

**McLaren Investment Property
Limited**

Unaudited Report and Financial Statements

Year Ended

30 November 2016

Company Number 07866359

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McLaren Investment Property Limited

Company Information

Directors	G M Inglis J A Gatley
Company secretary	G M Inglis
Registered number	07866359
Registered office	3rd Floor East Leconfield House Curzon Street London W1J 5JA

McLaren Investment Property Limited

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McLaren Investment Property Limited

Directors' Report for the Year Ended 30 November 2016

The directors present their report and the financial statements for the year ended 30 November 2016.

Principal activity

The Company was dormant and has not traded during the year.

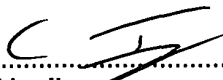
Directors

The directors who served during the year were:

G M Inglis
J A Gatley

In preparing this report, the directors have taken advantage of the small companies exemptions provided by section 415A of the Companies Act 2006.

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


.....
G M Inglis
Director

Date: 8/3/17

McLaren Investment Property Limited

Registered number: 07866359

Statement of Income and Retained Earnings for the Year Ended 30 November 2016

The Company has not traded during the year or the preceding financial year. During these periods, the Company received no income and incurred no expenditure and therefore made neither profit or loss.

Statement of Financial Position as at 30 November 2016

	Note	2016 £	2015 £
Current assets			
Debtors	4	100	100
Net assets		<u>100</u>	<u>100</u>
Capital and reserves			
Called up share capital	5	100	100
Shareholders' funds		<u>100</u>	<u>100</u>

For the year ended 30 November 2016 the Company was entitled to exemption from audit under section 480 of the Companies Act 2006.

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 were approved and authorised for issue by the board and were signed on its behalf by:


.....
G M Inglis
Director

Date: 8/3/17

The notes on pages 3 to 4 form part of these financial statements.

McLaren Investment Property Limited

Notes to the Financial Statements for the Year Ended 30 November 2016

1. General information

McLaren Investment Property Limited is a private company, limited by shares, incorporated in England and Wales under the Companies Act. The address of the registered office is given on the company information page and the nature of the Company's operations and principal activity is set out in the directors' report.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention and in accordance with Financial Reporting Standard 102, the Financial Reporting Standard applicable in the UK and the Republic of Ireland and the Companies Act 2006.

Information on the impact of first-time adoption of FRS 102 is given in note 8.

The preparation of financial statements in compliance with FRS 102 requires the use of certain critical accounting estimates. It also requires management to exercise judgement in applying the Company's accounting policies (see note 3).

2.2 Financial reporting standard 102 - reduced disclosure exemptions

The company has taken advantage of the following disclosure exemptions in preparing these financial statements, as permitted by the FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland":

- the requirements of Section 11 Financial Instruments paragraphs 11.39 to 11.48A;
- the requirements of Section 12 Other Financial Instruments paragraphs 12.26 to 12.29.

This information is included in the consolidated financial statements of McLaren Property Holdings LLP as at 31 July 2016 and these financial statements may be obtained from Leconfield House, 3rd Floor East, Curzon Street, London, W1J 5JA.

3. Judgements in applying accounting policies and key sources of estimation uncertainty

There are no estimates and judgements that have a significant risk of causing material adjustment to the carrying amounts of assets and liabilities within the financial year.

4. Debtors

	2016 £	2015 £
Amounts owed by group undertakings	100	100

5. Share capital

	2016 £	2015 £
Allotted, called up and fully paid		
100 Ordinary shares of £1 each	100	100

McLaren Investment Property Limited

Notes to the Financial Statements for the Year Ended 30 November 2016

6. Related party transactions

The Company has taken advantage of the exemption available under paragraph 33.1A of the Financial Reporting Standard 102 not to disclose transactions with other wholly owned members of the Group.

7. Controlling party

The Company's immediate parent undertaking is McLaren Property Limited, a company registered in the United Kingdom. The ultimate parent undertaking is McLaren Property Holdings LLP, a limited liability partnership incorporated in the United Kingdom, which will be preparing consolidated financial statements for the year ended 31 July 2016 which will be publicly available. McLaren Property Holdings LLP acquired the entire share capital of McLaren Property Limited from McLaren Property Holdings BV on 5 April 2016. Until this point, the ultimate parent undertaking was McLaren SA, a company registered in Luxembourg which will prepare consolidated financial statements for the year ended 31 July 2016 which will be publicly available.

The ultimate controlling party is K R Taylor.

8. First time adoption of FRS 102

The company has adopted FRS 102 for the year ended 31 July 2016 and has restated the comparative prior year amounts which were prepared under old UK GAAP.

The policies applied under the entity's previous accounting framework are not materially different to FRS 102 and have not impacted on equity or profit or loss.