

Consolidated Balance Sheet

At 31 December 2001

	Note	2001 HK\$'000	2000 HK\$'000
ASSETS AND LIABILITIES			
Non-current assets			
Investment properties	13	1,980,278	1,470,100
Property, plant and equipment	14	13,273	14,599
Properties held for development	15	7,823	29,721
Properties under development	16	—	948,594
Goodwill	18	151,172	286,093
Interests in associates	19	2,966	2,972
Other investment	20	—	—
Instalments receivable, non-current portion	21	15,053	8,237
		2,170,565	2,760,316
Current assets			
Properties for sale	22	41,574	397,741
Inventories	23	25,574	19,712
Debtors, prepayments and deposits		50,233	42,029
Instalments receivable, current portion	21	3,004	4,309
Deposits on acquisition of properties	25	21,640	21,640
Restricted bank balances	39	18,155	4,714
Pledged bank deposits	40	5,840	—
Bank balances and cash		12,456	24,290
		178,476	514,435
Current liabilities			
Creditors, accruals and deposits received		145,252	156,490
Current portion of interest-bearing borrowings	27(a)	757	132,716
Current portion of obligations under finance leases	28	14	—
Taxation		6,871	3,818
		152,894	293,024
Net current assets		25,582	221,411

At 31 December 2001

	Note	2001 HK\$'000	2000 HK\$'000
Total assets less current liabilities		2,196,147	2,981,727
Non-current liabilities			
Long-term portion of interest-bearing borrowings	27(a)	(1,656,380)	(1,976,673)
Long-term portion of obligations under finance leases	28	(105)	—
		(1,656,485)	(1,976,673)
Minority interests		(7,500)	(34,794)
NET ASSETS		532,162	970,260
CAPITAL AND RESERVES			
Share capital	29	311,640	311,640
Reserves	32	220,522	658,620
		532,162	970,260

Approved and authorised for issue by the Board of Directors on 16 April 2002

Foo Kam Chu, Grace

Director

Chan Wai Ling

Director