

## CONSOLIDATED BALANCE SHEET

At 31st December, 2001

### 綜合資產負債表

於二零零一年十二月三十一日

		Notes	2001 HK\$'000 千港元	2000 HK\$'000 千港元 (As restated) (重列)
		附註		
<b>Non-current assets</b>	<b>非流動資產</b>			
Investment properties	投資物業	16	15,604,047	14,364,278
Property and other fixed assets	物業及其他固定資產	17	33,815	112,276
Properties under development	發展中物業	18	1,845,213	2,046,340
Property interests held for future development	持作日後發展之物業權益	19	71,373	-
Rights held under contractual arrangements relating to properties	持有按有關物業合約安排之權益	20	38,889	-
Negative goodwill	負值商譽	21	(324,538)	-
Interests in associates	聯營公司權益	23	1,569,216	2,072,726
Investments in securities	證券投資	24	57,947	98,747
Advance to an investee company	墊付接受投資公司款項	25	140,837	130,851
Other assets	其他資產	26	17,775	24,006
Pledged deposits	抵押存款	39	22,121	196,046
			<b>19,076,695</b>	<b>19,045,270</b>
<b>Current assets</b>	<b>流動資產</b>			
Investments in securities	證券投資	24	5,383	1,362
Properties held for sale	持作出售物業		46,835	50,218
Debtors, deposits and prepayments	應收賬項、按金及預付款項	27	310,380	362,824
Current portion of long-term loans receivable	應收長期貸款即期部份		-	444,980
Taxation recoverable	可收回稅項		6,952	4,719
Pledged deposits	抵押存款	39	147,456	7,212
Time deposits, bank balances and cash	定期存款、銀行結餘及現金		1,252,740	622,215
			<b>1,769,746</b>	<b>1,493,530</b>
<b>Current liabilities</b>	<b>流動負債</b>			
Creditors and accruals	應付賬項及應計款項	28	65,376	64,906
Deposits and receipts in advance	按金及預先收取款項		232,464	202,367
Amount due to a minority shareholder	欠負少數股東款項	33	230,586	-
Taxation payable	應付稅項		65,693	107,495
Borrowings - due within one year	借貸 - 一年內到期	29	1,965,842	650,952
Provisions	撥備	30	16,094	39,819
			<b>2,576,055</b>	<b>1,065,539</b>

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Net current (liabilities) assets	流動（負債）資產淨值		<b>(806,309)</b>	427,991
Total assets less current liabilities	總資產減流動負債		<b>18,270,386</b>	19,473,261
Non-current liabilities	非流動負債			
Borrowings - due after one year	借貸—一年後到期	29	<b>2,368,993</b>	2,851,354
Amounts due to associates	欠負聯營公司款項	31	<b>13,119</b>	11,050
Amounts due to minority shareholders	欠負少數股東款項	33	<b>464,686</b>	408,080
			<b>2,846,798</b>	3,270,484
Minority interests	少數股東權益		<b>(262,574)</b>	58,938
			<b>15,686,162</b>	16,143,839
Capital and reserves	股本及儲備			
Share capital	股本	34	<b>238,254</b>	238,148
Reserves	儲備	35	<b>15,447,908</b>	15,905,691
			<b>15,686,162</b>	16,143,839

The financial statements on pages 53 to 116 were approved and authorised for issue by the Board of Directors on 11th April, 2002 and are signed on its behalf by:

第53至第116頁之財務報表已獲董事會於二零零二年四月十一日批准及授權刊發，並由下列董事代表董事會簽署：

**Thomas Lau, Luen-hung 劉鑾鴻**  
Director 董事

**Joseph Lau, Luen-hung 劉鑾雄**  
Director 董事