

AMENDED ACCOUNTS

REGISTERED NUMBER: 09245725 (England and Wales)

UNAUDITED FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2018

FOR

LANDLORDINVEST LIMITED



LANDLORDINVEST LIMITED

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FOR THE YEAR ENDED 31 DECEMBER 2018

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LANDLORDINVEST LIMITED
COMPANY INFORMATION
FOR THE YEAR ENDED 31 DECEMBER 2018

DIRECTORS:

F A Karadaghi
N Smirnovs

REGISTERED OFFICE:

5 Chancery Lane
London
WC2A 1LG

REGISTERED NUMBER:

09245725 (England and Wales)

ACCOUNTANTS:

LAS Accountants LLP
No. 1 Royal Exchange
London
England
EC3V 3DG

LANDLORDINVEST LIMITED (REGISTERED NUMBER: 09245725)**STATEMENT OF FINANCIAL POSITION**
31 DECEMBER 2018

	Notes	2018 £	2017 £
FIXED ASSETS			
Intangible assets	4	34,437	20,023
Tangible assets	5	<u>342</u>	<u>601</u>
		<u>34,779</u>	<u>20,624</u>
CURRENT ASSETS			
Debtors	6	418	-
Cash at bank		<u>51,301</u>	<u>60,224</u>
		51,719	60,224
CREDITORS			
Amounts falling due within one year	7	<u>(5,248)</u>	<u>(2,968)</u>
NET CURRENT ASSETS		<u>46,471</u>	<u>57,256</u>
TOTAL ASSETS LESS CURRENT LIABILITIES		<u>81,250</u>	<u>77,880</u>
CAPITAL AND RESERVES			
Called up share capital	8	920	917
Share premium		162,073	149,271
Retained earnings		<u>(81,743)</u>	<u>(72,308)</u>
SHAREHOLDERS' FUNDS		<u>81,250</u>	<u>77,880</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 December 2018.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2018 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- (b) preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

The notes form part of these financial statements


LANDLORDINVEST LIMITED (REGISTERED NUMBER: 09245725)

STATEMENT OF FINANCIAL POSITION - continued
31 DECEMBER 2018

The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the Board of Directors on 17/5/2019 | 03:58 PDT and were signed on its behalf by:


.....
N Smirnovs - Director

The notes form part of these financial statements

LANDLORDINVEST LIMITED

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2018

1. STATUTORY INFORMATION

Landlordinvest Limited is a private company, limited by shares, registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

2. ACCOUNTING POLICIES

BASIS OF PREPARING THE FINANCIAL STATEMENTS

These financial statements have been prepared in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the requirements of the Companies Act 2006 as applicable to companies subject to the small companies regime. The disclosure requirements of section 1A of FRS 102 have been applied other than where additional disclosure is required to show a true and fair view.

The financial statements are prepared in sterling, which is the functional currency of the company. Monetary amounts in these financial statements are rounded to the nearest £.

The principle accounting policies adopted are set below.

TURNOVER

Turnover is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes.

INTANGIBLE ASSETS

Intangible assets are initially measured at cost. After initial recognition, intangible assets are measured at cost less any accumulated amortisation and any accumulated impairment losses.

Website development is being amortised evenly over its estimated useful life of ten years.

TANGIBLE FIXED ASSETS

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Computer equipment - Straight line over 3 years

TAXATION

Taxation for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the statement of financial position statement of financial position date.

FINANCIAL INSTRUMENTS

The company only enters into basic financial instruments transactions that result in the recognition of financial assets and liabilities like trade and other debtors, creditors, loans from banks and other third parties, loans to related parties and investments in non-puttable ordinary shares.

CASH AND CASH EQUIVALENTS

Cash and cash equivalents are basic financial assets and include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

LANDLORDINVEST LIMITED**NOTES TO THE FINANCIAL STATEMENTS - continued**
FOR THE YEAR ENDED 31 DECEMBER 2018**3. EMPLOYEES AND DIRECTORS**

The average number of employees during the year was 3 (2017 - 3).

4. INTANGIBLE FIXED ASSETS

**Website
development
£**

COST

At 1 January 2018

22,107

Additions

17,400

At 31 December 2018

39,507

AMORTISATION

At 1 January 2018

2,084

Amortisation for year

2,986

At 31 December 2018

5,070

NET BOOK VALUE

At 31 December 2018

34,437

At 31 December 2017

20,023

5. TANGIBLE FIXED ASSETS

**Plant and
machinery
etc
£**

COST

At 1 January 2018
and 31 December 2018

779

DEPRECIATION

At 1 January 2018

178

Charge for year

259

At 31 December 2018

437

NET BOOK VALUE

At 31 December 2018

342

At 31 December 2017

601

LANDLORDINVEST LIMITED**NOTES TO THE FINANCIAL STATEMENTS - continued**
FOR THE YEAR ENDED 31 DECEMBER 2018**6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	2018	2017
	£	£
Directors' current accounts	238	-
Prepayments	<u>180</u>	<u>-</u>
	<u>418</u>	<u>-</u>

7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2018	2017
	£	£
Social security and other taxes	1,437	266
Net wages	3,811	1,300
Accrued expenses	<u>-</u>	<u>1,402</u>
	<u>5,248</u>	<u>2,968</u>

8. CALLED UP SHARE CAPITAL**Allotted, issued and fully paid:**

Number:	Class:	Nominal value:	2018	2017
			£	£
100	Ordinary A	£1	100	100
10,464	Ordinary B	£0.01	105	105
71,487	Ordinary C	£0.01	<u>715</u>	<u>712</u>
			<u>920</u>	<u>917</u>

9. DIRECTORS' TRANSACTIONS

The following advances and credits to a director subsisted during the years ended 31 December 2018 and 31 December 2017:

	2018	2017
	£	£
F A Karadaghi		
Balance outstanding at start of year	-	-
Amounts advanced	718	4,374
Amounts repaid	(480)	(4,374)
Amounts written off	-	-
Amounts waived	-	-
Balance outstanding at end of year	<u>238</u>	<u>-</u>

The loan has been repaid within 9 months from the year end.

10. Amended accounts

The accounts are the new accounts for the year ended 31 December 2018. These accounts replace the original accounts and are now the statutory accounts and prepared as they were at the date of the original accounts.