Charity registration number 223366 (England and Wales)

CHARLES THOMPSON'S MISSION

ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2025

CHARLES THOMPSON'S MISSION

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Mrs L A Pugh Mrs G S Mills Mr P McGrath	
Charity registration	England and Wales	223366
Principal address	2 Hemingford Street Birkenhead Wirral CH41 4AP	
Independent examiner	Jean Ellis BA FCA CTA DSG Castle Chambers 43 Castle Street Liverpool L2 9TL	
Investment advisors	Rathbones Port of Liverpool Building Pier Head Liverpool L3 1NW	

CHARLES THOMPSON'S MISSION

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CHARLES THOMPSON'S MISSION

TRUSTEES' REPORT

FOR THE YEAR ENDED 31 DECEMBER 2025

The Trustees present their annual report and financial statements for the year ended 31 December 2025.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charity's governing document, the Charities Act 2011 and "Accounting and Reporting by Charities: 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) (effective 1 January 2019)".

Objectives and activities

The Charity exists to promote the diffusion of Christian teaching and moral welfare throughout Birkenhead and the wider Wirral area. Our work is rooted in expressing Christian love and compassion to individuals and families who are homeless, vulnerable, or in need.

Aims and Approach

The Mission seeks to:

- Provide a welcoming and safe centre for people in need.
- Offer practical help, guidance, and pastoral support to those experiencing homelessness, poverty or addiction.
- Supply essential items such as food, clothing, bedding, furniture and toys.
- Maintain strong communication with supporters and the wider public.
- Build and strengthen partnerships with local organisations.

Strategy for Achieving Objectives

To fulfil these aims, the Mission:

- Promotes its work locally and nationally to encourage prayer, financial support and practical involvement.
- Ensures a safe and supportive environment for staff, volunteers and service users.
- Uses digital platforms, newsletters and reports to engage supporters.
- Recruits and trains volunteers to expand capacity.

Public benefit

The Trustees confirm that they have complied with the Charity Commission’s guidance on public benefit when reviewing the Mission’s aims and planning its activities.

Volunteers

Volunteers remain central to the Mission’s work. They assist with food preparation and service, cleaning, sorting donations and distributing essential items. Some also support children’s holiday camps.

A number of new volunteers joined during the year and we continue to strengthen and expand our volunteer base. While many volunteers come from local churches, support is welcomed from across the community.

Achievements and performance

The Mission successfully delivered all core objectives during the year. Despite the high increases in energy and fuel costs, we operated within the disciplines of our budget and managed to maintain - and in some areas expand - our services without reducing key activities.

Key Activities

- The Mission operated Monday to Friday (excluding holidays), serving up to 70 meals daily, with some days exceeding 100 meals or food parcels.
- The premises were made available to partner organisations supporting the homeless community, resulting in the building being open six mornings per week and at additional times as needed.
- Luxury food hampers and children's toy sacks were distributed to families across the Wirral during the Christmas and New Year period.
- Clothing, bedding, emergency food parcels and small household items were provided throughout the year.
- Many of these items were donated by members of the public, whose generosity remains vital to our work.
- We continued to work closely with local authority social services, receiving referrals for individuals and families in need.
- We brought relief and support to children in poverty through food parcels, clothing, essential items, toys and access to youth holiday camps.

Health and Support Services

We benefitted from NHS-led services operating from the Mission, including general nursing, mental health support, chiropody and basic dental and optical care. Housing support advice was also available.

Pastoral Support

The Centre Manager and staff made numerous pastoral visits to individuals known to the Mission who were hospitalised, in residential care, or in prison. Staff also attended funerals of former service users, offering condolences and support to families.

Financial review

The results for the year and the charity's financial position at the end of the year are shown in the attached financial statements. The charity received incoming resources of £217,054 (2024: £389,548) and expended £188,327 (2024: £186,946) in the year. After adjusting for gains on investment assets of £101,489 (2024: £17,934), the resultant net income for the year was £130,216 (2024: £220,536).

The balance sheet of the charity remains strong with a net asset value of £1,382,000 (2024: £1,251,784).

Reserves policy

It is the policy of the charity that unrestricted funds which have not been designated for a specific use should be maintained at a level equivalent to approximately twenty four months' expenditure. The Trustees consider that maintaining reserves at this level will ensure that, in the event of a significant reduction in funding, the charity will be able to continue its current activities while consideration is given to alternative sources of income. Allowance is also made for the ongoing maintenance and improvement of the charity's properties.

During the year, certain properties previously used in the charity's operations were reclassified as investment properties following a change in their use. These assets are held to generate income and for long-term benefit to the charity rather than for immediate expenditure.

The Trustees consider that funds represented by tangible fixed assets and investment properties are not readily available for general use. Accordingly, amounts equivalent to the carrying value of these assets have been included within a designated fund to reflect that they are not freely available reserves.

At 31 December 2025, total funds amounted to £1,382,000 (2024: £1,251,784). Of this, £73,529 (2024: £267,791) relates to tangible fixed assets and £240,000 (2024: £nil) relates to investment properties. Excluding these amounts, the charity's free reserves are approximately £1,068,471 (2024: £983,993).

The Trustees have reviewed the level of free reserves in light of the charity's ongoing commitments and planned activities and consider that the current level of reserves is adequate.

Principal funding sources

The charity continues to receive support from individuals, churches, local organisations, investment income, sympathetic trusts, and occasional legacies. Fundraising efforts by individuals also contributed to income. Costs are carefully managed, with regular reviews to ensure value for money. The Trustees do not budget for legacies or trust income but have benefitted from such support in recent years.

Investment policy

The charity adopts a cautious and ethical investment approach. Discretionary management is delegated to Rathbones, operating within an annually agreed remit.

Major risks

The Trustees regularly review the major risks facing the charity and are satisfied that appropriate systems and procedures are in place to mitigate these risks.

Plans for future periods

The Mission intends to:

- Continue serving the people of Birkenhead and the Wirral.
- Recruit, train, and retain committed volunteers.
- Expand services to meet emerging needs.
- Recruit and support staff to deliver high-quality services.
- Maintain a closely managed budget.
- Strengthen partnerships with local service providers.
- Continue updating policies, procedures, and risk assessments.
- Improve communication with supporters through regular newsletters.

Structure, governance and management

The Charity is governed by the Dedication Scheme dated 27 May 1968, as amended on 5 December 2017.

The Trustees who served during the year and up to the date of signature of the financial statements were:

Mrs L A Pugh
Mrs G S Mills
Mr P McGrath

Recruitment and appointment of trustees

New Trustees are appointed following nomination and election by the existing Board. Candidates must demonstrate commitment to the Mission's ethos, possess appropriate skills and character, and ideally have local knowledge of Birkenhead and the Wirral.

Organisational structure

The Trustees oversee the charity's finances and ensure that the Mission's ethos and standards are upheld. The Mission Director is responsible for staff recruitment and financial oversight. The Centre Manager oversees day-to-day operations, pastoral care, and volunteer coordination.

Induction and training of trustees

New Trustees receive an induction and are provided with key documents from both the Charity Commission and the Mission outlining their responsibilities.

Remuneration policy

The Trustees set pay and remuneration for key personnel annually, including a cost-of-living review. Salaries are benchmarked against similar organisations.

Relationship with related parties

The Mission maintains links with similar organisations, many affiliated with the City Mission Movement. An annual meeting of Mission Directors/CEOs supports collaboration and shared learning.

The Trustees' report was approved by the Board of Trustees.

Mr P McGrath
Trustee

10 September 2026

CHARLES THOMPSON'S MISSION

STATEMENT OF TRUSTEES' RESPONSIBILITIES

FOR THE YEAR ENDED 31 DECEMBER 2025

The Trustees 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).

The law applicable to charities in England and Wales requires the Trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources of the charity for that year.

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 Charities SORP;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in operation.

The Trustees are responsible for keeping sufficient accounting records that 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 Charities Act 2011, the Charity (Accounts and Reports) Regulations 2008 and the provisions of the trust deed. 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.

CHARLES THOMPSON'S MISSION

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF CHARLES THOMPSON'S MISSION

I report to the Trustees on my examination of the financial statements of Charles Thompson's Mission (the charity) for the year ended 31 December 2025.

This report is made solely to the charity's trustees, as a body, in accordance with section 145 of the Charities Act 2011. My work has been undertaken so that I might state to the charity's trustees those matters I am required to state to them in this report and for no other purpose. To the fullest extent permitted by law, I do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for my work, for this report, or for the opinions I have formed.

Responsibilities and basis of report

As the Trustees of the charity you are responsible for the preparation of the financial statements in accordance with the requirements of the Charities Act 2011.

I report in respect of my examination of the charity's financial statements carried out under section 145 of the Charities Act 2011. In carrying out my examination I have followed the Directions given by the Charity Commission under section 145(5)(b) of the Charities Act 2011.

Independent examiner's statement

Your attention is drawn to the fact that the charity has prepared the financial statements in accordance with the relevant version of the Statement of Recommended Practice applicable to charities preparing their financial statements in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) in preference to the Accounting and Reporting by Charities: Statement of Recommended Practice issued on 1 April 2005 which is referred to in the extant regulations but has now been withdrawn. I understand that this has been done in order for the financial statements to provide a true and fair view in accordance with UK Generally Accepted Accounting Practice.

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe that in any material respect:

1 accounting records were not kept in respect of the charity as required by section 130 of the Charities Act 2011.
2 the financial statements do not accord with those records; or
3 the financial statements do not comply with the applicable requirements concerning the form and content of financial statements set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the financial statements give a true and fair view, which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the financial statements to be reached.

Jean Ellis BA FCA CTA
DSG
Castle Chambers
43 Castle Street
Liverpool
L2 9TL

Dated: 10 September 2026

CHARLES THOMPSON'S MISSION

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 DECEMBER 2025

	Notes	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Income from:			
Donations and legacies	**3**	184,614	343,676
Investments	**4**	32,440	45,872
Total income		217,054	389,548
Expenditure on:			
Raising funds	**5**	7,200	8,397
Charitable activities	**6**	181,127	178,549
Total expenditure		188,327	186,946
Net gains/(losses) on investments	**11**	101,489	17,934
Net movement in funds		130,216	220,536
Fund balances at 1 January 2025		1,251,784	1,031,248
Fund balances at 31 December 2025		1,382,000	1,251,784

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

CHARLES THOMPSON'S MISSION

BALANCE SHEET

AS AT 31 DECEMBER 2025

	Notes	2025 £	2025 £	2024 £	2024 £
Fixed assets					
Tangible assets	**13**		73,529		267,791
Investment property	**14**		240,000		-
Investments	**15**		469,375		439,712
			782,904		707,503
Current assets					
Debtors	**17**	11,546		5,550	
Cash at bank and in hand		593,115		541,821	
		604,661		547,371	
Creditors: amounts falling due within one year	**18**	(5,565)		(3,090)	
Net current assets			599,096		544,281
Total assets less current liabilities			1,382,000		1,251,784
The funds of the charity					
Unrestricted funds	**20**		1,382,000		1,251,784
			1,382,000		1,251,784

The financial statements were approved by the Trustees on 10 September 2026

Mr P McGrath
Trustee

1 Accounting policies

Charity information

Charles Thompson's Mission is an unincorporated charity, controlled by its governing document ,the Dedication Scheme of 27th May 1968 as amended on 5 December 2017, The charity is based at 2 Hemingford Street, Birkenhead, Merseyside, CH41 4AP.

1.1 Basis of preparation

The financial statements have been prepared in accordance with the charity's governing document, the Charities Act 2011, FRS 102 “The Financial Reporting Standard applicable in the UK and Republic of Ireland” (“FRS 102”) and the Charities SORP "Accounting and Reporting by Charities: 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)" (effective 1 January 2019). The charity is a Public Benefit Entity as defined by FRS 102.

The charity has taken advantage of the provisions in the SORP for charities not to prepare a Statement of Cash Flows.

The financial statements have departed from the Charities (Accounts and Reports) Regulations 2008 only to the extent required to provide a true and fair view. This departure has involved following the Statement of Recommended Practice for charities applying FRS 102 rather than the version of the Statement of Recommended Practice which is referred to in the Regulations but which has since been withdrawn.

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, modified to include investments at market value. The principal accounting policies adopted are set out below.

1.2 Going concern

At the time of approving the financial statements, the Trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. Thus the Trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the Trustees in furtherance of their charitable objectives.

Designated funds comprise funds which have been set aside at the discretion of the Trustees for specific purposes. The purposes and uses of the designated funds are set out in the notes to the financial statements.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

1.4 Income

Income is recognised when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charity has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Legacies are recognised on receipt or otherwise if the charity has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

1 Accounting policies **(Continued)**

1.5 Expenditure

All expenditure has been accounted for on an accruals basis. Expenditure is allocated to relevant activity categories on a basis that is consistent with the use of that resource. Support costs have been attributable to charitable activity in accordance with best estimates

1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold property	2% straight line
Property improvements	10% straight line
Plant and machinery	25% reducing balance
Computers	33% straight line
Motor vehicles	25% straight line

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

1.7 Investment property

Investment property is property held to earn rental income or for capital appreciation. Investment property is measured at fair value at each reporting date, with changes in fair value recognised in the Statement of Financial Activities. No depreciation is charged.

1.8 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

1.9 Impairment of fixed assets

At each reporting end date, the charity reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

1.10 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

1.11 Financial instruments

The charity has elected to apply the provisions of Section 11 ‘Basic Financial Instruments’ and Section 12 ‘Other Financial Instruments Issues’ of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charity's balance sheet when the charity becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

1 Accounting policies **(Continued)**

Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Impairment of financial assets

Financial assets, other than those held at fair value through income and expenditure, are assessed for indicators of impairment at each reporting date. Financial assets are impaired where there is objective evidence that, as a result of one or more events that occurred after the initial recognition of the financial asset, the estimated future cash flows have been affected.

If an asset is impaired, the impairment loss is the difference between the carrying amount and the present value of the estimated cash flows discounted at the asset's original effective interest rate. The impairment loss is recognised in net income/(expenditure) for the year.

If there is a decrease in the impairment loss arising from an event occurring after the impairment was recognised, the impairment is reversed. The reversal is such that the current carrying amount does not exceed what the carrying amount would have been, had the impairment not previously been recognised. The impairment reversal is recognised in net income/(expenditure) for the year.

Derecognition of financial assets

Financial assets are derecognised only when the contractual rights to the cash flows from the asset expire or are settled, or when the charity transfers the financial asset and substantially all the risks and rewards of ownership to another entity, or if some significant risks and rewards of ownership are retained but control of the asset has transferred to another party that is able to sell the asset in its entirety to an unrelated third party.

Basic financial liabilities

Basic financial liabilities, including creditors are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

Derecognition of financial liabilities

Financial liabilities are derecognised when the charity's contractual obligations expire or are discharged or cancelled.

1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

1.13 Retirement benefits

Payments to defined contribution retirement benefit schemes are charged as an expense as they fall due.

2 Critical accounting estimates and judgements

In the application of the charity's accounting policies, the Trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

3 Donations and legacies

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Donations and gifts	184,614	222,571
Legacies receivable	-	121,105
	184,614	343,676

4 Income from investments

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Rental income	15,470	14,580
Income from listed investments	16,933	26,629
Interest receivable	37	4,663
	32,440	45,872

5 Raising funds

	Unrestricted funds	Unrestricted funds
	2025	2024
	£	£
Investment management	7,200	8,397
	7,200	8,397

6 Expenditure on charitable activities

	2025	**2024**
	£	**£**
Direct costs		
Staff costs	125,408	116,467
Depreciation and impairment	12,586	19,719
Office costs	3,042	2,646
Heat and light, rates and telephone	11,488	10,335
Motor and travel	7,729	7,968
Welfare distribution and outings	9,087	6,053
Repairs and maintenance	3,092	7,504
Insurance	2,672	2,584
	175,104	173,276
Share of support and governance costs (see note 7)		
Governance	6,023	5,273
	181,127	178,549
Analysis by fund		
Unrestricted funds	181,127	178,549

7 Support costs allocated to activities

	2025	**2024**
	£	**£**
Governance costs	6,023	5,273
Analysed between:		
Charitable activities	6,023	5,273

7 Support costs allocated to activities **(Continued)**

Governance costs comprise:	2025 £	2024 £
Accountancy, legal and professional fees	6,023	5,273
	6,023	5,273

Governance costs includes payments to the independent examiner of £3,330 (2024: £3,090) for examination fees.

8 Net movement in funds

	2025 £	2024 £
The net movement in funds is stated after charging/(crediting):		
Fees payable for the independent examination of the charity's financial statements	3,330	3,090
Depreciation of owned tangible fixed assets	12,586	19,719

9 Trustees

None of the Trustees (or any persons connected with them) received any remuneration or expenses during the year (2024: £nil).

10 Employees

The average monthly number of employees during the year was:

	2025 Number	2024 Number
Charitable activities	5	5

Employment costs	2025 £	2024 £
Wages and salaries	110,952	104,519
Other pension costs	14,456	11,948
	125,408	116,467

There were no employees whose annual remuneration was more than £60,000.

11 Gains and losses on investments

Gains/(losses) arising on:	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Revaluation of investments	36,360	15,666
Sale of investments	6,805	2,268
Revaluation of investment properties	58,324	-
	101,489	17,934

12 Taxation

The charity is exempt from tax on income and gains falling within section 505 of the Taxes Act 1988 or section 252 of the Taxation of Chargeable Gains Act 1992 to the extent that these are applied to its charitable objects.

13 Tangible fixed assets

	Freehold property	Property improvements	Plant and machinery	Computers	Motor vehicles	Total
	£	£	£	£	£	£
Cost						
At 1 January 2025	267,805	98,107	58,603	1,008	42,074	467,597
Transfer to investment property	(187,805)	(32,212)	-	-	-	(220,017)
At 31 December 2025	80,000	65,895	58,603	1,008	42,074	247,580
Depreciation and impairment						
At 1 January 2025	35,917	84,319	56,733	1,008	21,829	199,806
Depreciation charged in the year	1,600	-	467	-	10,519	12,586
Transfer to investment property	(19,917)	(18,424)	-	-	-	(38,341)
At 31 December 2025	17,600	65,895	57,200	1,008	32,348	174,051
Carrying amount						
At 31 December 2025	62,400	-	1,403	-	9,726	73,529
At 31 December 2024	231,888	13,788	1,870	-	20,245	267,791

During the year, the trustees reviewed the use of certain properties and determined that they should be classified as investment properties. As a result, the properties have been reclassified from tangible fixed assets to investment property this year.

14 Investment property

	2025 £
Fair value	
At 1 January 2025	-
Transfers from owner-occupied property	181,676
Net gains or losses through fair value adjustments	58,324
At 31 December 2025	240,000

The charity holds two residential properties which are let at market rent and are therefore classified as investment properties.

One property was valued at £80,000 and the second property was valued at £160,000 by the trustees, based on purchase data and comparable market evidence.

15 Fixed asset investments

	Listed investments £
Cost or valuation	
At 1 January 2025	439,712
Net additions/disposals	65,509
Valuation changes	28,536
Disposals	(64,382)
At 31 December 2025	469,375
Carrying amount	
At 31 December 2025	469,375
At 31 December 2024	439,712

16 Financial instruments

	2025 £	2024 £
Carrying amount of financial assets		
Instruments measured at fair value through profit or loss	469,375	439,712

17 Debtors

	2025	2024
Amounts falling due within one year:	**£**	**£**
Other debtors	10,294	2,111
Prepayments and accrued income	1,252	3,439
	11,546	5,550

18 Creditors: amounts falling due within one year

	2025	2024
	£	**£**
Accruals and deferred income	5,565	3,090

19 Retirement benefit schemes

	2025	2024
Defined contribution schemes	**£**	**£**
Charge to profit or loss in respect of defined contribution schemes	14,456	11,948

The charity operates a defined contribution pension scheme for all qualifying employees. The assets of the scheme are held separately from those of the charity in an independently administered fund.

20 Unrestricted funds

The unrestricted funds of the charity comprise the unexpended balances of donations and grants which are not subject to specific conditions by donors and grantors as to how they may be used. These include designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes.

	At 1 January 2025	Incoming resources	Resources expended	Transfers	Gains and losses	At 31 December 2025
	£	£	£	£	£	£
Tangible fixed asset and investment property fund	267,791	-	-	(12,586)	58,324	313,529
General funds	983,993	217,054	(188,327)	12,586	43,165	1,068,471
	1,251,784	217,054	(188,327)	-	101,489	1,382,000

20 Unrestricted funds **(Continued)**

Previous year:	At 1 January 2024	Incoming resources	Resources expended	Transfers	Gains and losses	At 31 December 2024
	£	£	£	£	£	£
Tangible fixed asset fund	287,510	-	-	(19,719)	-	267,791
General funds	743,738	389,548	(186,946)	19,719	17,934	983,993
	1,031,248	389,548	(186,946)	-	17,934	1,251,784

In order to accurately show the reserves tied up in fixed assets held by the charity, a designated tangible fixed asset and investment property fund has been created. The fund reflects the net book value of the tangible fixed assets used operationally by the charity and investment properties at valuation.

During the year, certain properties were reclassified from tangible fixed assets to investment property. The trustees consider these assets to be held for long-term income generation and not readily realisable. Accordingly, a designated fund has been maintained to reflect the value of tangible fixed assets and investment properties held by the charity.

21 Related party transactions

There were no disclosable related party transactions during the year (2024 - none).