



STATEMENT OF FINAL ACCOUNT

Job Reference: 2020 House, Skinner Lane, Leeds

Issue Date: 20 September 2022

Issued By: Castles Special Projects LLP
Address: 46 Broadway, Swinton, Mexborough,
South Yorkshire, S64 8HF

Employer 20:20 House (Residential Management) Limited
Address: 20:20 House, Skinner Lane, Leeds, LS7
1BB

Contractor: Castles Special Projects LLP
Address: 46 Broadway, Swinton, Mexborough,
South Yorkshire, S64 8HF

Works: Cladding remedial works to 2020 House (phase 2 non-ACM Cladding)

We hereby confirm that the final account for the above works as follows:

Contract Sum		£1,504,380.01
Adjustments to the contract sum		-£0.77
[1] Provisional Sums	-£126,162.87	
[2] Variations	£126,162.10	
sub total	-£0.77	
		£1,504,379.24
Less: Amount certified to date		£1,504,379.24
Uncertified Balance excluding Retention Currently Held (£22,565.69)		£0.00

Signed:

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) for and on behalf of 2020 House (Residential Management) Ltd

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) for and on behalf of Castles Special Projects LLP

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This Statement of Final Account in the sum of £1,504,379.24 (One Million Five Hundred and Four Thousand, Three Hundred and Seventy Nine Pounds and Twenty Four Pence) is agreed for all works as full and final settlement in connection with the building contract – subject to any withholding notices the Employer may issue in respect of Liquidated and Ascertained Damages which can be properly levied under the Contract.