

**Company registration number: 601952**

**Kavanagh Place Properties Ltd**  
**Unaudited abridged financial statements**  
**for the financial period ended 31 March 2025**

# Kavanagh Place Properties Ltd

## Contents

	<b>Page</b>
Directors responsibilities statement	<b>1</b>
Accountants report	<b>2</b>
Balance sheet	<b>3 - 4</b>
Notes to the abridged financial statements	<b>5 - 6</b>

## Kavanagh Place Properties Ltd

### Directors 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 Directors Responsibilities Statement accompanying those financial statements.

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 period. Under the 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" 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 period end date and of the profit or loss of the company for the financial period and otherwise comply with the Companies Act 2014.

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

- select suitable accounting policies and then apply them consistently;
- make judgments 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 profit or loss 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.

*Elaine Kearney*

---

Elaine Kearney  
Director

*Michael Stakelum*

---

Michael Stakelum  
Director

**Kavanagh Place Properties Ltd**

**Accountants' Report to the board of directors  
on the Unaudited financial statements of Kavanagh Place Properties Ltd**

We have compiled the financial statements which comprise the , balance sheet and related notes of Kavanagh Place Properties Ltd for the financial period ended 31 March 2025.

**Respective responsibilities of directors and accountants**

As described on page 1 the company's directors are responsible for the financial statements. It is our responsibility to compile the financial statements of Kavanagh Place Properties Ltd from the accounting records, information and explanations supplied to us by the directors.

**Scope of work**

We compiled the financial statements in accordance with the guidance contained in M14 (Revised) Compiling and reporting on financial statements of entities not subject to audit from the accounting records and information and explanations supplied to us by the directors.

We have not audited or otherwise attempted to verify the accuracy or completeness of such records, information and explanations and, accordingly, express no opinion on the financial statements.

Seamus O'Driscoll  
Certified Public Accountant

Second Floor  
Park Manor  
Upper Mallow Street  
Limerick

15 January 2026

## Kavanagh Place Properties Ltd

### Balance sheet As at 31 March 2025

	Note	31/03/25 €	€	31/03/24 €	€
<b>Current assets</b>					
Debtors	3	100		100	
Cash at bank and in hand		6,982		6,982	
		7,082		7,082	
<b>Creditors: amounts falling due within one year</b>					
	4	(100)		(100)	
<b>Net current assets</b>			6,982		6,982
<b>Total assets less current liabilities</b>			6,982		6,982
<b>Net assets</b>			6,982		6,982
<b>Capital and reserves</b>					
Called up share capital presented as equity			100		100
Profit and loss account			6,882		6,882
<b>Shareholders funds</b>			6,982		6,982

These 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'.

We, as directors of Kavanagh Place Properties Ltd state that:

- the company is availing itself of the exemption provided for by Chapter 15 of Part 6 of the Companies Act 2014;
- the company is availing itself of the exemption on the grounds that the conditions specified in section 358 of the Companies Act 2014 are satisfied;
- the shareholders of the company have not served a notice on the company under section 334(1) of the Companies Act 2014 in accordance with section 334(2);
- 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 period and of its profit or loss for such a financial period and to otherwise comply with the provisions of Companies Act 2014 relating to financial statements so far as they are applicable to the company; and
- the company has relied on the specified exemption contained in section 352 of the 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 section 353 of the Companies Act 2014.

**The notes on pages 5 to 6 form part of these abridged financial statements.**

**Kavanagh Place Properties Ltd**

**Balance sheet (continued)  
As at 31 March 2025**

These abridged financial statements were approved by the board of directors on 15 January 2026 and signed on behalf of the board by:

*Elaine Kearney*

*Michael Stakelum*

Elaine Kearney  
Director

Michael Stakelum  
Director

**The notes on pages 5 to 6 form part of these abridged financial statements.**

## Kavanagh Place Properties Ltd

### Notes to the abridged financial statements Financial period ended 31 March 2025

#### 1. Accounting policies and measurement bases

##### Basis of preparation

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through profit or loss.

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

##### 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.

Basic financial instruments are initially recognised at the transaction price, unless the arrangement constitutes a financing transaction, where it is recognised at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Debt instruments are subsequently measured at amortised cost.

Where investments in non-convertible preference shares and non-puttable ordinary shares or preference shares are publicly traded or their fair value can otherwise be measured reliably, the investment is subsequently measured at fair value with changes in fair value recognised in profit or loss. All other such investments are subsequently measured at cost less impairment.

Other financial instruments, including derivatives, are initially recognised at fair value, unless payment for an asset is deferred beyond normal business terms or financed at a rate of interest that is not a market rate, in which case the asset is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Other financial instruments are subsequently measured at fair value, with any changes recognised in profit or loss, with the exception of hedging instruments in a designated hedging relationship.

Financial assets that are measured at cost or amortised cost 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.

For all equity instruments regardless of significance, and other financial assets that are individually significant, these are assessed individually for impairment. Other financial assets are either assessed individually or grouped on the basis of similar credit risk characteristics.

Any reversals of impairment are recognised in profit or loss immediately, to the extent that the reversal does not result in a carrying amount of the financial asset that exceeds what the carrying amount would have been had the impairment not previously been recognised.

#### 2. Appropriations of profit and loss account

	<b>31/03/25</b>	31/03/24
	€	€
At the start of the financial period	6,882	6,882
<b>At the end of the financial period</b>	<u>6,882</u>	<u>6,882</u>

## Kavanagh Place Properties Ltd

### Notes to the abridged financial statements (continued) Financial period ended 31 March 2025

<b>3. Debtors</b>	<b>31/03/25</b>	<b>31/03/24</b>
	€	€
Called up share capital not paid	100	100
	<u>          </u>	<u>          </u>
<b>4. Creditors: amounts falling due within one year</b>	<b>31/03/25</b>	<b>31/03/24</b>
	€	€
Other creditors including tax and social insurance	100	100
	<u>          </u>	<u>          </u>

#### 5. Events after the end of the reporting period

There were no important events since the year end to report.

#### 6. Key management personnel

The Key management personnel is made up of the directors and the company secretary.

#### 7. Approval of financial statements

The board of directors approved these abridged financial statements for issue on 15 January 2026.