REGISTERED NUMBER: 03390021 (England and Wales)

Visualize Property Limited

Abbreviated Unaudited Accounts for the Year Ended 30 September 2014

Visualize Property Limited (Registered number: 03390021)

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Visualize Property Limited

Company Information for the Year Ended 30 September 2014

DIRECTOR:	D T Clarke
SECRETARY:	L Clarke
REGISTERED OFFICE:	5 Eider Close Buckingham Buckinghamshire MK18 1GL
REGISTERED NUMBER:	03390021 (England and Wales)
ACCOUNTANTS:	Tearle & Carver Limited Chandos House School Lane Buckingham Buckinghamshire MK18 1HD

Chartered Accountants' Report to the Director on the Unaudited Financial Statements of Visualize Property Limited

The following reproduces the text of the report prepared for the director in respect of the company's annual unaudited financial statements, from which the unaudited abbreviated accounts (set out on pages three to four) have been prepared.

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Visualize Property Limited for the year ended 30 September 2014 which comprise the Profit and Loss Account, the Balance Sheet and the related notes from the company's accounting records and from information and explanations you have given us.

As a practising member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at icaew.com/membershandbook.

This report is made solely to the director of Visualize Property Limited in accordance with the terms of our engagement letter dated 1 November 2010. Our work has been undertaken solely to prepare for your approval the financial statements of Visualize Property Limited and state those matters that we have agreed to state to the director of Visualize Property Limited in this report in accordance with AAF 2/10 as detailed at icaew.com/compilation. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and its director for our work or for this report.

It is your duty to ensure that Visualize Property Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and profit of Visualize Property Limited. You consider that Visualize Property Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the financial statements of Visualize Property Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.

Tearle & Carver Limited
Chandos House
School Lane
Buckingham
Buckinghamshire
MK18 1HD

Date: .....

Visualize Property Limited (Registered number: 03390021)

Abbreviated Balance Sheet
30 September 2014

	Notes	2014 £	£	2013 £	£
FIXED ASSETS					
Tangible assets	2		142,013		130,000
CURRENT ASSETS					
Cash at bank		6,176		2,999	
CREDITORS					
Amounts falling due within one year		1,752		1,674	
NET CURRENT ASSETS			4,424		1,325
TOTAL ASSETS LESS CURRENT LIABILITIES			146,437		131,325
CAPITAL AND RESERVES					
Called up share capital	3		4		4
Revaluation reserve			23,672		11,659
Profit and loss account			122,761		119,662
SHAREHOLDERS' FUNDS			146,437		131,325

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 30 September 2014.

The members have not required the company to obtain an audit of its financial statements for the year ended 30 September 2014 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges his 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 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 director on 25 June 2015 and were signed by:

D T Clarke - Director

Notes to the Abbreviated Accounts for the Year Ended 30 September 2014

1. ACCOUNTING POLICIES

Accounting convention
The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Tangible fixed assets
Depreciation is not charged on the property as the directors consider the effect to be immaterial.

2. TANGIBLE FIXED ASSETS

	Freehold property £
COST OR VALUATION	
At 1 October 2013	130,000
Revaluations	12,013
At 30 September 2014	142,013
NET BOOK VALUE	
At 30 September 2014	142,013
At 30 September 2013	130,000

3. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2014 £	2013 £
4	Ordinary	£1	4	4

4. ULTIMATE CONTROLLING PARTY

The company considers there to be no controlling party

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.