

Company Registration No. 11881524 (England and Wales)

**SHAVIRAM ZETA FINANCE LIMITED**  
**ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS**  
**FOR THE PERIOD ENDED 31 DECEMBER 2019**

# SHAVIRAM ZETA FINANCE LIMITED

## COMPANY INFORMATION

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<b>Directors</b>	I Shavit J Funnell R Wechsler	(Appointed 14 March 2019) (Appointed 14 March 2019) (Appointed 14 March 2019)
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<b>Company number</b>	11881524
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<b>Registered office</b>	First Floor Offices Farley Court Allsop Place London England NW1 5LG
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<b>Accountants</b>	Harold Everett Wreford LLP 38 Warren Street London W1T 6AE
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# SHAVIRAM ZETA FINANCE LIMITED

## CONTENTS

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	Page
Directors' report	1
Profit and loss account	2
Balance sheet	3
Notes to the financial statements	4 - 6

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# SHAVIRAM ZETA FINANCE LIMITED

## DIRECTORS' REPORT

**FOR THE PERIOD ENDED 31 DECEMBER 2019**

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The directors present their annual report and financial statements for the period ended 31 December 2019.

### Principal activities

The principal activity of the company is that of engaging in property development and provision of finance.

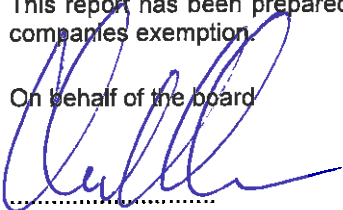
### Directors

The directors who held office during the period and up to the date of signature of the financial statements were as follows:

I Shavit	(Appointed 14 March 2019)
J Funnell	(Appointed 14 March 2019)
R Wechsler	(Appointed 14 March 2019)

This report has been prepared in accordance with the provisions applicable to companies entitled to the small companies exemption.

On behalf of the board



I Shavit  
Director

Date: 23/11/2020

# SHAVIRAM ZETA FINANCE LIMITED

## PROFIT AND LOSS ACCOUNT

*FOR THE PERIOD ENDED 31 DECEMBER 2019*

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	Period ended 31 December 2019 £
Profit before taxation	-
Tax on profit	-
Profit for the financial period	-

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# SHAVIRAM ZETA FINANCE LIMITED

## BALANCE SHEET

AS AT 31 DECEMBER 2019

	Notes	2019 £	£
<b>Current assets</b>			
Debtors	3	22,738,629	
<b>Net current assets</b>			22,738,629
<b>Creditors: amounts falling due after more than one year</b>	4	(22,738,529)	
<b>Net assets</b>			<u>100</u>
<b>Capital and reserves</b>			
Called up share capital	5		<u>100</u>

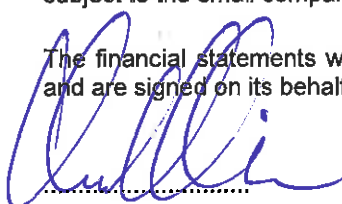
For the financial period ended 31 December 2019 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The member has not required the company to obtain an audit of its financial statements for the period in question in accordance with section 476.

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements were approved by the board of directors and authorised for issue on .....  
and are signed on its behalf by:



I Shavit  
Director

23/11/2020

Company Registration No. 11881524

# SHAVIRAM ZETA FINANCE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS

### FOR THE PERIOD ENDED 31 DECEMBER 2019

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#### 1 Accounting policies

##### Company information

Shaviram Zeta Finance Limited is a private company limited by shares incorporated in England and Wales. The registered office is First Floor Offices, Farley Court, Allsop Place, London, England, NW1 5LG.

#### 1.1 Accounting convention

These financial statements have been prepared in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the requirements of the Companies Act 2006 as applicable to companies subject to the small companies regime. The disclosure requirements of section 1A of FRS 102 have been applied other than where additional disclosure is required to show a true and fair view.

The financial statements are prepared in sterling, which is the functional currency of the company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

#### 1.2 Reporting period

The figures in the current year columns represent the profit and loss account for the period 14 March 2019 to 31 December 2019 and the balance sheet at 31 December 2019. This is the first period since its incorporation on 14 March 2019.

#### 1.3 Cash at bank and in hand

Cash at bank and in hand are basic financial assets and include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

#### 1.4 Financial instruments

The company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the company's balance sheet when the company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### **Basic financial assets**

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### **Classification of financial liabilities**

Financial liabilities and equity instruments are classified according to the substance of the contractual arrangements entered into. An equity instrument is any contract that evidences a residual interest in the assets of the company after deducting all of its liabilities.

# SHAVIRAM ZETA FINANCE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE PERIOD ENDED 31 DECEMBER 2019

### 1 Accounting policies

(Continued)

#### **Basic financial liabilities**

Basic financial liabilities, including creditors, bank loans, loans from fellow group companies and preference shares that are classified as debt, are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

#### 1.5 Equity instruments

Equity instruments issued by the company are recorded at the proceeds received, net of transaction costs. Dividends payable on equity instruments are recognised as liabilities once they are no longer at the discretion of the company.

### 2 Employees

The average monthly number of persons (including directors) employed by the company during the period was 3.

### 3 Debtors

	2019 £
<b>Amounts falling due within one year:</b>	
Amounts owed by group undertakings	22,738,529
Other debtors	100
	<u>22,738,629</u>

### 4 Creditors: amounts falling due after more than one year

	2019 £
Other creditors	<u>22,738,529</u>
Creditors which fall due after five years are as follows:	
Payable other than by instalments	<u>22,738,529</u>

# SHAVIRAM ZETA FINANCE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE PERIOD ENDED 31 DECEMBER 2019

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5 Called up share capital

2019  
£

Ordinary share capital

Issued and fully paid

100 Ordinary shares of £1 each

100

