CONSOLIDATED STATEMENT OF RECOGNISED GAINS AND LOSSES

For the year ended 30th June, 2002

	2002 HK\$	2001 HK\$ (As restated)
Revaluation (deficit) surplus on investment properties	(697,341,864)	201,827,603
Share of revaluation deficit on investment properties of associates	(165,072,166)	(94,220,679)
Revaluation deficit on investments in securities	(56,889,105)	(115,168,283)
Exchange differences arising on translation of operations outside Hong Kong	(8,927,449)	16,603,441
Net (losses) gains not recognised in the consolidated income statement	(928,230,584)	9,042,082
Net (loss) profit for the year	(34,064,888)	40,833,184
Total recognised (losses) gains	(962,295,472)	49,875,266
 Prior period adjustments arising from the effects of adoption of new and revised Statements of Standard Accounting Practice (note 2) increase in retained profits at 1st July, 2000 decrease in capital reserve at 1st July, 2000 		233,373,745 (361,615,068) (128,241,323)