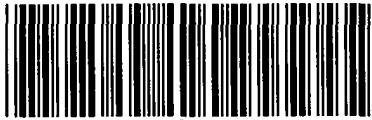


SWIFT PROPERTIES LIMITED

REPORT AND UNAUDITED FINANCIAL STATEMENTS
FOR THE FINANCIAL YEAR ENDED 30 JUNE 2014



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SWIFT PROPERTIES LIMITED

**REPORT AND UNAUDITED FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED
30 JUNE 2014**

OFFICERS

DIRECTORS

S J Boyes
R J R Brooke
T S Keevil

COMPANY SECRETARY

Barratt Corporate Secretarial Services Limited

REGISTERED OFFICE

Barratt House
Cartwright Way,
Forest Business Park,
Bardon Hill, Coalville,
Leicestershire,
LE67 1UF

SWIFT PROPERTIES LIMITED

DIRECTORS' REPORT

The Directors present their annual report on the affairs of the Company, together with the unaudited financial statements for the financial year ended 30 June 2014.

BUSINESS REVIEW

The Company has been dormant, as defined in Section 1169 of the Companies Act 2006, throughout the year and the preceding financial year. Key performance indicators are not considered necessary for an understanding of the development, performance or position of the business of the Company. There are no risks or uncertainties facing the Company including those within the context of the use of financial instruments.

DIRECTORS

The Directors who served during the year and up to the date of signing were as follows:

S J Boyes
R J R Brooke
T S Keevil

DIRECTORS' INDEMNITIES

Following shareholder approval in January 2006, Barratt Developments PLC has provided an indemnity to the Directors and Company Secretary of all Group companies, including Swift Properties Limited, against all liability arising in respect of any act or omission in their duties. This is a qualifying indemnity provision for the purposes of section 234 of the Companies Act 2006.

Approved by the Board of Directors and signed on their behalf by:

T S Keevil
Director



7 January 2015

Registered Office:

Barratt House
Cartwright Way,
Forest Business Park,
Bardon Hill, Coalville,
Leicestershire,
LE67 1UF

SWIFT PROPERTIES LIMITED

BALANCE SHEET

AS AT 30 JUNE 2014

	Notes	2014 £	2013 £
FIXED ASSETS			
Investment in Subsidiary Company	2	100	100
CURRENT ASSETS			
Debtors – amounts owed by group undertakings	4	958,106	958,106
NET ASSETS		<u>958,206</u>	<u>958,206</u>
CAPITAL AND RESERVES			
Called up share capital	6	22,000	22,000
Share Premium account	7	1,688	1,688
Profit and Loss account	7	934,518	934,518
SHAREHOLDER'S FUNDS		<u>958,206</u>	<u>958,206</u>

The Company did not trade during the current or preceding year and has made neither profit nor loss, nor any other recognised gain or loss.

For the year ended 30 June 2014 the Company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies.

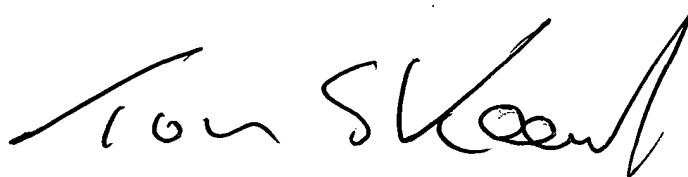
The members have not required the Company to obtain an audit of its accounts for the year in question in accordance with section 476 of the Companies Act 2006.

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 financial statements of Swift Properties Limited, registered number 01351600, were approved and authorised for issue by the Board of Directors on 7 January 2015.

Signed for and on behalf of the Board of Directors:

T S Keevil
Director



7 January 2015

SWIFT PROPERTIES LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2014

1. ACCOUNTING POLICY

The financial statements are prepared under the historical cost convention and in accordance with the Companies Act 2006 and applicable accounting standards in the United Kingdom.

2. INVESTMENTS

			£
Cost and Net book value at 1 July 2013 and 30 June 2014			100
Subsidiary undertaking	Country of incorporation and operation	Activity	Proportion of ordinary shares held
Skydream Property Co. Limited	Great Britain	Dormant	100%

3. PROFIT AND LOSS ACCOUNT

No profit and loss account is presented with these financial statements because the Company has not received income, incurred expenditure or recognised any gains or losses during either the year under review or the preceding financial year.

4. DEBTORS – AMOUNTS OWED BY GROUP UNDERTAKINGS

Amounts owed by group undertakings are unsecured, interest free and repayable on demand.

5. INFORMATION REGARDING DIRECTORS AND EMPLOYEES

The Company had no employees during the current or the preceding year.

No emoluments were payable to the Directors of the Company during the current or the preceding financial year.

6. CALLED UP SHARE CAPITAL

	2014 £	2013 £
Called up, allotted and fully paid		
11,000 'A' Ordinary shares of £1 each	11,000	11,000
11,000 'B' Ordinary shares of £1 each	11,000	11,000
	<u>22,000</u>	<u>22,000</u>

SWIFT PROPERTIES LIMITED**7. RESERVES**

	Profit and loss account	Share premium account	Total
	£		£
At 30 June 2013	934,518	1,688	936,206
Profit/(Loss) for the year	-	-	-
At 30 June 2014	<u>934,518</u>	<u>1,688</u>	<u>936,206</u>

8. RELATED PARTY TRANSACTIONS

The cost of the annual return fee was borne by another group company, without any right of reimbursement. The Company is exempt under FRS8 - Related Party Transactions - from disclosing transactions with other companies within the Barratt Developments PLC Group.

9. IMMEDIATE PARENT COMPANY, ULTIMATE PARENT COMPANY AND CONTROLLING PARTY

The Directors regard Barratt Developments PLC, a company registered in England and Wales, as its ultimate parent company and controlling party. Barratt Developments PLC is the parent of the smallest and largest group to consolidate these financial statements at 30 June 2014. The consolidated financial statements of Barratt Developments PLC are available from Barratt House, Cartwright Way, Forest Business Park, Bardon Hill, Leicestershire, LE67 1UF:

The immediate parent company is Wilson Bowden Limited, a company incorporated in England and Wales.