

Company registration number: 651574

Janus Estates Limited

Abridged financial statements

for the financial year ended 31 May 2023

Janus Estates Limited

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Janus Estates Limited

Director's responsibilities statement

These abridged financial statements have been extracted, pursuant to section 353 of the Companies Act 2014, from the statutory financial statements prepared under section 290 of that Act. The following is the Director's Responsibilities Statement accompanying those financial statements.

Company law requires the director to prepare financial statements for each financial year. Under that law, she has elected to prepare the financial statements in accordance with FRS 105 The Financial Reporting Standard applicable to the Micro-entities Regime (FRS 105).

As such the director is responsible for preparing financial statements in accordance with the provisions of the Companies Act 2014 with which the company is obliged to comply, including the appropriate use of the going concern basis of accounting, which is consistent with those requirements, and having availed of the exemptions to which the company is entitled by virtue of qualifying for the micro companies regime and FRS 105. Thereby, the financial statements are presumed, in law, to give a true and fair view without any consideration of any other circumstances, factors, accounting principles or disclosures.

The director is responsible for keeping adequate accounting records which disclose with reasonable accuracy at any time the assets, liabilities, financial position and profit or loss of the company and enable her to ensure that the financial statements comply with the Companies Act 2014. She has general responsibility for taking such steps as are reasonably open to her to safeguard the assets of the company and to prevent and detect fraud and other irregularities.

Mary Conway
Director

26 February 2026

**Independent auditor's special report to Janus Estates Limited
pursuant to section 356 of the Companies Act 2014**

We have examined:

- (i) the abridged financial statements for the year ended 31 May 2023 on pages 6 to 9, which the director of Janus Estates Limited proposes to annex to the annual return of the company; and**
- (ii) the financial statements, which form the basis for those abridged financial statements.**

Respective responsibilities of directors and auditors

It is your responsibility to prepare abridged financial statements which comply with the Companies Act 2014. It is our responsibility to form an independent opinion that the director is entitled under section 352 of the Companies Act 2014 to annex abridged financial statements to the annual return of the company and that those abridged financial statements have been properly prepared pursuant to section 353 of that Act and to report our opinion to you.

This report is made solely to the company's director as a body, in accordance with section 356 of the Companies Act 2014. Our work has been undertaken so that we might state to the company's director those matters we are required to state to them under section 356 of the Companies Act 2014 and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's director as a body, for our work, for this report, or for the opinion we have formed.

Basis of opinion

We have carried out the procedures we consider necessary to confirm, by reference to the financial statements, that the company is entitled to annex abridged financial statements to the annual return of the company and that the abridged financial statements are properly prepared. The scope of our work for the purpose of this report does not include examining or dealing with events after the date of our report on the full financial statements.

Opinion

In our opinion, the director is entitled under section 352 of the Companies Act 2014 to annex to the annual return of the company, abridged financial statements and those abridged financial statements have been properly prepared pursuant to the provisions of section 353 of that Act.

**Independent auditor's special report to Janus Estates Limited
pursuant to section 356 of the Companies Act 2014 (continued)**

Other information

The abridged financial statements have been prepared from financial statements in respect of which our audit report, as detailed below, was modified.

On 26 February 2026 we reported, as auditor of Janus Estates Limited, to the members on the company's financial statements for the year ended 31 May 2023 and our report was as follows:

"Independent auditor's report to the members of Janus Estates Limited

Report on the audit of the financial statements

Disclaimer of opinion

We have been engaged to audit the financial statements of Janus Estates Limited (the 'company') for the year ended 31 May 2023 which comprise the profit and loss account, balance sheet, and notes to the financial statements, including a summary of significant accounting policies set out in note 3. The financial reporting framework that has been applied in their preparation is Irish law and FRS 105 The Financial Reporting Standard applicable to the Micro-entities Regime issued in the United Kingdom by the Financial Reporting Council.

We do not express an opinion on the accompanying financial statements of the company. Because of the significance of the matter described in the basis for disclaimer of opinion section of our report, we have not been able to obtain sufficient appropriate audit evidence to provide a basis for an audit opinion on these financial statements.

Basis for disclaimer of opinion

Due to a lack of appropriate records, we were unable to sufficiently test/verify work in progress, services provided, bank payments, lodgements, creditor transactions and client monies held at the year end. As a result, we are unable to conclude whether or not the financial statements are free from material misstatement.

Other matter - application of true and fair view

The financial statements have been prepared under the micro-companies' regime which does not require the director or the auditor to consider the inclusion of any disclosures necessary to give a true and fair view where these go beyond the minimum disclosures required by the Companies Act 2014 as applied to micro companies.

Material Uncertainty Related to Going Concern

Whilst being engaged to audit the financial statements and from discussions with the company director we have been assured that the use of the going concern basis of accounting in the preparation of these financial statements is appropriate. However, due to lack of appropriate audit evidence, we do not express an opinion thereon.

Other Information

The director is responsible for the other information. The other information comprises the information included in the annual report, other than the financial statements and our auditor's report thereon. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our engagement to audit 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,

**Independent auditor's special report to Janus Estates Limited
pursuant to section 356 of the Companies Act 2014 (continued)**

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 2014

Arising from the limitation of our work referred to above;

We have not been able to obtain all the information and explanations which we consider necessary for the purposes of our audit.

In our opinion the accounting records of the company were insufficient to permit the financial statements to be readily and properly audited.

We are unable to determine if the financial statements are in agreement with the accounting records.

Matters on which we are required to report by exception

The Companies Act 2014 requires us to report to you if, in our opinion, the disclosures of directors' remuneration and transactions required by sections 307 to 308 of the Act are not made. We have nothing to report in this regard.

Respective responsibilities

Responsibilities of directors for the financial statements

As explained more fully in the director's responsibilities statement, the director is responsible for the preparation of the financial statements and for being satisfied that they comply with FRS 105 The Financial Reporting Standard applicable to the Micro-entities Regime, and the legal requirements applicable to micro company financial statements, and are thereby presumed, in law, to give a true and fair view. The financial statements are presumed, in law, to give a true and fair view without any consideration of any other circumstances, factors, accounting principles or disclosures. The financial reporting framework applicable to micro companies is a compliance framework and not a fair presentation framework. The director is responsible for such internal control as she determines 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 director is responsible for assessing the company's ability to continue as a going concern and using the going concern basis of accounting unless management either intends to liquidate the company or to cease operations or has no realistic alternative but to do so.

Auditor's responsibilities for the audit of the financial statements

It is our responsibility to conduct an audit of the company's financial statements in accordance with ISAs (Ireland) and to issue an auditor's report, however, because of the matter(s) described in the Basis for Disclaimer of Opinion section we were not able to obtain sufficient appropriate audit evidence to provide a basis for an audit opinion on these financial statements.

We are independent of the company in accordance with ethical requirements that are relevant to our audit of financial statements in Ireland, including the Ethical Standard for Auditors (Ireland) issued by the Irish Auditing and Accounting Supervisory Authority (IAASA) and we have fulfilled our other ethical responsibilities in accordance with these requirements.

**Independent auditor's special report to Janus Estates Limited
pursuant to section 356 of the Companies Act 2014 (continued)**

The purpose of our audit work and to whom we owe our responsibilities

Our report is made solely to the company's members, as a body, in accordance with section 391 of the Companies Act 2014, as applied to micro companies. Our audit work has been undertaken so that we might state to the company'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 company and the company's members, as a body, for our audit work, for this report, or for the opinions we have formed.

**Mary Sheridan
Senior Statutory Auditor
For and on behalf of
Sheridan & Company
Chartered Accountants
& Registered Auditors
2A Forest Crescent
Rathingle
Swords
Co Dublin**

26 February 2026

Janus Estates Limited

**Balance sheet
As at 31 May 2023**

	2023		2022	
	€	€	€	€
Fixed assets		<u>1,706</u>		<u>2,021</u>
Current assets	62,729		54,911	
Prepayments and accrued income	<u>1,131</u>		<u>1,035</u>	
		63,860		55,946
Creditors: amounts falling due within one year		<u>(36,925)</u>		<u>(53,227)</u>
Net current assets		<u>26,935</u>		<u>2,719</u>
Total assets less current liabilities		28,641		4,740
Accruals and deferred income		(19,165)		(7,965)
Net assets/(liabilities)		<u>9,476</u>		<u>(3,225)</u>
Capital and reserves		<u>9,476</u>		<u>(3,225)</u>

The financial statements have been prepared in accordance with the micro companies' regime.

I, as director of Janus Estates Limited state that the company has relied on the specified exemption contained in section 352 of the Companies Act 2014; the company has done so on the grounds that it is entitled to the benefit of that exemption as a micro company and confirm that the abridged financial statements have been properly prepared in accordance with section 353 of the Companies Act 2014.

These abridged financial statements were approved by the director of the company on 26 February 2026 and signed by:

Mary Conway
Director

Janus Estates Limited

Notes to the abridged financial statements Financial year ended 31 May 2023

1. General information

The company is a private company limited by shares, registered in Ireland. The address of the registered office is 4 Cremore Park, Glasnevin, Dublin 11.

2. Statement of compliance

These financial statements have been prepared in accordance with FRS 105, 'The Financial Reporting Standard applicable to the Micro-entities Regime'.

3. Accounting policies and measurement bases

Basis of preparation

The financial statements have been prepared on the going concern basis and in accordance with the historical cost convention.

The financial statements are prepared in Euro, which is the functional currency of the entity.

Turnover

Turnover is measured at the fair value of the consideration received or receivable for goods supplied and services rendered, net of discounts and Value Added Tax.

Revenue from the sale of goods is recognised when the significant risks and rewards of ownership have transferred to the buyer, usually on despatch of the goods; the amount of revenue can be measured reliably; it is probable that the associated economic benefits will flow to the entity and the costs incurred or to be incurred in respect of the transactions can be measured reliably.

Taxation

Current tax is calculated on the profits of the period. Current tax is determined using tax rates (and laws) that have been enacted or substantively enacted by the balance sheet date.

Current taxation assets and liabilities are not discounted.

Deferred tax is not recognised

Tangible assets

Tangible assets are measured initially at cost and are subsequently stated at cost less accumulated depreciation and impairment losses.

Janus Estates Limited

Notes to the abridged financial statements (continued) Financial year ended 31 May 2023

Depreciation

Depreciation is calculated so as to write off the cost or valuation of an asset, less its residual value, over the useful economic life of that asset as follows:

Equipment - 12.5% straight line

If there is an indication that there has been a significant change in depreciation rate, useful life or residual value of tangible assets, the depreciation is revised prospectively to reflect the new estimates.

Impairment

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.

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 are largely independent of the cash inflows from other assets or groups of assets.

Stocks

Stocks are measured at the lower of cost and estimated selling price less costs to complete and sell. Cost includes all costs of purchase, costs of conversion and other costs incurred in bringing the stocks to their present location and condition.

Financial instruments

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

Financial instruments are initially recognised at cost, which is the transaction price.

Investments in shares, subsidiaries or participating interests are subsequently measured at cost less impairment.

Derivatives are subsequently measured at the cost plus any transaction costs not immediately recognised in profit or loss less any impairment losses recognised to date. This is allocated to profit or loss over the term of the contract on a straight-line basis, unless another systematic basis of allocation is more appropriate.

Other financial instruments are subsequently measured at the cost plus any transaction costs not immediately recognised in profit or loss, plus accumulated interest income or expense recognised to date, less all repayments of principal or interest to date, less impairment.

Financial assets 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 in profit or loss immediately. Any reversals of impairment are recognised in profit or loss immediately.

Janus Estates Limited

Notes to the abridged financial statements (continued) Financial year ended 31 May 2023

Cash at bank and on hand

Cash and at bank and on hand include cash on hand, demand deposits and other term highly liquid investments regardless of maturity. Bank overdrafts are shown within borrowings in current liabilities on the balance sheet.

Trade and other debtors

Trade and other debtors are initially recognised at transaction price (including transaction costs). For trade debtors where the payment is beyond normal credit terms it is held at the present value of all future payments using the imputed rate of interest or the cash price for the goods or services where material.

Trade and other creditors

Trade and other creditors are initially recognised at transaction price (including transaction costs). For trade creditors where the payment is beyond normal credit terms it is held at the present value of all future payments using the imputed rate of interest or the cash price for the goods or services where material.

Post Balance Sheet Events

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

Approval of Financial Statements

The financial statements were approved and authorised for issue by the director on 26 February 2026.

4. Appropriations of profit and loss account

	2023	2022
	€	€
At the start of the financial year	(3,325)	(7,144)
Profit for the financial year	12,701	3,819
At the end of the financial year	<u>9,376</u>	<u>(3,325)</u>

5. Auditors Ethical Standards (ES- PASE)

In common with many other businesses of this size and nature in Ireland, our auditors assist with the preparation of financial statements, corporation tax returns, payroll services and provides assistance to the company secretary when required to do so.