

The Board of Directors (the “Board”) of Unity Investments Holdings Limited (the “Company”) is pleased to present the interim report and condensed accounts of the Company and its subsidiaries (the “Group”) for the six months ended June 30, 2002 (the “Period”). The consolidated results, consolidated cash flow statement and consolidated statement of changes in equity of the Group for the Period, and the consolidated balance sheet of the Group as at June 30, 2002, all of which are unaudited and condensed, along with selected explanatory notes, are set out on pages 3 to 12 of this report.

CONDENSED CONSOLIDATED PROFIT AND LOSS ACCOUNT

| | | Unaudited Six months ended June 30 | |
|---|-------------|---|-------------------------|
| | <i>Note</i> | 2002 HK\$'000 | 2001 <i>HK\$'000</i> |
| Turnover | | | |
| Proceeds from sale of trading securities | 2 | 19,761 | 30,002 |
| Cost of sales | | 19,120 | 25,750 |
| Realised gain on sale of trading securities | | 641 | 4,252 |
| Unrealised holding gain on trading securities | | 1,218 | 482 |
| Other revenues | 2 | 900 | 2,046 |
| Administrative expenses | | (4,032) | (4,521) |
| (Loss) / profit before taxation | 3 | (1,273) | 2,259 |
| Taxation | 4 | (36) | (13) |
| (Loss) / profit attributable to shareholders | | (1,309) | 2,246 |
| Basic (loss) / earnings per share (cents) | 5 | (0.65) | 1.12* |
| Fully diluted (loss) / earnings per share (cents) | 5 | (0.65) | 1.11* |

* *Adjusted*