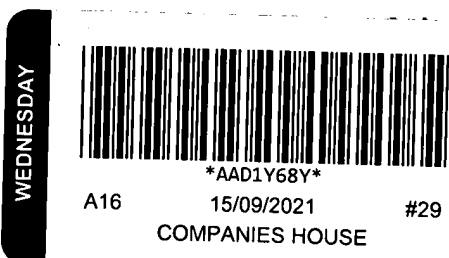


Brockton Capital Curzon Street Limited

**Unaudited Report and Financial Statements
For the Year Ended**

31 December 2020

Company Number 07328864



Brockton Capital Curzon Street Limited

Company Information

Directors

D Brown
A He
M Marks
E Liu
R Real

Registered number

07328864

Registered office

89 Wardour Street
London
W1F 0UB

Brockton Capital Curzon Street Limited

Contents

	Page
Directors' Report	1
Directors' Responsibilities Statement	2
Statement of Comprehensive Income	3
Statement of Financial Position	3
Statement of Changes in Equity	4
Notes to the Financial Statements	5 - 8

Brockton Capital Curzon Street Limited

Directors' Report For the Year Ended 31 December 2020

The Directors present their annual report and the financial statements of Brockton Capital Curzon Street Limited (the "Company") for the year ended 31 December 2020.

Principal activity

The Company is dormant and has not traded during the current or preceding year.

Ultimate controlling parties

At the Statement of Financial Position date there was no ultimate controlling party as the ultimate parent is controlled as a joint venture.

Directors

The Directors who served during the year and to the date of this report were:

D Brown
A He
M Marks
E Liu
R Real

Exemption from audit

The Company is exempt from audit in accordance with section 477 of The Companies Act 2006 relating to small companies. The members have not required the Company to obtain an audit of the accounts in accordance with section 476. These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime.

This report was approved by the Board on **13 September 2021** and signed on its behalf.



.....

Director **M MARKS**

Brockton Capital Curzon Street Limited

Directors' Responsibilities Statement

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 international accounting standards in conformity with the requirements of the Companies Act 2006. 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 judgements and accounting estimates that are reasonable and prudent;
- state whether applicable International Financial Reporting Standards as adopted by the EU have been followed, subject to any material departures disclosed and explained in the financial statements; 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 confirm that they have complied with the above requirements in preparing the financial statements.

The Directors are responsible for keeping proper accounting records that 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.

Brockton Capital Curzon Street Limited

Company number: 07328864

Statement of Comprehensive Income For the Year Ended 31 December 2020

The Company did not trade during the current or preceding year and has made neither profit nor loss, nor any other recognised gain or loss.

Statement of Financial Position As at 31 December 2020

	Note	2020 £	2019 £
Assets			
Current assets			
Trade and other receivables	4	2	2
Net assets/(liabilities)		<u>2</u>	<u>2</u>
Equity attributable to equity holders of the Company			
Share capital	6	2	2
Total equity		<u>2</u>	<u>2</u>

For the year ended 31 December 2020, the Company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies.

The members have not required the Company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The Directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements were approved and authorised for issue by the Board and were signed on its behalf on 13 September 2021.

.....
.....

Director M MARKS

The notes on pages 5 to 8 form part of these financial statements.

Brockton Capital Curzon Street Limited

Statement of Changes in Equity For the Year Ended 31 December 2020

	Share capital £	Total equity £
At 1 January 2020	<u>2</u>	<u>2</u>
Comprehensive income/(loss) for the year		
Profit/(loss) for the year	-	-
Total comprehensive income/(loss) for the year	<u>-</u>	<u>-</u>
Total transactions with owners	<u>-</u>	<u>-</u>
At 31 December 2020	<u>2</u>	<u>2</u>

Statement of Changes in Equity For the Year Ended 31 December 2019

	Share capital £	Total equity £
At 1 January 2019	<u>2</u>	<u>2</u>
Comprehensive income/(loss) for the year		
Profit/(loss) for the year	-	-
Total comprehensive income/(loss) for the year	<u>-</u>	<u>-</u>
Total transactions with owners	<u>-</u>	<u>-</u>
At 31 December 2019	<u>2</u>	<u>2</u>

The notes on pages 5 to 8 form part of these financial statements.

Brockton Capital Curzon Street Limited

Notes to the Financial Statements For the Year Ended 31 December 2020

1 General information

The Company was incorporated on 28 July 2010 and is domiciled and registered as a limited company in the United Kingdom. It is a wholly owned subsidiary of 60 Curzon Street Limited, a limited company registered in Guernsey.

2 Significant accounting policies

The financial statements of the Company have been prepared in accordance with international accounting standards in conformity with the requirements of the Companies Act 2006.

The preparation of financial statements in compliance with adopted international accounting standards requires the use of certain critical accounting estimates. It also requires Company management to exercise judgement in applying the Company's accounting policies. The areas where significant judgements and estimates have been made in preparing the financial statements and their effect are disclosed in note 3.

The Statement of Cash Flows is not presented in these financial statements as this would show nil amounts for the reporting periods.

The principal accounting policies adopted in these financial statements are set out below:

2.1 Basis of preparation of financial statements

The financial statements have been prepared on the historical cost basis.

2.2 Going concern

The financial statements have been prepared on the going concern basis.

2.3 Changes in accounting policy and disclosures

New and revised standards adopted by the UK that are mandatorily effective for the year ending 31 December 2020

The following standards and amendments have been adopted by the Company for the first time for the financial year beginning on or after 1 January 2020:

- Amendments to References to the Conceptual Framework in IFRS Standards
- Amendments to IFRS 3 Business Combinations: Definition of a Business
- Amendments to IAS 1 and IAS 8: Definition of Material
- Amendments to IFRS 9, IAS 39 and IFRS 7: Interest Rate Benchmark Reform
- Amendment to IFRS 16 Leases Covid 19-Related Rent Concessions

The adoption of the standards and amendments listed above did not have any impact on the financial statements of the Company for the current or any prior period and is not likely to affect future periods.

Brockton Capital Curzon Street Limited

Notes to the Financial Statements For the Year Ended 31 December 2020

2 Significant accounting policies (continued)

2.3 Changes in accounting policy and disclosures (continued)

New and revised IFRSs adopted by the UK that are not mandatorily effective for the year ending 31 December 2020

The following standards and amendments have been adopted by the UK but are not mandatorily effective for the year ending 31 December 2020. Accordingly, they have not been applied in preparing these financial statements:

- Amendments to IFRS 4 Insurance Contracts – deferral of IFRS 9

The adoption of the amendments above will not have any impact on the financial statements of the Company in any future periods.

New and revised standards and interpretations issued by the IASB but not yet adopted by the UK

A number of new standards and amendments to standards and interpretations have been issued by the IASB but have not yet been adopted by the UK. Accordingly, they have not been applied in preparing these financial statements:

- IFRS 17 Insurance contracts including Amendments to IFRS 17
- Amendments to IAS 1: Classification of Liabilities as Current or Non-current
- Amendments to IFRS 3: Business Combinations
- Amendments to IAS 16: Property, Plant and Equipment
- Amendments to IAS 37: Provisions, Contingent Liabilities and Contingent Assets
- Annual Improvements to IFRSs (2018-2020 Cycle): IFRS 1; IFRS 9; Illustrative Examples accompanying IFRS 16; IAS 41
- Amendments to IFRS 9, IAS 39, IFRS 7, IFRS 4 and IFRS 16 Interest Rate Benchmark Reform – Phase 2

The Company is assessing the impact of the new standards and interpretations above but none of these are expected to have a significant effect on the financial statements of the Company.

Brockton Capital Curzon Street Limited

Notes to the Financial Statements For the Year Ended 31 December 2020

2 Significant accounting policies (continued)

2.4 Financial assets

The Company's financial assets measured at amortised cost in the Statement of Financial Position comprise trade and other receivables. These assets are types of financial assets that are held to collect contractual cash flows and the contractual cash flows are solely payments of principal and interest. They are initially recognised at fair value plus transaction costs that are directly attributable to their acquisition or issue, and are subsequently carried at amortised cost using the effective interest method, less provision for impairment. Interest income is recognised in the Statement of Comprehensive Income using the effective interest method.

2.5 Functional currency

The Company's financial statements are presented in pounds sterling, the Company's functional currency, and are generally rounded to the nearest pound.

3 Critical accounting estimates and judgements

There are no particular critical accounting estimates and judgements involved in the preparation of the financial statements.

4 Trade and other receivables

	2020 £	2019 £
Other receivables	<u>2</u>	<u>2</u>

5 Financial risk management objectives and policies

Market risk

The Company is not exposed to any significant market risk.

Interest rate risk

The Company is not exposed to any interest rate risk.

Credit risk

Credit risk is the risk that a counterparty will not meet its obligations under a financial instrument or customer contract, leading to a financial loss. The Company has no significant concentrations of credit risk. During the reporting periods the Company was exposed to credit risks in respect of the other receivables due to the Company. The Company structures the levels of credit risk it accepts by placing limits on its exposure to a single counterparty, or groups of counterparties.

Liquidity risk

The Company's objective is to maintain a balance between continuity of funding and flexibility. The Company manages liquidity risk by maintaining adequate reserves, continuously monitoring forecast and actual cash flows, and by matching the maturity profiles of financial assets and liabilities.

Brockton Capital Curzon Street Limited

Notes to the Financial Statements For the Year Ended 31 December 2020

5 Financial risk management objectives and policies (continued)

The table below summarises the maturity profile of the Company's financial assets and liabilities based on contractual undiscounted cash flows:

Financial assets	On demand £	< 1 year £	1 to 5 years £	> 5 years £	Total £
Year ended 31 December 2020					
Trade and other receivables	2	-	-	-	2
Total assets	2	-	-	-	2
Financial assets	On demand £	< 1 year £	1 to 5 years £	> 5 years £	Total £
Year ended 31 December 2019					
Trade and other receivables	2	-	-	-	2
Total assets	2	-	-	-	2

6 Share capital

	2020 £	2019 £
Authorised, issued and fully paid		
2 ordinary shares of £1 each	<u>2</u>	<u>2</u>

7 Reserves

A description of the Company's reserves is as follows:

The share capital reserve represents the nominal value of the shares issued.

8 Related party transactions

60 Curzon Street Limited, a Guernsey registered company, is the immediate parent and sole owner of the issued share capital of the Company.

The Company stands as guarantor against a senior loan facility provided to its fellow subsidiary, 60 Curzon Street Limited, by Deutsche Bank AG, United Overseas Bank Limited and Bank of China Limited.

There have been no related party transactions during the current year or prior year.

9 Ultimate parent undertaking and controlling party

At the Statement of Financial Position date there was no ultimate controlling party as the ultimate parent is controlled as a joint venture.