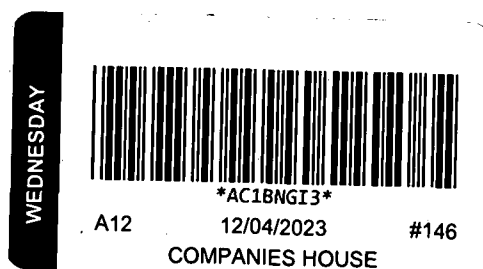


PEGASUS LIFE LANDLORD - ONE BAYSHILL ROAD LIMITED

Report and financial statements

For the year ended 30 June 2022

Registered number 09983390



PEGASUS LIFE LANDLORD - ONE BAYSHILL ROAD LIMITED

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PEGASUS LIFE LANDLORD - ONE BAYSHILL ROAD LIMITED

Registered Number: 09983390

OFFICERS

DIRECTORS

S Bangs

D Clark

M Dickinson (resigned 18 March 2022)

M Evans (resigned 9 December 2021)

M Gill

I Harrison (appointed 9 December 2021, resigned 31 October 2022)

C Powell (appointed 30 June 2022)

SECRETARY

J Williams (resigned 20 September 2022)

C Briggs (appointed 20 September 2022)

REGISTERED OFFICE

105-107 Bath Road

Cheltenham

Gloucestershire

United Kingdom

GL53 7PR

PEGASUS LIFE LANDLORD - ONE BAYSHILL ROAD LIMITED

DIRECTORS' REPORT

The directors present their annual report on the affairs of the company, together with the financial statements, for the year ended 30 June 2022. This directors' report has been prepared in accordance with the provisions applicable to companies entitled to the small companies' exemption.

The company was incorporated on 2 February 2016.

PRINCIPAL ACTIVITIES

The principal activity of the company is that of the letting and operating of own or leased real estate.

DORMANT COMPANY

The company has been dormant as defined in section 1169 of the Companies Act 2006 throughout the year and the preceding financial year. It is anticipated that the company will remain dormant for the foreseeable future. Key performance indicators are not considered necessary for an understanding of the development, performance or position of the business of the company. There are no risks or uncertainties facing the company including those within the context of the use of financial instruments.

RESULTS

The accounts for the period ended 30 June 2022 are set out on pages 3 to 4. The company did not trade during the period.

DIVIDENDS

The directors do not recommend the payment of a dividend (2021: £nil).

DIRECTORS

The directors who served during the year are detailed on page 1.

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

DocuSigned by:

00D3EC7621D244D.....
D Clark
Director

03 April 2023

Date:

105-107 Bath Road
Cheltenham
Gloucestershire
United Kingdom
GL53 7PR

PEGASUS LIFE LANDLORD - ONE BAYSHILL ROAD LIMITED**BALANCE SHEET****At 30 June 2022**

	Notes	30 June 2022 £	30 June 2021 £
NET ASSETS		1	1
CAPITAL AND RESERVES			
Called-up share capital	4	1	1
Profit and loss account	5	-	-
SHAREHOLDERS' FUNDS		1	1

Pegasus Life Landlord - One Bayshill Road Limited (registered number 09983390) did not trade during the current period and has made neither profit nor loss, nor any other items of comprehensive income. Pegasus Life Landlord - One Bayshill Road Limited is a dormant company, as defined by the Companies Act 2006, and has therefore elected to retain its accounting policies for reported assets, liabilities and equity at the date of transition to FRS 102 in accordance with the transition provisions in paragraph 35.10 in FRS 102.

For the period ending 30 June 2022 the company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies.

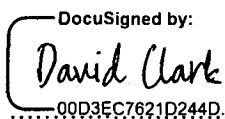
The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476.

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

03 April 2023

These financial statements on page 3 were approved and authorised for issue by the Board of Directors on.....

DocuSigned by:



D Clark

Director

The accompanying notes on page 4 are an integral part of these financial statements.

PEGASUS LIFE LANDLORD - ONE BAYSHILL ROAD LIMITED**NOTES TO THE FINANCIAL STATEMENTS****For the year ended 30 June 2022****1. ACCOUNTING POLICY**

The financial statements have been prepared under the historical cost convention and in accordance with applicable United Kingdom law and accounting standards. The Company is a private Company limited by shares and is registered in England and Wales. The address of the Company's registered office is shown on page 1. The company is dormant.

2. PROFIT AND LOSS ACCOUNT

No profit and loss account is presented with these financial statements because the company has not received income, incurred expenditure or recognised any other items of comprehensive income during either the current or preceding financial year. There have been no movements in shareholders' funds during the current or preceding financial year and therefore no statement of changes of equity has been included.

3. INFORMATION REGARDING DIRECTORS AND EMPLOYEES

Other than directors, the company had no employees during the current and preceding year. No emoluments were payable to the directors of the company during the current and preceding year.

4. CALLED-UP SHARE CAPITAL

	30 June 2022	<i>30 June 2021</i>
	£	£
<i>Called-up and fully paid</i>		
1 ordinary share of £1 each	1	1

5. RESERVES

	30 June 2022	<i>30 June 2021</i>
	£	£
At beginning and end of year	-	-

6. RELATED PARTY TRANSACTIONS

The company has taken advantage of the exemption available under FRS 102 section 33 not to disclose transactions between wholly-owned group undertakings included in these consolidated accounts. There have been no further transactions with related parties in the current or previous year.

7. ULTIMATE CONTROLLING PARTY

The company's immediate holding company is PegasusLife Landlord Limited and the ultimate holding company and controlling party is Brookfield Corporation (formerly Brookfield Asset Management Inc.).

Lifestory Holdings Limited, a company incorporated in the United Kingdom, is the parent of the smallest group, of which PegasusLife Landlord - One Bayshill Road Limited is a member, to prepare consolidated financial statements. The consolidated financial statements can be obtained from its registered address of Lifestory Holdings Limited: 105-107 Bath Road, Cheltenham, Gloucestershire, United Kingdom, GL53 7PR.

Brookfield Corporation (formerly Brookfield Asset Management Inc.), a company incorporated in Canada, is the parent of the largest group, of which PegasusLife Landlord - One Bayshill Road Limited is a member, to prepare consolidated financial statements. The consolidated financial statements can be obtained from its registered address: Suite 300, Brookfield Place, 181 Bay Street, Toronto, Canada M5J 2T3.