REGISTERED NUMBER: 08598621 (England and Wales)

UNAUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2019

FOR

GREAT OAK INVESTMENTS LIMITED

GREAT OAK INVESTMENTS LIMITED (REGISTERED NUMBER: 08598621)

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FOR THE YEAR ENDED 31 MARCH 2019

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GREAT OAK INVESTMENTS LIMITED

COMPANY INFORMATION
FOR THE YEAR ENDED 31 MARCH 2019

DIRECTORS:	Mr D A Morris Mr D C Norman Mr G A Reed
REGISTERED OFFICE:	93 Bohemia Road St Leonards on Sea East Sussex TN37 6RJ
REGISTERED NUMBER:	08598621 (England and Wales)
ACCOUNTANTS:	Acuity Professional Partnership LLP 91-97 Bohemia Road St Leonards on Sea East Sussex TN37 6RJ

STATEMENT OF FINANCIAL POSITION
31 MARCH 2019

	Notes	2019 £	£	2018 £	£
FIXED ASSETS					
Tangible assets	4		**2,964**		-
Investment property	5		**2,644,350**		950,000
			2,647,314		950,000
CURRENT ASSETS					
Debtors	6	**646**		8,737	
Cash at bank and in hand		**32,001**		101,766	
		32,647		110,503	
CREDITORS					
Amounts falling due within one year	7	**10,062**		84,736	
NET CURRENT ASSETS			**22,585**		25,767
TOTAL ASSETS LESS CURRENT LIABILITIES			**2,669,899**		975,767
CREDITORS					
Amounts falling due after more than one year	8		**(1,686,825)**		(433,444)
PROVISIONS FOR LIABILITIES	10		**(100,919)**		(100,919)
NET ASSETS			**882,155**		441,404
CAPITAL AND RESERVES					
Called up share capital	11		**15**		5
Share premium	12		**544,944**		-
Special reserve	12		**295,167**		403,677
Retained earnings	12		**42,029**		37,722
SHAREHOLDERS' FUNDS			**882,155**		441,404

The notes form part of these financial statements

continued...

STATEMENT OF FINANCIAL POSITION - continued
31 MARCH 2019

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2019.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2019 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their 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 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 Board of Directors on 14 June 2019 and were signed on its behalf by:

Mr D A Morris - Director

The notes form part of these financial statements

1. STATUTORY INFORMATION

Great Oak 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.

The presentation currency of the financial statements is the Pound Sterling (£).

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 as modified by the revaluation of certain assets.

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.
Computer equipment - 33% on cost

INVESTMENT PROPERTY

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in profit or loss.

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 statement of financial position date.

DEFERRED TAX

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the statement of financial position 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 NIL (2018 - 1).

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4. TANGIBLE FIXED ASSETS

	Fixtures and fittings £	Computer equipment £	Totals £
Cost			
At 1 April 2018	-	907	907
Additions	3,952	-	3,952
Disposals	-	(907)	(907)
At 31 March 2019	3,952	-	3,952
Depreciation			
At 1 April 2018	-	907	907
Charge for year	988	-	988
Eliminated on disposal	-	(907)	(907)
At 31 March 2019	988	-	988
Net book value			
At 31 March 2019	2,964	-	2,964
At 31 March 2018	-	-	-

5. INVESTMENT PROPERTY

	Total £
Fair value	
At 1 April 2018	950,000
Additions	1,713,819
Revaluations	(19,469)
At 31 March 2019	2,644,350
Net book value	
At 31 March 2019	2,644,350
At 31 March 2018	950,000

Fair value at 31 March 2019 is represented by:

	£
Valuation in 2017	504,596
Valuation in 2019	28,031
Cost	2,111,723
	2,644,350

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

	2019	2018
	£	£
Amounts owed by associates	-	7,689
Other debtors	646	1,048
	646	8,737

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

	2019	2018
	£	£
Trade creditors	-	26
Taxation and social security	9,222	12,624
Other creditors	840	72,086
	10,062	84,736

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

	2019	2018
	£	£
Bank loans	1,686,825	433,444

Amounts falling due in more than five years:

Repayable by instalments		
Bank loans more 5 yr by instal	1,495,795	433,444

9. **SECURED DEBTS**

The following secured debts are included within creditors:

	2019	2018
	£	£
Bank loans	1,686,825	433,444

10. **PROVISIONS FOR LIABILITIES**

	2019	2018
	£	£
Deferred tax	100,919	100,919

continued...

10. PROVISIONS FOR LIABILITIES - continued

	Deferred tax £
Balance at 1 April 2018	100,919
Balance at 31 March 2019	100,919

11. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2019 £	2018 £
15	Ordinary	£1	15	5

10 Ordinary shares of £1 each were allotted and fully paid for cash at par during the year.

12. RESERVES

	Retained earnings £	Share premium £	Special reserve £	Totals £
At 1 April 2018	37,722	-	403,677	441,399
Profit for the year	42,029			42,029
Amount transferred	(37,722)	544,944	(108,510)	398,712
At 31 March 2019	42,029	544,944	295,167	882,140

13. ULTIMATE CONTROLLING PARTY

The ultimate controlling party is Mr D A Morris.

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.