

ABBREVIATED UNAUDITED ACCOUNTS

FOR THE YEAR ENDED

31 MAY 2014

FOR

**ST JAMES PROPERTY INVESTMENTS (UK)
LIMITED**

**ST JAMES PROPERTY INVESTMENTS (UK)
LIMITED (REGISTERED NUMBER: 05820753)**

**CONTENTS OF THE ABBREVIATED ACCOUNTS
FOR THE YEAR ENDED 31 MAY 2014**

	Page
Company Information	1
Chartered Accountants' Report	2
Abbreviated Balance Sheet	3
Notes to the Abbreviated Accounts	5

**ST JAMES PROPERTY INVESTMENTS (UK)
LIMITED**

**COMPANY INFORMATION
FOR THE YEAR ENDED 31 MAY 2014**

DIRECTORS:

S P Pfeiffer
J P Bacon

REGISTERED OFFICE:

Maria House
35 Millers Road
Brighton
East Sussex
BN1 5NP

REGISTERED NUMBER:

05820753 (England and Wales)

ACCOUNTANTS:

Chisnall Comer Ismail & Co
Chartered Accountants
Maria House
35 Millers Road
Brighton
East Sussex
BN1 5NP

**CHARTERED ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS
ON THE UNAUDITED FINANCIAL STATEMENTS OF
ST JAMES PROPERTY INVESTMENTS (UK)
LIMITED**

The following reproduces the text of the report prepared for the directors in respect of the company's annual unaudited financial statements, from which the unaudited abbreviated accounts (set out on pages three to five) 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 St James Property Investments (UK) Limited for the year ended 31 May 2014 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 in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at icaew.com/membershandbook.

This report is made solely to the Board of Directors of St James Property Investments (UK) Limited, as a body, in accordance with our terms of engagement. Our work has been undertaken solely to prepare for your approval the financial statements of St James Property Investments (UK) Limited and state those matters that we have agreed to state to the Board of Directors of St James Property Investments (UK) Limited, as a body, in this report in accordance with AAF 2/10 as detailed at icaew.com/compilation. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and its Board of Directors, as a body, for our work or for this report.

It is your duty to ensure that St James Property Investments (UK) 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 profit of St James Property Investments (UK) Limited. You consider that St James Property Investments (UK) 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 St James Property Investments (UK) 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.

Chisnall Comer Ismail & Co
Chartered Accountants
Maria House
35 Millers Road
Brighton
East Sussex
BN1 5NP

This page does not form part of the abbreviated accounts

**ST JAMES PROPERTY INVESTMENTS (UK)
LIMITED (REGISTERED NUMBER: 05820753)**

**ABBREVIATED BALANCE SHEET
31 MAY
2014**

	Notes	2014 £	2013 £
CURRENT ASSETS			
Stocks		354,712	248,389
Debtors		-	337
Cash at bank		549	1,471
		355,261	250,197
CREDITORS			
Amounts falling due within one year	2	332,086	175,476
NET CURRENT ASSETS		23,175	74,721
TOTAL ASSETS LESS CURRENT LIABILITIES		23,175	74,721
CREDITORS			
Amounts falling due after more than one year		-	56,178
NET ASSETS		23,175	18,543
CAPITAL AND RESERVES			
Called up share capital	3	150	150
Profit and loss account		23,025	18,393
SHAREHOLDERS' FUNDS		23,175	18,543

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 May 2014.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 May 2014 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- ensuring that the company keeps accounting records which comply with Sections 386 and (a) 387 of the Companies Act 2006 and 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 (b) 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 abbreviated accounts

**ST JAMES PROPERTY INVESTMENTS (UK)
LIMITED (REGISTERED NUMBER: 05820753)**

**ABBREVIATED BALANCE SHEET - continued
31 MAY
2014**

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 Board of Directors on 3 February 2015 and were signed on its behalf by:

S P Pfeiffer - Director

The notes form part of these abbreviated accounts

NOTES TO THE ABBREVIATED ACCOUNTS
FOR THE YEAR ENDED 31 MAY 2014

1. **ACCOUNTING POLICIES**

Accounting convention

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Stocks and work in progress

Work in progress is valued at the lower of cost and net realisable value. Costs include all direct costs and an appropriate proportion of fixed and variable overheads.

Deferred tax

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

Turnover

Turnover relates to income received from the sale of development properties.

2. **CREDITORS**

Creditors include an amount of £ 0 (2013 - £ 155,101) for which security has been given.

3. **CALLED UP SHARE CAPITAL**

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2014 £	2013 £
150	Ordinary	£1	<u>150</u>	<u>150</u>

4. **DIRECTORS' ADVANCES, CREDITS AND GUARANTEES**

Included in other creditors are loans from the directors amounting to £309,000 from Mr J Bacon and £20,029 from Mr S Pfeiffer.