REGISTERED NUMBER: 02547721 (England and Wales)

FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2018

FOR

EDNASTON INVESTMENTS LIMITED

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FOR THE YEAR ENDED 31 DECEMBER 2018

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EDNASTON INVESTMENTS LIMITED

COMPANY INFORMATION
FOR THE YEAR ENDED 31 DECEMBER 2018

DIRECTOR:	Miss E L Thacker
SECRETARY:	Miss L M Cunningham
REGISTERED OFFICE:	The Old Coach House Horse Fair Rugeley Staffordshire WS15 2EL
REGISTERED NUMBER:	02547721 (England and Wales)
ACCOUNTANTS:	Wynniatt-Husey Ltd Chartered Accountants The Old Coach House Horsefair Rugeley Staffordshire WS15 2EL

BALANCE SHEET
31 DECEMBER 2018

31.12.17 £	£		Notes	31.12.18 £	£
		FIXED ASSETS			
	3,340,950	Tangible assets	4		3,352,613
		CURRENT ASSETS			
70,000		Stocks		70,000	
79,893		Debtors	5	75,379	
5,092		Cash at bank		6,100	
154,985				151,479	
		CREDITORS			
1,343,466		Amounts falling due within one year	6	1,253,867	
	(1,188,481)	**NET CURRENT LIABILITIES**			(1,102,388)
	2,152,469	**TOTAL ASSETS LESS CURRENT LIABILITIES**			2,250,225
		CREDITORS			
	(81,549)	Amounts falling due after more than one year	7		(108,140)
	(6,651)	**PROVISIONS FOR LIABILITIES**			(15,162)
	2,064,269	**NET ASSETS**			2,126,923
		CAPITAL AND RESERVES			
	100	Called up share capital	9		100
	999,261	Revaluation reserve	10		999,261
	1,064,908	Retained earnings			1,127,562
	2,064,269	**SHAREHOLDERS' FUNDS**			2,126,923

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 December 2018.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2018 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges her responsibilities for:

(a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and

(b) 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.

The notes form part of these financial statements

continued...

BALANCE SHEET - continued
31 DECEMBER 2018

The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the director on 17 September 2019 and were signed by:

Miss E L Thacker - Director

The notes form part of these financial statements

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2018

1. STATUTORY INFORMATION

Ednaston Investments Limited is a private company, limited by shares , registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

2. ACCOUNTING POLICIES

Basis of preparing the financial statements
These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

Turnover
Turnover is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes.

Tangible fixed assets
Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.
Fixtures and fittings - 20% on reducing balance

Stocks
Work in progress is valued at the lower of cost and net realisable value.

Cost is calculated using the first-in, first-out method and includes all purchase, transport, and handling costs in bringing stocks to their present location and condition.

Taxation
Taxation for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

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

Timing differences arise from the inclusion of income and expenses in tax assessments in periods different from those in which they are recognised in financial statements. Deferred tax is measured using tax rates and laws that have been enacted or substantively enacted by the year end and that are expected to apply to the reversal of the timing difference.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

3. EMPLOYEES AND DIRECTORS

The average number of employees during the year was 1 (2017 - NIL) .

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4. **TANGIBLE FIXED ASSETS**

	Totals	Freehold property	Fixtures and fittings
	£	£	£
COST			
At 1 January 2018	3,420,002	3,272,814	147,188
Additions	29,699	-	29,699
At 31 December 2018	3,449,701	3,272,814	176,887
DEPRECIATION			
At 1 January 2018	79,052	-	79,052
Charge for year	18,036	-	18,036
At 31 December 2018	97,088	-	97,088
NET BOOK VALUE			
At 31 December 2018	3,352,613	3,272,814	79,799
At 31 December 2017	3,340,950	3,272,814	68,136

No revaluation has been carried out during the year on the properties, however the Director believes that the current market value of the properties is in excess of £3.3 million and therefore feels that a revaluation or dilapidation is not necessary.

5. **DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.18	31.12.17
	£	£
Trade debtors	43,649	30,854
Other debtors	31,730	49,039
	75,379	79,893

6. **CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.18	31.12.17
	£	£
Bank loans and overdrafts	1,052,487	1,121,933
Trade creditors	40,373	45,964
Taxation and social security	27,464	43,529
Other creditors	133,543	132,040
	1,253,867	1,343,466

7. **CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR**

	31.12.18	31.12.17
	£	£
Other creditors	108,140	81,549

continued...

8. SECURED DEBTS

The following secured debts are included within creditors:

	31.12.18	31.12.17
	£	£
Bank overdrafts	7,831	531
Bank loans	1,044,656	1,121,402
	1,052,487	1,121,933

9. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	31.12.18	31.12.17
			£	£
100	Ordinary	£1	100	100

10. RESERVES

	Revaluation reserve
	£
At 1 January 2018 and 31 December 2018	999,261

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.