

Registered number: 12231179

---

Black Cat Re Limited

---

UNAUDITED ACCOUNTS

FOR THE YEAR ENDED 30 SEPTEMBER 2021

---

Prepared By:

Lever Bros & Co

Chartered Accountants

The Station Masters' House

168 Thornbury Road

Isleworth

TW7 4QE

---

Black Cat Re Limited

---

ACCOUNTS  
FOR THE YEAR ENDED 30 SEPTEMBER 2021

DIRECTORS

A Shaked

REGISTERED OFFICE

The Station Masters' House  
168 Thornbury Road  
Isleworth  
Middlesex  
TW7 4QE

COMPANY DETAILS

Private company limited by shares registered in EW -  
England and Wales, registered number 12231179

ACCOUNTANTS

Lever Bros & Co  
Chartered Accountants  
The Station Masters' House  
168 Thornbury Road  
Isleworth  
TW7 4QE

---

ACCOUNTS  
FOR THE YEAR ENDED 30 SEPTEMBER 2021  
CONTENTS

	Page
Directors' Report	-
Accountants' Report	-
Statement Of Comprehensive Income	-
Balance Sheet	3
Notes To The Accounts	4
The following do not form part of the statutory financial statements:	
Trading And Profit And Loss Account	-
Profit And Loss Account Summaries	-

---

## BALANCE SHEET AT 30 September 2021

	Notes	2021 £	2020 £
<b>FIXED ASSETS</b>			
Tangible assets		1,842,864	1,842,864
<b>CURRENT ASSETS</b>			
Debtors	4	1,165	1,196
Cash at bank and in hand		<u>129,497</u>	<u>111,638</u>
		130,662	112,834
<b>CREDITORS: Amounts falling due within one year</b>	5	<u>1,926,831</u>	<u>1,925,301</u>
<b>NET CURRENT LIABILITIES</b>		( 1,796,169 )	(1,812,467)
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		<u>46,695</u>	<u>30,397</u>
<b>CAPITAL AND RESERVES</b>			
Called up share capital	7	2,000	2,000
Profit and loss account		<u>44,695</u>	<u>28,397</u>
<b>SHAREHOLDERS' FUNDS</b>		<u>46,695</u>	<u>30,397</u>

For the year ending 30 September 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.

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

The directors have decided not to deliver to the registrar a copy of the company's profit and loss account.

Approved by the board on 30 June 2022 and  
signed on their behalf by

.....

A Shaked  
Director

NOTES TO THE ACCOUNTS  
FOR THE YEAR ENDED 30 SEPTEMBER 2021

1. ACCOUNTING POLICIES

1a. Basis Of Accounting

The accounts have been prepared under the historical cost convention.

The accounts have been prepared in accordance with FRS102 section 1A - The Financial Reporting Standard applicable in the UK and Republic of Ireland and the Companies Act 2006 .

1b. Investment Properties

Investment properties are included in the financial statements at open market value. No depreciation is provided on such property in compliance with the Financial Reporting Standard for Smaller Entities. This departure from Companies Act requirements is necessary to show a true and fair view.

1c. Statutory Information

Black Cat Re Limited is a private company, limited by shares, incorporated in England and Wales. The company's registered number is 12231179 and registered office address is The Station Masters' House 168 Thornbury Road, Osterley Village, Isleworth, Middlesex, United Kingdom, TW7 4QE.

1d. Financial Instruments

The company only enters into basic financial instruments transactions that result in the recognition of financial assets and liabilities

2. EMPLOYEES

	2021	2020
	No.	No.
Average number of employees	-	-

### 3. INVESTMENT PROPERTIES

	Investment Properties £	Total £
Fair value		
At 1 October 2020	<u>1,842,864</u>	<u>1,842,864</u>
At 30 September 2021	<u>1,842,864</u>	<u>1,842,864</u>

The freehold investment properties are stated at open market value on a current usage basis at the directors valuation, at the balance sheet date. The freehold properties have not been depreciated over their useful economic lives as required by the Companies Act 2006 in order that the financial statements give a true and fair view.

The effect of following the Companies Act 2006 treatment would be as follows:

Tangible fixed assets included at a valuation would have been included on a historical cost basis at £1,842,864, (2020: £1,842,864), depreciation of £73,714 (2020: £36,857), and net book value of £1,769,150 (2020: £1,806,007).

4. DEBTORS	2021 £	2020 £
Amounts falling due within one year		
Trade debtors	-	31
Other debtors	<u>1,165</u>	<u>1,165</u>
	<u>1,165</u>	<u>1,196</u>

### 5. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2021 £	2020 £
Taxation and social security	18,555	17,894
Directors current account	2,910	-
Loans	1,869,586	1,871,817
Other creditors	35,090	35,090
Accruals	<u>690</u>	<u>500</u>
	<u>1,926,831</u>	<u>1,925,301</u>

### 6. SECURED CREDITORS

	2021 £	2020 £
Amount of bank loans and overdrafts which are secured	<u>1,869,586</u>	<u>1,871,817</u>

---

7. SHARE CAPITAL	2021	2020
	£	£
Allotted, issued and fully paid:		
2,000 Ordinary shares of £1 each	<u>2,000</u>	<u>2,000</u>
	<u>2,000</u>	<u>2,000</u>

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.