

REGISTERED NUMBER: 13077517 (England and Wales)

UNAUDITED FINANCIAL STATEMENTS
FOR THE PERIOD 11 DECEMBER 2020 TO 31 DECEMBER 2021
FOR
VEDRA PROPERTY INVESTMENTS LTD

**CONTENTS OF THE FINANCIAL STATEMENTS
FOR THE PERIOD 11 DECEMBER 2020 TO 31 DECEMBER 2021**

	Page
Company Information	1
Balance Sheet	2
Notes to the Financial Statements	3

VEDRA PROPERTY INVESTMENTS LTD
COMPANY INFORMATION
FOR THE PERIOD 11 DECEMBER 2020 TO 31 DECEMBER 2021

Directors: Mrs V L Gatley
J A Gatley

Secretary:

Registered office: 1 Stable Flats
Lower Oddington
Moreton-in-Marsh
Gloucestershire
GL56 0UR

Registered number: 13077517 (England and Wales)

Accountants: Clark Pritchard
First Floor
44 High Street
Newport Pagnell
Buckinghamshire
MK16 8AQ

VEDRA PROPERTY INVESTMENTS LTD (REGISTERED NUMBER: 13077517)

**BALANCE SHEET
31 DECEMBER 2021**

	Notes	£	£
Fixed assets			
Tangible assets	4		3,559,419
Creditors			
Amounts falling due within one year	5	<u>3,559,417</u>	<u>(3,559,417)</u>
Net current liabilities			<u>2</u>
Total assets less current liabilities			<u>2</u>
Capital and reserves			
Called up share capital			<u>2</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the period ended 31 December 2021.

The members have not required the company to obtain an audit of its financial statements for the period ended 31 December 2021 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- (b) preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

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

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the Board of Directors and authorised for issue on 8 September 2022 and were signed on its behalf by:

J A Gatley - Director

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE PERIOD 11 DECEMBER 2020 TO 31 DECEMBER 2021**

1. Statutory information

Vedra Property Investments Ltd is a private company, limited by shares, registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

2. Accounting policies**Basis of preparing the financial statements**

These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

Tangible fixed assets

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Taxation

Taxation for the period comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

Deferred tax

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

Timing differences arise from the inclusion of income and expenses in tax assessments in periods different from those in which they are recognised in financial statements. Deferred tax is measured using tax rates and laws that have been enacted or substantively enacted by the period end and that are expected to apply to the reversal of the timing difference.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

3. Employees and directors

The average number of employees during the period was NIL.

4. Tangible fixed assets

	Land and buildings £
Cost	
Additions	3,559,419
At 31 December 2021	<u>3,559,419</u>
Net book value	
At 31 December 2021	<u>3,559,419</u>

5. Creditors: amounts falling due within one year

	£
Other creditors	<u>3,559,417</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.