

Ard Sonas Management Company Company Limited by Guarantee
Abridged Unaudited Financial Statements
for the financial year ended 4 April 2025

Ard Sonas Management Company Company Limited by Guarantee
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Ard Sonas Management Company Company Limited by Guarantee DIRECTORS' RESPONSIBILITIES STATEMENT

for the financial year ended 4 April 2025

The directors made the following statement in respect of the unaudited financial statements:

"General responsibilities

The directors are responsible for preparing the Directors' Report and the financial statements in accordance with applicable Irish law and regulations.

Irish company law requires the directors to prepare financial statements for each financial year. Under that law, the directors have elected to prepare the financial statements in accordance with the Companies Act 2014 and FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland", applying Section 1A of that Standard, issued by the Financial Reporting Council. Under company law, the directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the assets, liabilities and financial position of the company as at the financial year end date and of the surplus or deficit of the company for the financial year and otherwise comply with the Companies Act 2014.

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

- select suitable accounting policies for the company financial statements and then apply them consistently;
- make judgements and accounting estimates that are reasonable and prudent;
- state whether the financial statements have been prepared in accordance with applicable accounting standards, identify those standards, and note the effect and the reasons for any material departure from those standards; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for ensuring that the company keeps or causes to be kept adequate accounting records which correctly explain and record the transactions of the company, enable at any time the assets, liabilities, financial position and surplus or deficit of the company to be determined with reasonable accuracy, enable them to ensure that the financial statements and Directors' Report comply with the Companies Act 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.

Directors' declaration on unaudited financial statements

In relation to the financial statements which comprise the Balance Sheet, the Reconciliation of Members' Funds and the related notes:

The directors approve these financial statements and confirm that they are responsible for them, including selecting the appropriate accounting policies, applying them consistently and making, on a reasonable and prudent basis, the judgements underlying them. They have been prepared on the going concern basis on the grounds that the company will continue in business.

The directors confirm that they have made available to FMB Advisory Limited, (Chartered Accountants), all the company's accounting records and provided all the information, books and documents necessary for the compilation of the financial statements.

The directors confirm that to the best of their knowledge and belief, the accounting records reflect all the transactions of the company for the financial year ended 4 April 2025."

Signed on behalf of the board

Colman O'Siochru
Director

24 February 2026

Bernard Gilna
Director

24 February 2026

Ard Sonas Management Company Company Limited by Guarantee

BALANCE SHEET

as at 4 April 2025

	Notes	2025 €	2024 €
Current Assets			
Debtors	9	26,643	23,407
Cash and cash equivalents		960	2,483
		<u>27,603</u>	<u>25,890</u>
Creditors: amounts falling due within one year	10	<u>(3,013)</u>	<u>(3,014)</u>
Net Current Assets		<u>24,590</u>	<u>22,876</u>
Total Assets less Current Liabilities		<u>24,590</u>	<u>22,876</u>
Reserves			
Retained earnings		<u>24,590</u>	<u>22,876</u>
Equity attributable to owners of the company		<u>24,590</u>	<u>22,876</u>

The financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime and in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland", applying Section 1A of that Standard.

We as Directors of Ard Sonas Management Company Company Limited by Guarantee, 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 section 358 are satisfied,

(c) the members of the company have not served a notice on the company under section 334(1) in accordance with section 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 financial year and to otherwise comply with the provisions of the 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 section 352 Companies Act 2014. The company 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 section 353 Companies Act 2014 and the small companies' regime.

Approved by the board on 24 February 2026 and signed on its behalf by:

Colman O'Siochru
Director

Bernard Gilna
Director

Ard Sonas Management Company Company Limited by Guarantee RECONCILIATION OF MEMBERS' FUNDS

as at 4 April 2025

	Retained earnings	Total
	€	€
At 5 April 2023	20,792	20,792
Surplus for the financial year	<u>2,084</u>	<u>2,084</u>
At 4 April 2024	22,876	22,876
Surplus for the financial year	<u>1,714</u>	<u>1,714</u>
At 4 April 2025	<u>24,590</u>	<u>24,590</u>

Ard Sonas Management Company Company Limited by Guarantee

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 4 April 2025

1. General Information

Ard Sonas Management Company Company Limited by Guarantee is a company limited by guarantee incorporated and registered in Ireland. The registered number of the company is 180793. The registered office of the company is C/o Colman O'Siochru, 35 Parliament Street, Dublin 2, Ireland which is also the principal place of business of the company. The company is established for the purposes of taking ownership of and responsibility for managing, maintaining and repairing the common areas of the development at 35 Parliament Street, Dublin 2. The company meets the definition of an 'owners' management company' under the Multi-Unit Developments Act 2011. The company is registered under the Companies Act 2014. The financial statements have been presented in Euro (€) which is also the functional currency of the company.

2. Summary of Significant Accounting Policies

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

Statement of compliance

The financial statements of the company for the year ended 4 April 2025 have been prepared in accordance with the provisions of FRS 102 Section 1A (Small Entities) and the Companies Act 2014.

Basis of preparation

The financial statements have been prepared on the going concern basis and in accordance with the historical cost convention as explained in the accounting policies below. Historical cost is generally based on the fair value of the consideration given in exchange for assets. The financial reporting framework that has been applied in their preparation is the Companies Act 2014 and FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" Section 1A, issued by the Financial Reporting Council.

The company qualifies as a small company as defined by section 280A of the Companies Act 2014 in respect of the financial year, and has applied the rules of the 'Small Companies Regime' in accordance with section 280C of the Companies Act 2014 and Section 1A of FRS 102.

Income

Management income represents amounts due from tenants during the year to cover costs incurred by the company.

Trade and other debtors

Trade and other debtors are initially recognised at fair value and thereafter stated at amortised cost using the effective interest method less impairment losses for bad and doubtful debts except where the effect of discounting would be immaterial. In such cases the receivables are stated at cost less impairment losses for bad and doubtful debts.

Trade and other creditors

Trade and other creditors are initially recognised at fair value and thereafter stated at amortised cost using the effective interest rate method, unless the effect of discounting would be immaterial, in which case they are stated at cost.

Taxation

The company does not carry on a taxable trade.

Sinking Fund Contributions

In accordance with Section 19 of the Multi - Unit Development Act 2011, the company must establish a sinking fund to fund non-routine maintenance and other non-routine costs that may arise from time to time. The Sinking Fund is not guaranteed to cover all unexpected costs of a non-recurring nature.

3. Significant accounting judgements and key sources of estimation uncertainty

The preparation of these financial statements require management to make judgements, estimates and assumptions that affect the application of the policies and reported amounts of assets and liabilities, income and expenses.

Judgements and estimates are continually evaluated and are based on historical experience and other factors, including but not limited to, expectation of future events that are believed to be reasonable under the circumstances.

The company makes estimates and assumptions concerning the future. The resulting accounting estimates may differ from the actual results. The directors consider that the estimates and assumptions made in the

Ard Sonas Management Company Limited by Guarantee

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 4 April 2025

preparation of these financial statements are unlikely to create a significant risk causing material adjustments in the carrying value of assets and liabilities within the next financial year.

4. Going concern

The financial statement have been prepared on the going concern basis which assumes that the company will continue in operational existence for the foreseeable future

However, a number of the tenants are not contributing their current or historical annual management fees on a timely basis, resulting in cash-flow difficulties for the company. This indicates a material uncertainty which may cast doubt about the company's ability to continue as a going concern.

The directors are of the opinion that these amounts are fully recoverable in accordance with the head lease and that a bad debt provision is not required in the financial statements. On that basis the directors are satisfied that the going concern basis is appropriate.

5. Common areas and location

The common area include the main structural parts of 35 Parliament Street, Dublin 2, including the hall, stairs and landings. These areas were transferred to the company on 11 September 2003.

6. Service Charges

The directors prepare an annual budget of expenditure and base the annual service charged on this.

7. Insurance

The company has Property Owners insurance in place with XL Insurance Company SE.

8. Employees

The average monthly number of directors, during the financial year was 2, (2024 - 2).

9. Debtors	2025	2024
	€	€
Trade debtors	23,811	20,811
Prepayments	2,832	2,596
	<u>26,643</u>	<u>23,407</u>
	<u>2025</u>	<u>2024</u>
	€	€
Accruals	<u>3,013</u>	<u>3,014</u>

11. Status

The liability of the members is limited.

Every member of the company undertakes to contribute to the assets of the company in the event of its being wound up while they are members or within one year thereafter for the payment of the debts and liabilities of the company contracted before they ceased to be members and the costs, charges and expenses of winding up and for the adjustment of the rights of the contributors among themselves such amount as may be required, not exceeding €1.27.

Ard Sonas Management Company Company Limited by Guarantee

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 4 April 2025

12. Income Statement

	2025 €	2024 €
At 5 April 2024	22,876	20,792
Surplus for the financial year	1,714	2,084
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At 4 April 2025	24,590	22,876
	<hr/> <hr/>	<hr/> <hr/>

13. Capital commitments

The company had no material capital commitments at the financial year-ended 4 April 2025.

14. Related party transactions

The turnover in the company arises from service charges levied on the property owners who are also the members of the company. In addition debtors and include service charges due at the year end.

15. Post-Balance Sheet Events

There have been no significant events affecting the company since the financial year-end.

16. Approval of financial statements

The financial statements were approved and authorised for issue by the board of directors on 24 February 2026.