

Company No.

699888

SK WONDER GREENFIELD LIMITED
(Incorporated in Republic of Ireland)

UNAUDITED ABRIDGED FINANCIAL STATEMENTS FOR THE
YEAR ENDED 31 AUGUST 2025

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COMPANY INFORMATION

DIRECTORS

Xiuwen Wu
XinRong Su

SECRETARY

XinRong Su

COMPANY NUMBER

699888

REGISTERED OFFICE

56 Mary Street
Dublin 1

Company No.

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SK WONDER GREENFIELD LIMITED

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STATEMENT OF DIRECTORS' RESPONSIBILITIES

Company law requires the Directors to prepare financial statements for each financial year which gives a true and fair view of the state of affairs of the Company and of the profit or loss of the Company for that period. In preparing those financial statements, the Directors are required to:

- select suitable accounting policies and apply them consistently;
- make judgments and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to material departures disclosed and explained in the financial statements;
- prepare the financial statements based on the going concern basis unless it is inappropriate to presume that the Company will continue in business.

The Directors confirm that they have complied with the above requirements in preparing the financial statements.

The Directors are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the Company and to enable them to ensure that the financial statements comply with the Companies Acts 2014. They are also responsible for safeguarding the assets of the Company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Xiuwen Wu
DIRECTOR
Date: 5 February 2026

XinRong Su
DIRECTOR

Company No.

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SK WONDER GREENFIELD LIMITED
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ABRIDGED BALANCE SHEET
AS AT 31 AUGUST 2025

	Note	Year ended 31.8.2025	Year ended 31.8.2024
		€	€
Assets			
Non-current Assets			
Right-of-use Assets		15,880	2,263
Completed Investment Property		2,074,629	2,074,629
	3	<u>2,090,509</u>	<u>2,076,892</u>
Current Assets			
VAT		32	(3,229)
Cash and Short-term Deposits		7,641	35,120
		<u>7,674</u>	<u>31,891</u>
Total Assets		<u>2,098,183</u>	<u>2,108,783</u>
Equity and Liabilities			
Non-current Liability			
Non-interest-bearing Borrowings	4	<u>2,145,000</u>	<u>2,183,000</u>
Current Liabilities			
Tax payable		228	680
Accrual		11,671	11,671
Total Liabilities		<u>2,156,899</u>	<u>2,195,350</u>
Equity			
Issued Share Capital	5	100	100
Retained Earnings	6	(58,816)	(86,667)
Total Equity		<u>(58,716)</u>	<u>(86,567)</u>
Total Equity and Liabilities		<u>2,098,183</u>	<u>2,108,783</u>

Xiuwen Wu
DIRECTOR
Date: 5 February 2026

XinRong Su
DIRECTOR

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SK WONDER GREENFIELD LIMITED
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ABRIDGED BALANCE SHEET
AS AT 31 AUGUST 2025 (Continued)

I/We, as director(s) of (company name), state that:

(a) the company is availing itself of the exemption provided for by Chapter 15 of Part 6 of the Companies Act 2014,

(b) the company is availing itself of the exemption on the grounds that the conditions specified in s.358 are satisfied,

(c) the shareholders of the company have not served a notice on the company under s.334(1) in accordance with s.334(2),

(d) we acknowledge the company's obligations under the Companies Act 2014, to keep adequate accounting records and prepare Financial Statements which give a true and fair view of the assets, liabilities and financial position of the company at the end of its financial year and of its profit or loss for such a year and to otherwise comply with the provisions of Companies Act 2014 relating to Financial Statements so far as they are applicable to the company,

*(e) the company has relied on the specified exemption contained in s.352 Companies Act 2014; has done so on the grounds that the company is entitled to the benefit of that exemption as a small company and the abridged Financial Statements have been properly prepared in accordance with s.353 Companies Act 2014.

On behalf of the board:

Xiuwen Wu
DIRECTOR
Date: 5 February 2026

XinRong Su
DIRECTOR

The notes on pages 6 to 8 form an integral part of these financial statements

SK WONDER GREENFIELD LIMITED

(Incorporated in Republic of Ireland)

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS AS AT 31 AUGUST 2025

1 BASIS OF PREPARATION

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

The financial statements have been prepared on the going concern basis and in accordance with generally accepted accounting principles in Ireland and Irish statute comprising the Companies Act 2014. They comply with the financial reporting standards of the Financial Reporting Council, as promulgated by Chartered Accountants Ireland. The following accounting policies have been applied consistently in dealing with items which are considered material in relation to the company's financial statements

2 SIGNIFICANT ACCOUNTING POLICIES

The following accounting policies have been consistently applied in dealing with items which are considered material in relation to the Company's financial statements.

(a) Tangible fixed assets and depreciation

Tangible fixed assets are stated at cost less accumulated depreciation. Depreciation is calculated on a straight line basis to write off the cost of the fixed assets over their estimated useful life. The principal annual depreciation rate used is as follows:

Fixture, fittings and equipment	8 years
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Gains and losses on disposals are determined by comparing proceeds with carrying amount and are included in profit/ (loss) from operations.

(b) Impairment of fixed assets

Fixed assets are subject to review for impairment. Any impairment is recognised in the profit and loss account in the period in which it occurs.

(c) Revenue recognition

Rental income from operating leases and investment properties is recognised on a straight-line basis over the term of the lease. The aggregate cost of incentives provided to lessees is recognised as a reduction of rental income over the lease term on a straight-line basis.

(d) Taxation

The amount included in the profit and loss account is based on pre-tax reported income and is calculated at current local tax rates, taking into account timing differences and the likelihood of realisation of deferred tax assets and liabilities.

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NOTES TO THE ABRIDGED FINANCIAL STATEMENTS
AS AT 31 AUGUST 2025 (CONTINUED)

3 TANGIBLE ASSETS	Investment Properties	Fixtures, fittings and equipment	31.8.2025
			€
Cost			
At 1 September 2024	2,076,892		2,076,892
Additions	13,617		13,617
Disposals	-		-
At 31 August 2025	<u>2,090,509</u>		<u>2,090,509</u>
Accumulated depreciation			
At 1 September 2024	-		-
Charge for the period	-		-
Disposals	-		-
At 31 August 2025	<u>-</u>		<u>-</u>
Net book value			
At 31 August 2025	<u><u>2,090,509</u></u>		<u><u>2,090,509</u></u>

4 NON-INTEREST-BEARING BORROWINGS

	31.8.2025	31.8.2024
	€	€
Directors' loan	2,145,000	2,183,000
	<u>2,145,000</u>	<u>2,183,000</u>

The balance due to the director and shareholder of the Company was in respect of advances for working capital purposes, interest free and has no fixed repayment terms.

5 CALLED UP SHARE CAPITAL

	31.8.2025	31.8.2024
	€	€
Authorised:		
100 ordinary shares of €1.00 each	<u>100</u>	<u>100</u>
Allotted, called up and fully paid:		
100 ordinary shares of €1.00 each	<u>100</u>	<u>100</u>

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NOTES TO THE ABRIDGED FINANCIAL STATEMENTS
AS AT 31 AUGUST 2025 (CONTINUED)

6 PROFIT AND LOSS ACCOUNT

	<u>31.8.2025</u>	<u>31.8.2024</u>
	€	€
At 1 September	-	-
Profit for the year	(86,667)	(95,628)
At 31 August	<u>27,851</u>	<u>8,961</u>
	<u>(58,716)</u>	<u>(86,667)</u>

7 INTERESTS OF DIRECTORS AND SECRETARY IN SHARES

The interests of Director(s) and Secretary who held office at the end of the year in shares in the Company are as follows:

	<u>Number of ordinary shares of €1.00 each</u>			
	<u>As at</u>			<u>As at</u>
	<u>01.09.2024</u>			<u>31.8.2025</u>
<u>Director</u>				
Xiuwen Wu	60	0	0	60
<u>Director & secretary</u>				
XinRong Su	40	0	0	40

8 APPROVAL OF THE FINANCIAL STATEMENTS

The financial statements were approved by the Board on 5 February 2026.