

Consolidated Balance Sheet

31st July, 2006

	Notes	2006 HK\$'000	2005 HK\$'000
NON-CURRENT ASSETS			
Property, plant and equipment	15	4,276	31,708
Investment properties	16	119,100	250,600
Properties under development	17	138,494	233,250
Goodwill	19	—	71,907
Interests in associates	20	2,268,218	2,177,085
Available-for-sale equity investments	21	466,946	188,361
Loan receivable	22	40,730	—
Promissory note receivable	23	167,000	—
Total non-current assets		<u>3,204,764</u>	<u>2,952,911</u>
CURRENT ASSETS			
Equity investments at fair value through profit or loss	24	—	26,654
Inventories	25	—	68,007
Debtors, deposits and other receivables	26	6,159	52,021
Tax recoverable		—	369
Cash and cash equivalents	27	34,692	386,357
Total current assets		<u>40,851</u>	<u>533,408</u>
CURRENT LIABILITIES			
Tax payable		231	21,539
Creditors, deposits received and accruals	28	15,648	109,411
Interest-bearing bank and other borrowings	29	—	43,867
Total current liabilities		<u>15,879</u>	<u>174,817</u>
NET CURRENT ASSETS		<u>24,972</u>	<u>358,591</u>
TOTAL ASSETS LESS CURRENT LIABILITIES		<u>3,229,736</u>	<u>3,311,502</u>
NON-CURRENT LIABILITIES			
Interest-bearing bank and other borrowings	29	(31,745)	(100,902)
Note payable	30	(195,000)	(195,000)
Accrued interest payable	30	(23,313)	(6,148)
Deferred tax liabilities	31	(20,165)	(20,379)
Total non-current liabilities		<u>(270,223)</u>	<u>(322,429)</u>
		<u>2,959,513</u>	<u>2,989,073</u>

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EQUITY			
Equity attributable to equity holders of the Company:			
Issued capital	32	16,174	808,712
Share premium account		1,908,840	1,116,302
Asset revaluation reserve		55,494	55,799
Investment revaluation reserve		265,331	(12,663)
Capital reserve		148,694	148,694
Exchange fluctuation reserve		58,511	43,544
Retained earnings		506,469	626,940
		<u>2,959,513</u>	<u>2,787,328</u>
Minority interests		<u>—</u>	<u>201,745</u>
		<u>2,959,513</u>	<u>2,989,073</u>

Lam Kin Ming
Director

Lam Kin Ngok, Peter
Director