishner (appointed 9 July 2011)
J Walker (resigned 26 April 2011)

Directors' indemnities

The company has qualifying third party indemnity provisions for the benefit of its directors which remain in force at the date of this report

Auditor

The company is entitled to the exemption from audit conferred by subsection (1) of section 480 of the Companies Act 2006 and no notice has been deposited under subsection (1) of section 476 requiring an audit of its financial statements for the financial year

By order of the board



D L Martin
8 August 2012

Statement of directors' responsibilities in respect of the financial statements

The directors are responsible for preparing the Annual 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 year. 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
- 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.

Balance sheet

at 31 March 2012

	Notes	2012 £	2011 £
Current assets			
Amount owed by parent undertakings	3	100	100
Capital and reserves			
Called up share capital	4	100	100

For the year ended 31 March 2012 the company was entitled to exemption under section 480 of the Companies Act 2006 relating to dormant companies

No members have required the company to obtain an audit of its accounts for the year in question in accordance with section 476 of the Companies Act 2006

Directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and preparation of accounts

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime

The financial statements of City Tower Nominee 1 Limited (Registration no 07251642) have been approved by the Board of Directors and signed on its behalf by



T A Courtauld
Director

8 August 2012

Notes to the financial statements

at 31 March 2012

1. Accounting policies

Accounting convention

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

Dormant status

The company was dormant (within the meaning of section 1169 of the Companies Act 2006) throughout the year ended 31 March 2012. The company has not traded during the year. During this year, the company received no income and incurred no expenditure and therefore made neither profit nor loss. As such no profit and loss account has been presented.

Cash flow statement

There have been no cash flows during the current year of account. Accordingly no cash flow statement is presented.

2. Directors emoluments

The company has no employees other than directors. None of the directors received any emoluments for their services to the company.

3. Debtors

	2012 £	2011 £
Amount owed by parent companies	100	100

4. Share capital

	2012 £	Authorised 2011 £
Ordinary shares of £1 each	100	100

	No	2012 £	No	2011 £
Ordinary shares of £1 each	100	100	100	100

5. Ultimate parent undertaking

The immediate parent is The City Tower Partnership (G P) Limited which is a jointly indirectly owned undertaking of Great Portland Estates plc, a company incorporated in Great Britain and registered in England and Wales, and SOF-VIII CT Investments S à r l, a company incorporated and registered in Luxembourg. SOF-VIII CT Investments S à r l is a wholly owned indirect subsidiary of SOF-VIII International Holdings (DE) LP. The financial statements of Great Portland Estates plc and SOF-VIII International Holdings (DE) LP can be obtained from 33 Cavendish Square, London W1G 0PW and 591 West Putnam Avenue, Greenwich, CT 06830, USA, respectively.