REGISTERED NUMBER: 09782838 (England and Wales)

UNAUDITED FINANCIAL STATEMENTS

FOR THE PERIOD 17 SEPTEMBER 2015 TO 31 JANUARY 2017

FOR

COLKIN HOUSE LIMITED

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FOR THE PERIOD 17 SEPTEMBER 2015 TO 31 JANUARY 2017

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COLKIN HOUSE LIMITED

COMPANY INFORMATION
FOR THE PERIOD 17 SEPTEMBER 2015 TO 31 JANUARY 2017

DIRECTORS:	J M Argent P L Cooper S J Sackett
REGISTERED OFFICE:	Colkin House, 16 Oakfield Road, Clifton, Bristol BS8 2AP
REGISTERED NUMBER:	09782838 (England and Wales)
ACCOUNTANTS:	Lawes & Co Boyce's Building 40-42 Regent Street Clifton Bristol BS8 4HU

BALANCE SHEET
31 JANUARY 2017

	Notes	£	£
FIXED ASSETS			
Tangible assets	3		**1,363,337**
CURRENT ASSETS			
Debtors	4	**3,249**	
Cash at bank		**54,778**	
		58,027	
CREDITORS			
Amounts falling due within one year	5	**578,232**	
NET CURRENT LIABILITIES			**(520,205)**
TOTAL ASSETS LESS CURRENT LIABILITIES			**843,132**
CREDITORS			
Amounts falling due after more than one year	6		**811,338**
NET ASSETS			**31,794**
CAPITAL AND RESERVES			
Called up share capital	8		**200**
Retained earnings	9		**31,594**
SHAREHOLDERS' FUNDS			**31,794**

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the period ended 31 January 2017.

The members have not required the company to obtain an audit of its financial statements for the period ended 31 January 2017 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 notes form part of these financial statements

continued...

BALANCE SHEET - continued
31 JANUARY 2017

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 9 June 2017 and were signed on its behalf by:

J M Argent - Director

1. STATUTORY INFORMATION

Colkin House 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.

2. ACCOUNTING POLICIES

Basis of preparing the financial statements
These financial statements have been prepared in accordance with the provisions of Section 1A "Small Entities" of Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

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.

Freehold property	- not provided
Improvements to property	- not provided

Deferred tax
Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

3. TANGIBLE FIXED ASSETS

	Freehold property £	Improvements to property £	Totals £
COST			
Additions	1,264,386	98,951	1,363,337
At 31 January 2017	1,264,386	98,951	1,363,337
NET BOOK VALUE			
At 31 January 2017	1,264,386	98,951	1,363,337

4. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	£
Trade debtors	214
Other debtors	3,035
	3,249

continued...

5. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	£
Trade creditors	1,675
Taxation and social security	16,135
Other creditors	560,422
	578,232

6. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	£
Other creditors	811,338

7. SECURED DEBTS

The following secured debts are included within creditors:

	£
Mortgage	852,470

The debt is secured on the assets of the company.

8. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	£
200	Ordinary	£1	200

9. RESERVES

	Retained earnings £
Profit for the period	31,594
At 31 January 2017	31,594

10. RELATED PARTY DISCLOSURES

During the year the company borrowed £198,000 from Studio Six Limited, a company with mutual shareholders. At the period end £198,000 was to be repaid. Also during the year the company charged Studio Six Limited £80,804.67 in rent and £17,897.82 for service charges.

During the year the company borrowed £300,000 from Claverton Holdings Ltd a company which owns shares in Colkin House Limited. At the period end £300,000 was to be repaid.

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11. ULTIMATE CONTROLLING PARTY

There is no ultimate 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.