

Unaudited Financial Statements
for the Year Ended 31 March 2022
for
Hanson Street Property Investment LLP

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for the Year Ended 31 March 2022**

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Hanson Street Property Investment LLP

General Information for the Year Ended 31 March 2022

DESIGNATED MEMBERS:

Hanson Street Estates Limited
A D Pink
Mrs L Pink

REGISTERED OFFICE:

44 The Pantiles
Tunbridge Wells
Kent
TN2 5TN

REGISTERED NUMBER:

OC393900 (England and Wales)

Hanson Street Property Investment LLP (Registered number: OC393900)**Balance Sheet
31 March 2022**

	Notes	31.3.22 £	31.3.21 £
FIXED ASSETS			
Investments	4	146,726	145,552
Investment property	5	<u>1,050,000</u>	<u>1,050,000</u>
		<u>1,196,726</u>	<u>1,195,552</u>
CURRENT ASSETS			
Debtors	6	978	-
Cash at bank		<u>13,879</u>	<u>23,468</u>
		14,857	23,468
CREDITORS			
Amounts falling due within one year	7	<u>(8,640)</u>	<u>(10,164)</u>
NET CURRENT ASSETS		<u>6,217</u>	<u>13,304</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			
and			
NET ASSETS ATTRIBUTABLE TO MEMBERS			
		<u>1,202,943</u>	<u>1,208,856</u>
LOANS AND OTHER DEBTS DUE TO MEMBERS			
		-	-
MEMBERS' OTHER INTERESTS			
Capital accounts		<u>1,202,943</u>	<u>1,208,856</u>
		<u>1,202,943</u>	<u>1,208,856</u>
TOTAL MEMBERS' INTERESTS			
Members' other interests		<u>1,202,943</u>	<u>1,208,856</u>

The LLP is entitled to exemption from audit under Section 477 of the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008 for the year ended 31 March 2022.

The members acknowledge their responsibilities for:

- (a) ensuring that the LLP keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008 and
- (b) preparing financial statements which give a true and fair view of the state of affairs of the LLP 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 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008 relating to financial statements, so far as applicable to the LLP.

The notes form part of these financial statements

Balance Sheet - continued
31 March 2022

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

In accordance with Section 444 of the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008, the Income Statement has not been delivered.

The financial statements were approved by the members of the LLP and authorised for issue on 31 October 2022 and were signed by:

A D Pink - Designated member

**Notes to the Financial Statements
for the Year Ended 31 March 2022**

1. STATUTORY INFORMATION

Hanson Street Property Investment LLP is registered in England and Wales. The LLP's registered number and registered office address can be found on the General 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 requirements of the Statement of Recommended Practice, Accounting by Limited Liability Partnerships. The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets.

Investment property

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in profit or loss.

3. EMPLOYEE INFORMATION

The average number of employees during the year was NIL (2021 - NIL).

4. FIXED ASSET INVESTMENTS

Investments (neither listed nor unlisted) were as follows:

	31.3.22	31.3.21
	£	£
17 Edgware Avenue LLP	73,528	73,234
267 Rosmead Street LLP	73,198	72,318
	<u>146,726</u>	<u>145,552</u>

5. INVESTMENT PROPERTY

FAIR VALUE

At 1 April 2021
and 31 March 2022

**Total
£**

1,050,000

NET BOOK VALUE

At 31 March 2022
At 31 March 2021

1,050,000

1,050,000

Notes to the Financial Statements - continued
for the Year Ended 31 March 2022

5. INVESTMENT PROPERTY - continued

Fair value at 31 March 2022 is represented by:

	£
Valuation in 2014	925,000
Valuation in 2018	<u>125,000</u>
	<u>1,050,000</u>

If the investment property had not been revalued it would have been included at the following historical cost:

	31.3.22	31.3.21
	£	£
Cost	<u>925,000</u>	<u>925,000</u>

The Investment property was valued on an open market value basis on 31 March 2018 by the designated members .

6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31.3.22	31.3.21
	£	£
Trade debtors	<u>978</u>	<u>-</u>

7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31.3.22	31.3.21
	£	£
Other creditors	<u>8,640</u>	<u>10,164</u>

8. ULTIMATE CONTROLLING PARTY

The controlling party is A D Pink.

9. CURRENCY

The LLP's functional and presentational currency is pounds sterling.

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.