

Company Number: 444480

**Lerr Avenue Apartments Management Company Limited by Guarantee**

**Abridged Unaudited Financial Statements**

**for the financial year ended 30 June 2025**

# Lerr Avenue Apartments Management Company Limited by Guarantee

## CONTENTS

	<b>Page</b>
Directors and Other Information	3
Balance Sheet	4
Notes to the Financial Statements	5 - 6

# Lerr Avenue Apartments Management Company Limited by Guarantee

## DIRECTORS AND OTHER INFORMATION

<b>Directors</b>	Elaine Harney (Appointed 4 September 2024) Joseph Aherne Ignatius Mitchell (Resigned 4 September 2024)
<b>Company Secretary</b>	Elaine Harney (Appointed 4 September 2024) Ignatius Mitchell (Resigned 4 September 2024)
<b>Company Number</b>	444480
<b>Registered Office and Business Address</b>	Maier Property Advisors Asset House Shamrock Square Carlow Ireland
<b>Accountants</b>	McDonnell Maher & Co Chartered Accountants Market Square Bagenalstown Carlow
<b>Bankers</b>	Bank of Ireland Baltinglass Carlow
<b>Managing Agents</b>	Maier Property Advisors Asset House Shamrock Square Staplestown Road Carlow

# Lerr Avenue Apartments Management Company Limited by Guarantee

## BALANCE SHEET

as at 30 June 2025

	2025	2024
	€	€
Current assets	<b>29,935</b>	28,039
Prepayments and accrued income	-	141
Creditors: amounts falling due within one year	<b>(400)</b>	-
<b>Net Current Assets</b>	<b>29,535</b>	28,180
<b>Total Assets less Current Liabilities</b>	<b>29,535</b>	28,180
Accruals and deferred income	<b>(1,345)</b>	(1,684)
<b>Net Assets</b>	<b>28,190</b>	26,496
<b>Reserves</b>	<b>28,190</b>	26,496

The financial statements have been prepared in accordance with the micro-companies' regime and FRS 105 "The Financial Reporting Standard applicable to the Micro-Entities Regime".

We as Directors of Lerr Avenue Apartments Management 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 (as a micro company). 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 micro companies' regime.

**Approved by the Directors and authorised for issue on 5 August 2025 and signed on its behalf by:**

**Elaine Harney**  
Director

**Joseph Aherne**  
Director

# Lerr Avenue Apartments Management Company Limited by Guarantee

## NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 30 June 2025

### 1. General Information

Lerr Avenue Apartments Management Company Limited by Guarantee is a company limited by guarantee incorporated and registered in Ireland. The registered number of the company is 444480. The registered office of the company is Maher Property Advisors, Asset House, Shamrock Square, Carlow, Ireland which is also the principal place of business of the 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's financial statements.

#### Basis of preparation

The financial statements have been prepared on the going concern basis and in accordance with the historical cost convention. The financial reporting framework that has been applied in their preparation is the Companies Act 2014 and FRS 105 "The Financial Reporting Standard applicable to the Micro-Entities Regime" issued by the Financial Reporting Council.

The company qualifies as a micro company as defined by section 280D of the Companies Act 2014 in respect of the financial year, and has applied the rules of the 'Micro Companies Regime' in accordance with section 280E of the Companies Act 2014 and FRS 105.

#### Income

Turnover is measured by service charges invoiced during the year.

#### 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

Lerr Avenue Apartments Management Company is tax exempt as the company fulfills the requirements outlined below for the Management Property Exemption.

Requirements:

1. A company whose only income is the service charges collected from the apartment owners and this money is used in total to cover the day-to-day expenses incurred in maintaining the communal areas - without being lodged in a deposit account - need not make a return.
2. A company whose only income is the service charges collected and this money or part of it is held in a deposit account, need not make a return where the tax liability on the interest accrued is €32 or less.

#### Foreign currencies

Monetary assets and liabilities denominated in foreign currencies are translated at the rates of exchange ruling at the balance sheet date. Transactions, during the financial year, which are denominated in foreign currencies are translated at the rates of exchange ruling at the date of the transaction. The resulting exchange differences are dealt with in the Profit and Loss Account.

#### Sinking Fund Contributions

In accordance with Section 19 of the Multi - Unit Developments 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. These funds are held in a separate designated bank account and are allocated to a special reserve titled "sinking fund reserve". Sinking fund contributions are recognized as income in the Income and Expenditure account in the period in which large, non-regular repair and maintenance work is undertaken. The company has set up a separate designated bank account, and contributions have been made to same. Further transfers may be made to the sinking fund from liquid resources in each financial period.

## Lerr Avenue Apartments Management Company Limited by Guarantee

### NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 30 June 2025

#### Exceptional item

Exceptional items are those that the directors' view are required to be separately disclosed by virtue of their size or incidence to enable a full understanding of the company's financial performance.

<b>3. Appropriation of Profit and Loss Account</b>	<b>2025</b>	<b>2024</b>
	€	€
Surplus brought forward	<b>5,363</b>	7,963
Surplus for the financial year	<b>1,694</b>	1,133
Other movements	<b>(3,416)</b>	(3,733)
<b>Surplus carried forward</b>	<b><u>3,641</u></b>	<b><u>5,363</u></b>

#### 4. Post-Balance Sheet Events

There were no important events after the year end affecting this company.

#### 5. Approval of financial statements

The financial statements were approved and authorised for issue by the board of directors on 5 August 2025.