

# Consolidated Balance Sheet

As at 31st March, 2006

	Notes	2006 HK\$'000	2005 HK\$'000 (Restated)
<b>Non-current assets</b>			
Investment properties	15	469,693	389,314
Property, plant and equipment	16	688,640	698,176
Properties for development	17	–	8,901
Prepaid lease payments	18	461,708	476,520
Goodwill	19	212,540	83,576
Negative goodwill	20	–	(12,244)
Other intangible assets	21	151,958	46,842
Interests in associates	22	31,011	11,672
Interests in jointly controlled entities	23	231,316	45,145
Available-for-sale investments	24	114,010	–
Investments at fair value through profit or loss	30	325,903	–
Investments in securities	25	–	13,744
Club debenture		–	2,169
Fixed deposits		–	241,800
Deferred tax assets	40	10,394	12,497
		<b>2,697,173</b>	<b>2,018,112</b>
<b>Current assets</b>			
Inventories	26	262,084	249,965
Properties for sale	27	505,506	657,609
Debtors, deposits and prepayments	28	1,085,006	868,399
Amounts due from associates	22	38,050	28,912
Amounts due from jointly controlled entities	23	184,510	106,200
Amounts due from customers for contract work	29	365,761	344,674
Investments at fair value through profit or loss	30	1,123,915	–
Derivative financial instruments	31	38,303	–
Investments in securities	25	–	1,115,729
Other unlisted investments		–	45,915
Bank balances and cash equivalents	32	635,412	1,017,747
		<b>4,238,547</b>	<b>4,435,150</b>
<b>Current liabilities</b>			
Creditors, bills payable, deposits and accruals	33	1,240,872	1,278,870
Unearned insurance premiums – due within one year		39,634	53,933
Outstanding insurance claims	34	285,051	338,074
Amounts due to associates	22	2,423	1,892
Amounts due to customers for contract work	29	136,952	107,270
Derivative financial instruments	31	10,430	–
Obligations under finance leases – due within one year	35	611	3,543
Deferred service income		23,330	23,342
Provision for taxation		73,721	11,733
Bank borrowings	36	595,211	1,268,332
Other loans	37	226	250
Other payable	39	7,412	–
		<b>2,415,873</b>	<b>3,087,239</b>
<b>Net current assets</b>		<b>1,822,674</b>	<b>1,347,911</b>
<b>Total assets less current liabilities</b>		<b>4,519,847</b>	<b>3,366,023</b>

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As at 31st March, 2006

	Notes	2006 HK\$'000	2005 HK\$'000 (Restated)
<b>Capital and reserves</b>			
Share capital	38	348,228	348,228
Reserves		2,372,566	2,192,027
Equity attributable to equity holders of the Company		2,720,794	2,540,255
Minority interests		266,897	290,822
<b>Total equity</b>		<b>2,987,691</b>	<b>2,831,077</b>
<b>Non-current liabilities</b>			
Other payable	39	13,840	–
Unearned insurance premiums – due over one year		14,764	27,784
Obligations under finance leases – due over one year	35	343	1,869
Deferred taxation	40	102,750	91,078
Bank borrowings	36	1,399,066	412,110
Other loans	37	1,393	2,105
		1,532,156	534,946
<b>Total equity and non-current liabilities</b>		<b>4,519,847</b>	<b>3,366,023</b>

The financial statements on pages 40 to 112 were approved and authorised for issue by the Board of Directors on 24th July, 2006 and are signed on its behalf by:

**KUOK Hoi Sang**  
Director

**CHOW Vee Tsung, Oscar**  
Director