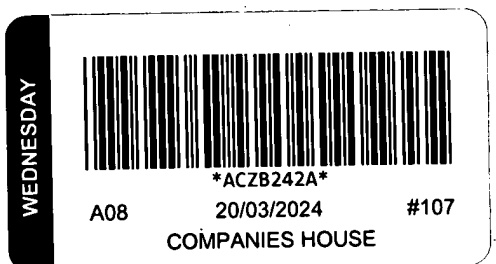


Company registration number 7820728 (England and Wales)

ANCASTER INVESTMENTS (UK) LTD
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 JUNE 2023



ANCASTER INVESTMENTS (UK) LTD

COMPANY INFORMATION

Directors Hulkar Azam
 Simon Miles Foster

Company number 7820728

Registered office Two Furlongs
 Portsmouth Road
 Esher
 Surrey
 United Kingdom
 KT10 9AA

Accountants David Howard
 1 Park Road
 Hampton Wick
 Kingston Upon Thames
 KT1 4AS

ANCASTER INVESTMENTS (UK) LTD

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ANCASTER INVESTMENTS (UK) LTD

**ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS ON THE PREPARATION OF THE
UNAUDITED STATUTORY FINANCIAL STATEMENTS OF ANCASTER INVESTMENTS (UK)
LTD FOR THE YEAR ENDED 30 JUNE 2023**

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Ancaster Investments (UK) Ltd for the year ended 30 June 2023, which comprise the profit and loss account and the balance sheet, from the company's accounting records and from information and explanations you have given us.

As a practising member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at <https://www.icaew.com/regulation>

This report is made solely to the board of directors of Ancaster Investments (UK) Ltd, as a body, in accordance with the terms of our engagement letter. Our work has been undertaken solely to prepare for your approval the financial statements of Ancaster Investments (UK) Ltd and state those matters that we have agreed to state to the board of directors of Ancaster Investments (UK) Ltd, as a body, in this report in accordance with ICAEW Technical Release 07/16 AAF. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Ancaster Investments (UK) Ltd and its board of directors as a body, for our work or for this report.

It is your duty to ensure that Ancaster Investments (UK) Ltd has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and profit of Ancaster Investments (UK) Ltd. You consider that Ancaster Investments (UK) Ltd is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the financial statements of Ancaster Investments (UK) Ltd. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.

David Howard

1 September 2023

Chartered Accountants

1 Park Road
Hampton Wick
Kingston Upon Thames
KT1 4AS

ANCASTER INVESTMENTS (UK) LTD**PROFIT AND LOSS ACCOUNT*****FOR THE YEAR ENDED 30 JUNE 2023***

	2023	2022
	£	£
Other income	109,659	67,776
Depreciation and other amounts written off assets	(24,035)	(24,035)
Other charges	(58,234)	(54,995)
Tax	-	(5)
Profit/(loss)	27,390	(11,259)

ANCASTER INVESTMENTS (UK) LTD**BALANCE SHEET****AS AT 30 JUNE 2023**

	2023	2022
	£	£
Fixed assets	1,033,485	1,057,520
Current assets	334,379	282,090
Creditors: amounts falling due within one year	(100,567)	(99,703)
Net current assets	233,812	182,387
Total assets less current liabilities	1,267,297	1,239,907
Creditors: amounts falling due after more than one year	(1,202,075)	(1,202,075)
Net assets	65,222	37,832
Capital and reserves	65,222	37,832

Notes to the financial statements**1 Employees**

The average number of persons, including directors, employed by the company during the year was as follows:

	2023	2022
	Number	Number
Employees	2	2

ANCASTER INVESTMENTS (UK) LTD

BALANCE SHEET (CONTINUED)

AS AT 30 JUNE 2023

Ancaster Investments (UK) Ltd is a private company limited by shares incorporated in England and Wales. The registered office is Two Furlongs, Portsmouth Road, Esher, Surrey, United Kingdom, KT10 9AA.

For the year ended 30 June 2023 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

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 members have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476.

These financial statements have been prepared in accordance with the micro-entity provisions and in accordance with FRS 105 'The Financial Reporting Standard applicable to the Micro-entities Regime' and the provisions applicable to companies subject to the small companies regime.

The financial statements were approved by the board of directors and authorised for issue on 1 September 2023 and are signed on its behalf by:



Simon Miles Foster
Director

Company registration number 7820728 (England and Wales)

ANCASTER INVESTMENTS (UK) LTD

CREDITORS DUE WITHIN 1 YEAR

FOR THE YEAR ENDED 30 JUNE 2023

Description	2023	2022
	£	£
Deferred income	98,283	96,186
Other creditors	988	2,383
Accruals and deferred income	1,296	1,134
	<hr/>	<hr/>
	100,567	99,703
	<hr/>	<hr/>

ANCASTER INVESTMENTS (UK) LTD**DETAILED TRADING AND PROFIT AND LOSS ACCOUNT****FOR THE YEAR ENDED 30 JUNE 2023**

	2023	2022
	£	£
Other operating income		
Rent receivable	109,659	67,776
Administrative expenses	(82,269)	(79,030)
Operating profit/(loss)	27,390	(11,254)
Tax on Profit	-	(5)
Profit/(loss) for the year (per accounts)	27,390	(11,259)
Profit/(loss) for the year (after dividends)	27,390	(11,259)

ANCASTER INVESTMENTS (UK) LTD**SCHEDULES TO THE PROFIT AND LOSS ACCOUNT*****FOR THE YEAR ENDED 30 JUNE 2023***

	2023	2022
	£	£
Administrative expenses		
Management charge	-	2,131
Rates	586	-
Power, light and heat	8,309	-
Premises expenses	36,888	29,126
Insurance	658	433
Legal and professional fees	15,580	12,401
Accountancy	1,158	1,686
Bank charges	340	330
Telecommunications	708	726
Profit or loss on foreign exchange	(5,993)	8,162
Depreciation	24,035	24,035
	<hr/>	<hr/>
	82,269	79,030
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