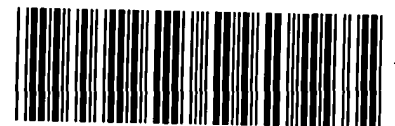




Limited Liability Partnership Registration No. OC373304 (England and Wales)

FREEBIRD PROPERTY LLP
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MARCH 2018
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FREEBIRD PROPERTY LLP

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FREEBIRD PROPERTY LLP

BALANCE SHEET

AS AT 31 MARCH 2018

	Notes	2018 £	£	2017 £	£
Fixed assets					
Tangible assets	2		1,091,318		1,100,164
Current assets					
Debtors	3	651,020		823,681	
Cash at bank and in hand		830		8,599	
		<u>651,850</u>		<u>832,280</u>	
Creditors: amounts falling due within one year	4	<u>(99,779)</u>		<u>(89,305)</u>	
Net current assets			552,071		742,975
Total assets less current liabilities			<u>1,643,389</u>		<u>1,843,139</u>
Creditors: amounts falling due after more than one year	5		(1,396,036)		(1,468,418)
Net assets attributable to members			<u>247,353</u>		<u>374,721</u>
Represented by:					
Loans and other debts due to members within one year	6				
Amounts due in respect of profits			5,229		88,486
Other amounts			242,124		286,235
			<u>247,353</u>		<u>374,721</u>
Total members' interests	6				
Loans and other debts due to members			<u>247,353</u>		<u>374,721</u>

The members of the limited liability partnership have elected not to include a copy of the profit and loss account within the financial statements.

For the financial year ended 31 March 2018 the limited liability partnership was entitled to exemption from audit under section 477 of the Companies Act 2006 (as applied by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008) relating to small limited liability partnerships.

The members acknowledge their responsibilities for complying with the requirements of the Act (as applied to limited liability partnerships) with respect to accounting records and the preparation of accounts.

These financial statements have been prepared and delivered in accordance with the provisions applicable to limited liability partnerships subject to the small limited liability partnerships regime.

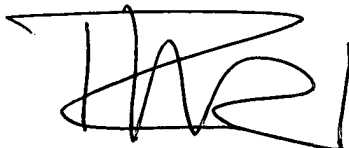
FREEBIRD PROPERTY LLP

BALANCE SHEET (CONTINUED)

AS AT 31 MARCH 2018

The financial statements were approved by the members and authorised for issue on 20 December 2018 and are signed on their behalf by:

R M Ward
Designated member

A handwritten signature in black ink, appearing to be 'RM Ward', written over a horizontal line.

Limited Liability Partnership Registration No. OC373304

FREEBIRD PROPERTY LLP

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2018

1 Accounting policies

Limited liability partnership information

Freebird Property LLP is a limited liability partnership incorporated in England and Wales. The registered office is 3 St Ann's Churchyard, Manchester, M2 7LN.

The limited liability partnership's principal activities are disclosed in the Members' Report.

1.1 Accounting convention

These financial statements have been prepared in accordance with the Statement of Recommended Practice "Accounting by Limited Liability Partnerships" issued in January 2017, together 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 have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

1.2 Turnover

Turnover represents amounts receivable for property rentals.

1.3 Members' participating interests

Members' participation rights are the rights of a member against the LLP that arise under the members' agreement (for example, in respect of amounts subscribed or otherwise contributed remuneration and profits).

Members' participation rights in the earnings or assets of the LLP are analysed between those that are, from the LLP's perspective, either a financial liability or equity, in accordance with section 22 of FRS 102. A member's participation rights including amounts subscribed or otherwise contributed by members, for example members' capital, are classed as liabilities unless the LLP has an unconditional right to refuse payment to members, in which case they are classified as equity.

All amounts due to members that are classified as liabilities are presented within 'Loans and other debts due to members' and, where such an amount relates to current year profits, they are recognised within 'Members' remuneration charged as an expense' in arriving at the relevant year's result. Undivided amounts that are classified as equity are shown within 'Members' other interests'. Amounts recoverable from members are presented as debtors and shown as amounts due from members within members' interests.

1.4 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Land and buildings freehold	Not depreciated as under development
Fixtures, fittings & equipment	15% reducing balance
Motor vehicles	25% reducing balance

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the profit and loss account.

FREEBIRD PROPERTY LLP

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2018

1 Accounting policies

(Continued)

1.5 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.

1.6 Financial instruments

The limited liability partnership 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 limited liability partnership's statement of financial position when the limited liability partnership becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset and 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.

Other financial assets

Other financial assets, including investments in equity instruments which are not subsidiaries, associates or joint ventures, are initially measured at fair value, which is normally the transaction price. Such assets are subsequently carried at fair value and the changes in fair value are recognised in profit or loss, except that investments in equity instruments that are not publicly traded and whose fair values cannot be measured reliably are measured at cost less impairment.

Impairment of financial assets

Financial assets, other than those held at fair value through profit and loss, are assessed for indicators of impairment at each reporting end date.

Financial assets are impaired where there is objective evidence that, as a result of one or more events that occurred after the initial recognition of the financial asset, the estimated future cash flows have been affected. If an asset is impaired, the impairment loss is the difference between the carrying amount and the present value of the estimated cash flows discounted at the asset's original effective interest rate. The impairment loss is recognised in profit or loss.

If there is a decrease in the impairment loss arising from an event occurring after the impairment was recognised, the impairment is reversed. The reversal is such that the current carrying amount does not exceed what the carrying amount would have been, had the impairment not previously been recognised. The impairment reversal is recognised in profit or loss.

Derecognition of financial assets

Financial assets are derecognised only when the contractual rights to the cash flows from the asset expire or are settled, or when the limited liability partnership transfers the financial asset and substantially all the risks and rewards of ownership to another entity, or if some significant risks and rewards of ownership are retained but control of the asset has transferred to another party that is able to sell the asset in its entirety to an unrelated third party.

FREEBIRD PROPERTY LLP

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2018

1 Accounting policies

(Continued)

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 limited liability partnership after deducting all of its liabilities.

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.

Derecognition of financial liabilities

Financial liabilities are derecognised when the limited liability partnership's obligations expire or are discharged or cancelled.

2 Tangible fixed assets

	Land and buildings freehold £	Fixtures, fittings & equipment £	Motor vehicles £	Total £
Cost				
At 1 April 2017 and 31 March 2018	1,064,222	3,150	56,688	1,124,060
Depreciation and impairment				
At 1 April 2017	-	1,752	22,144	23,896
Depreciation charged in the year	-	210	8,636	8,846
At 31 March 2018	-	1,962	30,780	32,742
Carrying amount				
At 31 March 2018	1,064,222	1,188	25,908	1,091,318
At 31 March 2017	1,064,222	1,398	34,544	1,100,164

The net book value of other tangible fixed assets includes £25,908 (2017 - £34,544) in respect of assets held under finance leases or hire purchase contracts. The depreciation charge in respect of such assets amounted to £8,636 (2017 - £11,515) for the year.

FREEBIRD PROPERTY LLP

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2018

3 Debtors	2018	2017
	£	£
Amounts falling due within one year:		
Trade debtors	66,323	57,229
Other debtors	584,697	766,452
	<u>651,020</u>	<u>823,681</u>

Other debtors include an amount of £581,511 (2017 - £763,266) which is due after more than one year.

4 Creditors: amounts falling due within one year	2018	2017
	£	£
Bank loans and overdrafts	66,815	66,512
Obligations under finance leases	6,218	6,218
Trade creditors	19,922	11,268
Other taxation and social security	3,465	1,421
Accruals and deferred income	3,359	3,886
	<u>99,779</u>	<u>89,305</u>

5 Creditors: amounts falling due after more than one year	2018	2017
	£	£
Bank loans and overdrafts	1,372,282	1,438,446
Obligations under finance leases	23,754	29,972
	<u>1,396,036</u>	<u>1,468,418</u>

The bank loan and hire purchase creditors are secured by fixed charges over the assets of the LLP.

FREEBIRD PROPERTY LLP

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2018

6 Reconciliation of Members' Interests

	DEBT Loans and other debts due to members less any amounts due from members in debtors		TOTAL MEMBERS' INTERESTS
	£	£	£
Amounts due to members	374,721		
Members' interests at 1 April 2017	374,721	374,721	374,721
Members' remuneration charged as an expense, including employment costs and retirement benefit costs	65,645	65,645	65,645
Profit for the financial year available for discretionary division among members	-	-	-
Members' interests after loss and remuneration for the year	440,368	440,368	440,368
Repayment of debt (including members' capital classified as a liability)	(44,111)	(44,111)	(44,111)
Drawings	(148,904)	(148,904)	(148,904)
Members' interests at 31 March 2018	247,353	247,353	247,353
Amounts due to members	247,353		
	247,353		

7 Loans and other debts due to members

In the event of a winding up the amounts included in "Loans and other debts due to members" will rank equally with unsecured creditors.