Registered Number SC313813

ROSEBANK PROPERTY LIMITED

Abbreviated Accounts

31 March 2014

ROSEBANK PROPERTY LIMITED **Registered Number SC313813**

Abbreviated Balance Sheet as at 31 March 2014

	Notes	*2014*	*2013*
		£	£
Fixed assets			
Tangible assets	2	1,528,585	2,477,488
Investments	3	34,352	43,410
		1,562,937	2,520,898
Current assets			
Debtors		45,094	86,111
Investments		17,526	34,952
		62,620	121,063
Creditors: amounts falling due within one year	4	(1,181,078)	(1,667,194)
Net current assets (liabilities)		(1,118,458)	(1,546,131)
Total assets less current liabilities		444,479	974,767
Creditors: amounts falling due after more than one year	4	(1,463,150)	(1,358,750)
Total net assets (liabilities)		(1,018,671)	(383,983)
Capital and reserves			
Called up share capital	5	55,564	55,564
Profit and loss account		(1,074,235)	(439,547)
Shareholders' funds		(1,018,671)	(383,983)

- For the year ending 31 March 2014 the company was entitled to exemption under section 477 of the Companies Act 2006 relating to small companies.
- 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 in accordance with the provisions applicable to companies subject to the small companies regime.

Approved by the Board on 22 December 2014

And signed on their behalf by:
P G Neeson, Director

Notes to the Abbreviated Accounts for the period ended 31 March 2014

1 Accounting Policies

Basis of measurement and preparation of accounts
The accounts have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities effective April 2008.

Turnover policy
Turnover represents net invoiced value of rents and services recharged, excluding value added tax.

Tangible assets depreciation policy
Depreciation is provided at rates calculated to write off the cost less residual value of each asset over its expected useful life as follows:-
Land and buildings - No depreciation is charged on land and buildings.
Fixtures fittings
and Equipment - 20% straight line

Other accounting policies
Investment properties
Investment properties are included in the balance sheet at director's valuation. Although this accounting policy is in accordance with applicable accounting standard, SSAP 19, Accounting for Investment Properties, it is a departure from the general requirements of the Companies Act 2006. In the opinion of the director, compliance with the standard is necessary for the financial statements to give a true and fair view. Depreciation or amortisation is only one of many factors reflected in the annual valuation and the amount of this, which might otherwise have been charged, cannot be separately identified.
At the balance sheet date the director considers that cost of the properties reflects the market values.

Deferred taxation
Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date where transactions or events have occurred at that date that will result in an obligation to pay more, or a right to pay less or to receive more, tax, with the following exceptions:

Provision is made for tax on gains arising from the revaluation (and similar fair value adjustments) of fixed assets, and gains on disposal of fixed assets that have been rolled over into replacement assets, only to the extent that, at the balance sheet date, there is a binding agreement to dispose of the assets concerned. However, no provision is made where, on the basis of all available evidence at the balance sheet date, it is more likely than not that the taxable gain will be rolled over into replacement assets and charged to tax only where the replacement assets are sold;

Provision is made for deferred tax that would arise on remittance of the retained earnings of overseas subsidiaries, associates and joint ventures only to the extent that, at the balance sheet date, dividends have been accrued as receivable;

Deferred tax assets are recognised only to the extent that the directors consider that it is more likely

than not that there will be suitable taxable profits from which the future reversal of the underlying timing differences can be deducted.

Deferred tax is measured on an undiscounted basis at the tax rates that are expected to apply in the periods in which timing differences reverse, based on tax rates and laws enacted or substantively enacted at the balance sheet date.

Investments
Fixed asset investments are stated at cost less provision for permanent diminution in value.

Going Concern
At 31 March 2014 there was a deficit of assets of £1,018,671.

The director is of the opinion that the company can continue to address this position through a controlled policy of renting certain properties and disposing of the remaining properties in its portfolio. The company secured a three month rolling bank loan facility based on the disposal of certain properties. The company continues to meet the conditions of this facility and there are no indications from the bank this will be withdrawn. The company disposed of three of the properties during the year and a further two since the year end.

Baird Capital Partners Europe Limited, the ultimate controlling party, are aware of the position and have confirmed their support of the company whilst it continues to implement its policy of property disposal.

Given the continuing support of the bank and the ultimate controlling party, the financial statements have been prepared on the going concern basis.

2 **Tangible fixed assets**

	£
Cost	
At 1 April 2013	2,505,404
Additions	-
Disposals	(516,807)
Revaluations	(429,539)
Transfers	-
At 31 March 2014	1,559,058
Depreciation	
At 1 April 2013	27,916
Charge for the year	2,557
On disposals	-
At 31 March 2014	30,473
Net book values	
At 31 March 2014	1,528,585
At 31 March 2013	2,477,488

3 **Fixed assets Investments**

At Cost
At 1 April 2013 43,410
Disposals (9,058)
Net Book Value
At 31 March 2014

34,352
======

4 **Creditors**

	2014	*2013*
	£	£
Secured Debts	1,129,150	1,600,559
Non-instalment debts due after 5 years	1,463,150	1,358,750

5 **Called Up Share Capital**

Allotted, called up and fully paid:

	2014	*2013*
	£	£
4,167,700 A Ordinary shares of £0.01 each	41,677	41,677
1,388,700 B Ordinary shares of £0.01 each	13,887	13,887

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