

Financial Statements for the Year Ended 30 November 2020

for

Ryall Property Co Ltd

Contents of the Financial Statements
for the Year Ended 30 November 2020

	Page
Company Information	1
Balance Sheet	2
Notes to the Financial Statements	4

Ryall Property Co Ltd

Company Information for the Year Ended 30 November 2020

DIRECTOR:

E. A. Boulton

SECRETARY:

Mrs S. A. Boulton

REGISTERED OFFICE:

The Drey
The Park
West Leys Road
Swanland
HU14 3LU

REGISTERED NUMBER:

09889708 (England and Wales)

ACCOUNTANTS:

C. Hart & Company (Hull) Limited
74 Kenilworth Avenue
Hull
HU5 4BH

Ryall Property Co Ltd (Registered number: 09889708)

Balance Sheet 30 November 2020

	Notes	30.11.20 £	£	30.11.19 £	£
FIXED ASSETS					
Tangible assets	5		15,198		-
Investment property	6		<u>2,250,000</u>		<u>2,250,000</u>
			2,265,198		2,250,000
CURRENT ASSETS					
Cash at bank		54,426		7,950	
CREDITORS					
Amounts falling due within one year	7	<u>777,154</u>	<u>(722,728)</u>	<u>767,921</u>	<u>(759,971)</u>
NET CURRENT LIABILITIES					
TOTAL ASSETS LESS CURRENT LIABILITIES					
			1,542,470		1,490,029
CREDITORS					
Amounts falling due after more than one year	8		(775,680)		(778,896)
PROVISIONS FOR LIABILITIES					
NET ASSETS					
			<u>641,520</u>		<u>585,863</u>
CAPITAL AND RESERVES					
Called up share capital			100		100
Fair value reserve	10		534,048		534,048
Retained earnings			<u>107,372</u>		<u>51,715</u>
SHAREHOLDERS' FUNDS					
			<u>641,520</u>		<u>585,863</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 30 November 2020.

The members have not required the company to obtain an audit of its financial statements for the year ended 30 November 2020 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges his responsibilities for:

- ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- 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.

Ryall Property Co Ltd (Registered number: 09889708)

Balance Sheet - continued

30 November 2020

The financial statements have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies regime.

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the director and authorised for issue on 13 March 2021 and were signed by:

E. A. Boulton - Director

**Notes to the Financial Statements
for the Year Ended 30 November 2020**

1. STATUTORY INFORMATION

Ryall Property Co Ltd 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. STATEMENT OF COMPLIANCE

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.

3. ACCOUNTING POLICIES

Basis of preparing the financial statements

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.

Plant and machinery etc - 25% on reducing balance

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.

4. EMPLOYEES AND DIRECTORS

The average number of employees during the year was 2 (2019 - 2) .

5. TANGIBLE FIXED ASSETS

	Motor vehicles £
COST	
Additions	20,264
At 30 November 2020	<u>20,264</u>
DEPRECIATION	
Charge for year	5,066
At 30 November 2020	<u>5,066</u>
NET BOOK VALUE	
At 30 November 2020	<u>15,198</u>

Ryall Property Co Ltd (Registered number: 09889708)

Notes to the Financial Statements - continued for the Year Ended 30 November 2020

6. **INVESTMENT PROPERTY**

	Total £
FAIR VALUE	
At 1 December 2019	
and 30 November 2020	<u>2,250,000</u>
NET BOOK VALUE	
At 30 November 2020	<u>2,250,000</u>
At 30 November 2019	<u>2,250,000</u>

Fair value at 30 November 2020 is represented by:

	£
Valuation in 2019	659,318
Cost	<u>1,590,682</u>
	<u>2,250,000</u>

If investment property had not been revalued it would have been included at the following historical cost:

	30.11.20 £	30.11.19 £
Cost	<u>1,590,682</u>	<u>1,590,682</u>

Investment property was valued on an open market basis on 8 October 2019 by Matthew Limb Estate Agents .

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

	30.11.20 £	30.11.19 £
Bank loans and overdrafts	32,349	31,643
Hire purchase contracts	2,493	-
Tax	9,490	4,189
Social security and other taxes	588	-
Directors' current accounts	731,434	731,289
Accrued expenses	800	800
	<u>777,154</u>	<u>767,921</u>

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

	30.11.20 £	30.11.19 £
Bank loans - 1-2 years	33,996	33,255
Bank loans - 2-5 years	112,732	110,277
Bank loans more 5 yr by instal	617,527	635,364
Hire purchase contracts	11,425	-
	<u>775,680</u>	<u>778,896</u>

Amounts falling due in more than five years:

Repayable by instalments		
Bank loans more 5 yr by instal	<u>617,527</u>	<u>635,364</u>

Ryall Property Co Ltd (Registered number: 09889708)

Notes to the Financial Statements - continued
for the Year Ended 30 November 2020

9. SECURED DEBTS

The following secured debts are included within creditors:

	30.11.20	30.11.19
	£	£
Bank loans	<u>796,604</u>	<u>810,539</u>

The bank loans are secured by way of fixed and floating charges over all of the properties owned at the balance sheet date.

10. RESERVES

	Fair value reserve £
At 1 December 2019 and 30 November 2020	<u>534,048</u>

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.