

Registered in England and Wales No: 09863427

**BARRATT HOUSE NOMINEE 2 LIMITED**

**FINANCIAL STATEMENTS**

**FOR THE YEAR ENDED**

**31 December 2020**



**Barratt House Nominee 2 Limited**

**DIRECTORS, OFFICERS AND OTHER INFORMATION**

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**Directors:**

David Anthony Diemer  
Susan Shields

**Secretary:**

Aviva Company Secretarial Services Limited

**Registered Office:**

St. Helen's, 1 Undershaft, London, United Kingdom, EC3P  
3DQ

**Barratt House Nominee 2 Limited****THE DIRECTORS' REPORT****AT 31 December 2020**

The directors present their report together with the unaudited financial statements of the Company for the period from 1 January 2020 to 31 December 2020.

**INCORPORATION AND NAME**

The Company was incorporated on 9 November 2015 as a private limited company.

**ACTIVITIES**

Since incorporation the Company has been dormant within the meaning of s.1169 of the Companies Act 2006 (the "Companies Act") throughout the period ended 31 December 2020. It is anticipated that the Company will remain dormant for the foreseeable future.

**DIRECTORS**

The present directors and secretary who have served throughout the period, are listed below:

<u>Director</u>	<u>Appointed</u>	<u>Resigned</u>
David Anthony Diemer	9 November 2015	N/A
Nicholas Tebbutt	4 September 2018	6 March 2020
Susan Shields	6 March 2020	N/A
<u>Secretary</u>	<u>Appointed</u>	<u>Resigned</u>
Aviva Company Secretarial Services Limited	9 November 2015	N/A

**AUDITORS**

In accordance with s.480 of the Companies Act, the Company is exempt from the obligation to appoint auditors in respect of the period ended 31 December 2020.

This report was approved by the Board and signed on its behalf

BY ORDER OF THE BOARD



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David Diemer  
Director

10 May 2021

Date: \_\_\_\_\_

**Barratt House Nominee 2 Limited**  
**STATEMENT OF FINANCIAL POSITION**  
**AT 31 December 2020**

	31 Dec 2020	31 Dec 2019
	£	£
<b>CURRENT ASSETS</b>		
Amounts owed by group undertakings	5	5
	<hr/>	<hr/>
<b>NET ASSETS</b>	<hr/>	<hr/>
	£5	£5
<b>CAPITAL AND RESERVES</b>		
<b>CALLED UP SHARE CAPITAL</b>		
5 Ordinary shares of £1 each	5	5
	<hr/>	<hr/>
<b>SHAREHOLDERS' FUNDS – EQUITY</b>	<hr/>	<hr/>
	£5	£5

For the period ended 31 December 2020 the Company was entitled to exemption from audit under s.480 of the Companies Act relating to dormant companies.

**Directors' responsibilities:**

- The members have not required the Company to obtain an audit of its accounts for the period in question in accordance with s.476 of the Companies Act 2016; and
- The directors acknowledge their responsibility for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

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

The immediate parent Company is Ascot Real Estate Investments GP LLP. The parent company is owned equally by Norwich Union (Shareholder GP) Limited and PSP Jessica Limited. Neither party has overall control. Norwich Union (Shareholder GP) Limited is a wholly owned subsidiary of the Aviva Plc group companies. PSP Jessica Limited is wholly owned subsidiary of PSPIB SDL Inc.

The Statement of Financial Position was approved by the directors on 10 May 2021 and signed on their behalf by:



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David Diemer  
Director

**Barratt House Nominee 2 Limited**

**Notes to the Unaudited Financial Statements for the Period Ended 31 December 2020**

**1. Accounting policies**

**Basis of preparation**

These accounts have been prepared under the historical cost convention.

**Profit and loss**

No profit and loss account has been presented as the company has had no significant accounting transactions, as defined by Companies Act 2006, during the accounting period.

**2. Share Capital**

**Allotted, called up and fully paid shares**

	<b>31-Dec-20</b>		<b>31-Dec-19</b>	
	<b>No.</b>	<b>£</b>	<b>No.</b>	<b>£</b>
5 Ordinary Shares of £1 each	<u>5</u>	<u>5</u>	<u>5</u>	<u>5</u>

On incorporation the Company had a share capital of five Ordinary shares of £1 each.

**3. Parent and ultimate parent undertaking**

The immediate parent Company is Ascot Real Estate Investments GP LLP. The parent company is owned equally by Norwich Union (Shareholder GP) Limited and PSP Jessica Limited. Neither party has overall control.

Norwich Union (Shareholder GP) Limited is a wholly owned subsidiary of the Aviva Plc group companies. PSP Jessica Limited is a wholly owned subsidiary of PSPIB SDL Inc. The group accounts of Aviva plc are publicly available from Companies House, Crown Way, Cardiff, CF14 3UZ or can be viewed and downloaded from the Aviva plc website at [www.aviva.com](http://www.aviva.com).