

**XARTNER INVESTMENTS LIMITED
UNAUDITED ABRIDGED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 NOVEMBER 2020**

Xartner Investments Limited
Unaudited Financial Statements
For The Year Ended 30 November 2020

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Xartner Investments Limited
Abridged Balance Sheet
As at 30 November 2020

Registered number: 11069708

		2020		2019	
	Notes	£	£	£	£
FIXED ASSETS					
Tangible Assets			540,000		466,298
			540,000		466,298
CURRENT ASSETS					
Cash at bank and in hand		24,300		8,587	
		24,300		8,587	
Creditors: Amounts Falling Due Within One Year		(1,460)		(1,340)	
NET CURRENT ASSETS (LIABILITIES)			22,840		7,247
TOTAL ASSETS LESS CURRENT LIABILITIES			562,840		473,545
Creditors: Amounts Falling Due After More Than One Year			(542,817)		(494,604)
NET ASSETS/(LIABILITIES)			20,023		(21,059)
CAPITAL AND RESERVES					
Called up share capital	3		100		100
Fair Value Reserve	4		54,458		-
Profit and Loss Account			(34,535)		(21,159)
SHAREHOLDERS' FUNDS			20,023		(21,059)

Xartner Investments Limited
Abridged Balance Sheet (continued)
As at 30 November 2020

For the year ending 30 November 2020 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 2020 in accordance with section 444(2A) of the Companies Act 2006.

On behalf of the board

Mr Daniel Oprych

Director

24 February 2021

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 2020

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 which assumes that the company will continue to trade. The validity of this assumption is dependent on the continued support of the director and businesses under common control not requiring the withdrawal of their monies owed to them until sufficient funds are available. If the company were unable to trade, adjustments would have to be made to reduce the value of assets to their recoverable amount, to provide for any further liabilities that may arise and to reclassify fixed assets and long term liabilities as current assets and liabilities.

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. 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 (2019: 2)

3. Share Capital

	2020	2019
Allotted, Called up and fully paid	100	100

4. Reserves

	Fair Value Reserve
	£
Movements in fair value reserve	54,458
As at 30 November 2020	54,458

5. Related Party Transactions

Included in other creditors is £367,781 owed to Xartner Ltd.

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

This loan is interest free and there is not currently any plan for the loan to repaid in the near future.

6. 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.