

**REGISTERED NUMBER: 04402953 (England and Wales)**

**UNAUDITED FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 MARCH 2018  
FOR  
PLUSH PROPERTIES LIMITED**

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FOR THE YEAR ENDED 31 MARCH 2018**

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**PLUSH PROPERTIES LIMITED**  
**COMPANY INFORMATION**  
**FOR THE YEAR ENDED 31 MARCH 2018**

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**DIRECTORS:** Mr J Paschali  
Mr R G Kilikita

**SECRETARY:** Mr J Paschali

**REGISTERED OFFICE:** Solar House  
282 Chase Road  
London  
N14 6NZ

**REGISTERED NUMBER:** 04402953 (England and Wales)

**ACCOUNTANTS:** Freemans Partnership LLP  
Chartered Certified Accountants  
Solar House  
282 Chase Road  
London  
N14 6NZ

**PLUSH PROPERTIES LIMITED (REGISTERED NUMBER: 04402953)**

**BALANCE SHEET  
31 MARCH 2018**

	Notes	31.3.18 £	£	31.3.17 £	£
<b>FIXED ASSETS</b>					
Tangible assets	4		949		1,186
Investment property	5		<u>1,500,000</u>		<u>1,500,000</u>
			<b>1,500,949</b>		<b>1,501,186</b>
<b>CURRENT ASSETS</b>					
Debtors	6	362,710		242,710	
Cash at bank and in hand		<u>49,542</u>		<u>158,159</u>	
		<b>412,252</b>		<b>400,869</b>	
<b>CREDITORS</b>					
Amounts falling due within one year	7	<u>81,280</u>		<u>132,783</u>	
<b>NET CURRENT ASSETS</b>			<u><b>330,972</b></u>		<u>268,086</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<b>1,831,921</b>		<b>1,769,272</b>
<b>CREDITORS</b>					
Amounts falling due after more than one year	8		<b>(480,803)</b>		<b>(506,556)</b>
<b>PROVISIONS FOR LIABILITIES</b>			<u><b>(16,880)</b></u>		<u><b>(16,528)</b></u>
<b>NET ASSETS</b>			<u><b>1,334,238</b></u>		<u><b>1,246,188</b></u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital	9		2		2
Fair value reserve	10		516,428		517,680
Retained earnings			<u>817,808</u>		<u>728,506</u>
<b>SHAREHOLDERS' FUNDS</b>			<u><b>1,334,238</b></u>		<u><b>1,246,188</b></u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2018.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2018 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 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 notes form part of these financial statements

**BALANCE SHEET - continued**  
**31 MARCH 2018**

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The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

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 on 20 December 2018 and were signed on its behalf by:

Mr J Paschali - Director

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 MARCH 2018

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1. **STATUTORY INFORMATION**

Plush Properties Limited 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 the provisions of Section 1A "Small Entities" of Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets.

**Turnover**

Turnover represents amounts derived from rents charged to tenants during the year, and is recognised at the date the rental period occurred. This is stated after trade discounts and other sales taxes.

**Tangible fixed assets**

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.  
Fixtures and fittings - 20% on reducing balance

**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.

**Taxation**

Taxation for the year 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 year 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 year was NIL (2017 - 2 ).

NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 31 MARCH 2018

4.	<b>TANGIBLE FIXED ASSETS</b>		<b>Fixtures and fittings £</b>
	<b>COST</b>		
	At 1 April 2017 and 31 March 2018		<u>6,283</u>
	<b>DEPRECIATION</b>		
	At 1 April 2017		5,097
	Charge for year		<u>237</u>
	At 31 March 2018		<u>5,334</u>
	<b>NET BOOK VALUE</b>		
	At 31 March 2018		<u>949</u>
	At 31 March 2017		<u>1,186</u>
5.	<b>INVESTMENT PROPERTY</b>		<b>Total £</b>
	<b>FAIR VALUE</b>		
	At 1 April 2017 and 31 March 2018		<u>1,500,000</u>
	<b>NET BOOK VALUE</b>		
	At 31 March 2018		<u>1,500,000</u>
	At 31 March 2017		<u>1,500,000</u>
	Fair value at 31 March 2018 is represented by:		
			<b>£</b>
	Valuation in 2017		533,307
	Cost		<u>966,693</u>
			<u>1,500,000</u>
6.	<b>DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR</b>		
		31.3.18	31.3.17
		£	£
	Other debtors	105,000	-
	Amounts due from related party	15,000	-
	Shareholder Loan	<u>242,710</u>	<u>242,710</u>
		<u>362,710</u>	<u>242,710</u>

NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 31 MARCH 2018

7.	<b>CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR</b>			<b>31.3.18</b>	31.3.17
			£	£	
	Bank loans and overdrafts		48,067	70,381	
	Trade creditors		428	-	
	Tax		20,624	35,241	
	Amounts due to related party		10,000	25,000	
	Accrued expenses		<u>2,161</u>	<u>2,161</u>	
			<u><b>81,280</b></u>	<u><b>132,783</b></u>	
8.	<b>CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR</b>			<b>31.3.18</b>	31.3.17
			£	£	
	Bank loans - 1-2 years		48,067	70,381	
	Bank loans - 2-5 years		144,201	211,143	
	Bank loans more 5 yr by instal		<u>288,535</u>	<u>225,032</u>	
			<u><b>480,803</b></u>	<u><b>506,556</b></u>	
	Amounts falling due in more than five years:				
	Repayable by instalments				
	Bank loans more 5 yr by instal		<u>288,535</u>	<u>225,032</u>	
9.	<b>CALLED UP SHARE CAPITAL</b>				
	Allotted, issued and fully paid:				
	Number:	Class:	Nominal value:	<b>31.3.18</b>	31.3.17
			£	£	
	2	Ordinary	£1	<u>2</u>	<u>2</u>
10.	<b>RESERVES</b>				<b>Fair value reserve</b>
					£
	At 1 April 2017				517,680
	Fair value adjustment				<u>(1,252)</u>
	At 31 March 2018				<u><b>516,428</b></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.