

**REGISTERED NUMBER: SC407889 (Scotland)**

**UNAUDITED FINANCIAL STATEMENTS**

**FOR THE YEAR ENDED 31 JULY 2019**

**FOR**

**THE PROPERTY DEVELOPMENT FINANCE CENTRE**  
**LTD**

**THE PROPERTY DEVELOPMENT FINANCE CENTRE**  
**LTD (REGISTERED NUMBER: SC407889)**

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**FOR THE YEAR ENDED 31 JULY 2019**

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**THE PROPERTY DEVELOPMENT FINANCE CENTRE  
LTD**

**COMPANY INFORMATION**  
**FOR THE YEAR ENDED 31 JULY 2019**

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**DIRECTOR:** Mr David Levitus

**REGISTERED OFFICE:** 1st Floor Right  
65 Bath Street  
Glasgow  
G2 2BX

**REGISTERED NUMBER:** SC407889 (Scotland)

**THE PROPERTY DEVELOPMENT FINANCE CENTRE**  
**LTD (REGISTERED NUMBER: SC407889)**

**BALANCE SHEET**  
**31 JULY 2019**

	2019 £	2018 £
<b>CURRENT ASSETS</b>		
Cash in hand	<u>1</u>	<u>1</u>
<b>TOTAL ASSETS LESS CURRENT</b>		
<b>LIABILITIES</b>	<u>1</u>	<u>1</u>
<b>CAPITAL AND RESERVES</b>		
Called up share capital	<u>1</u>	<u>1</u>
<b>SHAREHOLDERS' FUNDS</b>	<u>1</u>	<u>1</u>

The company is entitled to exemption from audit under Section 480 of the Companies Act 2006 for the year ended 31 July 2019.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 July 2019 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges his responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and 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.
- (b)

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 director on 24 March 2020 and were signed by:

Mr David Levitus - Director

The notes form part of these financial statements

**THE PROPERTY DEVELOPMENT FINANCE CENTRE**  
**LTD (REGISTERED NUMBER: SC407889)**

**NOTES TO THE FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 31 JULY 2019**

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1. **STATUTORY INFORMATION**

The Property Development Finance Centre Ltd is a private company, limited by shares , registered in Scotland.  
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.

3. **ULTIMATE CONTROLLING PARTY**

The controlling party is Mr David Levitus.

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.