3720121

FINANCIAL STATEMENTS
For the Period 1st October 2003 to 30th September 2004

Property address

18/20 Eardley Crescent
London
SW5 9JZ

The Directors present the financial statements for the period ended 30th September 2004.

Principal activities:

The Management of the Property known as;
18/20 Eardley Crescent Management Company Limited
18/20 Eardley Crescent
London
SW5 9JZ

Company No – 03720121

Directors: Mr Sandra Lofts

Secretary: Mr Charles Metherell

Registered Office:

18/20 Eardley Crescent Management Company Limited
C/o TLC Property Management
8 Hogarth Place
Hogarth Road
London
SW5 0QT

AWLTM7CP
A06 0347
COMPANIES HOUSE 28/07/05

The directors are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the Company and to enable them to ensure that financial statements comply with the Companies Act 1985.

They are also responsible for safeguarding the assets of the Company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

In the preparation of the accounts, advantage has been taken of the special exemptions that apply to small companies under part 11 of the Companies Act Schedule 8, 1985.

The accounts were approved by the Board on 26 July 2005

The accounts have been verified by:

Direx Ltd, t/a TLC Property Management, 8 Hogarth Place, Hogarth Road, London, SW5 0QT.

Name of Company:

18/20 Eardley Crescent Management Company Limited

Income and Expenditure Account
For the period:
1st October 2003 to 30th September 2004

Net Income for the period;	**Income**	**Expenditure**
Opening Bank Balance	£4097.27	
Service Charges	£16966.66	
Interest rec'd (HSBC)	£61.47	
Other		
Notice of charge	£23.50	
Supplier refund	£202.11	
Total:	**£21351.01**	

Expenses (Detailed)

Insurance	£4717.64
Pest Control	£1454.57
Cleaning incl carpet clean	£1608.94
Electricity	£171.75
Management fees	£2350.00
Window clean	£935.24
Bank charges	£65.45
General Maintenance & Repairs	£1193.90
Entryphone	£623.39
Annual Return	£15.00
Purchase of Freehold	£4678.37
Greenscene	£937.44
Tenant refund	£295.00
Total	**£19046.69**

Surplus/Deficit **£2304.32**

Bank Closing Balance at 30/09/ 2004 **£1169.32**

Uncleared cheque - £1135.00

Closing balance (£1169.32), add un-cleared cheque (£1135.00) equals Surplus on account of **£2304.32**

18/20 Eardley Crescent Management Company Limited

BALANCE SHEET

As of
30th September 2004

Cash at Bank	**£1169.32**
Creditors	**£0.00**
Debtors	**£1135.00**

Shareholders Funds.

Shares Subscribed.	10	Nil Paid
Capital		£0.00

Total shareholders funds @ 30/09/2004 **£2304.32**

The directors have taken advantage of the special exemptions applicable to small companies conferred by Parts 1 and 11 of Schedule 8 to the Companies Act 1985 in the preparation of these accounts. The Directors have done so on the grounds that, in their opinion, the Company is entitled to the benefit of those exemptions because it meets the qualifying conditions for Small Companies as stated in Section 247 of the Companies Act 1985.

The Company is entitled to exemption from audit under section 249A (1) of the Companies Act 1985 for the year ending

30 September 2004

No Notice has been deposited under section 249B of the Companies Act (2) in relation to its financial statements for the financial year.

The Directors acknowledge their responsibilities for :-

[a] Ensuring that the Company keeps accounting records which comply with section 221 of the Companies Act 1985 and

[b] Preparing financial statements which give a true and fair view of the state of the Company as at the end of each financial year and its profit or loss for each financial year in accordance with the requirements of section 226 and which otherwise comply with the requirements of the Companies Act 1985 relating to financial statements so far as applicable to the Company

The Directors have:-

i. Taken advantage of the exemptions conferred by part11 of schedule 8 of the Companies Act 1985 and

ii. In their opinion the company is entitled to those exemptions on the basis that it qualifies as a small company.

On behalf of the Board ..... Director.

Date: 26.07.05