

Annual Report & Abbreviated Accounts

Unique Property Bulletin Ltd

For the period:

1st January 2014

To

31st December 2014

Unique Property Bulletin Ltd.,
Harbour Cottage,
Shore Street,
Helmsdale,
Sutherland,
KW8 6JZ.

TUESDAY



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SCT 15/09/2015 #151
COMPANIES HOUSE

Annual Report & Abbreviated Accounts

Unique Property Bulletin Ltd

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Annual Report & Company Information

Unique Property Bulletin Ltd

| | |
|--------------------|---|
| Company Director: | David Rutherford |
| Company Secretary: | David Rutherford |
| Registered Office: | Harbour Cottage, Shore Street, Helmsdale, Sutherland, KW8 6JZ. |
| Registered Number: | SC413700 (Scotland). |
| Bankers: | Royal Bank of Scotland plc, 101 High Street, Montrose, Angus, DD10 8QT. |
| Solicitors: | Hay Cassels, Solicitors & Notaries Public, Almada Chambers, 95 Almada Street, Hamilton, ML3 0EY. |

Annual Report & Company Information

Unique Property Bulletin Ltd

Unique Property Bulletin Ltd., was incorporated at Companies House on 23rd December 2011 and assigned the official number: SC413700. Its purpose is to manage and maintain the primary and secondary web domains:-

www.uniquepropertybulletin.org

www.uniquepropertybulletin.co.uk

www.uniquepropertybulletinarchive.co.uk

www.granddesignsforsale.co.uk

and

www.lighthousesforsale.co.uk

The company operates on a *not-for-profit* basis and aims to run the financial affairs in the medium term on a *break-even* footing.

Further to the statutory provisions of the Companies Acts, the director of Unique Property Bulletin Ltd., confirms that this company is operated on a "*non-profit*" basis.

For the avoidance of doubt, the company is structured and operated in a manner, that for any given year, should a surplus appear likely, that money is reinvested within the company during the course of that year to ensure the non-profit business model is continued, and the business *breaks-even*.

Similarly, in any given year, if a loss appears likely, the business is in the fortunate position of having any such loss underwritten by a dedicated external supporter who is comfortable to extend what credit facilities the company may need from time to time in order to maintain the statutory regulations surrounding solvency.

These abbreviated accounts have been prepared in accordance with the special provision of Part 15 of the Companies Act 2006 relating to small companies. The financial statements were approved by the Board of Directors on 31st August 2015 and were signed on its behalf by:



..... Director

David Rutherford

31st August 2015

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..... Director
David Rutherford
31st August 2015

Abbreviated Accounts


Unique Property Bulletin Ltd

Balance Sheet - Year Ending 31st December 2014

| | | <u>Year Ending</u> <u>31-12-2014</u> |
|--|---|---|
| <u>ASSETS</u> | | |
| Current Assets: | Websites:- | |
| | www.uniquepropertybulletin.org] | £8,750.00 |
| | www.uniquepropertybulletin.co.uk] | |
| | www.lighthousesforsale.co.uk] | |
| | www.granddesignsforsale.co.uk] | |
| Note (2) | www.uniquepropertybulletinarchive.co.uk] | |
| Cash at Bank: | | £ 36.35 |
| TOTAL ASSETS: | | £8,786.35 |
| <u>LIABILITIES</u> | | |
| Amounts Falling Due After One Year: | | £6,837.02 |
| Cumulative Profit & Loss Account - Note (3): | | £1,948.33 |
| Called Up Share Capital 1 x £1 Share: | | £ 1.00 |
| TOTAL LIABILITIES: | | £8,786.35 |

Notes:

(1) For the year ending 31st December 2014, this company, Unique Property Bulletin Ltd., was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies. The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476. The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts. These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime.


..... Director
David Rutherford
31st August 2015

Abbreviated Accounts

Unique Property Bulletin Ltd

Notes (continued) :-

(2) Valuation of the five internet websites can be, to quote the internet language, "virtually" impossible. We continue to have offers to buy the five websites well in excess of the valuation placed upon them within the Balance Sheet of 31st December 2014.


For the financial year ending 31st December 2014 we examined the advice of those more experienced in internet matters than ourselves. That placed an empirical valuation of approximately 10p per reader (individual user ISP number) on the Company websites for first year of operation. However the readership level has increased significantly during the intervening period. Along with this there have been further offers to buy the websites. Consequently we have revised the way we calculate the worth of the websites and moved from a valuation per "virtual reader" to a more pragmatic rate of what a buyer is willing to pay for the websites. For the avoidance of doubt, the latter valuation is lower and more conservative than the 10p per reader methodology. The company director believes that the valuation based on offers received is the more prudent valuation method for the websites.

| | | |
|-----|--|--------------------|
| (3) | Cumulative Net Profit /(Loss) From Incorporation 31/12/2013 | (£1,556.00) |
| | Net Profit / (Loss) For The Single Year Ending 31/12/2014 | (£ 392.33) |
| | | ----- |
| | Cumulative Profit & Loss Account for Year Ending 31/12/2014: | <u>(£1,948.33)</u> |

For the current year the deficit has been reduced from £575.88 per annum to £392.33 per annum. The company is intent on reaching the break-even target by 31/12/2018.

- (4) The Director acknowledges his responsibilities as follow:-
- (i) The Director acknowledges his responsibility for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of accounts.
 - (ii) The Director confirms that the information contained within these accounts, present a true and fair view of the state of affairs of the company at the end of the financial year 31st December 2014.

This *Annual Report & Accounts* approved by the current Board of Unique Property Bulletin Ltd., on 31st August 2015 and signed on their behalf by:


..... Director
David Rutherford
31st August 2015