

Company registration number: 490848

Siuryte Limited

Unaudited abridged financial statements

for the financial year ended 31 December 2025

Siuryte Limited

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**Extract from the Directors report in accordance with section 329 of the Companies Act 2014.
Year ended 31 December 2025**

Directors and secretary and their interests

The directors and secretary at the year end and their interests in shares in the company were as follows:

	At 31/12/25	At 01/01/25
	Number	Number
Directors:		
Jason White	1	1
Raminta Siuryte	1	1
Company secretary:		
Jason White	1	1

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Directors responsibilities statement Year ended 31 December 2025

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 year. Under the law, the directors have elected to prepare the financial statements in accordance with Companies Act 2014 and FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" issued by the Financial Reporting Council, and promulgated by Chartered Accountants Ireland. 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 the financial year 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; and
- 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.
- 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.

Signed by the directors on 3 February 2026

Jason White
Director

Raminta Siuryte
Director

Siuryte Limited

**Balance sheet
31 December 2025**

	Note	2025 €	€	2024 €	€
Fixed assets					
Tangible assets	5	23,754		29,387	
Investment properties	6	595,875		595,875	
			619,629		625,262
Current assets					
Stocks	7	525		980	
Debtors	8	44,077		4,256	
Cash at bank and in hand		76,405		97,975	
		121,007		103,211	
Creditors: amounts falling due within one year					
	9	(54,340)		(34,441)	
Net current assets			66,667		68,770
Total assets less current liabilities			686,296		694,032
Net assets			<u>686,296</u>		<u>694,032</u>
Capital and reserves					
Called up share capital presented as equity			2		2
Profit and loss account			686,294		694,030
Shareholders funds			<u>686,296</u>		<u>694,032</u>

We, as directors of Siuryte Limited 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 year and of its profit or loss for such a year 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 notes on pages 5 to 10 form part of these abridged financial statements.

Siuryte Limited

**Balance sheet (continued)
31 December 2025**

- 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.

These abridged financial statements were approved by the board of directors on 3 February 2026 and signed on behalf of the board by:

Jason White
Director

Raminta Siuryte
Director

The notes on pages 5 to 10 form part of these abridged financial statements.

Siuryte Limited

Notes to the abridged financial statements Year ended 31 December 2025

1. Accounting policies

Basis of preparation

The financial statements have been prepared on the going concern basis under the historical cost convention and comply with the financial reporting standards of the Financial Reporting Council as published by Chartered Accountants Ireland including 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 Companies Act 2014.

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

Going concern

The directors have conducted a going concern review for a twelve month period from the date of approving the financial statements. The directors are confident the company has sufficient resources available to continue in operational existence for the foreseeable future. Accordingly the directors continue to adopt the going concern basis of preparing the financial statements.

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.

Revenue from the rendering of services is measured by reference to the stage of completion of the service transaction at the end of the reporting period provided that the outcome can be reliably estimated. When the outcome cannot be reliably estimated, revenue is recognised only to the extent that expenses recognised are recoverable.

Taxation

The taxation expense represents the aggregate amount of current and deferred tax recognised in the reporting period. Tax is recognised in the statement of comprehensive income, except to the extent that it relates to items recognised in other comprehensive income or directly in capital and reserves. In this case, tax is recognised in other comprehensive income or directly in capital and reserves, respectively.

Current tax is recognised on taxable profit for the current and past periods. Current tax is measured at the amounts of tax expected to pay or recover using the tax rates and laws that have been enacted or substantively enacted at the reporting date.

Deferred tax is recognised in respect of all timing differences at the reporting date. Unrelieved tax losses and other 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. Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the reporting date that are expected to apply to the reversal of the timing difference.

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Notes to the abridged financial statements (continued) Year ended 31 December 2025

Tangible assets

Tangible assets are initially recorded at cost, and are subsequently stated at cost less any accumulated depreciation and impairment losses.

Any tangible assets carried at revalued amounts are recorded at the fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

An increase in the carrying amount of an asset as a result of a revaluation, is recognised in other comprehensive income and accumulated in capital and reserves, except to the extent it reverses a revaluation decrease of the same asset previously recognised in profit or loss. A decrease in the carrying amount of an asset as a result of revaluation is recognised in other comprehensive income to the extent of any previously recognised revaluation increase accumulated in capital and reserves in respect of that asset. Where a revaluation decrease exceeds the accumulated revaluation gains accumulated in capital and reserves in respect of that asset, the excess shall be recognised in profit or loss.

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:

Plant and machinery	- 12.50% straight line
Fittings fixtures and equipment	- 20.00% straight line
Motor vehicles	- 20.00% reducing balance

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.

Investment properties

The company owns freehold residential buildings that are held to earn long term rental income and for capital appreciation. Investment properties are initially recognised at cost. Investment properties whose fair value can be measured reliably are measured at fair value. Changes in fair value are recognised in the profit and loss account.

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Notes to the abridged financial statements (continued) Year ended 31 December 2025

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.

Cash and cash equivalents

Cash and cash equivalents includes cash on hand. Bank overdrafts are shown within borrowings in current liabilities on the balance sheet.

Trade and other debtors

Trade and other debtors are recognised initially at transaction price. Subsequently they are measured at amortised cost less any provision for impairment. A provision for impairment of trade debtors is established when there is objective evidence that the company will not be able to collect all amounts due according to the original terms of receivables. The amount of the provision is the difference between the asset's carrying amount and the present value of estimated future cash flows, discounted at the effective interest rate. All movements in the level of the provision required are recognised in the profit and loss account.

Trade and other creditors

Trade and other creditors are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade payables are recognised initially at the transaction price and subsequently measured at amortised cost using the effective interest method.

Defined contribution plans

Contributions to defined contribution plans are recognised as an expense in the period in which the related service is provided. Prepaid contributions are recognised as an asset to the extent that the prepayment will lead to a reduction in future payments or a cash refund.

When contributions are not expected to be settled wholly within 12 months of the end of the reporting date in which the employees render the related service, the liability is measured on a discounted present value basis. The unwinding of the discount is recognised in finance costs in profit or loss in the period in which it arises.

Cash flow exemption

The company has availed of the exemption contained in Section 1A of FRS 102 and as a result have not elected to prepare a cash flow statement.

Share Capital

Ordinary shares are classified as equity. Incremental costs directly attributable to the issue of new ordinary shares or options are shown in equity as a deduction, net of tax, from the proceeds.

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**Notes to the abridged financial statements (continued)
Year ended 31 December 2025**

2. Operating (loss)/profit

Operating (loss)/profit is stated after charging/(crediting):

	2025	2024
	€	€
Depreciation of tangible assets	9,767	18,020
Defined contribution plans expense	139,000	36,000
	139,000	36,000

3. Staff costs

The average number of persons employed by the company during the year, including the directors, was as follows:

	2025	2024
	Number	Number
Mangement and operations	2	2
Operations only	2	2
	4	4

The aggregate payroll costs incurred during the year were:

	2025	2024
	€	€
Wages and salaries	105,185	79,798
Social insurance costs	1,844	1,517
Other retirement benefit costs	139,000	36,000
	246,029	117,315

4. Directors remuneration

The directors aggregate remuneration was as follows:

	2025	2024
	€	€
Emoluments in respect of qualifying services	85,000	63,006
Pension contributions to defined contribution plans in respect of qualifying services	139,000	36,000
	224,000	99,006

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**Notes to the abridged financial statements (continued)
Year ended 31 December 2025**

5. Tangible assets

	Plant and machinery	Fixtures, fittings and equipment	Motor vehicles	Total
	€	€	€	€
Cost				
At 1 January 2025	113,362	55,720	50,458	219,540
Additions	-	4,134	-	4,134
At 31 December 2025	<u>113,362</u>	<u>59,854</u>	<u>50,458</u>	<u>223,674</u>
Depreciation				
At 1 January 2025	112,361	37,916	39,876	190,153
Charge for the year	499	7,152	2,116	9,767
At 31 December 2025	<u>112,860</u>	<u>45,068</u>	<u>41,992</u>	<u>199,920</u>
Carrying amount				
At 31 December 2025	<u>502</u>	<u>14,786</u>	<u>8,466</u>	<u>23,754</u>

6. Investment properties

	Freehold residential premises	Total
	€	€
Cost		
At 1 January 2025 and 31 December 2025	<u>595,875</u>	<u>595,875</u>
At 1 January 2024 and 31 December 2024	595,875	595,875

7. Stocks

	2025	2024
	€	€
Finished goods and goods for resale	<u>525</u>	<u>980</u>

8. Debtors

	2025	2024
	€	€
Trade debtors	<u>44,077</u>	<u>4,256</u>

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Notes to the abridged financial statements (continued)
Year ended 31 December 2025

9. Creditors: amounts falling due within one year

	2025	2024
	€	€
Trade creditors	4,141	5,785
Other creditors	3,624	523
<i>Tax and social insurance:</i>		
PAYE and social welfare	2,176	1,193
Corporation tax	2,717	7,472
VAT	32,749	16,268
Accruals	8,933	3,200
	54,340	34,441

10. Directors transactions

During the year the company entered into the following arrangements relating to loans, quasi-loans and credit transactions:

Transactions with director Jason White

	2025	2024
	€	€
As at 1 January 2025	(523)	(754)
Amounts advanced to the company	(3,868)	(523)
Amounts repaid by the company	767	754
As at 31 December 2025	(3,624)	(523)

11. Approval of financial statements

The board of directors approved these abridged financial statements for issue on 3 February 2026.