

Company Registration No. 04537372 (England and Wales)

**FINEBUILD PROPERTIES LIMITED**  
**ABBREVIATED ACCOUNTS**  
**FOR THE YEAR ENDED 30 SEPTEMBER 2015**

**Richard Anthony**  
**Chartered Accountants**

## **FINEBUILD PROPERTIES LIMITED**

### **CONTENTS**

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	<b>Page</b>
Abbreviated balance sheet	1 - 2
Notes to the abbreviated accounts	3 - 4

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**FINEBUILD PROPERTIES LIMITED****ABBREVIATED BALANCE SHEET****AS AT 30 SEPTEMBER 2015**

	Notes	2015		2014	
		£	£	£	£
<b>Fixed assets</b>					
Tangible assets	2		1,500,977		1,502,252
<b>Current assets</b>					
Debtors		17,500		12,001	
Cash at bank and in hand		34,975		20,331	
		<u>52,475</u>		<u>32,332</u>	
<b>Creditors: amounts falling due within one year</b>	3	<u>(61,564)</u>		<u>(60,579)</u>	
<b>Net current liabilities</b>			(9,089)		(28,247)
<b>Total assets less current liabilities</b>			<u>1,491,888</u>		<u>1,474,005</u>
<b>Creditors: amounts falling due after more than one year</b>	4		(271,281)		(311,255)
<b>Provisions for liabilities</b>			(177)		(428)
			<u>1,220,430</u>		<u>1,162,322</u>
<b>Capital and reserves</b>					
Called up share capital	5		100		100
Revaluation reserve			712,938		712,938
Profit and loss account			507,392		449,284
			<u>1,220,430</u>		<u>1,162,322</u>
<b>Shareholders' funds</b>			<u>1,220,430</u>		<u>1,162,322</u>

## **FINEBUILD PROPERTIES LIMITED**

### **ABBREVIATED BALANCE SHEET (CONTINUED)**

**AS AT 30 SEPTEMBER 2015**

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For the financial year ended 30 September 2015 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit of its financial statements 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 financial statements.

These abbreviated financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime.

Approved by the Board for issue on 13 June 2016

Dr A Sadana  
**Director**

**Company Registration No. 04537372**

## **FINEBUILD PROPERTIES LIMITED**

### **NOTES TO THE ABBREVIATED ACCOUNTS FOR THE YEAR ENDED 30 SEPTEMBER 2015**

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#### **1 Accounting policies**

##### **1.1 Accounting convention**

The financial statements are prepared under the historical cost convention modified to include the revaluation of freehold land and buildings and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

##### **1.2 Compliance with accounting standards**

The financial statements are prepared in accordance with applicable United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice), which have been applied consistently (except as otherwise stated).

##### **1.3 Turnover**

Turnover represents rental income from investment properties.

##### **1.4 Tangible fixed assets and depreciation**

Tangible fixed assets are stated at cost or valuation less depreciation. Depreciation is provided at rates calculated to write off the cost or valuation less estimated residual value of each asset over its expected useful life, as follows:

Computer equipment	33.33% straight line
Fixtures, fittings & equipment	15% straight line

##### **1.5 Deferred tax**

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

##### **1.6 Investment properties**

Investment properties are included in the balance sheet at their open market value in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008) and are not depreciated. This treatment is contrary to the Companies Act 2006 which states that fixed assets should be depreciated but is, in the opinion of the director, necessary in order to give a true and fair view of the financial position of the company.

**FINEBUILD PROPERTIES LIMITED****NOTES TO THE ABBREVIATED ACCOUNTS (CONTINUED)  
FOR THE YEAR ENDED 30 SEPTEMBER 2015****2 Fixed assets**

	<b>Tangible assets</b>
	<b>£</b>
<b>Cost or valuation</b>	
At 1 October 2014 & at 30 September 2015	1,510,576
<b>Depreciation</b>	
At 1 October 2014	8,324
Charge for the year	1,275
At 30 September 2015	9,599
<b>Net book value</b>	
At 30 September 2015	1,500,977
At 30 September 2014	1,502,252

**3 Creditors: amounts falling due within one year**

The aggregate amount of creditors for which security has been given amounted to £32,976 (2014 - £32,976).

**4 Creditors: amounts falling due after more than one year**

The aggregate amount of creditors for which security has been given amounted to £101,281 (2014 - £131,255).

**5 Share capital**

	<b>2015</b>	<b>2014</b>
	<b>£</b>	<b>£</b>
<b>Allotted, called up and fully paid</b>		
100 Ordinary shares of £1 each	100	100

