

**WOODS PROPERTY + LTD
UNAUDITED ABRIDGED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MAY 2023**

Woods Property + Ltd
Unaudited Financial Statements
For The Year Ended 31 May 2023

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Woods Property + Ltd
Abridged Balance Sheet
As At 31 May 2023

Registered number: 13391336

		31 May 2023		31 May 2022	
	Notes	£	£	£	£
FIXED ASSETS					
Investment Properties	4		150,000		97,546
			<u>150,000</u>		<u>97,546</u>
CURRENT ASSETS					
Cash at bank and in hand		<u>1,356</u>		<u>600</u>	
		1,356		600	
Creditors: Amounts Falling Due Within One Year		<u>(112,560)</u>		<u>(108,696)</u>	
NET CURRENT ASSETS (LIABILITIES)			<u>(111,204)</u>		<u>(108,096)</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			<u>38,796</u>		<u>(10,550)</u>
PROVISIONS FOR LIABILITIES					
Deferred Taxation			<u>(13,113)</u>		<u>-</u>
NET ASSETS/(LIABILITIES)			<u>25,683</u>		<u>(10,550)</u>
CAPITAL AND RESERVES					
Called up share capital	5		100		100
Revaluation reserve	6		52,454		-
Profit and Loss Account			<u>(26,871)</u>		<u>(10,650)</u>
SHAREHOLDERS' FUNDS			<u>25,683</u>		<u>(10,550)</u>

Woods Property + Ltd
Abridged Balance Sheet (continued)
As At 31 May 2023

For the year ending 31 May 2023 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

The member has not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The director acknowledges his 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 company has taken advantage of section 444(1) of the Companies Act 2006 and opted not to deliver to the registrar a copy of the company's Profit and Loss Account.

All of the company's members have consented to the preparation of an Abridged Profit and Loss Account and an Abridged Balance Sheet for the year end 31 May 2023 in accordance with section 444(2A) of the Companies Act 2006.

On behalf of the board

Mr Stephen Woods

Director

31/01/2024

The notes on pages 3 to 4 form part of these financial statements.

Woods Property + Ltd
Notes to the Abridged Financial Statements
For The Year Ended 31 May 2023

1. General Information

Woods Property + Ltd is a private company, limited by shares, incorporated in England & Wales, registered number 13391336 . The registered office is 17 Longview Road, Liverpool, L36 1TA.

2. Accounting Policies

2.1. Basis of Preparation of Financial Statements

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

2.2. Turnover

Turnover is measured at the fair value of the consideration received or receivable, net of discounts and value added taxes. Turnover includes revenue earned from the rendering of services. Turnover is reduced for estimated customer returns, rebates and other similar allowances.

Rendering of services

Turnover from the rendering of services is recognised by reference to the stage of completion of the contract. The stage of completion of a contract is measured by comparing the costs incurred for work performed to date to the total estimated contract costs. Turnover is only recognised to the extent of recoverable expenses when the outcome of a contract cannot be estimated reliably.

2.3. Investment Properties

All investment properties are carried at fair value determined annually 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 for. Changes in fair value are recognised in the profit and loss account.

2.4. Taxation

Income tax expense represents the sum of the tax currently payable and deferred tax.

The tax currently payable is based on taxable profit for the year. Taxable profit differs from profit as reported in the statement of comprehensive income because of items of income or expense that are taxable or deductible in other years and items that are never taxable or deductible. The company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the end of the reporting period.

Deferred tax is recognised on timing differences between the carrying amounts of assets and liabilities in the financial statements and the corresponding tax bases used in the computation of taxable profit. Deferred tax liabilities are generally recognised for all taxable timing differences. Deferred tax assets are generally recognised for all deductible temporary differences to the extent that it is probable that taxable profits will be available against which those deductible timing differences can be utilised. The carrying amount of deferred tax assets is reviewed at the end of each reporting period and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered.

Deferred tax assets and liabilities are measured at the tax rates that are expected to apply in the period in which the liability is settled or the asset realised, based on tax rates (and tax laws) that have been enacted or substantively enacted by the end of the reporting period. Deferred tax liabilities are presented within provisions for liabilities and deferred tax assets within debtors. The measurement of deferred tax liabilities and assets reflect the tax consequences that would follow from the manner in which the Company expects, at the end of the reporting period, to recover or settle the carrying amount of its assets and liabilities.

Current or deferred tax for the year is recognised in profit or loss, except when they related to items that are recognised in other comprehensive income or directly in equity, in which case, the current and deferred tax is also recognised in other comprehensive income or directly in equity respectively.

3. Average Number of Employees

Average number of employees, including directors, during the year was: 1 (2022: 1)

Woods Property + Ltd
Notes to the Abridged Financial Statements (continued)
For The Year Ended 31 May 2023

4. Investment Property

	31 May 2023
	£
Fair Value	
As at 1 June 2022	97,546
Additions	-
Revaluations	52,454
As at 31 May 2023	<u>150,000</u>

5. Share Capital

	31 May 2023	31 May 2022
	£	£
Allotted, Called up and fully paid	<u>100</u>	<u>100</u>

6. Reserves

	Revaluation Reserve
	£
Surplus on revaluation	52,454
As at 31 May 2023	<u>52,454</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.