

Company registration number: 700320

Koda Property Consultancy and Administration Ltd

Unaudited abridged financial statements

for the financial year ended 31 December 2025

Koda Property Consultancy and Administration Ltd

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Koda Property Consultancy and Administration 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 year. 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 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;
- 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.

Koda Property Consultancy and Administration Ltd

Balance sheet As at 31 December 2025

	Note	2025 €	€	2024 €	€
Current assets					
Debtors	7	-		100	
Cash at bank and in hand		2,130		4,975	
		<u>2,130</u>		<u>5,075</u>	
Creditors: amounts falling due within one year					
	8	<u>2,055</u>		<u>(5,000)</u>	
Net current assets			<u>75</u>		<u>75</u>
Total assets less current liabilities			<u>75</u>		<u>75</u>
Net assets			<u><u>75</u></u>		<u><u>75</u></u>
Capital and reserves					
Called up share capital presented as equity			100		100
Profit and loss account			<u>(25)</u>		<u>(25)</u>
Shareholders funds			<u><u>75</u></u>		<u><u>75</u></u>

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'.

The notes on pages 4 to 6 form part of these abridged financial statements.

Koda Property Consultancy and Administration Ltd

Balance sheet (continued)

As at 31 December 2025

We, as directors of Koda Property Consultancy and Administration 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 year and of its profit or loss for such a financial 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 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 11 February 2025 and signed on behalf of the board by:

Deirdre Condon
Director

Kevin O'Donoghue
Director

The notes on pages 4 to 6 form part of these abridged financial statements.

Koda Property Consultancy and Administration Ltd

Notes to the abridged financial statements

Financial year ended 31 December 2025

1. General information

Koda Property Consultancy and Administration Ltd is a private company limited by shares, registered in Ireland company number 700320. The address of the registered office is Trinity House, 8 Georges Quay, Cork.

2. Statement of compliance

These financial statements have been prepared in compliance with FRS 102 Section 1A, 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

3. 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.

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.

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.

Koda Property Consultancy and Administration Ltd

Notes to the abridged financial statements (continued)

Financial year ended 31 December 2025

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 and cash equivalents

Cash and cash equivalents include cash on hand, demand deposits and other short- term highly liquid investments with original maturities of three months or less. Bank overdrafts are shown within borrowings in current liabilities on the balance sheet.

Disclosure exemptions

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

Ordinary 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.

4. Staff costs

The average number of persons employed by the company during the financial year, including the directors was - (2024: 1).

5. Directors remuneration

The directors aggregate remuneration was as follows:

	2025	2024
	€	€
Emoluments in respect of qualifying services	-	4,498
Pension contributions to defined contribution plans in respect of qualifying services	-	245,000
	<u>-</u>	<u>249,498</u>

6. Appropriations of profit and loss account

	2025	2024
	€	€
At the start of the financial year	(25)	-
Profit/(loss) for the financial year	-	(25)
At the end of the financial year	<u>(25)</u>	<u>(25)</u>

Koda Property Consultancy and Administration Ltd

Notes to the abridged financial statements (continued)

Financial year ended 31 December 2025

7. Debtors	2025	2024
	€	€
Other debtors	-	100
	<hr/>	<hr/>
8. Creditors: amounts falling due within one year	2025	2024
	€	€
Other creditors including tax and social insurance	2,055	2,845
Accruals	-	2,155
	<hr/>	<hr/>
	2,055	5,000
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9. Approval of financial statements

The board of directors approved these abridged financial statements for issue on 11 February 2025.