

# Vidogroup Denmark ApS

Havnegade 35, 1. tv

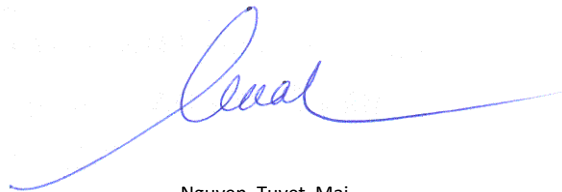
1058 København K

CVR No. 42913847

## Annual Report 2022/23

2. financial year

The Annual Report was presented and  
adopted at the Annual General Meeting of  
the Company on 29 March 2024



Nguyen Tuyet Mai  
CEO

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## Management's Statement

Today, Management has considered and adopted the Annual Report of Vidogroup Denmark ApS for the financial year 1 October 2022 - 30 September 2023.

The Annual Report is presented in accordance with the Danish Financial Statements Act.

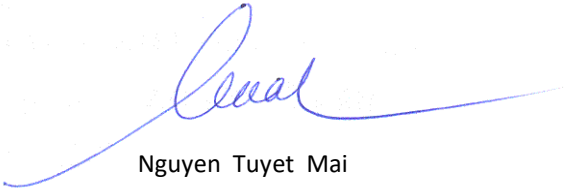
In our opinion, the Financial Statements give a true and fair view of the assets, liabilities and financial position of the Company at 30 September 2023 and of the results of the Company's operations for the financial year 1 October 2022 - 30 September 2023.

In our opinion, the Management's Review includes a true and fair account of the matters addressed in the review.

We recommend that the Annual Report be adopted at the Annual General Meeting.

Copenhagen, 29 March 2024

Executive Board



Nguyen Tuyet Mai  
CEO

## Company details

Company	Vidogroup Denmark ApS Havnegade 35, 1. tv 1058 København K
CVR No.	42913847
Date of formation	9 December 2021
Financial year	01-10-2022 - 30-09-2023
Executive Board	Nguyen Tuyet Mai

## Management's Review

The Company's principal activities

The company's purpose is to conduct business by investing in real estate.

Development in activities and the financial situation

The Company's Income Statement of the financial year 1 October 2022 - 30 September 2023 shows a result of DKK -253.681 and the Balance Sheet at 30 September 2023 a balance sheet total of DKK 21.904.836 and an equity of DKK 21.767.184.

## Accounting Policies

### Reporting Class

The annual report of Vidogroup Denmark ApS for 2022/23 has been presented in accordance with the provisions of the Danish Financial Statements Act applying to enterprises of reporting class B.

The annual report has been presented in accordance with the provisions of the Danish Financial Statements Act applying to enterprises of reporting class B, with the adoption of individual rules from class C.

The accounting policies applied remain unchanged from last year.

### Reporting currency

The annual report is presented in Danish kroner.

### Translation policies

Transactions in foreign currencies are translated into DKK at the exchange rate prevailing at the date of transaction. Monetary assets and liabilities in foreign currencies are translated into DKK based on the exchange rates prevailing at the balance sheet date. Realised and unrealised foreign exchange gains and losses are included in the income statement under financial income and expenses

## General information

### Basis of recognition and measurement

The financial statement have been prepared under the historical cost principle.

Income is recognised in the income statement as it is earned, including value adjustments of financial assets and liabilities that are measured at fair value or amortized cost. Moreover, all expenses incurred to achieve the earnings for the year are recognised in the income statement, including depreciation, amortization, impairment losses and provisions as well as reversals due to changed accounting estimates of amounts that have previously been recognised in the income statement.

Assets are recognised in the balance sheet when it is probable that future economic benefits attributable to the asset will accrue to the Company, and the value of the asset can be measured reliably.

Liabilities are recognised in the balance sheet when it is probable that future economic benefits attributable to the asset will flow out of the Company, and the value of the liability can be measured reliably.

At initial recognition, assets and liabilities are measured at cost. Subsequently, assets and liabilities are measured as described for each item below.

Certain financial assets and liabilities are measured at amortised cost, which involves the recognition of a constant effective interest rate over the term. Amortised cost is calculated as original cost less repayments and with the addition/deduction of the accumulated amortisation of the difference between the cost and the nominal amount. This way, exchange losses and gains are allocated over the term.

In connection with recognition and measurement, consideration is given to predictable losses and risks occurring prior to the presentation of the financial statement, i.e. losses and risks which prove or disprove matters which exist at the balance sheet date.

## Accounting Policies

### Income statement

#### Gross loss

The Company has decided to aggregate certain items of the income statement in accordance with the provisions of Section 32 of the Danish Financial Statements Act.

Gross loss comprises external costs.

Other external expenses comprise expenses incurred for administration.

#### Financial income and expenses

Financial income and expenses are recognised in the income statement based at the amounts that concern the financial year.

#### Tax on net profit for the year

Tax on net profit/loss for the year comprises current tax on expected taxable income of the year and the year's adjustment of deferred tax less the part of the tax of the year that relates to changes in equity. Current and deferred tax regarding changes in equity is recognised directly in equity.

### Balance sheet

#### Property, plant and equipment

Property is measured at cost plus revaluations and less accrued depreciation and writedown for impairment. Land is not subject to depreciation.

Property is revaluated on the basis of regular, independent fair-value assessments. Net revaluation at fair value adjustment is recognised directly in equity less deferred tax and tied up in a particular revaluation reserve. Net impairment loss at fair value adjustment is recognised in the income statement.

The depreciable amount is cost plus revaluations at fair value less expected residual value after the end of the useful life of the asset. The amortisation period is fixed at the acquisition date and reassessed annually. If the residual value exceeds the carrying amount of the asset, depreciation is discontinued.

Reversal of previous revaluations and recognised deferred taxes concerning revaluations are recognised directly in company equity.

Other property, plant, and equipment are measured at cost less accrued depreciation and writedown for impairment.

The depreciable amount is cost less any expected residual value after the end of the useful life of the asset. The amortisation period and the residual value are determined at the acquisition date and reassessed annually. If the residual value exceeds the carrying amount, the depreciation is discontinued.

If the amortisation period or the residual value is changed, the effect on amortisation will, in future, be recognised as a change in the accounting estimates .

The cost comprises acquisition cost and costs directly associated with the acquisition until the time when the asset is ready for use.

The cost of a total asset is divided into separate components. These components are depreciated separately, the useful lives of each individual components differing, and the individual component representing a material part of the total cost.

## Accounting Policies

Depreciation is done on a straight-line basis according to an assessment of the expected useful life:

Investment property

25 years

Minor assets with an expected useful life of less than 1 year are recognised as costs in the income statement in the year of acquisition.

Profit or loss derived from the disposal of property, land, and equipment is measured as the difference between the sales price less selling costs and the carrying amount at the date of disposal. Profit or loss is recognised in the income statement as other operating income or other operating expenses.

Receivables

Receivables are measured at amortised cost, which usually corresponds to nominal value.

Other Receivables

Other receivables include deposits on law firm's client account.

Cash

Cash includes deposits in bank accounts.

Equity

Equity comprises the working capital and a number of equity items that may be statutory or stipulated in the articles of association.

Liabilities

Financial liabilities are recognised initially at the proceeds received net of transaction expenses incurred. In subsequent periods, financial liabilities are measured at amortized cost, corresponding to the capitalized value using the effective interest method, so that the difference between the proceeds and the nominal value is recognised in the income statement over the life of the financial instrument.

Mortgage debt is accordingly measured at amortized cost, corresponding to the outstanding balance in case of cash loans. In case of bond loans, amortized cost corresponds to the outstanding balance determined as the underlying cash value of the loans at the time of borrowing adjusted for amortisation of capital losses on the loans over the repayment period.

Other liabilities are measured at net realisable value.

Other payables

Other payables are measured at amortized cost, which usually corresponds to the nominal value.

Accruals and deferred income entered as liabilities

Payments received concerning future income are recognised under deferred income.

Contingent assets and liabilities

Contingent assets and liabilities are not recognised in the Balance Sheet but appear only in the notes.



## Income Statement

	Note	2022/23 kr.	2021/22 kr.
Gross profit		-253.543	-96.416
Profit from ordinary operating activities		<u>-253.543</u>	<u>-96.416</u>
Other finance income		0	39
Finance expenses		<u>-138</u>	<u>0</u>
Profit from ordinary activities before tax		-253.681	-96.377
Profit		<u>-253.681</u>	<u>-96.377</u>
Proposed distribution of results			
Retained earnings		<u>-253.681</u>	<u>-96.377</u>
Distribution of profit		<u>-253.681</u>	<u>-96.377</u>

Balance Sheet as of 30 September

	Note	2023 kr.	2022 kr.
Assets			
Land and buildings		<u>21.664.210</u>	<u>21.664.210</u>
Property, plant and equipment		<u>21.664.210</u>	<u>21.664.210</u>
Fixed assets		<u>21.664.210</u>	<u>21.664.210</u>
Other short-term receivables		<u>47.514</u>	<u>140.092</u>
Receivables		<u>47.514</u>	<u>140.092</u>
Cash and cash equivalents		<u>193.112</u>	<u>0</u>
Current assets		<u>240.626</u>	<u>140.092</u>
Assets		<u>21.904.836</u>	<u>21.804.302</u>

## Balance Sheet as of 30 September

	Note	2023 kr.	2022 kr.
Liabilities and equity			
Contributed capital		22.117.242	150.000
Retained earnings		<u>-350.058</u>	<u>-96.377</u>
Equity		<u>21.767.184</u>	<u>53.623</u>
Payables to group enterprises		<u>0</u>	<u>21.368.048</u>
Long-term liabilities other than provisions		<u>0</u>	<u>21.368.048</u>
Trade payables		135.356	349.074
Other payables		1.779	31.934
Deferred income, liabilities		<u>518</u>	<u>1.622</u>
Short-term liabilities other than provisions		<u>137.652</u>	<u>382.630</u>
Liabilities other than provisions within the business		<u>137.652</u>	<u>21.750.679</u>
Liabilities and equity		<u>21.904.836</u>	<u>21.804.302</u>
Contingent liabilities	1		
Collaterals and assets pledged as security	2		

## Statement of changes in Equity

	Contributed capital	Retained earnings	Total
<u>Equity 1 October 2022</u>	<u>150.000</u>	<u>-96.377</u>	<u>53.623</u>
Adjusted equity 1 October 2022	150.000	-96.377	53.623
Increase of capital by conversion of debt	21.967.242	0	21.967.242
Profit (loss)	<u>0</u>	<u>-253.681</u>	<u>-253.681</u>
Equity 30 September 2023	<u>22.117.242</u>	<u>-350.058</u>	<u>21.767.184</u>

## Notes

### 1. Contingent liabilities

No contingent liabilities exist at the balance sheet date.

### 2. Collaterals and securities

No securities or mortgages exist at the balance sheet date.