

COMPANY REGISTRATION NUMBER: 07750075
CHARITY REGISTRATION NUMBER: 1144177

Keren Habinyan Limited
Company Limited by Guarantee
Financial Statements
31 January 2025

HAFFNER HOFF AUDITORS LTD

Accountants & statutory auditor
2nd Floor - Parkgates
Bury New Road
Prestwich
Manchester
M25 0TL

Keren Habinyan Limited
Company Limited by Guarantee
Financial Statements
Year ended 31 January 2025

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Keren Habinyan Limited

Company Limited by Guarantee

Trustees' Annual Report (Incorporating the Director's Report)

Year ended 31 January 2025

The trustees, who are also the directors for the purposes of company law, present their report and the financial statements of the charity for the year ended 31 January 2025.

Reference and administrative details

Registered charity name	Keren Habinyan Limited
Charity registration number	1144177
Company registration number	07750075
Principal office and registered office	171 Kyverdale Rd London N16 6PS
The trustees	S Weiss I Kahan Y S Ganz
Auditor	Haffner Hoff Auditors Ltd Accountants & statutory auditor 2nd Floor - Parkgates Bury New Road Prestwich Manchester M25 0TL
Bankers	Metro Bank One Southampton Row London WC1B 5HA

Keren Habinyan Limited

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Trustees' Annual Report (Incorporating the Director's Report) *(continued)*

Year ended 31 January 2025

Structure, governance and management

Keren Habinyan Limited is constituted by Memorandum and Articles of Association and is a company limited by guarantee. It was incorporated on 23 August 2011 as a company and the company number is 07750075. It was registered as a charity on 07 October 2011 with a charity number 1144177.

Recruitment and appointment of new trustees would be in line with the Memorandum and Articles of Association and with the consent of the trustees. The criteria set for the suitable candidate would be someone who is sensitive to the needs and demands of the organisation.

There is no chief executive officer. The day to day affairs are undertaken by Mr Y Ganz on behalf of the trustees. All major decisions are taken collectively by the trustees and all the trustees give of their time freely. The trustees are unpaid and details of any related party transactions are disclosed as applicable in the notes to the accounts.

Training and induction of trustees is applied as applicable.

Risk review

The trustees have assessed the major risks to which the charity is exposed, in particular those related to the operations and finances of the charity, and are satisfied that systems are in place to manage our exposure to the major risks.

The risks faced by the trust are principally operational risks from ineffective capital spending. These risks are managed by the trustees researching all expenses thoroughly before spending.

Objectives and activities

The objects of the charity are the advancement of the Orthodox Jewish faith. In particular but not exclusively by building and managing schools in London to be used by the Orthodox Jewish community.

Public benefit

The trustees confirm that they have referred to the guidance contained in the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on advancing education when reviewing the charity's aims and objectives and in planning future activities and setting grant making policy for the year.

The trustees consider they have met the public benefit test and outline these achievements below.

Grant making policy

The charity is funded by donations. The charity gives out grants in line with the above objects.

There were no grants paid during the year.

The trustees consider the shorter term aims to be similar to the longer term aims and assess the achievement of the charity in the same way.

Keren Habinyan Limited

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Trustees' Annual Report (Incorporating the Director's Report) *(continued)*

Year ended 31 January 2025

Achievements and performance

The charity received £2,775,091 (2024: £2,072,954) in donations during the year and £21,000 interest received (2024:0)

The charity paid out £330,071 (2024: £7,321) in direct and support costs of the development and management of the school buildings.

These payments were made in line with the stated objects of the charity and comprise mainly of finance related costs.

During the year the charity incurred costs of £3,649,511 (2024: £2,470,745) for the development of the school, this has been capitalised.

There were no grants paid out during the reporting period.

Fundraising costs incurred in the year totalled £190 (2024: £2,040).

There was an overall net income and net movement in funds for the year of £2,466,430 (2024: £2,063,593).

Financial review

The trustees feel that the activity reflects the increasing profile and standing within the local community. The impact for future years' expenditure is self evident and the trustees would like to record their appreciation for all the financial support received from benefactors during the course of the year.

The total funds of the charity stand at £7,973,616 (2024: £5,507,186).

At the year end the charity had capital commitments of £2,398,760 (2024: £3,486,435) relating to the completion of the current building project. The trustees expect these commitments to be covered by donations together with a loan facility as required.

Reserves policy

The unrestricted fund represents the unrestricted funds arising from past operating results.

The trustees are satisfied that the balance of the fund is at an acceptable level of reserves. Although there are net current liabilities at the year end, the trustees are of the opinion that this should not affect the charity long term and there is no risk to the going concern of the charity.

The free reserves, being the net current liabilities, stand at £1,683,926 (2024: £596,456), all of which is attributable to the unrestricted fund.

Going concern

There are no material uncertainties about the charity's ability to continue. This is despite there being net current liabilities of £1,683,926 at the year end. The charity continues to enjoy the support of its donors and the trustees ensure that the charity only spends within its means. The charity has made use of a commercial loan to allow for smooth cashflow whilst donations and other income are solicited.

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Trustees' Annual Report (Incorporating the Director's Report) *(continued)*

Year ended 31 January 2025

Events after the end of the reporting period

During the year the charity exchanged contracts to purchase an additional property for £1,900,000. The sale completed on 14th February 2025.

Trustees' responsibilities statement

The trustees, who are also directors for the purposes of company law, are responsible for preparing the trustees' report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company law requires the charity trustees to prepare financial statements for each year which give a true and fair view of the state of affairs of the charitable company and the incoming resources and application of resources, including the income and expenditure, for that period.

In preparing these financial statements, the trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the applicable Charities SORP;
- make judgments and accounting estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

The trustees are responsible for keeping adequate accounting records that are sufficient to show and explain the charity's transactions and disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Auditor

Each of the persons who is a trustee at the date of approval of this report confirms that:

- so far as they are aware, there is no relevant audit information of which the charity's auditor is unaware; and
- they have taken all steps that they ought to have taken as a trustee to make themselves aware of any relevant audit information and to establish that the charity's auditor is aware of that information.

Keren Habinyan Limited

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Trustees' Annual Report (Incorporating the Director's Report) *(continued)*

Year ended 31 January 2025

The trustees' annual report was approved on 25 November 2025 and signed on behalf of the board of trustees by:

Y S Ganz
Trustee

Keren Habinyan Limited

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Independent Auditor's Report to the Trustees

Year ended 31 January 2025

Opinion

We have audited the financial statements of Keren Habinyan Limited (the 'charity') for the year ended 31 January 2025 which comprise the statement of financial activities (including income and expenditure account), statement of financial position, statement of cash flows and the related notes, including a summary of significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including FRS 102 The Financial Reporting Standard applicable in the UK and Republic of Ireland (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the charity's affairs as at 31 January 2025 and of its incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice;
- have been prepared in accordance with the requirements of the Companies Act 2006.

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the auditor's responsibilities for the audit of the financial statements section of our report. We are independent of the charity in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the charity's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

Emphasis of matter

As discussed in note 3 to the financial statements, the charity has net current liabilities. The charity has elected to continue to prepare the financial statements on a going concern basis. Our opinion is not modified with respect to that matter.

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Independent Auditor's Report to the Trustees *(continued)*

Year ended 31 January 2025

Other information

The other information comprises the information included in the annual report, other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information. Our opinion on the financial statements does not cover the other information and, except to the extent otherwise explicitly stated in our report, we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether there is a material misstatement in the financial statements or a material misstatement of the other information. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the trustees' report has been prepared in accordance with applicable legal requirements.

Matters on which we are required to report by exception

In the light of the knowledge and understanding of the charity and its environment obtained in the course of the audit, we have not identified material misstatements in the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 requires us to report to you if, in our opinion:

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us; or
- the financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of trustees' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit; or
- the trustees were not entitled to take advantage of the small companies' exemptions from the requirement to prepare a strategic report.

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Independent Auditor's Report to the Trustees *(continued)*

Year ended 31 January 2025

Responsibilities of trustees

As explained more fully in the trustees' responsibilities statement, the trustees (who are also the directors for the purposes of company law) are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charity or to cease operations, or have no realistic alternative but to do so.

Keren Habinyan Limited

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Independent Auditor's Report to the Trustees *(continued)*

Year ended 31 January 2025

Auditor's responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

We identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and then design and perform audit procedures responsive to those risks, including obtaining audit evidence that is sufficient and appropriate to provide a basis for our opinion.

In identifying and assessing risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, we considered the following:

the nature of the industry and sector, control environment and business performance;

results of our enquiries of management about their own identification and assessment of the risks of irregularities;

any matters we identified having obtained and reviewed the company's documentation of their policies and procedures relating to (a) identifying, evaluating and complying with laws and regulations and whether they were aware of any instances of noncompliance; (b) detecting and responding to the risks of fraud and whether they have knowledge of any actual, suspected or alleged fraud; (c) the internal controls established to mitigate risks of fraud or non-compliance with laws and regulations; (d) the matters identified as to how and where fraud might occur in the financial statements and any potential indicators of fraud.

In common with all audits under ISAS (UK), we are also required to perform specific procedures to respond to the risk of management override.

We also obtained an understanding of the legal and regulatory frameworks that the company operates in, focusing on provisions of those laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. The key laws and regulations we considered in this context included the UK Companies Act, UK Corporate Governance Code, UK tax legislation and UK Charity Act.

In addition, we considered provisions of other laws and regulations that do not have a direct effect on the financial statements but compliance with which may be fundamental to the company's ability to operate or to avoid a material penalty.

As a result of performing the above, we identified no key audit matters relating to the potential risk of fraud.

Our procedures to respond to risks identified included the following:

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Independent Auditor's Report to the Trustees *(continued)*

Year ended 31 January 2025

reviewing the financial statement disclosures and testing to supporting documentation to assess compliance with provisions of relevant laws and regulations described as having a direct effect on the financial statements;

enquiring of management concerning actual and potential litigation and claims;

performing analytical procedures to identify any unusual or unexpected relationships that may indicate risks of material misstatement due to fraud;

obtaining an understanding of provisions and holding discussions with management to understand the basis of recognition or non-recognition of tax provisions; and

in addressing the risk of fraud through management override of controls, testing the appropriateness of journal entries and other adjustments; assessing whether the judgements made in making accounting estimates are indicative of a potential bias; and evaluating the business rationale of any significant transactions that are unusual or outside the normal course of business.

We remained alert to any indications of fraud or noncompliance with laws and regulations throughout the audit.

A further description of our responsibilities for the audit of the financial statements is located on the Financial Reporting Council's website at www.frc.org.uk/auditorsresponsibilities. This description forms part of our Report of the Auditors.

As part of an audit in accordance with ISAs (UK), we exercise professional judgment and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the trustees.
- Conclude on the appropriateness of the trustees' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the charity's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the charity to cease to continue as a going concern.

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Independent Auditor's Report to the Trustees *(continued)*

Year ended 31 January 2025

- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Use of our report

This report is made solely to the charity's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the charity's members those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's members as a body, for our audit work, for this report, or for the opinions we have formed.

Mr Howard Schwalbe ACA (Senior Statutory Auditor)

For and on behalf of
Haffner Hoff Auditors Ltd
Accountants & statutory auditor
2nd Floor - Parkgates
Bury New Road
Prestwich
Manchester
M25 0TL

25 November 2025

Keren Habinyan Limited

Company Limited by Guarantee

Statement of Financial Activities (including income and expenditure account)

Year ended 31 January 2025

		2025		2024
		Unrestricted funds	Total funds	Total funds
	Note	£	£	£
Income and endowments				
Donations and legacies	5	2,775,091	2,775,091	2,072,954
Investment income	6	21,600	21,600	–
Total income		<u>2,796,691</u>	<u>2,796,691</u>	<u>2,072,954</u>
Expenditure				
Expenditure on raising funds:				
Costs of raising donations and legacies	7	190	190	2,040
Expenditure on charitable activities	8,9	330,071	330,071	7,321
Total expenditure		<u>330,261</u>	<u>330,261</u>	<u>9,361</u>
Net income and net movement in funds		<u>2,466,430</u>	<u>2,466,430</u>	<u>2,063,593</u>
Reconciliation of funds				
Total funds brought forward		5,507,186	5,507,186	3,443,593
Total funds carried forward		<u>7,973,616</u>	<u>7,973,616</u>	<u>5,507,186</u>

The statement of financial activities includes all gains and losses recognised in the year.
All income and expenditure derive from continuing activities.

The notes on pages 15 to 22 form part of these financial statements.

Keren Habinyan Limited
Company Limited by Guarantee
Statement of Financial Position
31 January 2025

	Note	2025 £	2024 £
Fixed assets			
Tangible fixed assets	14	9,910,460	6,260,949
Current assets			
Debtors	15	477,000	37,565
Investments	16	120,600	—
Cash at bank and in hand		17,820	5,298
		<u>615,420</u>	<u>42,863</u>
Creditors: amounts falling due within one year	17	2,299,346	639,319
Net current liabilities		<u>1,683,926</u>	<u>596,456</u>
Total assets less current liabilities		8,226,534	5,664,493
Creditors: amounts falling due after more than one year	18	252,918	157,307
Net assets		<u>7,973,616</u>	<u>5,507,186</u>
Funds of the charity			
Unrestricted funds		7,973,616	5,507,186
Total charity funds	19	<u>7,973,616</u>	<u>5,507,186</u>

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

These financial statements were approved by the board of trustees and authorised for issue on 25 November 2025, and are signed on behalf of the board by:

Y S Ganz
Trustee

The notes on pages 15 to 22 form part of these financial statements.

Keren Habinyan Limited

Company Limited by Guarantee

Statement of Cash Flows

Year ended 31 January 2025

	2025 £	2024 £
Cash flows from operating activities		
Net income	2,466,430	2,063,593
<i>Adjustments for:</i>		
Other interest receivable and similar income	(21,600)	—
Interest payable and similar charges	282,590	—
Accrued expenses/(income)	48,175	(60,541)
<i>Changes in:</i>		
Trade and other debtors	(439,435)	(37,565)
Trade and other creditors	(314,227)	508,244
Cash generated from operations	2,021,933	2,473,731
Interest paid	(282,590)	—
Interest received	21,600	—
Net cash from operating activities	<u>1,760,943</u>	<u>2,473,731</u>
Cash flows from investing activities		
Purchase of tangible assets	(3,649,511)	(2,470,745)
Purchases of other investments	(120,600)	—
Net cash used in investing activities	<u>(3,770,111)</u>	<u>(2,470,745)</u>
Cash flows from financing activities		
Proceeds from borrowings	2,021,690	—
Net cash from financing activities	<u>2,021,690</u>	<u>—</u>
Net increase in cash and cash equivalents	12,522	2,986
Cash and cash equivalents at beginning of year	5,298	2,312
Cash and cash equivalents at end of year	<u>17,820</u>	<u>5,298</u>

The notes on pages 15 to 22 form part of these financial statements.

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements

Year ended 31 January 2025

1. General information

The charity is a public benefit entity and a private company limited by guarantee, registered in England and Wales and a registered charity in England and Wales. The address of the registered office is 171 Kyverdale Rd, London, N16 6PS.

2. Statement of compliance

These financial statements have been prepared in compliance with FRS 102, 'The Financial Reporting Standard applicable in the UK and the Republic of Ireland', the Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (Charities SORP (FRS 102)) and the Companies Act 2006.

3. Accounting policies

Basis of preparation

The financial statements have been prepared on the historical cost basis.

Going concern

There are no material uncertainties about the charity's ability to continue. This is despite there being net current liabilities of £1,683,926 at the year end. The charity continues to enjoy the support of its donors and the trustees ensure that the charity only spends within its means and have obtained loans to ensure smooth cashflow whilst donations and other income are solicited.

Judgements and key sources of estimation uncertainty

The preparation of the financial statements did not require management to make judgements, estimates or assumptions that affect the amounts reported.

Fund accounting

Unrestricted funds are available for use at the discretion of the trustees to further any of the charity's purposes.

Incoming resources

All income is included in the statement of financial activities when entitlement has passed to the charity, it is probable that the economic benefits associated with the transaction will flow to the charity and the amount can be reliably measured. The following specific policies are applied to particular categories of income:

- income from donations or grants is recognised when there is evidence of entitlement to the gift, receipt is probable and its amount can be measured reliably.

No amounts are included for the contribution of general volunteers.

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

3. Accounting policies *(continued)*

Resources expended

Expenditure is recognised on an accruals basis as a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is classified under headings of the statement of financial activities to which it relates:

- expenditure on charitable activities includes all costs incurred by a charity in undertaking activities that further its charitable aims for the benefit of its beneficiaries, including those support costs and costs relating to the governance of the charity apportioned to charitable activities.

All costs are allocated to expenditure categories reflecting the use of the resource. Direct costs attributable to a single activity are allocated directly to that activity. Shared costs are apportioned between the activities they contribute to on a reasonable, justifiable and consistent basis.

Tangible assets

Tangible assets are initially recorded at cost, and subsequently stated at cost less any accumulated depreciation and impairment losses. Any tangible assets carried at revalued amounts are recorded at the fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

An increase in the carrying amount of an asset as a result of a revaluation, is recognised in other recognised gains and losses, unless it reverses a charge for impairment that has previously been recognised as expenditure within the statement of financial activities. A decrease in the carrying amount of an asset as a result of revaluation, is recognised in other recognised gains and losses, except to which it offsets any previous revaluation gain, in which case the loss is shown within other recognised gains and losses on the statement of financial activities.

Land and buildings are not depreciated as the building is not yet fit for use and is still being developed.

Impairment of fixed assets

A review for indicators of impairment is carried out at each reporting date, with the recoverable amount being estimated where such indicators exist. Where the carrying value exceeds the recoverable amount, the asset is impaired accordingly. Prior impairments are also reviewed for possible reversal at each reporting date.

For the purposes of impairment testing, when it is not possible to estimate the recoverable amount of an individual asset, an estimate is made of the recoverable amount of the cash-generating unit to which the asset belongs. The cash-generating unit is the smallest identifiable group of assets that includes the asset and generates cash inflows that largely independent of the cash inflows from other assets or groups of assets.

Financial instruments

A financial asset or a financial liability is recognised only when the charity becomes a party to the contractual provisions of the instrument.

Keren Habinyan Limited

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Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

3. Accounting policies *(continued)*

Financial instruments *(continued)*

Basic financial instruments are initially recognised at the amount receivable or payable including any related transaction costs.

Current assets and current liabilities are subsequently measured at the cash or other consideration expected to be paid or received and not discounted.

Debt instruments are subsequently measured at amortised cost.

Where investments in shares are publicly traded or their fair value can otherwise be measured reliably, the investment is subsequently measured at fair value with changes in fair value recognised in income and expenditure. All other such investments are subsequently measured at cost less impairment.

Other financial instruments, including derivatives, are initially recognised at fair value, unless payment for an asset is deferred beyond normal business terms or financed at a rate of interest that is not a market rate, in which case the asset is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Other financial instruments are subsequently measured at fair value, with any changes recognised in the statement of financial activities, with the exception of hedging instruments in a designated hedging relationship.

Financial assets that are measured at cost or amortised cost are reviewed for objective evidence of impairment at the end of each reporting date. If there is objective evidence of impairment, an impairment loss is recognised under the appropriate heading in the statement of financial activities in which the initial gain was recognised.

For all equity instruments regardless of significance, and other financial assets that are individually significant, these are assessed individually for impairment. Other financial assets are either assessed individually or grouped on the basis of similar credit risk characteristics.

Any reversals of impairment are recognised immediately, to the extent that the reversal does not result in a carrying amount of the financial asset that exceeds what the carrying amount would have been had the impairment not previously been recognised.

4. Limited by guarantee

Keren Habinyan is a registered charity and a company limited by guarantee and does not have a share capital. In the event of the charity being wound up, members are required to contribute an amount not exceeding £10.

5. Donations and legacies

	Unrestricted Funds £	Total Funds 2025 £	Unrestricted Funds £	Total Funds 2024 £
Donations				
Donations	2,775,091	2,775,091	2,072,954	2,072,954

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

6. Investment income

	Unrestricted Funds £	Total Funds 2025 £	Unrestricted Funds £	Total Funds 2024 £
interest receivable	<u>21,600</u>	<u>21,600</u>	<u>—</u>	<u>—</u>

7. Costs of raising donations and legacies

	Unrestricted Funds £	Total Funds 2025 £	Unrestricted Funds £	Total Funds 2024 £
Costs of raising donations and legacies - Donations	<u>190</u>	<u>190</u>	<u>2,040</u>	<u>2,040</u>

8. Expenditure on charitable activities by fund type

	Unrestricted Funds £	Total Funds 2025 £	Unrestricted Funds £	Total Funds 2024 £
Charitable activity	225,505	225,505	—	—
Support costs	<u>104,566</u>	<u>104,566</u>	<u>7,321</u>	<u>7,321</u>
	<u>330,071</u>	<u>330,071</u>	<u>7,321</u>	<u>7,321</u>

9. Expenditure on charitable activities by activity type

	Activities undertaken directly £	Support costs £	Total funds 2025 £	Total fund 2024 £
Charitable activity	225,505	97,966	323,471	121
Governance costs	<u>—</u>	<u>6,600</u>	<u>6,600</u>	<u>7,200</u>
	<u>225,505</u>	<u>104,566</u>	<u>330,071</u>	<u>7,321</u>

10. Analysis of support costs

	Analysis of support costs £	Total 2025 £	Total 2024 £
General office	3,060	3,060	121
Finance costs	94,906	94,906	—
Governance costs	<u>6,600</u>	<u>6,600</u>	<u>7,200</u>
	<u>104,566</u>	<u>104,566</u>	<u>7,321</u>

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

11. Auditors remuneration

	2025	2024
	£	£
Fees payable for the audit of the financial statements	<u>6,000</u>	<u>6,000</u>
Fees payable to the charity's auditor and its associates for other services: Other non-audit services	<u>600</u>	<u>1,200</u>

12. Staff costs

The average head count of employees during the year was Nil (2024: Nil).

No employee received employee benefits of more than £60,000 during the year (2024: Nil).

13. Trustee remuneration and expenses

No remuneration or other benefits from employment with the charity or a related entity were received by the trustees, nor were any expenses reimbursed by the charity.

14. Tangible fixed assets

	Freehold property £
Cost	
At 1 February 2024	6,260,949
Additions	<u>3,649,511</u>
At 31 January 2025	<u>9,910,460</u>
Depreciation	
At 1 February 2024 and 31 January 2025	<u>—</u>
Carrying amount	
At 31 January 2025	<u>9,910,460</u>
At 31 January 2024	<u>6,260,949</u>

Land and buildings are not depreciated as the building is not yet fit for use.

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

15. Debtors

	2025	2024
	£	£
Prepayments and accrued income	399,500	37,565
Other debtors	77,500	–
	<u>477,000</u>	<u>37,565</u>

16. Investments

	2025	2024
	£	£
Short term investments	<u>120,600</u>	<u>–</u>

17. Creditors: amounts falling due within one year

	2025	2024
	£	£
Bank loans and overdrafts	2,021,690	–
Trade creditors	124,922	177,060
Accruals and deferred income	120,934	72,759
Other creditors	31,800	389,500
	<u>2,299,346</u>	<u>639,319</u>

18. Creditors: amounts falling due after more than one year

	2025	2024
	£	£
Trade creditors	252,018	156,407
Other creditors	900	900
	<u>252,918</u>	<u>157,307</u>

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

19. Analysis of charitable funds

Unrestricted funds

	At 01 February 2024 £	Income £	Expenditure £	At 31 January 2025 £
General funds	5,507,186	2,796,691	(330,261)	7,973,616

	At 01 February 2023 £	Income £	Expenditure £	At 31 January 2024 £
General funds	3,443,593	2,072,954	(9,361)	5,507,186

20. Analysis of net assets between funds

	Unrestricted Funds £	Total Funds 2025 £
Tangible fixed assets	9,910,460	9,910,460
Current assets	615,420	615,420
Creditors less than 1 year	(2,299,346)	(2,299,346)
Creditors greater than 1 year	(252,918)	(252,918)
Net assets	7,973,616	7,973,616

	Unrestricted Funds £	Total Funds 2024 £
Tangible fixed assets	6,260,949	6,260,949
Current assets	42,863	42,863
Creditors less than 1 year	(639,319)	(639,319)
Creditors greater than 1 year	(157,307)	(157,307)
Net assets	5,507,186	5,507,186

21. Analysis of changes in net debt

	At 1 Feb 2024 £	Cash flows £	At 31 Jan 2025 £
Cash at bank and in hand	5,298	12,522	17,820
Debt due within one year	–	(2,021,690)	(2,021,690)
Current asset investments	–	120,600	120,600
	5,298	(1,888,568)	(1,883,270)

Keren Habinyan Limited

Company Limited by Guarantee

Notes to the Financial Statements *(continued)*

Year ended 31 January 2025

22. Capital commitments

Capital expenditure contracted for but not provided for in the financial statements is as follows:

	2025	2024
	£	£
Tangible fixed assets	<u>2,398,760</u>	<u>3,486,435</u>

23. Related parties

Mr Y S Ganz, director and trustee of the charity is also a director and shareholder of Lordship Development Ltd. In a previous year, Lordship Development Ltd lent £900 to the charity on an interest free basis. This is still outstanding at the year end.

Mr Y S Ganz, director and trustee of the charity was also a director and shareholder of My Cutiepies Ltd during the year. During the year my Cutiepies Ltd lent the charity £9,000 and was repaid £8,600. There was £400 due to My Cutiepies Ltd at the year-end.

Mr Y S Ganz & Mr I Kahan, directors and trustees of the charity are trustees of Keren Yedidei Beis Viznitz. During the year Keren Yedidei Beis Viznitz lent the charity £25,000 and was repaid £11,300. There was £13,700 due to Keren Yedidei Beis Viznitz at the year-end.

Mr Y S Ganz, director and trustee of the charity was also a trustee of Aiming High London during the year. During the year Aiming High London lent the charity £85,000 and was repaid £79,000. There was £6,000 due to Aiming High London at the year-end.

24. Taxation

Keren Habinyan Ltd is a registered charity and therefore is not liable to income tax or corporation tax on income derived from its charitable activities, as it falls within the various exemptions available to registered charities.

25. Post balance sheet event

During the year the charity exchanged contracts to purchase an additional property for £1,900,000. The sale completed on 14th February 2025.