

**XARTNER INVESTMENTS LIMITED
UNAUDITED ABRIDGED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 NOVEMBER 2019**

Xartner Investments Limited
Unaudited Financial Statements
For The Year Ended 30 November 2019

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Xartner Investments Limited
Abridged Balance Sheet
As at 30 November 2019

Registered number: 11069708

		30 November 2019		30 November 2018	
	Notes	£	£	£	£
FIXED ASSETS					
Tangible Assets			466,298		254,808
			466,298		254,808
CURRENT ASSETS					
Cash at bank and in hand		8,587		1,135	
		8,587		1,135	
Creditors: Amounts Falling Due Within One Year		(320,780)		(178,079)	
NET CURRENT ASSETS (LIABILITIES)			(312,193)		(176,944)
TOTAL ASSETS LESS CURRENT LIABILITIES			154,105		77,864
Creditors: Amounts Falling Due After More Than One Year			(175,164)		(84,000)
NET LIABILITIES			(21,059)		(6,136)
CAPITAL AND RESERVES					
Called up share capital	3		100		100
Profit and Loss Account			(21,159)		(6,236)
SHAREHOLDERS' FUNDS			(21,059)		(6,136)

Xartner Investments Limited
Abridged Balance Sheet (continued)
As at 30 November 2019

For the year ending 30 November 2019 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.
- These accounts have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies' regime.
- The company has taken advantage of section 444(1) of the Companies Act 2006 and opted not to deliver to the registrar a copy of the company's Profit and Loss Account.
- All of the company's members have consented to the preparation of an Abridged Profit and Loss Account and an Abridged Balance Sheet for the year end 30 November 2019 in accordance with section 444(2A) of the Companies Act 2006.

On behalf of the board

Mr Daniel Oprych

Director

18 September 2020

The notes on page 3 form part of these financial statements.

Xartner Investments Limited
Notes to the Abridged Financial Statements
For The Year Ended 30 November 2019

1. Accounting Policies

1.1. Basis of Preparation of Financial Statements

The financial statements are prepared under the historical cost convention and in accordance with the FRS 102 Section 1A Small Entities - The Financial Reporting Standard applicable in the UK and Republic of Ireland and the Companies Act 2006.

1.2. Going Concern Disclosure

The financial statements have been prepared on a going concern basis. This may not be appropriate and is dependent on the directors' continuing support. The directors' have confirmed that they have no intention of withdrawing that support in the next twelve months.

1.3. Turnover

Turnover is measured at the fair value of the consideration received or receivable from the renting of the investment properties.

1.4. Tangible Fixed Assets and Depreciation

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

1.5. Investment Properties

All investment properties are carried at fair value determined annually and derived from the current market rents and investment property yields for comparable real estate, adjusted if necessary for any difference in the nature, location or condition of the specific asset. No depreciation is provided for. Changes in fair value are recognised in the profit and loss account.

2. Average Number of Employees

Average number of employees, including directors, during the year was as follows: 2 (2018: 2)

3. Share Capital

	30 November 2019	30 November 2018
Allotted, Called up and fully paid	100	100

4. Related Party Transactions

Included in other creditors is £319,440 owed to Xartner Ltd.

The above company is related to Xartner Investments Ltd by common directorship and overlapping shareholding.

5. General Information

Xartner Investments Limited is a private company, limited by shares, incorporated in England & Wales, registered number 11069708 . The registered office is Highfields, Private Road, Wood Lane, Hucknall, Nottingham, NG15 6PP.

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.