



# O'Connor Pyne & Co. Limited

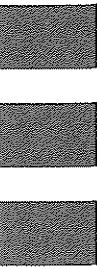
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Company registration number 735226 (Ireland)



## O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

### ABRIDGED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2025

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

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# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## DIRECTORS' RESPONSIBILITIES STATEMENT

**FOR THE YEAR ENDED 31 MARCH 2025**

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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 (Generally accepted Accounting Practice in 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 year end date and of the profit or loss of the company for that financial year and otherwise comply with the Companies Act 2014.

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

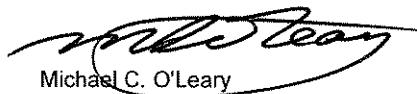
- select suitable accounting policies for the company financial statements and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether the financial statements have been prepared in accordance with applicable accounting standards, identify those 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.

On behalf of the board



Michael O'Sullivan Greene  
Director



Michael C. O'Leary  
Director

16 December 2025

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## BALANCE SHEET

AS AT 31 MARCH 2025

	Notes	2025 €	€	2024 €	€
<b>Current assets</b>					
Debtors	4	12,635		100	
Cash at bank and in hand		3,717		166,183	
		<u>16,352</u>		<u>166,283</u>	
<b>Creditors: amounts falling due within one year</b>	5	<u>(7,776)</u>		<u>(33,046)</u>	
<b>Net current assets</b>			<u>8,576</u>		<u>133,237</u>
<b>Capital and reserves</b>					
Called up share capital presented as equity			135		100
Profit and loss reserves			8,441		133,137
			<u>8,576</u>		<u>133,237</u>
<b>Total equity</b>			<u>8,576</u>		<u>133,237</u>

We, as directors of O'Leary & O'Sullivan Developments Ballyvolane Limited, state that:

(a) The company is availing itself of the exemption from audit 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 shareholders of the company have not served a notice on the company under section 334(1) in accordance with section 334(2).

(d) The directors acknowledge the obligations of the company, under the Companies Act 2014:

(i) 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

(ii) to otherwise comply with the provisions of this Act 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.

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime and in accordance with Financial Reporting Standard 102 'The Financial Statement Reporting Standard applicable in the UK and Republic of Ireland'.

The financial statements were approved by the board of directors and authorised for issue on 16 December 2025 and are signed on its behalf by:

  
Michael O'Sullivan Greene  
Director

  
Michael C. O'Leary  
Director

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## STATEMENT OF CHANGES IN EQUITY

FOR THE YEAR ENDED 31 MARCH 2025

	Notes	Share capital €	Profit and loss reserves €	Total €
<b>Balance at 17 February 2023</b>		-	-	-
<b>Period ended 31 March 2024:</b>				
Profit and total comprehensive income		-	1,533,137	1,533,137
Issue of share capital		100	-	100
Dividends	3	-	(1,400,000)	(1,400,000)
<b>Balance at 31 March 2024</b>		100	133,137	133,237
<b>Year ended 31 March 2025:</b>				
Loss and total comprehensive income		-	(4,696)	(4,696)
Issue of share capital		35	-	35
Dividends	3	-	(120,000)	(120,000)
<b>Balance at 31 March 2025</b>		135	8,441	8,576

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2025

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### 1 Accounting policies

#### Company information

O'Leary & O'Sullivan Developments Ballyvolane Limited is a limited company domiciled and incorporated in Ireland. The registered office is 4 Joyce House, Barrack Square, Ballincollig, Co. Cork and its company registration number is 735226.

#### 1.1 Reporting period

The financial statements from the period of 31 March 2024 to 31 March 2025.

#### 1.2 Basis of preparation

These financial statements have been prepared in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102"), as adapted by Section 1A of FRS 102, and the requirements of the Companies Act 2014.

The financial statements are prepared in euros, which is the functional currency of the company. Monetary amounts in these financial statements are rounded to the nearest €.

The financial statements have been prepared under the historical cost convention, [modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value]. The principal accounting policies adopted are set out below.

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.

#### 1.3 Turnover

Revenue comprises sales of goods or services provided to customers net of value added tax and other sales taxes, less an appropriate deduction for actual and expected returns and discounts. Revenue is recognised when performance obligations are satisfied and the control of goods or services is transferred to the buyer. Where the performance obligation is satisfied over time, revenue is recognised in accordance with its progress towards complete satisfaction of that performance obligation.

When cash inflows are deferred and represent a financing arrangement, the promised consideration is adjusted for the effects of the time value of money, which is recognised as interest income.

The nature, timing of satisfaction of performance obligations and significant payment terms of the company's major sources of revenue are as follows:

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

Revenue from contracts for the provision of professional services is recognised by reference to the stage of completion when the stage of completion, costs incurred and costs to complete can be estimated reliably. The stage of completion is calculated by comparing costs incurred, mainly in relation to contractual hourly staff rates and materials, as a proportion of total costs. Where the outcome cannot be estimated reliably, revenue is recognised only to the extent of the expenses recognised that are recoverable.

#### 1.4 Cash and cash equivalents

Cash and cash equivalents are basic financial assets and include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

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### 1 Accounting policies

(Continued)

#### 1.5 Financial instruments

The company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the company's balance sheet when the company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### **Basic financial assets**

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### **Classification of financial liabilities**

Financial liabilities and equity instruments are classified according to the substance of the contractual arrangements entered into. An equity instrument is any contract that evidences a residual interest in the assets of the company after deducting all of its liabilities.

##### **Basic financial liabilities**

Basic financial liabilities, including creditors, bank loans, loans from fellow group companies and preference shares that are classified as debt, are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

#### 1.6 Equity instruments

Equity instruments issued by the company are recorded at the proceeds received, net of transaction costs. Dividends payable on equity instruments are recognised as liabilities once they are no longer at the discretion of the company.

#### 1.7 Taxation

The tax expense represents the sum of the tax currently payable and deferred tax.

##### **Current tax**

The tax currently payable is based on taxable profit for the year. Taxable profit differs from net profit as reported in the profit and loss account because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are never taxable or deductible. The company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the reporting end date.

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

### 1 Accounting policies

(Continued)

#### **Deferred tax**

Deferred tax liabilities are generally recognised for all timing differences and deferred tax assets are recognised to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits. Such assets and liabilities are not recognised if the timing difference arises from goodwill or from the initial recognition of other assets and liabilities in a transaction that affects neither the tax profit nor the accounting profit.

The carrying amount of deferred tax assets is reviewed at each reporting end date and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered. Deferred tax is calculated at the tax rates that are expected to apply in the period when the liability is settled or the asset is realised. Deferred tax is charged or credited in the profit and loss account, except when it relates to items charged or credited directly to equity, in which case the deferred tax is also dealt with in equity. Deferred tax assets and liabilities are offset when the company has a legally enforceable right to offset current tax assets and liabilities and the deferred tax assets and liabilities relate to taxes levied by the same tax authority.

### 1.8 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.

### 2 Going Concern

The directors have a reasonable expectation, having made appropriate enquiries, that the company has adequate resources to continue in operational existence for the foreseeable future

### 3 Dividends

	2025	2024
	€	€
Final paid	120,000	1,400,000

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

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<b>4 Debtors</b>	<b>2025</b>	<b>2024</b>
<b>Amounts falling due within one year</b>	<b>€</b>	<b>€</b>
Corporation tax recoverable	12,500	-
Prepayments	135	100
	<u>12,635</u>	<u>100</u>
<b>5 Creditors: amounts falling due within one year</b>	<b>2025</b>	<b>2024</b>
	<b>€</b>	<b>€</b>
Corporation tax	-	31,046
Other creditors	5,776	-
Accruals	2,000	2,000
	<u>7,776</u>	<u>33,046</u>

### 6 Capital commitments

The company had no material capital commitments at the financial year-ended 31 March 2025.

### 7 Controlling Interest

OSML Investments Limited Owns 100% of the ordinary share capital in O'Leary & O'Sullivan Developments Ballyvolane Limited. Michael T. O'Sullivan Greene owns 100% of the issued share capital in OSML Investments Limited.

### 8 Events after the reporting date

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

# O'LEARY & O'SULLIVAN DEVELOPMENTS BALLYVOLANE LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

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### 9 Related party transactions

Carrigrohane Investment Holdings Limited owned 50% of the issued share capital of O'Leary and O'Sullivan Developments Ballyvolane Limited.

During the year, O'Leary & O'Sullivan Developments Ballyvolane Limited declared and paid a dividend in the amount of €60,000 to Carrigrohane Investment Holdings Limited during the year.

Coolflugh Investment Holdings Limited owned 50% of the issued share capital of O'Leary and O'Sullivan Developments Ballyvolane Limited.

During the year, O'Leary & O'Sullivan Developments Ballyvolane Limited declared and paid a dividend in the amount of €60,000 to Coolflugh Investment Holdings Limited during the year.

O'Leary and O'Sullivan Developments Limited is a company under common directorship with O'Leary & O'Sullivan Developments (Ballyvolane) Limited.

During the year ended 31 March 2025, the following transactions occurred:

(a) O'Leary and O'Sullivan Developments Limited advanced funds to O'Leary & O'Sullivan Developments (Ballyvolane) Limited in the amount of €5,776.

At the year end, €5,776 (2024: €nil) remained owing to O'Leary and O'Sullivan Developments Limited and is disclosed in Creditors, Amounts falling due within one year as Amounts owing to connected parties. This is a short term loan payable on demand.

### 10 Approval of financial statements

The directors approved the financial statements on 16 December 2025.