

Company Number: 742140

Magnetic Investment Holdings Limited
Abridged Unaudited Financial Statements
for the financial year ended 30 September 2025

Magnetic Investment Holdings Limited

CONTENTS

	Page
Director's Responsibilities Statement	3
Balance Sheet	4
Statement of Changes in Equity	5
Notes to the Financial Statements	6 - 9

Magnetic Investment Holdings Limited

DIRECTOR'S RESPONSIBILITIES STATEMENT

for the financial year ended 30 September 2025

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

"General responsibilities

The director is responsible for preparing the Director's Report and the financial statements in accordance with applicable Irish law and regulations.

Irish company law requires the director to prepare financial statements for each financial year. Under that law, the director has 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 director must not approve the financial statements unless he is 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 profit or loss of the company for the financial year and otherwise comply with the Companies Act 2014.

In preparing these financial statements, the director is 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 director is 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 him to ensure that the financial statements and Director's Report comply with the Companies Act 2014. He is 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.

Director's declaration on unaudited financial statements

In relation to the financial statements which comprise the Balance Sheet, the Statement of Changes in Equity and the related notes:

The director approves these financial statements and confirms that he is 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 director confirms that he has made available to HTH Accountants, (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 director confirms that to the best of his knowledge and belief, the accounting records reflect all the transactions of the company for the financial year ended 30 September 2025."

Signed on behalf of the board

Daniel Quigley
Director

2 March 2026

Magnetic Investment Holdings Limited

BALANCE SHEET

as at 30 September 2025

	Notes	2025 €	2024 €
Fixed Assets			
Investments	6	400	400
		<hr/>	<hr/>
Current Assets			
Debtors	7	20,950	100
Cash and cash equivalents		49	-
		<hr/>	<hr/>
		20,999	100
		<hr/>	<hr/>
Creditors: amounts falling due within one year	8	(22,502)	(400)
		<hr/>	<hr/>
Net Current Liabilities		(1,503)	(300)
		<hr/>	<hr/>
Total Assets less Current Liabilities		(1,103)	100
		<hr/> <hr/>	<hr/> <hr/>
Capital and Reserves			
Called up share capital presented as equity		100	100
Retained earnings		(1,203)	-
		<hr/>	<hr/>
Shareholders' (Deficit)/Funds		(1,103)	100
		<hr/> <hr/>	<hr/> <hr/>

I as Director of Magnetic Investment Holdings Limited, 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 359 are satisfied,

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

(d) I 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 2 March 2026 and signed on its behalf by:

Daniel Quigley
Director

Magnetic Investment Holdings Limited
STATEMENT OF CHANGES IN EQUITY

as at 30 September 2025

	Called up share capital €	Retained earnings €	Total €
At 26 May 2023	-	-	-
At 30 September 2024	100	-	100
Loss for the financial year	-	(1,203)	(1,203)
At 30 September 2025	100	(1,203)	(1,103)

Magnetic Investment Holdings Limited

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 30 September 2025

1. General Information

Magnetic Investment Holdings Limited is a company limited by shares incorporated and registered in Ireland. The registered number of the company is 742140. The registered office of the company is Commercial House, Millbank Business Park, Lucan, Dublin, K78 X5W6 which is also the principal place of business of the company. The principal activity of the company is that of a Holding Company. 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 financial statements.

Statement of compliance

The financial statements of the company for the financial year ended 30 September 2025 have been prepared on the going concern basis and in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" (FRS 102).

Basis of preparation

The financial statements have been prepared on the going concern basis and in accordance with the historical cost convention except for certain properties and financial instruments that are measured at revalued amounts or fair values, 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" issued by the Financial Reporting Council.

The company qualifies as a small company as defined by section 280B 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.

Cash flow statement

The company has availed of the exemption in FRS 102 from the requirement to prepare a Cash Flow Statement because it is classified as a small company.

Investments

Investments held as fixed assets are stated at cost less provision for any permanent diminution in value. Income from other investments together with any related withholding tax is recognised in the Profit and Loss Account in the financial year in which it is receivable.

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.

Magnetic Investment Holdings Limited

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 30 September 2025

Related parties

For the purposes of these financial statements a party is considered to be related to the company if:

- the party has the ability, directly or indirectly, through one or more intermediaries to control the company or exercise significant influence over the company in making financial and operating policy decisions or has joint control over the company;
- the company and the party are subject to common control;
- the party is an associate of the company or forms part of a joint venture with the company;
- the party is a member of key management personnel of the company or the company's parent, or a close family member of such as an individual, or is an entity under the control, joint control or significant influence of such individuals;
- the party is a close family member of a party referred to above or is an entity under the control or significant influence of such individuals; or
- the party is a post-employment benefit plan which is for the benefit of employees of the company or of any entity that is a related party of the company.

Close family members of an individual are those family members who may be expected to influence, or be influenced by, that individual in their dealings with the company.

Taxation and deferred taxation

Current tax represents the amount expected to be paid or recovered in respect of taxable profits for the financial year and is calculated using the tax rates and laws that have been enacted or substantially enacted at the Balance Sheet date.

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date where transactions or events have occurred at that date that will result in an obligation to pay more tax in the future, or a right to pay less tax in the future. Timing differences are temporary differences between the company's taxable profits and its results as stated in the financial statements.

Deferred tax is measured on an undiscounted basis at the tax rates that are anticipated to apply in the periods in which the timing differences are expected to reverse, based on tax rates and laws that have been enacted or substantively enacted by the Balance Sheet date.

Ordinary share capital

The ordinary share capital of the company is presented as equity.

3. Period of financial statements

The comparative figures relate to the month period ended 30 September 2024.

4. Going concern

The director has confirmed that he will continue to support the company and it is on this basis the director feels it is appropriate to prepare the financial statements on a going concern basis.

Magnetic Investment Holdings Limited

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 30 September 2025

5. Tax on (loss)/profit	2025 €	2024 €
(a) Analysis of charge in the financial year		
Current tax:		
Corporation tax at 12.50% (2024 - 12.50%) (Note 5 (b))	-	-
	<u> </u>	<u> </u>
(b) Factors affecting tax charge for the financial year		
The tax assessed for the financial year differs from the standard rate of corporation tax in Ireland 12.50% (2024 - 12.50%). The differences are explained below:		
	2025 €	2024 €
(Loss)/profit taxable at 12.50%	<u>(1,203)</u>	<u>-</u>
(Loss)/profit before tax multiplied by the standard rate of corporation tax in Ireland at 12.50% (2024 - 12.50%)	<u>(150)</u>	<u>-</u>
Effects of:		
Utilisation of tax losses	<u>150</u>	<u>-</u>
Total tax charge for the financial year (Note 5 (a))	<u>-</u>	<u>-</u>
	<u> </u>	<u> </u>
No charge to tax arises due to losses incurred.		
6. Investments		
	Other unlisted investments €	Total €
Investments Cost		
At 30 September 2025	<u>400</u>	<u>400</u>
Net book value		
At 30 September 2025	<u>400</u>	<u>400</u>
At 30 September 2024	<u>400</u>	<u>400</u>
	<u> </u>	<u> </u>
7. Debtors	2025 €	2024 €
Amounts owed by group undertakings (Note 12)	20,950	-
Called up share capital not paid	-	100
	<u>20,950</u>	<u>100</u>
	<u> </u>	<u> </u>
8. Creditors	2025 €	2024 €
Amounts owed to group undertakings (Note 12)	11,400	400
Director's current account (Note 11)	9,902	-
Accruals	1,200	-
	<u>22,502</u>	<u>400</u>
	<u> </u>	<u> </u>

Magnetic Investment Holdings Limited

NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 30 September 2025

9. Profit and loss account

	2025 €
At 1 October 2024	-
(Loss)/profit for the financial year	<u>(1,203)</u>
At 30 September 2025	<u><u>(1,203)</u></u>

10. Capital commitments

The company had no material capital commitments at the financial year-ended 30 September 2025.

11. Director's transactions

The following amounts are repayable to the director:

	2025 €	2024 €
Daniel Quigley	<u>9,902</u>	<u>-</u>

12. Related party transactions

The balances owed to group companies represent the share capital issued in those companies and held by Magnetic Investment Holdings Limited.

Transactions and balances with group companies:

	2025 €	2024 €
Group Undertaking Debtors		
Premium Properties Ventures Limited	<u>20,950</u>	<u>-</u>
Group Undertaking Creditors		
Premium Properties Ventures Limited	-	100
Connemara Property Investment Limited	6,100	100
Entrepreneur Mindset Limited	5,200	100
Woodside Property Investments Limited	100	100
	<u>11,400</u>	<u>400</u>

13. Post-Balance Sheet Events

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

14. Approval of financial statements

The financial statements were approved and authorised for issue by the board on 2 March 2026.