REGISTERED NUMBER: SC254022 (Scotland)

Abbreviated Unaudited Accounts for the Year Ended 31 August 2012

for

WEARWELL PROPERTIES LIMITED

Contents of the Abbreviated Accounts for the Year Ended 31 August 2012

	Page
Company Information	1
Abbreviated Balance Sheet	2
Notes to the Abbreviated Accounts	3
Chartered Accountants' Report	4

WEARWELL PROPERTIES LIMITED

Company Information
for the Year Ended 31 August 2012

DIRECTOR:	J F O'Donnell
SECRETARY:	J F O'Donnell
REGISTERED OFFICE:	20 Battlefield Road Battlefield Glasgow G42 9QH
REGISTERED NUMBER:	SC254022 (Scotland)
ACCOUNTANTS:	Brand Jamieson & Co. Ltd. Chartered Accountants 2 Victoria Place Rutherglen Glasgow G73 2JP

Abbreviated Balance Sheet
31 August 2012

	Notes	31.8.12 £	31.8.11 £
FIXED ASSETS			
Investment property	2	**3,577,000**	3,577,000
CURRENT ASSETS			
Debtors		**1,000**	-
Cash at bank		**111**	11,725
		1,111	11,725
CREDITORS			
Amounts falling due within one year	3	**(2,021,172)**	(1,945,901)
NET CURRENT LIABILITIES		**(2,020,061)**	(1,934,176)
TOTAL ASSETS LESS CURRENT LIABILITIES		**1,556,939**	1,642,824
CAPITAL AND RESERVES			
Called up share capital	4	**150,000**	150,000
Revaluation reserve		**1,371,474**	1,371,474
Profit and loss account		**35,465**	121,350
SHAREHOLDERS' FUNDS		**1,556,939**	1,642,824

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 August 2012.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 August 2012 in accordance with Section 476 of the Companies Act 2006.

The director acknowledges his 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 abbreviated accounts have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies.

The financial statements were approved by the director on 28 November 2013 and were signed by:

J F O'Donnell - Director

The notes form part of these abbreviated accounts

Notes to the Abbreviated Accounts for the Year Ended 31 August 2012

1. ACCOUNTING POLICIES

Accounting convention

The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Investment property

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in market value is transferred to a revaluation reserve.

Deferred tax

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

2. INVESTMENT PROPERTY

	Total £
COST OR VALUATION	
At 1 September 2011 and 31 August 2012	**3,577,000**
NET BOOK VALUE	
At 31 August 2012	**3,577,000**
At 31 August 2011	3,577,000

3. CREDITORS

Creditors include an amount of £ 1,781,597 (31.8.11 - £ 1,731,781) for which security has been given.

4. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	**31.8.12** **£**	31.8.11 £
150,000	Ordinary	1	**150,000**	150,000

5. RELATED PARTY DISCLOSURES

The director has made loans to the company which have no fixed terms for repayment.

Chartered Accountants' Report to the Director on the Unaudited Financial Statements of Wearwell Properties Limited

The following reproduces the text of the report prepared for the director in respect of the company's annual unaudited financial statements, from which the unaudited abbreviated accounts (set out on pages two to three) have been prepared.

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of Wearwell Properties Limited for the year ended 31 August 2012 which comprise the Profit and Loss Account, the Balance Sheet, and the related notes 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 of Scotland, we are subject to its ethical and other professional requirements which are detailed at http://www.icas.org.uk/accountspreparationguidance.

This report is made solely to the director of Wearwell Properties Limited in accordance with our terms of engagement. Our work has been undertaken solely to prepare for your approval the financial statements of Wearwell Properties Limited and state those matters that we have agreed to state to the director of Wearwell Properties Limited in this report in accordance with the requirements of the Institute of Chartered Accountants of Scotland as detailed at http://www.icas.org.uk/accountspreparationguidance. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and its director for our work or for this report.

It is your duty to ensure that Wearwell Properties Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and loss of Wearwell Properties Limited. You consider that Wearwell Properties 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 financial statements of Wearwell Properties 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 financial statements.

Brand Jamieson & Co. Ltd.
Chartered Accountants
2 Victoria Place
Rutherglen
Glasgow
G73 2JP

28 November 2013

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.