

227 (RESIDENTIAL) LIMITED

**Company Registration Number:
10614135 (England and Wales)**

Unaudited abridged accounts for the year ended 30 April 2021

Period of accounts

Start date: 01 May 2020

End date: 30 April 2021

227 (RESIDENTIAL) LIMITED

Contents of the Financial Statements for the Period Ended 30 April 2021

Balance sheet

Notes

227 (RESIDENTIAL) LIMITED

Balance sheet

As at 30 April 2021

	<i>Notes</i>	<i>2021</i>	<i>2020</i>
		£	£
Current assets			
Stocks:		15,411,502	15,411,502
Debtors:	3	253,878	229,040
Cash at bank and in hand:		59,061	54,286
Total current assets:		<u>15,724,441</u>	<u>15,694,828</u>
Creditors: amounts falling due within one year:	4	(6,464,628)	(6,088,976)
Net current assets (liabilities):		<u>9,259,813</u>	<u>9,605,852</u>
Total assets less current liabilities:		9,259,813	9,605,852
Creditors: amounts falling due after more than one year:	5	(10,423,888)	(10,403,501)
Total net assets (liabilities):		<u>(1,164,075)</u>	<u>(797,649)</u>
Capital and reserves			
Called up share capital:		1	1
Profit and loss account:		(1,164,076)	(797,650)
Shareholders funds:		<u>(1,164,075)</u>	<u>(797,649)</u>

The notes form part of these financial statements

227 (RESIDENTIAL) LIMITED

Balance sheet statements

For the year ending 30 April 2021 the company was entitled to exemption under section 477 of the Companies Act 2006 relating to small companies.

The 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 Act with respect to accounting records and the preparation of accounts.

The members have agreed to the preparation of abridged accounts for this accounting period in accordance with Section 444(2A).

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

The directors have chosen to not file a copy of the company's profit & loss account.

**This report was approved by the board of directors on 18 January 2022
and signed on behalf of the board by:**

Name: R A B Koifman
Status: Director

The notes form part of these financial statements

227 (RESIDENTIAL) LIMITED

Notes to the Financial Statements

for the Period Ended 30 April 2021

1. Accounting policies

These financial statements have been prepared in accordance with the provisions of Section 1A (Small Entities) of Financial Reporting Standard 102

Turnover policy

Turnover represents the amounts derived from the provision of goods and services falling within the Company's ordinary activities, after deduction of trade discounts, value added tax and any other other taxes.

227 (RESIDENTIAL) LIMITED

Notes to the Financial Statements for the Period Ended 30 April 2021

2. Employees

	<i>2021</i>	<i>2020</i>
Average number of employees during the period	0	0

227 (RESIDENTIAL) LIMITED

Notes to the Financial Statements for the Period Ended 30 April 2021

3. Debtors

	<i>2021</i>	<i>2020</i>
	£	£
Debtors due after more than one year:	0	0

227 (RESIDENTIAL) LIMITED

Notes to the Financial Statements

for the Period Ended 30 April 2021

4. Creditors: amounts falling due within one year note

Amounts owed to group companies 6,269,468 Accruals and deferred income 195,160

227 (RESIDENTIAL) LIMITED

Notes to the Financial Statements

for the Period Ended 30 April 2021

5. Creditors: amounts falling due after more than one year note

Bank loans 10,410,000 Unamortised loan costs (62,307) Fair value of interest rate swaps 76,195

227 (RESIDENTIAL) LIMITED

Notes to the Financial Statements for the Period Ended 30 April 2021

6. Related party transactions

Name of the related party:	227 The Strand
Relationship:	Parent
Description of the Transaction:	Loan provided to the company
	£
Balance at 01 May 2020	5,895,901
Balance at 30 April 2021	6,269,468

This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.