

REGISTERED NUMBER: 08215791 (England and Wales)

**ABBREVIATED UNAUDITED ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2015
FOR
WEXSTON ESTATES LTD**

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FOR THE YEAR ENDED 31 DECEMBER 2015**

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WEXSTON ESTATES LTD
COMPANY INFORMATION
FOR THE YEAR ENDED 31 DECEMBER 2015

DIRECTORS: Finsbury Corporate Services Limited
J D Hassan

REGISTERED OFFICE: Harold Benjamin Solicitors
Hill House
67-71 Lowlands Road
Harrow
Middlesex
HA1 3EQ

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ACCOUNTANTS: Annjer Consultancy Services Ltd
'Sinthu Priory'
31 New Street Hill
Bromley
Kent
BR1 5AX

WEXSTON ESTATES LTD (REGISTERED NUMBER: 08215791)

ABBREVIATED BALANCE SHEET
31 DECEMBER 2015

	Notes	31.12.15 £	£	31.12.14 £	£
FIXED ASSETS					
Investment property	2		1,752,138		1,548,465
CURRENT ASSETS					
Debtors		137,905		65,391	
CREDITORS					
Amounts falling due within one year		<u>1,753,835</u>		<u>1,528,544</u>	
NET CURRENT LIABILITIES			<u>(1,615,930)</u>		<u>(1,463,153)</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			<u>136,208</u>		<u>85,312</u>
CAPITAL AND RESERVES					
Called up share capital	3		1		1
Profit and loss account			<u>136,207</u>		<u>85,311</u>
SHAREHOLDERS' FUNDS			<u>136,208</u>		<u>85,312</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 December 2015.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2015 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 abbreviated accounts have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies.

The financial statements were approved by the Board of Directors on 25 September 2016 and were signed on its behalf by:

JD Hassan - Director

The notes form part of these abbreviated accounts

NOTES TO THE ABBREVIATED ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2015

1. ACCOUNTING POLICIES

Accounting convention

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015).

Turnover

Turnover represents net rent receivable, excluding value added tax.

Depreciation

In accordance with Financial Reporting standard for Smaller Entities (effective April 2008), no depreciation or amortisation is provided in respect of freehold investment properties nor on leasehold investment properties having an unexpired term of more than twenty years. This departure from the requirements of the Companies Act 2006, for all properties to be depreciated, is necessary, as the directors consider that this accounting policy results in the financial statements giving true and fair view.

Investment properties

Investment Properties are included in the Balance Sheet at historical cost, which is not in accordance with Financial Reporting Standard for Smaller Entities (effective April 2008), which requires such properties to be stated at current market value.

2. INVESTMENT PROPERTY

	Total £
COST	
At 1 January 2015	1,548,465
Additions	<u>203,673</u>
At 31 December 2015	<u>1,752,138</u>
NET BOOK VALUE	
At 31 December 2015	<u>1,752,138</u>
At 31 December 2014	<u>1,548,465</u>

3. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	31.12.15 £	31.12.14 £
1	Ordinary	£1	<u>1</u>	<u>1</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.