

NAHAL WEST FOUR LTD

UNAUDITED

FINANCIAL STATEMENTS

INFORMATION FOR FILING WITH THE REGISTRAR

FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019

NAHAL WEST FOUR LTD

CHARTERED ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS ON THE PREPARATION OF THE UNAUDITED STATUTORY FINANCIAL STATEMENTS OF NAHAL WEST FOUR LTD FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Nahal West Four Ltd for the 12 months ended 30 November 2019 which comprise the Balance sheet and the related notes from the Company's accounting records and from information and explanations you have given to us.

This report is made solely to the Board of Directors of Nahal West Four Ltd, as a body, in accordance with the terms of our agreement. Our work has been undertaken solely to prepare for your approval the financial statements of Nahal West Four Ltd and state those matters that we have agreed to state to them in this report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Nahal West Four Ltd and its Board of Directors, as a body, for our work or for this report.

It is your duty to ensure that Nahal West Four Ltd has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the Company's assets, liabilities, financial position and loss. You consider that Nahal West Four Ltd is exempt from the statutory audit requirement for the 12 months.

We have not been instructed to carry out an audit or review of the financial statements of Nahal West Four Ltd. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.

Shipleys Tax Planning

12 May 2021

NAHAL WEST FOUR LTD
REGISTERED NUMBER: 11679632

BALANCE SHEET
AS AT 30 NOVEMBER 2019

	Note	2019 £
Fixed assets		
Investment property	4	1,587,028
		<u>1,587,028</u>
Current assets		
Debtors: amounts falling due within one year	5	17,941
Cash at bank and in hand	6	2,702
		<u>20,643</u>
Creditors: amounts falling due within one year	7	(425,035)
		<u>(404,392)</u>
Net current (liabilities)/assets		<u>(404,392)</u>
Total assets less current liabilities		1,182,636
Creditors: amounts falling due after more than one year	8	(1,279,397)
		<u>(96,761)</u>
Net (liabilities)/assets		<u>(96,761)</u>
Capital and reserves		
Called up share capital		100
Profit and loss account		(96,861)
		<u>(96,761)</u>

The directors consider that the Company is entitled to exemption from audit under section 477 of the Companies Act 2006 and members have not required the Company to obtain an audit for the 12 months in question in accordance with section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime and in accordance with the provisions of FRS 102 Section 1A - small entities.

The financial statements have been delivered in accordance with the provisions applicable to companies subject to the small companies regime.

The Company has opted not to file the statement of comprehensive income in accordance with provisions applicable to companies subject to the small companies' regime.

The financial statements were approved and authorised for issue by the board and were signed on its behalf on 12 May 2021.

Sundeep Singh Nahal
Director

NAHAL WEST FOUR LTD
REGISTERED NUMBER: 11679632

BALANCE SHEET (CONTINUED)
AS AT 30 NOVEMBER 2019

The notes on pages 4 to 8 form part of these financial statements.

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019**

1. General information

Nahal West Four Ltd is a company domiciled in England & Wales, registration number 11679632. The registered office is 710 Great West Road, Isleworth, TW7 5LT.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention unless otherwise specified within these accounting policies and in accordance with Section 1A of Financial Reporting Standard 102, the Financial Reporting Standard applicable in the UK and the Republic of Ireland and the Companies Act 2006.

The preparation of financial statements in compliance with FRS 102 requires the use of certain critical accounting estimates. It also requires management to exercise judgment in applying the Company's accounting policies.

The following principal accounting policies have been applied:

2.2 Revenue

Revenue is recognised to the extent that it is probable that the economic benefits will flow to the Company and the revenue can be reliably measured. Revenue is measured as the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes. The following criteria must also be met before revenue is recognised:

Sale of goods

Revenue from the sale of goods is recognised when all of the following conditions are satisfied:

- the Company has transferred the significant risks and rewards of ownership to the buyer;
- the Company retains neither continuing managerial involvement to the degree usually associated with ownership nor effective control over the goods sold;
- the amount of revenue can be measured reliably;
- it is probable that the Company will receive the consideration due under the transaction; and
- the costs incurred or to be incurred in respect of the transaction can be measured reliably.

Rendering of services

Revenue from a contract to provide services is recognised in the period in which the services are provided in accordance with the stage of completion of the contract when all of the following conditions are satisfied:

- the amount of revenue can be measured reliably;
- it is probable that the Company will receive the consideration due under the contract;
- the stage of completion of the contract at the end of the reporting period can be measured reliably; and
- the costs incurred and the costs to complete the contract can be measured reliably.

2.3 Finance costs

Finance costs are charged to profit or loss over the term of the debt using the effective interest method so that the amount charged is at a constant rate on the carrying amount. Issue costs are initially recognised as a reduction in the proceeds of the associated capital instrument.

NOTES TO THE FINANCIAL STATEMENTS
FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019

2. Accounting policies (continued)

2.4 Borrowing costs

All borrowing costs are recognised in profit or loss in the 12 months in which they are incurred.

2.5 Investment property

Investment property is carried at fair value determined annually by external valuers and derived from the current market rents and investment property yields for comparable real estate, adjusted if necessary for any difference in the nature, location or condition of the specific asset. No depreciation is provided. Changes in fair value are recognised in profit or loss.

2.6 Debtors

Short term debtors are measured at transaction price, less any impairment. Loans receivable are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method, less any impairment.

2.7 Cash and cash equivalents

Cash is represented by cash in hand and deposits with financial institutions repayable without penalty on notice of not more than 24 hours. Cash equivalents are highly liquid investments that mature in no more than three months from the date of acquisition and that are readily convertible to known amounts of cash with insignificant risk of change in value.

2.8 Creditors

Short term creditors are measured at the transaction price. Other financial liabilities, including bank loans, are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method.

2.9 Financial instruments

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

Debt instruments (other than those wholly repayable or receivable within one year), including loans and other accounts receivable and payable, are initially measured at present value of the future cash flows and subsequently at amortised cost using the effective interest method. Debt instruments that are payable or receivable within one year, typically trade debtors and creditors, are measured, initially and subsequently, at the undiscounted amount of the cash or other consideration expected to be paid or received. However, if the arrangements of a short-term instrument constitute a financing transaction, like the payment of a trade debt deferred beyond normal business terms or financed at a rate of interest that is not a market rate or in the case of an out-right short-term loan not at market rate, the financial asset or liability is measured, initially, at the present value of the future cash flow discounted at a market rate of interest for a similar debt instrument and subsequently at amortised cost.

Financial assets that are measured at cost and amortised cost are assessed at the end of each reporting period for objective evidence of impairment. If objective evidence of impairment is found, an impairment loss is recognised in the Statement of comprehensive income.

NAHAL WEST FOUR LTD

NOTES TO THE FINANCIAL STATEMENTS
FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019

3. Employees

The average monthly number of employees, including directors, during the 12 months was 2.

4. Investment property

Freehold
investment
property
£

Valuation

Additions at cost

1,587,028

At 30 November 2019

1,587,028

The 2019 valuations were made by the directors, on an open market value for existing use basis.

5. Debtors

2019
£

Other debtors

17,941

17,941

6. Cash and cash equivalents

2019
£

Cash at bank and in hand

2,702

2,702

7. Creditors: Amounts falling due within one year

2019
£

Other creditors

419,535

Accruals and deferred income

5,500

425,035

NAHAL WEST FOUR LTD

NOTES TO THE FINANCIAL STATEMENTS FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019

8. Creditors: Amounts falling due after more than one year

	2019 £
Bank loans	1,279,397
	<u>1,279,397</u>

Bank loan repayments are on an interest only basis with interest being fixed between 3.43% and 6.1% for the first 5 years of the loan. After which the interest rates will revert to the standard variable rate. The capital elements of the bank loans are repayable to the lenders after a period of 25 years. A first ranking standard security has been granted in favour of the lenders over the land and buildings of the property with which the loans are secured.

9. Loans

Analysis of the maturity of loans is given below:

	2019 £
Amounts falling due after more than 5 years	
Bank loans	1,279,397
	<u>1,279,397</u>
	<u>1,279,397</u>

10. Financial instruments

	2019 £
Financial assets	
Financial assets measured at fair value through profit or loss	<u>2,702</u>

Financial assets measured at fair value through profit or loss comprise of cash at bank and in hand.

11. Related party transactions

During the period the director Mr Sundeep Nahal loaned the company £159,260. At the balance sheet date other creditors included £159,260 as amounts owed to the director.

During the period Nahal Holdings Ltd (a company owned by the director Mr Sundeep Nahal) loaned the company £260,274. At the balance sheet date other creditors included £260,274 as amounts owed to Nahal Holdings Ltd.

NAHAL WEST FOUR LTD

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE 12 MONTHS ENDED 30 NOVEMBER 2019**

12. Controlling party

The company is controlled by the directors Mr Sundeep Nahal and Mrs Sukhmeet Anand.

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.