

Registered number  
09307538

PPNL SPV 4 Limited

Filleted Accounts

31 December 2019

**PPNL SPV 4 Limited****Registered number:** 09307538**Statement of Financial Position  
as at 31 December 2019**

	Notes	2019 £	2018 £
<b>Fixed assets</b>			
Investment property	2	272,000	283,500
<b>Current assets</b>			
Debtors	3	255	1,200
Cash at bank and in hand		1,408	2,975
		<u>1,663</u>	<u>4,175</u>
<b>Creditors: amounts falling due within one year</b>	4	(3,055)	(2,309)
<b>Net current (liabilities)/assets</b>		<u>(1,392)</u>	<u>1,866</u>
<b>Total assets less current liabilities</b>		270,608	285,366
<b>Deferred tax provision</b>		(9,074)	(11,237)
<b>Net assets</b>		<u>261,534</u>	<u>274,129</u>
<b>Capital and reserves</b>			
Called up share capital		1	1
Share premium		113,299	113,299
Capital reduction reserve		106,831	110,089
Fair value adjustment reserve		41,403	50,740
Profit and loss account		-	-
<b>Shareholders' funds</b>		<u>261,534</u>	<u>274,129</u>

The directors are satisfied that the company is entitled to exemption from the requirement to obtain an audit under section 477 of the Companies Act 2006.

The members have not required the company to obtain an audit in accordance with section 476 of the Act.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of accounts.

The accounts have been prepared and delivered in accordance with the special provisions applicable to companies subject to the small companies regime. The profit and loss account has not been delivered to the Registrar of Companies.

Hiren Patel

Director

Approved by the board on 20 May 2020

**PPNL SPV 4 Limited**  
**Notes to the Accounts**  
**for the year ended 31 December 2019**

**1 Accounting policies**

***Basis of preparation***

The accounts have been prepared under the historical cost convention and in accordance with FRS 102, The Financial Reporting Standard applicable in the UK and Republic of Ireland (as applied to small entities by section 1A of the standard).

***Turnover***

Turnover is measured at the fair value of the consideration received or receivable, net of discounts and value added taxes. Turnover relates to rental income recognised on a straight-line basis over the lease term.

***Investment property***

Investment property is included at market fair value. Fair value adjustments are recognised in the Income Statement. Deferred taxation is provided on these adjustments at the rate expected to apply when the property is sold. Reserves generated by fair value adjustments after deferred tax are not distributable until the sale of the property in question.

***Taxation***

A current tax liability is recognised for the tax payable on the taxable profit of the current and past periods. A current tax asset is recognised in respect of a tax loss that can be carried back to recover tax paid in a previous period. Deferred tax is recognised in respect of all timing differences between the recognition of income and expenses in the financial statements and their inclusion in tax assessments. 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. Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the reporting date and that are expected to apply to the reversal of the timing difference, except for revalued land and investment property where the tax rate that applies to the sale of the asset is used. Current and deferred tax assets and liabilities are not discounted.

**2 Investment property**

	<b>Land and buildings</b>
	<b>£</b>
<b>Fair value</b>	
At 1 January 2019	283,500
Fair value adjustments	(11,500)
At 31 December 2019	<u>272,000</u>

Freehold investment property was valued by independent surveyors Allsop LLP on 10 December 2019.

**3 Debtors**

**2019**

**2018**

	£	£
Trade debtors	-	1,078
Other debtors	255	122
	<u>255</u>	<u>1,200</u>

#### **4 Creditors: amounts falling due within one year**

	2019 £	2018 £
Trade creditors	615	122
Taxation and social security costs	1,345	2,187
Other creditors	1,095	-
	<u>3,055</u>	<u>2,309</u>

#### **5 Average number of persons employed**

During the year the average number of employees was 0 (2018 :0).

#### **6 Other information**

PPNL SPV 4 Limited is a private company limited by shares and incorporated in England. Its registered office is:

27 Old Gloucester Street  
London  
WC1N 3AX

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.