

Company Registration No 03598921 (England and Wales)

**MICHAEL SEHGAL PROPERTY COMPANY LTD**  
**ABBREVIATED ACCOUNTS**  
**FOR THE PERIOD ENDED 31 AUGUST 2011**

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# MICHAEL SEHGAL PROPERTY COMPANY LTD

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# **MICHAEL SEHGAL PROPERTY COMPANY LTD**

## **INDEPENDENT AUDITORS' REPORT TO MICHAEL SEHGAL PROPERTY COMPANY LTD**

### **UNDER SECTION 449 OF THE COMPANIES ACT 2006**

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We have examined the abbreviated accounts set out on pages 2 to 5, together with the financial statements of Michael Sehgal Property Company Ltd for the period ended 31 August 2011 prepared under section 396 of the Companies Act 2006

This report is made solely to the company, in accordance with Chapter 10 of Part 15 of the Companies Act 2006. Our work has been undertaken so that we might state to the company those matters we are required to state to it in a special auditors' report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company, for our work, for this report, or for the opinions we have formed.

#### **Respective responsibilities of directors and auditors**

The directors are responsible for preparing the abbreviated accounts in accordance with section 444 of the Companies Act 2006. It is our responsibility to form an independent opinion as to whether the company is entitled to deliver abbreviated accounts to the Registrar of Companies and whether the abbreviated accounts have been properly prepared in accordance with the regulations made under that section and to report our opinion to you.

We conducted our work in accordance with Bulletin 2008/4 issued by the Auditing Practices Board. In accordance with that Bulletin we have carried out the procedures we consider necessary to confirm, by reference to the financial statements, that the company is entitled to deliver abbreviated accounts and that the abbreviated accounts to be delivered are properly prepared.

#### **Opinion**

In our opinion the company is entitled to deliver abbreviated accounts prepared in accordance with section 444(3) of the Companies Act 2006, and the abbreviated accounts have been properly prepared in accordance with the regulations made under that section.



**Stephen Charlton FCA (Senior Statutory Auditor)**  
for and on behalf of Stokoe Rodger

9 December 2011

**Chartered Accountants**  
**Statutory Auditor**

15 Bankside  
The Watermark  
Gateshead  
Tyne & Wear  
NE11 9SY

# MICHAEL SEHGAL PROPERTY COMPANY LTD

## ABBREVIATED BALANCE SHEET

AS AT 31 AUGUST 2011

|                                                                | Notes | 2011<br>£          | £ | 2010<br>£          | £         |
|----------------------------------------------------------------|-------|--------------------|---|--------------------|-----------|
| <b>Fixed assets</b>                                            |       |                    |   |                    |           |
| Tangible assets                                                | 2     | 7,932,417          |   | 4,528,143          |           |
| Investments                                                    | 2     |                    | 1 |                    | 1         |
|                                                                |       | <u>7,932,418</u>   |   | <u>4,528,144</u>   |           |
| <b>Current assets</b>                                          |       |                    |   |                    |           |
| Debtors                                                        |       | 126,596            |   | 499,909            |           |
| Cash at bank and in hand                                       |       | <u>59,097</u>      |   | <u>218,947</u>     |           |
|                                                                |       | 185,693            |   | 718,856            |           |
| <b>Creditors' amounts falling due within one year</b>          | 3     | <u>(6,956,245)</u> |   | <u>(3,986,590)</u> |           |
| <b>Net current liabilities</b>                                 |       | <u>(6,770,552)</u> |   | <u>(3,267,734)</u> |           |
| <b>Total assets less current liabilities</b>                   |       | 1,161,866          |   | 1,260,410          |           |
| <b>Creditors' amounts falling due after more than one year</b> | 4     |                    | - |                    | (428,872) |
|                                                                |       | <u>1,161,866</u>   |   | <u>831,538</u>     |           |
| <b>Capital and reserves</b>                                    |       |                    |   |                    |           |
| Called up share capital                                        | 5     | 1,000              |   | 1,000              |           |
| Revaluation reserve                                            |       | 350,159            |   | 350,159            |           |
| Profit and loss account                                        |       | <u>810,707</u>     |   | <u>480,379</u>     |           |
| <b>Shareholders' funds</b>                                     |       | <u>1,161,866</u>   |   | <u>831,538</u>     |           |

These abbreviated accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime within Part 15 of the Companies Act 2006

Approved by the Board for issue on 9 December 2011

  
R Sehgal  
Director

Company Registration No. 03598921

# MICHAEL SEHGAL PROPERTY COMPANY LTD

## NOTES TO THE ABBREVIATED ACCOUNTS

**FOR THE PERIOD ENDED 31 AUGUST 2011**

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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)

The directors, having regard to the nature, size and complexity of the business, have assessed the financial risks affecting the company and its operations for the 12 months from the approval of the financial statements and consider it appropriate to prepare the financial statements on a going concern basis

#### **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 rents received on 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% On Cost          |
| Fixtures, fittings & equipment | 15% reducing balance |

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in market value is transferred to a revaluation reserve

#### **1.5 Investments**

Fixed asset investments are stated at cost less provision for diminution in value

# MICHAEL SEHGAL PROPERTY COMPANY LTD

## NOTES TO THE ABBREVIATED ACCOUNTS (CONTINUED)

FOR THE PERIOD ENDED 31 AUGUST 2011

### 2 Fixed assets

|                          | Tangible<br>assets<br>£ | Investments<br>£ | Total<br>£ |
|--------------------------|-------------------------|------------------|------------|
| <b>Cost or valuation</b> |                         |                  |            |
| At 1 March 2010          | 4,536,858               | 1                | 4,536,859  |
| Additions                | 3,408,798               | -                | 3,408,798  |
| At 31 August 2011        | 7,945,656               | 1                | 7,945,657  |
| <b>Depreciation</b>      |                         |                  |            |
| At 1 March 2010          | 8,715                   | -                | 8,715      |
| Charge for the period    | 4,524                   | -                | 4,524      |
| At 31 August 2011        | 13,239                  | -                | 13,239     |
| <b>Net book value</b>    |                         |                  |            |
| At 31 August 2011        | 7,932,417               | 1                | 7,932,418  |
| At 28 February 2010      | 4,528,143               | 1                | 4,528,144  |

### Holdings of more than 20%

The company holds more than 20% of the share capital of the following companies

| Company                        | Country of registration or<br>incorporation | Shares held<br>Class | %      |
|--------------------------------|---------------------------------------------|----------------------|--------|
| <b>Subsidiary undertakings</b> |                                             |                      |        |
| M Sehgal Properties (NE) Ltd   | England                                     | Ordinary             | 100.00 |

The aggregate amount of capital and reserves and the results of these undertakings for the last relevant financial year were as follows

|                              |                                            | Capital and<br>reserves<br>2011<br>£ | Profit/(loss)<br>for the year<br>2011<br>£ |
|------------------------------|--------------------------------------------|--------------------------------------|--------------------------------------------|
| M Sehgal Properties (NE) Ltd | Principal activity<br>Property Development | (132,413)                            | (69,928)                                   |

### 3 Creditors amounts falling due within one year

The aggregate amount of creditors for which security has been given amounted to £3,024,744 (2010 - £1,851,740)

# MICHAEL SEHGAL PROPERTY COMPANY LTD

## NOTES TO THE ABBREVIATED ACCOUNTS (CONTINUED)

**FOR THE PERIOD ENDED 31 AUGUST 2011**

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

The aggregate amount of creditors for which security has been given amounted to £- (2010 - £428,872)

| <b>5 Share capital</b>                    | <b>2011</b>       | <b>2010</b>       |
|-------------------------------------------|-------------------|-------------------|
|                                           | <b>£</b>          | <b>£</b>          |
| <b>Allotted, called up and fully paid</b> |                   |                   |
| 1,000 Ordinary of £1 each                 | 1,000             | 1,000             |
|                                           | <u>          </u> | <u>          </u> |