

Argyll Properties Scotland Limited

Annual Report and Unaudited Financial Statements
for the Year Ended 31 July 2024

Jack MacDonald & Co
Chartered Accountant
Cuan Aille
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Argyll
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Argyll Properties Scotland Limited

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Argyll Properties Scotland Limited

Company Information

Directors Mr Calum MacIachlainn
Mr Allan MacLean

Company secretary Mr Derwyn Hewitt

Registered office 8A Baliscate
Tobermory
Isle Of Mull
Argyll
PA75 6QA

Accountants Jack MacDonald & Co
Chartered Accountant
Cuan Aille
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Argyll Properties Scotland Limited

Directors' Report for the Year Ended 31 July 2024

The directors present their report and the financial statements for the year ended 31 July 2024.

Directors of the company

The directors who held office during the year were as follows:

Mr Calum Maclachlainn

Mr Allan MacLean

Principal activity

The principal activity of the company is property development & investment

Small companies provision statement

This report has been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

Approved and authorised by the Board on 11 March 2025 and signed on its behalf by:

.....

Mr Calum Maclachlainn

Director

**Chartered Accountants' Report to the Board of Directors on the Preparation of the Unaudited
Statutory Accounts of
Argyll Properties Scotland Limited
for the Year Ended 31 July 2024**

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the accounts of Argyll Properties Scotland Limited for the year ended 31 July 2024 as set out on pages 4 to 14 from the company's accounting records and from information and explanations you have given us.

As a practising member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at <http://www.icaew.com/regulation>.

This report is made solely to the Board of Directors of Argyll Properties Scotland Limited, as a body, in accordance with the terms of our engagement letter dated 1 January 2000. Our work has been undertaken solely to prepare for your approval the accounts of Argyll Properties Scotland Limited and state those matters that we have agreed to state to the Board of Directors of Argyll Properties Scotland Limited, as a body, in this report in accordance with ICAEW Technical Release 07/16 AAF. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Argyll Properties Scotland Limited and its Board of Directors as a body for our work or for this report.

It is your duty to ensure that Argyll Properties Scotland Limited has kept adequate accounting records and to prepare statutory accounts that give a true and fair view of the assets, liabilities, financial position and profit of Argyll Properties Scotland Limited. You consider that Argyll Properties Scotland Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the accounts of Argyll Properties Scotland Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory accounts.

.....
Jack MacDonald & Co
Chartered Accountant
Cuan Aille
1 Aldersyde
Taynuilt
Argyll
PA35 1AG

11 March 2025

Argyll Properties Scotland Limited

Profit and Loss Account for the Year Ended 31 July 2024

	Note	2024 £	2023 £
Turnover		236,060	59,422
Cost of sales		<u>(121,643)</u>	<u>(15,233)</u>
Gross profit		114,417	44,189
Administrative expenses		(80,145)	(60,787)
Other operating income		<u>1,353</u>	<u>-</u>
Operating profit/(loss)		<u>35,625</u>	<u>(16,598)</u>
Other interest receivable and similar income		775	663
Interest payable and similar expenses		<u>(20,799)</u>	<u>(1,648)</u>
		<u>(20,024)</u>	<u>(985)</u>
Profit/(loss) before tax	<u>3</u>	<u>15,601</u>	<u>(17,583)</u>
Profit/(loss) for the financial year		<u><u>15,601</u></u>	<u><u>(17,583)</u></u>

The above results were derived from continuing operations.

The company has no recognised gains or losses for the year other than the results above.

Argyll Properties Scotland Limited

Statement of Comprehensive Income for the Year Ended 31 July 2024

	2024 £	2023 £
Profit/(loss) for the year	15,601	(17,583)
Total comprehensive income for the year	15,601	(17,583)

Argyll Properties Scotland Limited

(Registration number: SC209521)

Balance Sheet as at 31 July 2024

	Note	2024 £	2023 £
Fixed assets			
Tangible assets	<u>4</u>	399,066	427,488
Current assets			
Stocks	<u>5</u>	56,000	85,903
Debtors	<u>6</u>	652,258	544,105
Cash at bank and in hand		<u>11,529</u>	<u>76,028</u>
		719,787	706,036
Creditors: Amounts falling due within one year	<u>7</u>	<u>(190,249)</u>	<u>(212,428)</u>
Net current assets		<u>529,538</u>	<u>493,608</u>
Total assets less current liabilities		928,604	921,096
Creditors: Amounts falling due after more than one year	<u>7</u>	<u>(240,519)</u>	<u>(248,612)</u>
Net assets		<u>688,085</u>	<u>672,484</u>
Capital and reserves			
Called up share capital	<u>8</u>	2	2
Retained earnings		<u>688,083</u>	<u>672,482</u>
Shareholders' funds		<u>688,085</u>	<u>672,484</u>

For the financial year ending 31 July 2024 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 of its accounts for the year in question in accordance with section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

Approved and authorised by the Board on 11 March 2025 and signed on its behalf by:

Argyll Properties Scotland Limited

(Registration number: SC209521)

Balance Sheet as at 31 July 2024

.....
Mr Calum MacIachlainn
Director

Argyll Properties Scotland Limited

Statement of Changes in Equity for the Year Ended 31 July 2024

	Share capital £	Retained earnings £	Total £
At 1 August 2023	2	672,482	672,484
Profit for the year	-	15,601	15,601
At 31 July 2024	2	688,083	688,085
	Share capital £	Retained earnings £	Total £
At 1 August 2022	2	690,065	690,067
Loss for the year	-	(17,583)	(17,583)
At 31 July 2023	2	672,482	672,484

Argyll Properties Scotland Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 July 2024

1 Accounting policies

Summary of significant accounting policies and key accounting estimates

The principal accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all the years presented, unless otherwise stated.

Statement of compliance

These financial statements have been prepared in accordance with Financial Reporting Standard 102 Section 1A smaller entities - 'The Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland' and the Companies Act 2006 (as applicable to companies subject to the small companies' regime).

Basis of preparation

These financial statements have been prepared using the historical cost convention except that as disclosed in the accounting policies certain items are shown at fair value.

Revenue recognition

Turnover comprises the fair value of the consideration received or receivable for the sale of goods and provision of services in the ordinary course of the company's activities. Turnover is shown net of sales/value added tax, returns, rebates and discounts.

The company recognises revenue when:

The amount of revenue can be reliably measured;

it is probable that future economic benefits will flow to the entity;

and specific criteria have been met for each of the company's activities.

Tangible assets

Tangible assets are stated in the balance sheet at cost, less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

The cost of tangible assets includes directly attributable incremental costs incurred in their acquisition and installation.

Depreciation

Depreciation is charged so as to write off the cost of assets, other than land and properties under construction over their estimated useful lives, as follows:

Asset class	Depreciation method and rate
Plant & machinery	20% reducing balance

Investments

Investment properties are stated at cost less depreciation. The fair value of these properties are disclosed in the notes to the financial statements

Cash and cash equivalents

Cash and cash equivalents comprise cash on hand and call deposits, and other short-term highly liquid investments that are readily convertible to a known amount of cash and are subject to an insignificant risk of change in value.

Argyll Properties Scotland Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 July 2024

Trade debtors

Trade debtors are amounts due from customers for merchandise sold or services performed in the ordinary course of business. Trade debtors are recognised initially at the transaction price. They are subsequently measured at amortised cost using the effective interest method, less provision for impairment. A provision for the impairment of trade debtors is established when there is objective evidence that the company will not be able to collect all amounts due according to the original terms of the receivables.

Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost is determined using the first-in, first-out (FIFO) method.

The cost of finished goods and work in progress comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the inventories to their present location and condition. At each reporting date, stocks are assessed for impairment. If stocks are impaired, the carrying amount is reduced to its selling price less costs to complete and sell; the impairment loss is recognised immediately in profit or loss.

Trade creditors

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Accounts payable are classified as current liabilities if the company does not have an unconditional right, at the end of the reporting period, to defer settlement of the creditor for at least twelve months after the reporting date. If there is an unconditional right to defer settlement for at least twelve months after the reporting date, they are presented as non-current liabilities.

Trade creditors are recognised initially at the transaction price and subsequently measured at amortised cost using the effective interest method.

Borrowings

Interest-bearing borrowings are initially recorded at fair value, net of transaction costs. Interest-bearing borrowings are subsequently carried at amortised cost, with the difference between the proceeds, net of transaction costs, and the amount due on redemption being recognised as a charge to the profit and loss account over the period of the relevant borrowing.

Interest expense is recognised on the basis of the effective interest method and is included in interest payable and similar charges. Borrowings are classified as current liabilities unless the company has an unconditional right to defer settlement of the liability for at least twelve months after the reporting date.

Share capital

Ordinary shares are classified as equity. Equity instruments are measured at the fair value of the cash or other resources received or receivable, net of the direct costs of issuing the equity instruments. If payment is deferred and the time value of money is material, the initial measurement is on a present value basis.

2 Staff numbers

The average number of persons employed by the company (including directors) during the year, was 3 (2023 - 3).

Argyll Properties Scotland Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 July 2024

3 Profit/loss before tax

Arrived at after charging/(crediting)

	2024 £	2023 £
Depreciation expense	3,422	3,787

4 Tangible assets

	Land and buildings £	Furniture, fittings and equipment £	Motor vehicles £	Total £
Cost or valuation				
At 1 August 2023	412,587	30,000	32,785	475,372
Disposals	(25,000)	-	-	(25,000)
At 31 July 2024	387,587	30,000	32,785	450,372
Depreciation				
At 1 August 2023	-	29,448	18,436	47,884
Charge for the year	-	552	2,870	3,422
At 31 July 2024	-	30,000	21,306	51,306
Carrying amount				
At 31 July 2024	387,587	-	11,479	399,066
At 31 July 2023	412,587	552	14,349	427,488

Included within the net book value of land and buildings above is £387,587 (2023 - £412,587) in respect of freehold land and buildings.

Revaluation

The fair value of the company's Freehold land and buildings was revalued on 31 July 2024. An independent valuer was not involved.

Freehold land and buildings are composed entirely of investment properties and are stated at cost less depreciation. These were valued by Mr Calum Maclachlainn (director) who is internal to the company. The basis of the valuation was market value which was estimated to be around £1,010,000 (2023 - £980,000).

Had this class of asset been measured on a historical cost basis, the carrying amount would have been £387,587 (2023 - £412,587).

Argyll Properties Scotland Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 July 2024

5 Stocks

	2024	2023
	£	£
Work in progress	56,000	85,903

6 Debtors

	2024	2023
Current	£	£
Trade debtors	77,673	110,520
Other debtors	574,585	433,585
	652,258	544,105

Argyll Properties Scotland Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 July 2024

7 Creditors

Creditors: amounts falling due within one year

	2024 £	2023 £
Due within one year		
Trade creditors	9,968	6,199
Taxation and social security	20,908	12,855
Other creditors	159,373	193,374
	<u>190,249</u>	<u>212,428</u>

Creditors: amounts falling due after more than one year

	Note	2024 £	2023 £
Due after one year			
Loans and borrowings	9	<u>240,519</u>	<u>248,612</u>

8 Share capital

Allotted, called up and fully paid shares

	2024		2023	
	No.	£	No.	£
Ordinary of £1 each	2	2	2	2
	<u>2</u>	<u>2</u>	<u>2</u>	<u>2</u>

9 Loans and borrowings

Non-current loans and borrowings

	2024 £	2023 £
Bank borrowings	<u>240,519</u>	<u>248,612</u>

10 Related party transactions

Summary of transactions with entities with joint control or significant interest

Dunaros Ltd
Loan
Repayable on demand

Argyll Properties Scotland Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 July 2024

Loans to related parties

	Entities with joint control or significant influence £	Total £
2024		
At start of period	388,000	388,000
Advanced	130,000	130,000
At end of period	518,000	518,000
	Entities with joint control or significant influence £	Total £
2023		
Advanced	388,000	388,000
At end of period	388,000	388,000

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.