

Registration number: 13683622

4 Cinnaminta Ltd

Annual Report and Unaudited Financial Statements
for the Year Ended 31 December 2024

4 Cinnaminta Ltd

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4 Cinnaminta Ltd

Company Information

Directors Dr Thomas James Rourke
Mr David Charles Granat

Registered office 1 Market Hill
Calne
Wiltshire
SN11 0BT

4 Cinnaminta Ltd

(Registration number: 13683622)
Balance Sheet as at 31 December 2024

	Note	2024 £	2023 £
Fixed assets			
Investment property	<u>2</u>	1,200,000	1,200,000
Current assets			
Debtors	<u>3</u>	252,497	227,842
Creditors: Amounts falling due within one year	<u>4</u>	<u>(676)</u>	<u>(675)</u>
Net current assets		<u>251,821</u>	<u>227,167</u>
Total assets less current liabilities		1,451,821	1,427,167
Creditors: Amounts falling due after more than one year	<u>4</u>	<u>(1,124,754)</u>	<u>(1,124,130)</u>
Provisions for liabilities		<u>(65,515)</u>	<u>(65,515)</u>
Net assets		<u>261,552</u>	<u>237,522</u>
Capital and reserves			
Called up share capital		100	100
Revaluation reserve		279,301	279,301
Retained earnings		<u>(17,849)</u>	<u>(41,879)</u>
Shareholders' funds		<u>261,552</u>	<u>237,522</u>

For the financial year ending 31 December 2024 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime and FRS 102 'The Financial Reporting Standard Applicable in the UK and Republic of Ireland'.

Approved and authorised by the Board on 4 September 2025 and signed on its behalf by:

.....
Dr Thomas James Rourke
Director

4 Cinnaminta Ltd

Notes to the Unaudited Financial Statements for the Year Ended 31 December 2024

1 Staff numbers

The average number of persons employed by the company (including directors) during the year, was 0 (2023 - 0).

2 Investment properties

	2024
	£
At 1 January	1,200,000
At 31 December	1,200,000

The fair value of the property at the year end was arrived at on the basis of a valuation carried out at that date by the director of the company, who is not a professionally qualified valuer. The valuation was arrived at by reference to the market evidence of transaction prices of similar properties in the location that the property is situated.

There has been no valuation of investment property by an independent valuer.

3 Debtors

	Note	2024	2023
		£	£
Current			
Amounts owed by related parties		252,497	227,575
Prepayments		-	267
		252,497	227,842

4 Creditors

Creditors: amounts falling due within one year

	2024	2023
	£	£
Due within one year		
Accruals and deferred income	675	675
Other creditors	1	-
	676	675

Creditors: amounts falling due after more than one year

	Note	2024	2023
		£	£
Due after one year			
Loans and borrowings		1,124,754	1,124,130

This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.