REGISTERED NUMBER: 11434310 (England and Wales)

Wentworth Homes (Tara) Ltd

Unaudited Financial Statements

for the Year Ended 31st May 2022

Contents of the Financial Statements for the Year Ended 31st May 2022

	Page
Company Information	1
Statement of Financial Position	2
Notes to the Financial Statements	4

Wentworth Homes (Tara) Ltd

Company Information
for the Year Ended 31st May 2022

Directors:	Ms. B C Brebner Mr M S Brebner Mr C A P Carter Mrs. S E Carter
Registered office:	4th Floor 100 Fenchurch Street London EC3M 5JD
Registered number:	11434310 (England and Wales)
Accountants:	Wilson Stevens Accountants 4th Floor 100 Fenchurch Street London EC3M 5JD

Statement of Financial Position
31st May 2022

	Notes	2022 £	2022 £	2021 £	2021 £
Fixed assets					
Investment property	4		**2,250,000**		*1,960,595*
Current assets					
Debtors	5	**49,546**		*37,986*	
Cash at bank and in hand		**18,062**		*9,384*	
		67,608		*47,370*	
Creditors					
Amounts falling due within one year	6	**789,622**		*771,790*	
Net current liabilities			**(722,014)**		*(724,420)*
Total assets less current liabilities			**1,527,986**		*1,236,175*
Creditors					
Amounts falling due after more than one year	7		**(1,300,000)**		*(1,300,000)*
Provisions for liabilities			**(34,217)**		*-*
Net assets/(liabilities)			**193,769**		*(63,825)*
Capital and reserves					
Called up share capital			**4**		*4*
Fair value reserve			**255,188**		*-*
Retained earnings			**(61,423)**		*(63,829)*
			193,769		*(63,825)*

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31st May 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 31st May 2022 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

Statement of Financial Position - continued
31st May 2022

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 Board of Directors and authorised for issue on 4th November 2022 and were signed on its behalf by:

Mr M S Brebner - Director

The notes form part of these financial statements

Notes to the Financial Statements for the Year Ended 31st May 2022

1. Statutory information

Wentworth Homes (Tara) 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. 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.

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.

Turnover
Turnover represents rental income derived from the company's investment property.

3. Employees and directors

The average number of employees during the year was NIL (2021 - NIL).

4. **Investment property**

	Total
	£
Fair value	
At 1st June 2021	**1,960,595**
Revaluations	**289,405**
At 31st May 2022	**2,250,000**
Net book value	
At 31st May 2022	**2,250,000**
At 31st May 2021	*1,960,595*

The investment property was valued on a fair value basis by the company's directors on 31st May 2022.

Fair value at 31st May 2022 is represented by:

	£
Valuation in 2022	**289,405**
Cost	**1,960,595**
	2,250,000

5. **Debtors: amounts falling due within one year**

	2022	*2021*
	£	£
Other debtors	**49,546**	*37,986*

6. **Creditors: amounts falling due within one year**

	2022	*2021*
	£	£
Trade creditors	**375**	*728*
Other creditors	**789,247**	*771,062*
	789,622	*771,790*

7. **Creditors: amounts falling due after more than one year**

	2022	*2021*
	£	£
Bank loans	**1,300,000**	*1,300,000*

8. **Secured debts**

The following secured debts are included within creditors:

	2022	*2021*
	£	£
Bank loans	**1,300,000**	*1,300,000*

The bank loan is secured on the company's freehold property. The remaining term of the loan is 3 years 11 months. Interest rates of between 2.29% and 3.19% were applied to the loan during the year.

9. Ultimate controlling party

The ultimate parent undertaking is Wentworth Homes (Knowle Grove) Limited, a company incorporated in the United Kingdom whose registered office address is 4th Floor, 100 Fenchurch Street, London, EC3M 5JD.

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.