

QUEEN'S COTTAGES

England & Wales · Charity number 225782

Details

Status Registered

Legal form Other

Registered 1963-09-13

Register [View on the Charity Commission register](#)

Contact

Address 5 Strachan Close
Heacham
King's Lynn
Norfolk
PE31 7SB

Phone 07867572189

Email pete.fenman@gmail.com

Activities

Objects: ALMSHOUSES FOR POOR AGED WIDOWS OR POOR AGED SPINSTERS FAILING THIS THEN FOR THE POOR AGED MARRIED COUPLES AND POOR AGED MEN, WHOM HAVE BEEN RESIDENT IN THE BENEFICIAL AREA FOR NOT LESS TWO YEARS PRIOR TO TIME OF APPOINTMENT.

Activities: The five queen's cottages provide accommodation for those in need, hardship or distress, with a connection to Heacham. Priority is given to aged single ladies or if no suitable applicants, gentlemen in need hardship or distress with a strong link to Heacham.

Classification

- **How:** Provides Buildings/facilities/open Space
- **What:** Accommodation/housing
- **Who:** Elderly/old People

Geography

- **Area of benefit:** PARISH OF HEACHAM
- Norfolk

Finances

Period end	Income	Expenditure	Assets	Employees
2024-12-31	£25,906	£52,321	-	-
2023-12-31	£19,176	£6,599	-	-
2022-12-31	£23,108	£2,314	-	-
2021-12-31	£17,552	£3,636	-	-
2020-12-31	£18,354	£10,617	-	-

Trustees

Name	Role	Appointed
CAROLINE PISHORN		2023-04-01
Delia Lesley McKie Edwards		2014-03-25
Ian Craig Morrison CBE		2025-08-13
PETER SUTTON		2023-04-01
Philippa Jane Sewell		2025-04-10

Linked charities

- BESSIE JANE BLACK (225782-1)

QUEEN'S COTTAGES

England & Wales - Charity number 225782

Accounts

QUEENS COTTAGES ALMSHOUSES

Trustee's Report

The Almshouses were built in 1897 in celebration of Queen Victoria's Jubilee by donations and land gift to house single/widowed women originally who were experiencing hardship. All applicants being residents of Heacham for at least 2 years and not being of ill health. Over the years the properties have been updated and renovated to maintain their standard, although because of shortage of funds there have been times when some properties fell in disrepair.

In 2023 one property was vacated by a gentleman who developed Alzheimers and left debts and also the property in very poor condition. In 2024 it was left to the 3 remaining Trustee's to get this property renovated instead of it standing empty and not habitable. This was completed in April 2024 and a new resident was installed. In January 2024 another resident vacated and the Trustee's decided this was the ideal time to renovate this property and a new resident took up occupation in May 2024. This brought the full occupation to 5. The total cost of the renovations during 2024 was £42,621. The income from Weekly Maintenance Contribution (also known as Rent) for 2024 was £21828 but from 2025 onwards we expect this income from (WMC) to be around £25,000 per annum which should be sufficient to meet any further needs for the foreseeable future. We have a strong healthy Bank balance of £81,863 as at 31 December 2024 plus investments of £57,321.

Early in 2024 Stephanie Smeeton resigned as a Trustee which left 3 Trustee's:- Delia Edwards, Peter Sutton and Caroline Pishorn.

It was felt by the remaining Trustee's that at the first opportunity we should look to appoint at least one more Trustee.



.....
P K Sutton

on behalf of the Trustees

10/4/25

.....
Date

Company registration number: **00225782**

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2	Director's Report
3	Accountant's Report
4	Income Statement

QUEENS COTTAGE ALMSHOUSES
Unaudited Financial Statements
for the year ended 31 December 2024

James Johnson & Co Ltd, Accountants & Tax Advisors

7 Peddars Drive, Hunstanton, Norfolk, PE36 6HF, United Kingdom

QUEENS COTTAGE ALMSHOUSES

Unaudited Financial Statements

Year ended 31 December 2024

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QUEENS COTTAGE ALMSHOUSES

Officers and Professional Advisers

Year ended 31 December 2024

Director

Mr Peter Sutton

Registered office

5 Stachan Close
Heacham
Norfolk
PE31 7SB
United Kingdom

Accountant

James Johnson & Co Ltd
Accountants & Tax Advisors
7 Peddars Drive
Hunstanton
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PE36 6HF
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7 Peddars Drive

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Mr Peter Sutton

Director

QUEENS COTTAGE ALMSHOUSES

Director's Report

Year ended 31 December 2024

The director presents the report and the unaudited financial statements of the company for the year ended 31 December 2024.

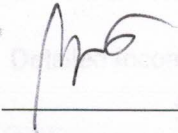
DIRECTORS

The director who served the company during the year was as follows:

Mr Peter Sutton

SMALL COMPANY PROVISIONS

This report has been prepared in accordance with the provisions applicable to companies entitled to the small companies exemption.



Mr Peter Sutton

Director

QUEENS COTTAGE ALMSHOUSES

Report to the director on the preparation of the unaudited statutory financial statements of QUEENS COTTAGE ALMSHOUSES

Year ended 31 December 2024

As described on the statement of financial position, the Board of Directors of QUEENS COTTAGE ALMSHOUSES are responsible for the preparation of the financial statements for the year ended 31 December 2024, which comprise the income statement and statement of financial position.

You consider that the company is exempt from an audit under the Companies Act 2006.

In accordance with your instructions I have compiled these unaudited financial statements in order to assist you to fulfil your statutory responsibilities, from the accounting records and from information and explanations supplied to me.

Capital and reserves

131,840 116,240

NOTES TO FINANCIAL STATEMENTS

James Johnson & Co Ltd

Accountants & Tax Advisors

7 Peddars Drive
Hunstanton
Norfolk
PE36 6HF
United Kingdom

Director's responsibilities

- The members have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 478.
- The director acknowledges their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of financial statements.

These financial statements have been prepared in accordance with the micro-entity provisions.

QUEENS COTTAGE ALMSHOUSES

Income Statement

Year ended 31 December 2024

	2024	2023
Other income	25,906	19,176
Other charges	(52,321)	(6,599)
(Loss)/profit	(26,415)	12,577

Mr Peter Sutton
Director

James Johnson & Co Ltd
Accountants & Tax Advisors
1 Redgate Drive
Hunstanton
Norfolk
PE36 6HF
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QUEENS COTTAGE ALMSHOUSES

Statement of Financial Position

31 December 2024

	2024	2023
	£	£
Current assets	131,833	158,248
Net current assets	131,833	158,248
Total assets less current liabilities	131,833	158,248
Capital and reserves	131,833	158,248

NOTES TO THE FINANCIAL STATEMENTS

1 General information

The company is a private company limited by shares and is registered in England and Wales. The address of the registered office is 5 Stachan Close, Heacham, Norfolk, PE31 7SB, United Kingdom.

2 Average number of employees

For the 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.

Director's responsibilities:

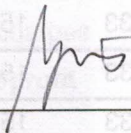
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QUEENS COTTAGE ALMSHOUSES

Statement of Financial Position (continued)

31 December 2024



Mr Peter Sutton

Director

Company registration number: 00225782

QUEENS COTTAGE ALMSHOUSES

Detailed Income Statement

Year ended 31 December 2024

OTHER INCOME

	2024	2023
	£	£
Rent receivable	21,828	18,883
Dividends from participating interests	3,710	-
Interest on bank deposits	368	293
	<u>25,906</u>	<u>19,176</u>
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OTHER CHARGES

	2024	2023
	£	£
Rates	347	620
Light, heating and power	957	-
Printing, postage and stationery	-	4
Accountancy fees	180	180
General insurance	755	760
Repairs and maintenance	42,621	4,282
Cleaning	5,875	640
Subscriptions	297	23
Sundry expenses	1,289	90
	<u>52,321</u>	<u>6,599</u>
(Loss)/profit	<u>(26,415)</u>	<u>12,577</u>

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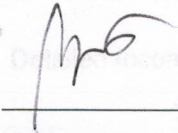
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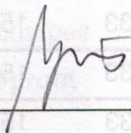
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QUEENS COTTAGE ALMSHOUSES

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