

**13 BELSIZE SQUARE LIMITED**  
**(Company No.: 3770319)**  
**13 BELSIZE SQUARE, LONDON, NW3 4HT, UK**

**FINANCIAL STATEMENT**

**AS AT**

**31 DECEMBER 2016**



**13 BELSIZE SQUARE LIMITED**

**FINANCIAL STATEMENTS**

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**13 BELSIZE SQUARE LIMITED**

**COMPANY INFORMATION**

Directors:           A. Etingen  
                          C. Holender  
                          G. Fentiman  
                          S. Ratoff  
                          L. Turner  
                          D. Grover

Secretary:           S. Ratoff

Registered Office:   13 Belsize Square  
                          London NW3 4TH

Company Number: 3770319

## **13 BELSIZE SQUARE LIMITED**

### **REPORT OF THE DIRECTORS**

The directors present their report and the financial statements for the period ended 31 December 2016.

#### **PRINCIPAL ACTIVITY**

The principal activity of the company consists of the ownership and management, for the benefit of its shareholders, of the property at 13 Belsize Square. London, NW3 4TH.

#### **SMALL COMPANY EXEMPTIONS**

Advantage has been taken, in the preparation of this report, of the special exemptions applicable to small companies conferred by the Companies Act 2006.

#### **DIRECTORS**

The interests of the directors of the company in shares of the Company (as recorded in the register of directors' interests) were as follows:

**Shares of £1.00 each  
31 December 2016**

A. Etingen	1
C. Holender / S. Ratoff	1
G. Fentiman	1
L. Turner	1
D. Grover	1

**13 BELSIZE SQUARE LIMITED**

**REPORT OF DIRECTORS**

**DIRECTORS' RESPONSIBILITY FOR FINANCIAL STATEMENTS**

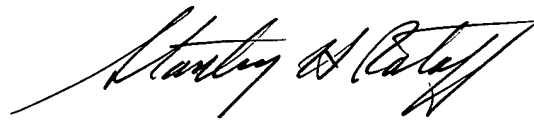
For the year ending 31/12/16, the company was entitled to exemption from audit under section 477 of the Companies Act.

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

The directors acknowledge their responsibility for:

- i) ensuring the company keeps accounting records which comply with Section 386; and
- ii) preparing accounts which give a true and fair view of the state of affairs of the company as at the end of the financial year, and of its profit or loss for the financial year, in accordance with the requirements of section 393, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as is applicable to the company.

By the Order of the Board



S. Ratoff  
Company Secretary

**13 BELSIZE SQUARE LIMITED**

**INCOME AND EXPENDITURE ACCOUNT**

**TO**

**31 DECEMBER 2016**

**INCOME**

Service charge contributions receivable	£3726.00
Additional Deposit	£4200.00
Bank Interest	£ 7.28
<b>Total income</b>	<b>£7933.28</b>

**LESS EXPENDITURE**

Electricity	£76.57
Building Insurance	£2625.63
Building expenses	£8559.50
<b>Total expenditures</b>	<b>£11261.70</b>
<b>Income less expenditures</b>	<b>(£ 3328.42)</b>
<b>Accumulated funds as of January 2016</b>	<b>£3893.01</b>
<b>Accumulated funds as of 31 December 2016</b>	<b>£564.59</b>

There are no recognized gains or losses in the above period other than the surplus for the period referred to above.

**13 BELSIZE SQUARE LIMITED**  
**BALANCE AS AT 31 DECEMBER 2016**

			2016		2015
	Notes	£	£	£	£
<b>FIXED ASSETS</b>					
Tangible Assets	2		20,000		20,000
<b>CURRENT ASSETS</b>	3				
Debtors					
Cash at bank and in hand		564.59		3893.01	
<b>TOTAL CASH IN HAND</b>		<b>564.59</b>		<b>3893.01</b>	
<b>CREDITORS:</b>	4				
Amounts falling due within one year		-		-	
<b>NET CURRENT ASSETS</b>		<b>564.59</b>		<b>3893.01</b>	
<b>TOTAL ASSETS LESS</b>			<b>20564.59</b>		<b>23893.01</b>
			=====		=====
<b>CURRENT LIABILITIES</b>					
Amounts falling due after more than one year			-		-
<b>CAPITAL AND RESERVES</b>					
Called up share capital	5		20,005.00		20,005.00
Accumulated funds			559.59		3888.01
<b>TOTAL SHAREHOLDERS' FUNDS</b>			<b>20564.59</b>		<b>23893.01</b>

**13 BELSIZE SQUARE LIMITED**

**BALANCE SHEET**

For the year ending 2016 the company was entitled to exemption for audit under section 477(2) of the Companies Act 2006.

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

The directors acknowledge their responsibility for:

- i) ensuring the company keeps accounting records which comply with Section 386; and
- ii) preparing accounts which give a true and fair view of the state of affairs of the company as at the end of the financial year, and of its profit or loss for the financial year, in accordance with the requirements of section 393, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as is applicable to the company.

Approved by the Board of directors on June 2, 2017.



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C. Holender

Director on behalf of the board of directors of the company



## 13 BELSIZE SQUARE LIMITED

### NOTES TO THE BALANCE SHEET AS AT 31 DECEMBER 2016

#### 1. ACCOUNTING POLICIES

##### Basis of accounting

The accounts have been prepared in accordance with applicable accounting standards and under the historical cost accounting rules.

##### Turnover

Turnover represents service charges receivable by the company.

##### Taxation

The company is a non-profit making enterprise and surpluses or deficits arising as a result of differences between service charge and actual costs incurred do not fall within the scope of corporation tax.

Taxation will be payable on investment income (if any) only.

#### 2. TANGIBLE FIXED ASSETS

	<b>2016</b>
	<b>£</b>
Freehold land and buildings situated at 13 Belsize Square, London NW3 4TH	20,000

**13 BELSIZE SQUARE LIMITED**

**NOTES TO THE BALANCE SHEET AS AT 31 DECEMBER 2016**

**3. DEBTORS**

	<b>2016</b>
	<b>£</b>
Amounts falling due within one year	
Trade debtors	-
Other debtors- outstanding service charges	-

**4. CREDITORS**

	<b>2016</b>
	<b>£</b>
Amounts falling due within one year	-

**5. SHARE CAPITAL**

	<b>2016</b>
	<b>£</b>
Authorized:	
20,005 shares at £1.00 each	20,005
Allotted, called up and fully paid	
20,005 shares of £1.00 each	20,005