CONSOLIDATED INCOME STATEMENT

for the year ended 31 December 2001

	Notes	2001 HK\$'000	2000 HK\$'000
Turnover	4	1,355,450	1,480,246
Property expenses		(223,598)	(238,906)
Cost of property sales			(50)
Gross profit		1,131,852	1,241,290
Gain on disposal of investments in securities		-	293,842
Impairment loss reversed in respect of			
investments in securities		6,225	-
Other revenue		18,557	29,354
Release of negative goodwill arising on acquisition of additional			
interest in a subsidiary		60	-
Administrative expenses		(89,956)	(89,969)
Profit from operations	5	1,066,738	1,474,517
Finance costs	8	(314,428)	(449,020)
Gain on disposal of an associate		33,531	-
Impairment loss (arising) reversed in respect of			
interests in associates		(4,880)	3,419
Share of results of associates		(2,338)	4,210
Profit before taxation		778,623	1,033,126
Taxation	9	(114,903)	(117,210)
Profit after taxation		663,720	915,916
Minority interests		(63,377)	(65,743)
Net profit for the year	10 & 29	600,343	850,173
The profit for the year	10 (4 2)	000,313	030,173
Dividends	11	391,598	433,064
Earnings per share	12		
Basic		HK\$0.58	HK\$0.82
Diluted		HK\$0.58	HK\$0.82