

Registration number: 10029201

Anville Investments Limited

Annual Report and Unaudited Financial Statements

for the Year Ended 28 February 2022

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Anville Investments Limited

(Registration number: 10029201)

Balance Sheet as at 28 February 2022

	Note	2022 £	2021 £
Fixed assets			
Tangible assets	2	1,607	2,142
Investments	3	<u>2</u>	<u>3</u>
		<u>1,609</u>	<u>2,145</u>
Current assets			
Debtors	4	696,672	692,047
Cash at bank and in hand		<u>212,523</u>	<u>46,360</u>
		909,195	738,407
Creditors: Amounts falling due within one year	5	<u>(18,750)</u>	<u>(2,037)</u>
Net current assets		<u>890,445</u>	<u>736,370</u>
Net assets		<u>892,054</u>	<u>738,515</u>
Capital and reserves			
Called up share capital		1	1
Profit and loss account		<u>892,053</u>	<u>738,514</u>
Shareholders' funds		<u>892,054</u>	<u>738,515</u>


For the financial year ending 28 February 2022 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Director's responsibilities:

- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476; and
- The director acknowledges his responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements have been delivered in accordance with the provisions applicable to companies subject to the small companies regime and the option not to file the Director's Report and the Profit and Loss Account has been taken.

These financial statements, which have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006 and in accordance with the provisions of FRS 102 Section 1A Small Entities, were approved and authorised for issue by the director on 5 May 2022


M. O'Sullivan
Company secretary and director

The notes on pages 2 to 5 form an integral part of these financial statements.

Anville Investments Limited

Notes to the Unaudited Financial Statements for the Year Ended 28 February 2022

1 Accounting policies

Statutory information

Anville Investments Limited is a private company, limited by shares, domiciled in England and Wales, company number 10029201. The registered office is at 47 Canons Drive, Edgware, HA8 7RG.

Summary of significant accounting policies and key accounting estimates

The principal accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all the years presented, unless otherwise stated.

Statement of compliance

These financial statements have been prepared in accordance with Financial Reporting Standard 102 Section 1A - 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' and the Companies Act 2006.

Basis of preparation

These financial statements have been prepared using the historical cost convention except that as disclosed in the accounting policies certain items are shown at fair value. The presentation currency is United Kingdom pounds sterling, which is the functional currency of the company. The financial statements are those of an individual entity.

Tangible assets

Tangible assets are stated in the balance sheet at cost, less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

The cost of tangible assets includes directly attributable incremental costs incurred in their acquisition and installation.

Depreciation

Depreciation is charged so as to write off the cost of assets, other than land and properties under construction over their estimated useful lives, as follows:

Asset class	Depreciation method and rate
Office equipment	20% straight line basis

Investments

Fixed asset investments are stated at historical cost less provision for any diminution in value.

Financial instruments

Financial instruments are classified and accounted for, according to the substance of the contractual arrangement, as financial assets, financial liabilities or equity instruments. An equity instrument is any contract that evidences a residual interest in the assets of the company after deducting all of its liabilities. Where shares are issued, any component that creates a financial liability of the company is presented as a liability in the balance sheet. The corresponding dividends relating to the liability component are charged as interest expense in the statement of comprehensive income.

Anville Investments Limited

Notes to the Unaudited Financial Statements for the Year Ended 28 February 2022 (continued)

2 Tangible assets

	Office equipment £
Cost or valuation	
At 1 March 2021	<u>2,677</u>
At 28 February 2022	<u>2,677</u>
Depreciation	
At 1 March 2021	535
Charge for the year	<u>535</u>
At 28 February 2022	<u>1,070</u>
Carrying amount	
At 28 February 2022	<u>1,607</u>
At 28 February 2021	<u>2,142</u>

Anville Investments Limited

Notes to the Unaudited Financial Statements for the Year Ended 28 February 2022 (continued)

3 Investments

	2022 £	2021 £
Investments in associates	<u>2</u>	<u>3</u>
Associates		£
Cost or valuation		
At 1 March 2021		3
Disposals		<u>(1)</u>
At 28 February 2022		<u>2</u>
Carrying amount		
At 28 February 2022		<u>2</u>
At 28 February 2021		<u>3</u>

Details of undertakings

Details of the investments in which the company holds 20% or more of the nominal value of any class of share capital are as follows:

Undertaking	Registered office	Holding	Proportion of voting rights and shares held	
			2022	2021
Associates				
Churton Property Developments Limited	England and Wales	Ordinary	33.3%	33.3%
Saxontime Limited	England and Wales	Ordinary	20%	20%

Saxontime Limited is dormant. Its financial period end is 31 March. The profit for the financial period ended 31 March 2021 of Saxontime Limited was £Nil and the aggregate amount of capital and reserves as at 31 March 2021 was £151,580. Saxontime Limited owns 99.9% of Radlett Investments Limited, a company incorporated in England and Wales. Its financial year end is 31 March. The aggregate amount of capital and reserves as at 31 March 2021 was £1,602,546.

The principal activity of Churton Property Developments Limited is property development and investment. Its financial year end is 31 March. The aggregate amount of capital and reserves as at 31 March 2021 was £10,210,242. Churton Property Developments Limited owns 100% of Churton Commercial Properties Limited, a company incorporated in England and Wales. Its financial year is 31 March. The aggregate amount of capital and reserves as at 31 March 2021 was £487,577.

Anville Investments Limited

Notes to the Unaudited Financial Statements for the Year Ended 28 February 2022 (continued)

4 Debtors

	2022	2021
	£	£
Other debtors	<u>696,672</u>	<u>692,047</u>
	<u>696,672</u>	<u>692,047</u>

5 Creditors

	2022	2021
	£	£
Due within one year		
Accruals and deferred income	1,750	1,950
Directors loan account	<u>17,000</u>	<u>87</u>
	<u>18,750</u>	<u>2,037</u>

6 Related party transactions

Summary of transactions with other related parties

Included in other debtors are interest free loans to GPP Investments Limited and Knightingale Estates Limited, companies that are controlled by family of the director, of £441,671 (2021: £437,046) and £255,000 (£255,000) respectively.

During the year the directors had an interest free loan account with the company. At the balance sheet date the amount owing to the directors was £17,000.