

Health Profile

NOTIFICATIONS

- ! Parent company in warning area: the top UK consolidated parent (OCTAGON GROUP HOLDINGS LIMITED) of this company is in the Warning Area
- ! Possible distressed company: this company has filed a notice of intention to appoint an administrator in the court
- ! TextScore in warning area: the TextScore for this company is in the Warning Area
- ! Associated to a Phoenix incorporation: a company has recently been incorporated that is associated to this company by directorship
- i Subsidiary: if possible also check the health of the holding and ultimate holding companies
- i Credit limit: the displayed credit limit is the lower of the current company's credit limit and the top UK consolidated parent. Current company (OCTAGON DEVELOPMENTS LIMITED) credit limit: GBP 880,000. Top UK consolidated parent (OCTAGON GROUP HOLDINGS LIMITED) credit limit: GBP 630,000
- i State Aid: this company (or a company in the Group) may have received state aid

H-Score® 23

11.200%
3YR PoD Probability of Default

8
RISK RATNG

GBP
630.00k
CREDIT LIMIT

GBP 6.50m
CONTRACT LIMIT

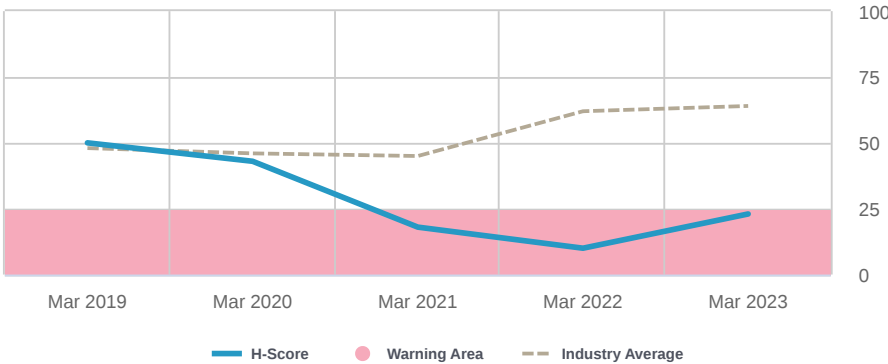
Key Financials

12 months to Mar 2023

| | | |
|----------------------------|-------------|---|
| Sales | GBP 31.15m | ↑ |
| Reported Profit before tax | GBP -4.36m | ↑ |
| Total assets | GBP 55.53m | ↓ |
| Net worth | GBP 20.30m | ↓ |
| Total debt | GBP 625.00k | ↓ |
| Employees | 93 | ↑ |

Health Profile

The H-Score is the overall measure of the company's financial health. The higher the better.



Company Watch Limited

| Period | Mar 19 | Mar 20 | Mar 21 | Mar 22 | Mar 23 |
|---------|--------|--------|--------|--------|--------|
| H-Score | 50 | 43 | 18 | 10 | 23 |

About

| | |
|---------------------------|---|
| Country of incorporation | United Kingdom (GBR) |
| Incorporation date | 18 December 1979 |
| Reporting currency | British Pound (GBP) |
| Company type | Unquoted Private Limited |
| Status | Live |
| Latest year accounts type | Full accounts |
| Registration number | 01467331 |
| Industry | 41100 - DEVELOPMENT OF BUILDING PROJECTS |
| Business description | Residential property development operating at the luxury end of the market building mainly in London and the adjoining Home Counties. |

Contact

| | |
|---------------|---|
| Address | Weir House Hurst Road, East Molesey, Surrey , KT8 9AY |
| No. addresses | 2 |
| Web | www.octagon.co.uk |
| Phone | 02084817500 |

Group Structure

| | |
|----------------------------|--------------------------------|
| Ultimate parent | OCTAGON GROUP HOLDINGS LIMITED |
| Immediate parent | OCTAGON GROUP LIMITED |
| No. Immediate subsidiaries | 9 |
| No. Companies in group | 13 |

UK VAT Information

| | |
|------------------|-----------|
| VAT number | 413327975 |
| Match confidence | 99.0 % |

| | |
|--|----------------------------|
| Group VAT Registration | Yes |
| VAT group Representative Member | 01467331 - Current Company |
| No. of companies in VAT group | 5 |
| VAT Registered at latest period end | Yes |

Summary Accounts

Profit & Loss GBP '000s

| | Mar 2023 | Mar 2022 | Mar 2021 | Mar 2020 | Mar 2019 |
|--|---------------|---------------|---------------|---------------|---------------|
| Months in Period | 12 | 12 | 12 | 12 | 12 |
| Consolidated | No | No | No | No | No |
| Sales | 31,151 | 19,419 | 26,226 | 30,439 | 34,193 |
| Cost of sales | -28,567 | -19,201 | -24,519 | -27,709 | -31,919 |
| Gross profit | 2,584 | 218 | 1,707 | 2,730 | 2,274 |
| Other op. income/cost | -7,437 | -6,902 | -6,407 | -5,704 | -5,007 |
| Operating profit | -4,853 | -6,684 | -4,700 | -2,974 | -2,733 |
| Exceptional items | 0 | 0 | 0 | 0 | 0 |
| Interest & other income | 839 | 340 | -107 | 1 | 5 |
| Interest paid | -341 | -373 | -542 | -7 | -4 |
| Profit before tax | -4,355 | -6,717 | -5,349 | -2,980 | -2,732 |
| Tax | 894 | 1,604 | 1,014 | 338 | 235 |
| Profit after tax | -3,461 | -5,113 | -4,335 | -2,642 | -2,497 |
| Other | 0 | 0 | 0 | 0 | 0 |
| Dividends | 0 | 0 | 0 | 0 | 0 |
| Retained profit | -3,461 | -5,113 | -4,335 | -2,642 | -2,497 |
| No. of employees | 93 | 89 | 77 | 69 | 61 |
| Additional items which impact the H-Score | | | | | |
| Amortisation & impairment of intangibles | 0 | 0 | 0 | 0 | 0 |

Balance sheet GBP '000s

| | Mar 2023 | Mar 2022 | Mar 2021 | Mar 2020 | Mar 2019 |
|------------------------------------|---------------|---------------|---------------|---------------|---------------|
| Months in Period | 12 | 12 | 12 | 12 | 12 |
| Consolidated | No | No | No | No | No |
| Intangible fixed assets | 0 | 0 | 0 | 0 | 0 |
| Tangible fixed assets | 87 | 91 | 104 | 30 | 13 |
| Other fixed assets | 1,117 | 677 | 606 | 0 | 0 |
| Fixed assets | 1,204 | 768 | 710 | 30 | 13 |
| Stock / W.I.P | 4,785 | 10,788 | 5,564 | 1,933 | 973 |
| Trade debtors | 2,276 | 1,929 | 1,226 | 973 | 3,022 |
| Other debtors | 6,065 | 3,104 | 8,099 | 8,348 | 7,238 |
| Group balances | 38,242 | 31,324 | 31,794 | 31,558 | 32,280 |
| Cash and equivalent | 2,955 | 3,048 | 1,255 | 3,036 | 1,132 |
| Current assets | 54,323 | 50,193 | 47,938 | 45,848 | 44,645 |
| Total assets | 55,527 | 50,961 | 48,648 | 45,878 | 44,658 |
| Trade creditors | 11,570 | 7,861 | 9,312 | 6,655 | 6,811 |
| Accruals & def. income | 744 | 1,381 | 1,015 | 759 | 863 |
| Other creditors | 574 | 450 | 377 | 330 | 247 |
| Group balances | 17,215 | 11,069 | 2,993 | 5,396 | 1,357 |
| Short term debt | 625 | 2,500 | 1,875 | 0 | 0 |
| Current liabilities | 30,728 | 23,261 | 15,572 | 13,140 | 9,278 |
| Working capital | 23,595 | 26,932 | 32,366 | 32,708 | 35,367 |
| Assets less curr. liabs. | 24,799 | 27,700 | 33,076 | 32,738 | 35,380 |
| Long term debt | 0 | 3,940 | 4,203 | 0 | 0 |
| Group balances | 4,500 | 0 | 0 | 0 | 0 |
| Provisions & other creditors > 1yr | 0 | 0 | 0 | 0 | 0 |
| Long term liabilities | 4,500 | 3,940 | 4,203 | 0 | 0 |
| Minority interest | 0 | 0 | 0 | 0 | 0 |
| Shareholders funds | 20,299 | 23,760 | 28,873 | 32,738 | 35,380 |
| Net worth | 20,299 | 23,760 | 28,873 | 32,738 | 35,380 |
| Capital employed | 24,799 | 27,700 | 33,076 | 32,738 | 35,380 |

Documents Filed

Filing Information

| Accounts | |
|---------------------------|---|
| Overdue? | No - expected date was next filing due 31 Dec 2024 |
| Latest at Companies House | Period ending 31 Mar 2023 Filed on 22 Dec 2023 |
| Annual Returns | |
| Overdue? | No - expected date was next filing due 28 Sep 2025 |
| Latest at Companies House | 14 Sep 2024 |

Documents filed (358 items)

| Date | Document filed |
|-------------|--|
| 22 Nov 2024 | Change of officers |
| 21 Nov 2024 | Memorandum of Satisfaction lodged |
| 14 Sep 2024 | Latest confirmation statement filed at Companies House |
| 22 Jul 2024 | Charge lodged |
| 08 Feb 2024 | Memorandum of Satisfaction lodged |
| 22 Dec 2023 | 31 Mar 2023 accounts filed at Companies House |
| 01 Nov 2023 | Charge lodged |
| 01 Sep 2023 | Charge lodged |
| 05 Jul 2022 | Charge lodged |
| 10 May 2022 | Charge lodged |
| 04 Jun 2021 | Change to details of officer |
| 18 Aug 2020 | Charge lodged |
| 08 Jul 2020 | Charge lodged |
| 22 May 2020 | Charge lodged |
| 16 Jan 2020 | Memorandum of Satisfaction lodged |
| 20 Feb 2018 | Memorandum of Satisfaction lodged |
| 08 Dec 2017 | Charge lodged |
| 12 Sep 2016 | Charge lodged |
| 13 Jan 2016 | Charge lodged |
| 04 Dec 2015 | Charge lodged |
| 14 Aug 2015 | Charge lodged |
| 13 May 2015 | Charge lodged |
| 02 Apr 2015 | Charge lodged |
| 15 Nov 2014 | Charge lodged |
| 01 Apr 2014 | Charge lodged |
| 01 Mar 2014 | Charge lodged |
| 10 Jan 2014 | Charge lodged |

| | |
|-------------|-----------------------------------|
| 13 Jan 1993 | Charge lodged |
| 17 Sep 1992 | Memorandum of Satisfaction lodged |
| 17 Jun 1992 | Charge lodged |
| 12 Jun 1992 | Memorandum of Satisfaction lodged |
| 20 May 1992 | Charge lodged |
| 07 May 1992 | Charge lodged |
| 30 Mar 1992 | Charge lodged |
| 12 Feb 1992 | Charge lodged |
| 09 Dec 1991 | Charge lodged |
| 05 Sep 1991 | Charge lodged |
| 05 Aug 1991 | Charge lodged |
| 08 May 1991 | Charge lodged |
| 03 Apr 1991 | Charge lodged |
| 26 Feb 1991 | Charge lodged |
| 07 Feb 1991 | Charge lodged |
| 06 Feb 1991 | Charge lodged |
| 30 Jan 1991 | Charge lodged |
| 28 Jun 1990 | Charge lodged |
| 02 Feb 1990 | Charge lodged |

358 Results

Standard Industry Classification (SIC)

| Primary | |
|---------|----------------------------------|
| 41100 | DEVELOPMENT OF BUILDING PROJECTS |

Notices filed in the court*

| Date | Detail | Applicant Legal Rep. |
|-------------|---|-------------------------|
| 21 Nov 2024 | A notice of intention to appoint an administrator | |

Winding up petition application

| Date | Petitioner name | Petitioner representative | Company representative | Case status |
|------|-----------------|---------------------------|------------------------|-------------|
|------|-----------------|---------------------------|------------------------|-------------|

Unadvertised petitions for winding up event*

| Date | Detail |
|------|--------|
|------|--------|

* Note that the NOIA and UAWP data is collected by way of several manual processes and the court does not do any company number verification. Whilst we use our reasonable endeavours to ensure the completeness of these data sets, CW accepts no liability for any inaccuracies, errors or omissions in the data.

Name change history (2 items)

| Date | Old name | New name |
|-------------|--------------------|------------------------------|
| 31 Dec 1980 | GORSECROWN LIMITED | OCTAGON DEVELOPMENTS LIMITED |
| 18 Dec 1979 | GORSECROWN LIMITED | OCTAGON DEVELOPMENTS LIMITED |

Phoenixism

Associated Phoenix Companies (Total 1 companies found)

| Name | Reg. No. | Incorporation Date | Days Distress-Incorporation | No. Distinct Directors Links |
|-----------------------------------|----------|--------------------|-----------------------------|------------------------------|
| ✓ OCTAGON (WEALDEN HOUSE) LIMITED | 16041041 | 25 Oct 2024 | -27 | 2 |

| Phoenix Director | Distress Director | Confidence |
|--|--|------------|
| <p>████████████████████</p> <p>Appointed Date: 25 Oct 2024</p> <p>Resigned Date:</p> | <p>████████████████████</p> <p>Appointed Date: 27 Nov 2019</p> <p>Resigned Date:</p> | 99% |
| <p>████████████████████</p> <p>Appointed Date: 25 Oct 2024</p> <p>Resigned Date:</p> | <p>████████████████████</p> <p>Appointed Date: 30 Jun 2007</p> <p>Resigned Date:</p> | 99% |
| <p>████████████████████</p> <p>Appointed Date: 25 Oct 2024</p> <p>Resigned Date:</p> | <p>████████████████████</p> <p>Appointed Date: 26 Jul 2007</p> <p>Resigned Date:</p> | 99% |

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