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**ARJ CONSTRUCTION PROPERTY LIMITED**

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**ABBREVIATED ACCOUNTS**  
**FOR THE YEAR ENDED 30 APRIL 2014**

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**ARJ CONSTRUCTION PROPERTY LIMITED**

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**INDEPENDENT AUDITOR'S REPORT TO ARJ CONSTRUCTION PROPERTY LIMITED  
UNDER SECTION 449 OF THE COMPANIES ACT 2006**

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We have examined the abbreviated accounts set out on pages 2 to 4, together with the financial statements of ARJ Construction Property Limited for the year ended 30 April 2014 prepared under section 396 of the Companies Act 2006.

This report is made solely to the company in accordance with section 449 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 Auditor's 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 AUDITOR**

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 are properly prepared.

**OPINION ON FINANCIAL STATEMENTS**

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 on pages 2 to 4 have been properly prepared in accordance with the regulations made under that section.



Alexander Bottom ACA (Senior statutory auditor)

for and on behalf of  
**Hillier Hopkins LLP**

Chartered Accountants  
Statutory Auditor

Radius House  
51 Clarendon Road  
Watford  
Herts

WD17 1HP

Date: *29th July 2014*

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ARJ CONSTRUCTION PROPERTY LIMITED  
REGISTERED NUMBER: 8548708

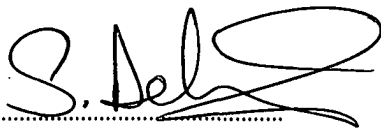
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ABBREVIATED BALANCE SHEET  
AS AT 30 APRIL 2014

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|                                                                | Note | £                | 2014<br>£        |
|----------------------------------------------------------------|------|------------------|------------------|
| <b>FIXED ASSETS</b>                                            |      |                  |                  |
| Tangible assets                                                | 2    |                  | 783,284          |
| <b>CURRENT ASSETS</b>                                          |      |                  |                  |
| Debtors                                                        |      | 2,261            |                  |
| Cash at bank                                                   |      | 7,365            |                  |
|                                                                |      | <u>9,626</u>     |                  |
| <b>CREDITORS: amounts falling due within one year</b>          |      | <u>(297,792)</u> |                  |
| <b>NET CURRENT LIABILITIES</b>                                 |      |                  | <u>(288,166)</u> |
| <b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>                   |      |                  | <u>495,118</u>   |
| <b>CREDITORS: amounts falling due after more than one year</b> | 3    |                  | <u>(483,250)</u> |
| <b>NET ASSETS</b>                                              |      |                  | <u>11,868</u>    |
| <b>CAPITAL AND RESERVES</b>                                    |      |                  |                  |
| Called up share capital                                        | 4    |                  | 1                |
| Profit and loss account                                        |      |                  | <u>11,867</u>    |
| <b>SHAREHOLDERS' FUNDS</b>                                     |      |                  | <u>11,868</u>    |

The abbreviated accounts, which have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006, were approved and authorised for issue by the board and were signed on its behalf by:



S J Doherty  
Director

Date: 23-7-14

The notes on pages 3 to 4 form part of these financial statements.

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**ARJ CONSTRUCTION PROPERTY LIMITED**

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**NOTES TO THE ABBREVIATED ACCOUNTS  
FOR THE YEAR ENDED 30 APRIL 2014**

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**1. ACCOUNTING POLICIES**

**1.1 Basis of preparation of financial statements**

The full financial statements, from which these abbreviated accounts have been extracted, have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

**1.2 Turnover**

Turnover comprises revenue recognised by the company in respect of rental income receivable during the year, exclusive of Value Added Tax and trade discounts. Rental income is recognised in the profit and loss on a straight line basis over the lease term.

**1.3 Tangible fixed assets and depreciation**

Tangible fixed assets are stated at cost less depreciation. Depreciation is provided at rates calculated to write off the cost of fixed assets, less their estimated residual value, over their expected useful lives on the following bases:

Freehold property                      -      over 50 years

**2. TANGIBLE FIXED ASSETS**

|                       |                       |
|-----------------------|-----------------------|
|                       | £                     |
| <b>Cost</b>           |                       |
| At 1 May 2013         | -                     |
| Additions             | 792,530               |
| At 30 April 2014      | <u>792,530</u>        |
| <b>Depreciation</b>   |                       |
| At 1 May 2013         | -                     |
| Charge for the year   | 9,246                 |
| At 30 April 2014      | <u>9,246</u>          |
| <b>Net book value</b> |                       |
| At 30 April 2014      | <u><u>783,284</u></u> |

**3. CREDITORS:**

**Amounts falling due after more than one year**

Creditors include amounts not wholly repayable within 5 years as follows:

|                          |                       |
|--------------------------|-----------------------|
|                          | 2014                  |
|                          | £                     |
| Repayable by instalments | <u><u>483,250</u></u> |

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**ARJ CONSTRUCTION PROPERTY LIMITED**

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**NOTES TO THE ABBREVIATED ACCOUNTS  
FOR THE YEAR ENDED 30 APRIL 2014**

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**3. CREDITORS:**

**Amounts falling due after more than one year (continued)**

During the year, a loan totalling £525,000 was taken out by the company. The loan will be for a term of fifteen years from the date it was first drawn down and interest will be charged at 2.75% per annum over the Bank of England Base Rate. The loan is secured over the freehold of the company's property and a debenture comprising fixed and floating charges over various assets of the business.

**4. SHARE CAPITAL**

**2014  
£**

**Allotted, called up and fully paid**

1 Ordinary share of £1

**1**

The following share was issued during the year for cash at par:

1 Ordinary Share of £1.

Details of the various rights attached to each type of share capital is included in the Articles of Association.