

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES****(a) Statement of compliance**

These financial statements have been prepared in accordance with all applicable Hong Kong Financial Reporting Standards (which includes all applicable Statements of Standard Accounting Practice and Interpretations) issued by the Hong Kong Society of Accountants, accounting principles generally accepted in Hong Kong and the requirements of the Hong Kong Companies Ordinance. These financial statements also comply with the applicable disclosure provisions of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited. A summary of the significant accounting policies adopted by the Group is set out below.

**(b) Basis of preparation of the financial statements**

The measurement basis used in the preparation of the financial statements is historical cost modified by the revaluation of investment properties and land and buildings, and the marking to market of certain investments in securities as explained in the accounting policies set out below.

**(c) Subsidiaries and controlled enterprises**

A subsidiary, in accordance with the Hong Kong Companies Ordinance, is a company in which the Group, directly or indirectly, holds more than half of the issued share capital, or controls more than half the voting power, or controls the composition of the board of directors. Subsidiaries are considered to be controlled if the Company has the power, directly or indirectly, to govern the financial and operating policies, so as to obtain benefits from their activities.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策****(a) 遵例聲明**

本財務報表已按照香港會計師公會頒佈所有適用的《香港財務報告準則》(包括所有適用的《會計實務準則》及解釋)香港公認會計原則及香港《公司條例》的規定編製。本財務報表同時符合適用的《香港聯合交易所有限公司證券上市規則》披露規定。本集團採用之主要會計政策概述如下。

**(b) 財務報表編製基準**

除投資物業、土地及樓宇按重估值和部份證券投資按市值入賬(見下文所載的會計政策)外,本財務報表是以歷史成本作為編製基準。

**(c) 附屬公司及受控制企業**

按照香港《公司條例》規定,附屬公司是指本集團直接或間接持有其過半數已發行股份,或控制其過半數投票權,或控制其董事會組成的公司。當本公司有權直接或間接支配附屬公司的財務及經營政策,並藉此從其活動中取得利益,均視為受本公司控制。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES***(continued)***(c) Subsidiaries and controlled enterprises***(continued)*

An investment in a controlled subsidiary is consolidated into the consolidated financial statements, unless it is acquired and held exclusively with a view to subsequent disposal in the near future or operates under severe long-term restrictions which significantly impair its ability to transfer funds to the Group, in which case, it is stated in the consolidated balance sheet at fair value with changes in fair value recognised in the same manner as for non-trading securities.

Intra-group balances and transactions, and any unrealised profits arising from intra-group transactions, are eliminated in full in preparing the consolidated financial statements. Unrealised losses resulting from intra-group transactions are eliminated in the same way as unrealised gains, but only to the extent that there is no evidence of impairment.

Minority interests at the balance sheet date, being the portion of the net assets of subsidiaries attributable to equity interests that are not owned by the Company, whether directly or indirectly through subsidiaries, are presented in the consolidated balance sheet separately from liabilities and the shareholders' equity. Minority interests in the results of the Group for the year are also separately presented in the consolidated income statement.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(c) 附屬公司及受控制企業 (續)**

集團於受控制附屬公司的投資均在綜合財務報表中綜合計算。然而，如購入並持有這些投資的唯一目的是在短期內將之出售，或受控制附屬公司是長期在嚴格限制條件下經營，以致其向本集團轉移資金的能力嚴重受損，則這些投資會按公平價值記入綜合資產負債表。公平價值的變動在綜合損益表確認的方法，與非交易證券相同。

集團內部往來的餘額和集團內部交易及其產生的未變現溢利，均在編製綜合財務報表時全數抵銷。集團內部交易所產生的未變現虧損的抵銷方法與未變現溢利相同，但抵銷額只限於沒有證據顯示已轉讓資產已出現減值。

於結算日的少數股東權益是指並非由本公司直接或透過附屬公司間接擁有的股權所佔附屬公司資產淨值的部分；這些權益在綜合資產負債表內是與負債及股東權益分開列示。少數股東所佔本集團本年度業績的權益在損益表內亦會分開列示。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(c) Subsidiaries and controlled enterprises  
(continued)**

Where losses attributable to the minority exceed the minority interest in the net assets of a subsidiary, the excess, and any further losses attributable to the minority, are charged against the Group's interest except to the extent that the minority has a binding obligation to, and is able to, make good the losses. All subsequent profits of the subsidiary are allocated to the Group until the minority's share of losses previously absorbed by the Group has been recovered.

In the Company's balance sheet, an investment in a subsidiary is stated at cost less impairment losses (see note 1(m)), unless it is acquired and held exclusively with a view to subsequent disposal in the near future or operates under severe long-term restrictions which significantly impair its ability to transfer funds to the Company, in which case, it is stated at fair value with changes in fair value recognised in the same manner as for non-trading securities.

**(d) Associates**

An associate is an entity in which the Group or Company has significant influence, but not control or joint control, over its management, including participation in the financial and operating policy decisions.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(c) 附屬公司及受控制企業 (續)**

如果少數股東應佔的虧損超過其所佔附屬公司資產淨值的權益，超額部分和任何歸屬於少數股東的進一步虧損便會沖減本集團所佔權益；但如少數股東須承擔具有約束力的義務並有能力彌補虧損則除外。附屬公司的所有其後溢利均會分配予本集團，直至本集團收回以往承擔的少數股東應佔虧損為止。

本公司資產負債表所示於附屬公司的投資，是按成本減去減值虧損(參閱附註1(m))後入賬。然而，如購入並持有這些投資的唯一目的是在短期內將之出售，或附屬公司是長期在嚴格限制條件下經營，以致其向本公司轉移資金的能力嚴重受損，則這些投資會按公平價值入賬。公平價值的變動在損益表確認的方法，與非交易證券相同。

**(d) 聯營公司**

聯營公司是指本集團或本公司可以對其管理層發揮重大影響的實體，包括參與其財務及經營決策，但不是控制或聯合控制管理層。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES**  
*(continued)***(d) Associates (continued)**

An investment in an associate is accounted for in the consolidated financial statements under the equity method and is initially recorded at cost and adjusted thereafter for the post acquisition change in the Group's share of the associate's net assets, unless it is acquired and held exclusively with a view to subsequent disposal in the near future or operates under severe long-term restrictions that significantly impair its ability to transfer funds to the investor, in which case it is stated at fair value with changes in fair value recognised in the same manner as for non-trading securities. The consolidated income statement reflects the Group's share of the post-acquisition results of the associates for the year, including any amortisation of positive or negative goodwill charged or credited during the year in accordance with note 1(e). Where the Group's share of losses exceeds the carrying amount of the associate, the carrying amount is reduced to nil and recognition of further losses is discontinued except to the extent that the Group has incurred obligations in respect of the associate. Where the associate has a financial year end other than 31st March, its latest audited financial statements made up to 31st December are used for equity accounting purposes.

Unrealised profits and losses resulting from transactions between the Group and its associates are eliminated to the extent of the Group's interest in the associate, except where unrealised losses provide evidence of an impairment of the asset transferred, in which case they are recognised immediately in the income statement.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(d) 聯營公司 (續)**

於聯營公司的投資是按權益法記入綜合財務報表，並且先以成本入賬，然後就本集團佔該聯營公司淨資產在收購後的變動作出調整。然而，如購入並持有這些投資的唯一目的是在短期內將之出售，或聯營公司是長期在嚴格限制條件下經營，以致其向本集團轉移資金的能力嚴重受損，則這些投資會按公平價值入賬。公平價值的變動在綜合損益表確認的方法，與非交易證券相同。綜合損益表反映出年內本集團所佔聯營公司於收購後的業績，包括按照附註1(e)在本年度列支或計入的正商譽或負商譽的任何攤銷。當本集團對聯營公司虧損的承擔額超出本集團於該聯營公司的賬面金額時，賬面金額將會減至零，並且不再確認其他虧損；但如本集團須向該聯營公司承擔義務則除外。如聯營公司之會計年度不是截至三月三十一日，則聯營公司截至十二月三十一日之審計財務報表會用作權益會計法之用途。

本集團與各聯營公司之間交易所產生的未變現損益，均按本集團在聯營公司所佔之權益比率抵銷；但假如未變現虧損顯示已轉讓資產出現減值，則這些未變現虧損會即時在損益表內確認。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(d) Associates (continued)**

In the Company's balance sheet, an investment in an associate is stated at cost less impairment losses (see note 1(m)), unless it is acquired and held exclusively with a view to subsequent disposal in the near future or operates under severe long-term restrictions that significantly impair its ability to transfer funds to the investor, in which case, it is stated at fair value with changes in fair value recognised in the same manner as for non-trading securities.

**(e) Goodwill**

Positive goodwill arising on consolidation represents the excess of the cost of the acquisition over the Group's share of the fair value of the identifiable assets and liabilities acquired. In respect of controlled subsidiaries:

- for acquisitions before 1st April, 2001, positive goodwill is eliminated against reserves and is reduced by impairment losses (see note 1(m)); and
- for acquisitions on or after 1st April, 2001, positive goodwill is amortised to the consolidated income statement on a straight-line basis over its estimated useful life. Positive goodwill is stated in the consolidated balance sheet at cost less accumulated amortisation and impairment losses (see note 1(m)).

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(d) 聯營公司 (續)**

本公司資產負債表所示於聯營公司的投資，是按成本減去減值虧損(參閱附註1(m))後入賬。然而，如購入並持有這些投資的唯一目的是在短期內將之出售，或聯營公司是長期在嚴格限制條件下經營，以致其向本集團轉移資金的能力嚴重受損，則這些投資會按公平價值入賬。公平價值的變動在損益表確認的方法，與非交易證券相同。

**(e) 商譽**

編製綜合財務報表時產生的正商譽是指投資成本超過本集團佔所收購可分資產與負債公平價值的數額。就受控制附屬公司而言：

- 對於在二零零一年四月一日之前作出的收購，正商譽與儲備抵銷，並且減去減值虧損(參閱附註1(m))之數；及
- 對於在二零零一年四月一日或之後作出的收購，正商譽是按其預計可用年限，以直線法在綜合損益表內攤銷。正商譽是以成本減去任何累計攤銷及減值虧損(參閱附註1(m))後，記入綜合資產負債表。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(e) Goodwill (continued)**

In respect of acquisitions of associates, positive goodwill is amortised to the consolidated income statement on a straight-line basis over its estimated useful life. The cost of positive goodwill less accumulated amortisation and impairment losses (see note 1(m)) is included in the carrying amount of the interest in associates.

Negative goodwill arising on acquisitions of controlled subsidiaries and associates represents the excess of the Group's share of the fair value of the identifiable assets and liabilities acquired over the cost of the acquisition.

To the extent that negative goodwill relates to an expectation of future losses and expenses that are identified in the plan of acquisition and can be measured reliably, but which have not yet been recognised, it is recognised in the consolidated income statement when the future losses and expenses are recognised. Any remaining negative goodwill, but not exceeding the fair values of the non-monetary assets acquired, is recognised in the consolidated income statement over the weighted average useful life of those non-monetary assets that are depreciable/amortisable. Negative goodwill in excess of the fair values of the non-monetary assets acquired is recognised immediately in the consolidated income statement.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(e) 商譽 (續)**

至於收購聯營公司方面，正商譽是按其預計可用年限，以直線法在綜合損益表內攤銷。正商譽是以成本減去累計攤銷及減值虧損(參閱附註1(m))後，計入購聯營公司權益中。

收購受控制附屬公司、聯營公司所產生的負商譽是指本集團佔所收購可分資產與負債公平價值超過投資成本的數額。

假如負商譽關乎已在收購計劃中確定及可以可靠地計算，但尚未確認的預計未來虧損及支出，便會在未來虧損和支出確認時，在綜合損益表內確認。任何尚餘的負商譽(但以所收購非貨幣資產公平價值為限)則按應計折舊／攤銷的非貨幣資產的加權平均可用年限，在綜合損益表內確認。然而，如尚餘的負商譽數額高於所收購非貨幣資產公平價值，這部份負商譽便會立即在綜合損益表內確認。



**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(e) Goodwill (continued)**

In respect of any negative goodwill not yet recognised in the consolidated income statement:

- for controlled subsidiaries, such negative goodwill is shown in the consolidated balance sheet as a deduction from assets in the same balance sheet classification as positive goodwill; and
- for associates, such negative goodwill is included in the carrying amount of the interest in associates.

On disposal of a controlled subsidiary or an associate during the year, any attributable amount of purchased goodwill which has previously been dealt with as a movement on Group reserves is included in the calculation of the profit or loss on disposal.

**(f) Non-trading securities**

The Group's and the Company's policies for investments in non-trading securities other than investments in subsidiaries and associates are as follows:

- (i) Non-trading securities are stated in the balance sheet at fair value. Changes in fair value are recognised in the investment revaluation reserve until the security is sold, collected, or otherwise disposed of, or until there is objective evidence that the security is impaired, at which time the relevant cumulative gain or loss is transferred from the investment revaluation reserve to the income statement.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(e) 商譽 (續)**

至於尚未在綜合損益表內確認的任何商譽：

- 如為受控制附屬公司，有關的負商譽會在綜合資產負債表內列示為資產的減項，與正商譽屬於同一個資產負債表類別；及
- 如為聯營公司，有關的負商譽會計入聯營公司權益中。

如於年內出售受控制附屬公司或聯營公司，以往作為集團儲備變動處理的應佔購入商譽的數額，均在計算出售的溢利或虧損時包括在內。

**(f) 非交易證券**

本集團及本公司就非交易證券(於附屬公司及聯營公司之投資除外)之政策如下：

- (i) 非交易證券是以公平值記入資產負債表內。公平價值之變動在投資重估儲備內確認，直至出售、收回或以其他方式處理證券，或是有客觀憑證顯示證券出現減值為止。當出現這些情況時，相關之累計盈虧會由投資重估儲備轉入損益表內。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES***(continued)***(f) Non-trading securities (continued)**

(ii) Transfers from the investment revaluation reserve to the income statement as a result of impairments are reversed when the circumstances and events that led to the impairment cease to exist and there is persuasive evidence that the new circumstances and events will persist for the foreseeable future.

(iii) Profits or losses on disposal of investments in securities are determined as the difference between the estimated net disposal proceeds and the carrying amount of the investments and are accounted for in the income statement as they arise. The profit or loss includes any amount previously held in the investment revaluation reserve in respect of that security.

**(g) Other investments**

Other investments represent club debentures and are stated in the balance sheet at cost less provisions for diminution in value as determined by the directors.

**(h) Fixed assets**

(i) Fixed assets are carried in the balance sheets on the following bases:

- investment properties with an unexpired lease term of more than 20 years are stated in the balance sheet at their open market value which is assessed annually by external qualified valuers;
- land and buildings held for own use are stated in the balance sheet at cost or valuation less accumulated depreciation (see note 1(k)) and impairment losses (see note 1(m)).

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(f) 非交易證券 (續)**

(ii) 在引致減值之情況及事項不再存在，並有具說服力之憑證顯示新之情況及事項將會在可預見之將來持續下去時，因減值而從投資重估儲備轉入損益表之數額便會撥回。

(iii) 出售證券投資之損益乃按估計出售所得淨額與投資賬面值之差額釐定，並在產生時記入損益表。損益包括之前就有關證券撥入投資重估儲備之任何數額。

**(g) 其他投資**

其他投資指會籍，乃按成本減去董事會決定之任何減值準備入賬。

**(h) 固定資產**

(i) 固定資產按下列基準列入資產負債表內：

- 剩餘租約年期超過二十年之投資物業按其公開市值列入資產負債表，公開市值乃由外聘的合資格估值師按年評估；
- 持作自用之土地及樓宇按成本或重估值減累計折舊(參閱附註1(k))及減值虧損(參閱附註1(m))列入資產負債表內。



**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(h) Fixed assets (continued)**

In preparing these financial statements, advantage has been taken of the transitional provisions set out in paragraph 80 of the Statement of Standard Accounting Practice 17 "Property, plant and equipment" issued by the Hong Kong Society of Accountants, with the effect that land and buildings have not been revalued to fair value at the balance sheet date. Such properties are stated at their carrying value and will not be revalued in future years; and

- plant, machinery and other fixed assets are stated in the balance sheet at cost less accumulated depreciation (see note 1(k)) and impairment losses (see note 1(m)).

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(h) 固定資產 (續)**

於編製這份財務報表時，土地及樓宇利用香港會計師公會頒佈之會計實用準則第十七條「物業、廠房及機器」之八十段之過渡附例而並未於結算日重估至公平價值。那些物業是按賬面值記賬，而且並不會在未來年度作出評估；及

- 廠房、機器及其他固定資產按成本減累計折舊(參閱附註1(k))及減值虧損(參閱附註1(m))列入資產負債表內。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(h) Fixed assets (continued)**

(ii) Changes arising on the revaluation of investment properties and land and buildings held for own use are generally dealt with in reserves. The only exceptions are as follows:

- when a deficit arises on revaluation, it will be charged to the income statement, if and to the extent that it exceeds the amount held in the reserve in respect of that same asset, or solely in the case of investment properties, the portfolio of investment properties, immediately prior to the revaluation; and
- when a surplus arises on revaluation, it will be credited to the income statement, if and to the extent that a deficit on revaluation in respect of that same asset, or solely in the case of investment properties, the portfolio of investment properties, had previously been charged to the income statement.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(h) 固定資產 (續)**

(ii) 因重估投資物業及持作自用之土地及樓宇而出現之變動一般會在儲備中處理。唯一例外情況如下：

- 如果出現重估虧損，而且有關的虧損額超過就該項資產或只限於投資物業的投資物業組合在截至重估前計入儲備的數額，便會在損益表列支；及
- 如果以往曾將同一項資產或只限於投資物業組合的重估虧損在收益表列支，則在出現重估盈餘時，便會撥入損益表計算。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES***(continued)***(h) Fixed assets (continued)**

(iii) Subsequent expenditure relating to a fixed asset that has already been recognised is added to the carrying amount of the asset when it is probable that future economic benefits, in excess of the originally assessed standard of performance of the existing asset, will flow to the enterprise. All other subsequent expenditure is recognised as an expense in the period in which it is incurred.

(iv) Gains or losses arising from the retirement or disposal of a fixed asset are determined as the difference between the estimated net disposal proceeds and the carrying amount of the asset and are recognised in the income statement on the date of retirement or disposal. On disposal of an investment property, the related portion of surpluses or deficits previously taken to the investment properties revaluation reserve is also transferred to the income statement for the year. For all other fixed assets, any related revaluation surplus is transferred from the revaluation reserve to retained profits.

**(i) Construction in progress**

Construction in progress is stated at cost, including interest capitalised if appropriate, less provision as is considered necessary by the directors.

**(j) Intangible assets (other than goodwill)**

(i) Intangible assets that are acquired by the Group are stated in the balance sheet at cost less accumulated amortisation (see note 1(k)) and impairment losses (see note 1(m)).

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(h) 固定資產 (續)**

(iii) 在超過現有資產原先評估的表現水平的未來經濟效益很可能流入企業時，與固定資產有關而且已獲確認的其後支出便會加入資產的賬面金額。其後之一切其他支出在產生之期間確認為支出。

(iv) 報廢或出售固定資產所產生的損益以估計出售所得淨額與資產的賬面金額之間的差額釐定，並於報廢或出售當日在損益表確認。出售投資物業時，早前記入投資物業重估儲備的有關盈餘或虧損部份亦會轉入該年度的損益表內。就所有其他固定資產而言，任何相關的重估盈餘會由重估儲備轉入保留溢利。

**(i) 在建工程**

在建工程均按成本，包括資本化之利息（如適用），減董事會認為必需之準備列賬。

**(j) 無形資產 (商譽除外)**

(i) 由本集團購入的無形資產按成本減去累計攤銷（參閱附註1(k)）及減值虧損（參閱附註1(m)）後列入資產負債表。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES***(continued)***(j) Intangible assets (other than goodwill)***(continued)*

- (ii) Subsequent expenditure on an intangible asset after its purchase or its completion is recognised as an expense when it is incurred unless it is probable that this expenditure will enable the asset to generate future economic benefits in excess of its originally assessed standard of performance and this expenditure can be measured and attributed to the asset reliably. If these conditions are met, the subsequent expenditure is added to the cost of the intangible asset.

**(k) Amortisation and depreciation**

- (i) No depreciation is provided on investment properties with an unexpired lease term of over 20 years or on freehold land.
- (ii) Depreciation is calculated to write off the cost or valuation of other fixed assets over their estimated useful lives as follows:
- leasehold land is depreciated on a straight-line basis over the remaining term of the lease;
  - land use rights are included under land and buildings and are amortised on a straight-line basis over a period of 50 years;
  - buildings are depreciated on a straight-line basis over their estimated useful lives of 10 to 40 years; and

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(j) 無形資產 (商譽除外) (續)**

- (ii) 在購入或完成無形資產後出現的其後開支均在產生時確認為支出；但如這些開支很可能令資產所產生的未來經濟效益超過原先評估的表現水平，而且開支的數額可以可靠地計算並歸屬於某項資產則除外。假如符合上述條件，其後開支會計入無形資產的成本。

**(k) 攤銷與折舊**

- (i) 剩餘租約年期超過二十年之投資物業或永久業權之土地不計提任何折舊。
- (ii) 其他固定資產之折舊乃按其估計可使用年期沖銷其成本或估值，計算方法如下：
- 租賃土地按租賃尚餘年期以直線法計算折舊；
  - 包括於土地及樓宇內之土地使用權乃按五十年期限以直線法攤銷；
  - 樓宇乃按照其估計可用年期 (即十年至四十年不等) 以直線法計算折舊；及

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(k) Amortisation and depreciation  
(continued)**

- other fixed assets are depreciated on a straight-line basis over the estimated useful lives as follows:

Plant and machinery  
2.5% to 25% per annum

Other fixed assets  
20% to 30% per annum

- (iii) Amortisation of intangible asset is charged to the income statement on a straight-line basis over its estimated useful lives of 3 years.

**(l) Leased assets**

Leases of assets under which the lessor has not transferred all the risks and benefits of ownership are classified as operating leases.

- (i) *Assets held for use in operating leases*  
Where the Group leases out assets under operating leases, the assets are included in the balance sheet according to their nature and, where applicable, are depreciated in accordance with the Group's depreciation policies, as set out in note 1(k) above. Impairment losses are accounted for in accordance with the accounting policy as set out in note 1(m). Revenue arising from operating leases is recognised in accordance with the Group's revenue recognition policies, as set out in note 1(n)(ii) below.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(k) 攤銷與折舊 (續)**

- 其他固定資產之折舊，均按其估計可使用年期以直線法之基準計算折舊，折舊率如下：

廠房及機器  
每年2.5%至25%

其他固定資產  
每年20%至30%

- (iii) 無形資產的攤銷是按預計可用三年年限以直線法在損益表列支。

**(l) 租賃資產**

租賃人並無將資產擁有權之全部風險及利益轉讓之租賃乃列為經營租賃。

- (i) *可作經營租賃之資產*  
倘本集團根據經營租約租出資產，則資產會按其性質列入資產負債表，並在適用情況下，根據本集團之折舊政策(如上文附註1(k)所列)計算折舊。減值虧損按照附註1(m)所述的會計政策入賬。經營租賃所產生之收入則根據本集團之確認收入政策(如下文附註1(n)(ii)所列)予以確認。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(l) Leased assets (continued)***(ii) Operating lease charges*

Where the Group has the use of assets under operating leases, payments made under the leases are charged to the income statement in equal instalments over the accounting periods covered by the lease term, except where an alternative basis is more representative of the pattern of benefits to be derived from the leased asset. Lease incentives received are recognised in the income statement as an integral part of the aggregate net lease payments made. Contingent rentals are charged to the income statement in the accounting period in which they are incurred.

**(m) Impairment of assets**

Internal and external sources of information are reviewed at each balance sheet date to identify indications that the following assets may be impaired or an impairment loss previously recognised no longer exists or may have decreased:

- fixed assets (other than properties carried at revalued amounts);
- investments in subsidiaries and associates (except for those accounted for at fair value under notes 1(c) and (d));
- positive goodwill (whether taken initially to reserves or recognised as an asset); and
- intangible assets.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(l) 租賃資產 (續)***(ii) 經營租賃支出*

如屬本集團透過經營租賃使用資產的情況，則根據租賃作出的付款會在租賃期所涵蓋的會計期間內，以等額在損益表扣除；但如有其他基準能更清楚地反映租賃資產所產生的收益模式則除外。經營租賃協議所涉及的激勵措施均在損益表中確認為租賃淨付款總額的組成部份。或有租金在其產生的會計期間內在損益表扣除。

**(m) 資產減值**

董事在每個結算日審閱內部和外來的信息，以確定下列資產有否出現減值跡象，或是以往確認的減值虧損不復存在或以經減少。

- 固定資產 (按重估數額列賬的物業除外)；
- 於附屬公司及聯營公司的投資 (根據附註1(c) 及 (d) 所述，按公允價值列賬者除外)；
- 正商譽 (不論是在產生時與儲備抵銷或確認為資產)；及
- 無形資產



**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES**  
*(continued)***(m) Impairment of assets (continued)**

If any such indication exists, the asset's recoverable amount is estimated. For goodwill that is amortised over 20 years from initial recognition, the recoverable amount is estimated at each balance sheet date. An impairment loss is recognised in the income statement whenever the carrying amount of such an asset (including positive goodwill taken directly to reserves) exceeds its recoverable amount.

*(i) Calculation of recoverable amount*

The recoverable amount of an asset is the greater of its net selling price and value in use. In assessing value in use, the estimated future cash flows are discounted to their present value using a pre-tax discount rate that reflects current market assessments of time value of money and the risks specific to the asset. Where an asset does not generate cash inflows largely independent of those from other assets, the recoverable amount is determined for the smallest group of assets that generates cash inflows independently (i.e. a cash-generating unit).

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(m) 資產減值 (續)**

如果出現減值跡象，資產的可收回數額便會作估計。對於由最初獲確認時起計按二十年以上攤銷的商譽，均會在每個結算日評估其可收回數額。當資產(包括已直接撥入儲值的正商譽)的賬面金額高於可收回數額時，便會在損益表確認減值虧損。

*(i) 計算可收回數額*

資產的可收回數額以其銷售淨價和使用價值兩者中的較高數額為準。在評估使用價值時，會使用除稅前折讓率將估計未來現金流量折讓至現值。該折讓率應是反映市場當時所評估的貨幣時間價值和該資產的獨有風險。如果資產所產生的現金流入基本上不獨立於其他資產所產生的現金流入，則以能獨立產生現金流入的最小資產類別(即現金產生單位)來釐定可收回數額。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES***(continued)**(ii) Reversals of impairment losses*

In respect of assets other than goodwill, an impairment loss is reversed if there has been a change in the estimates used to determine the recoverable amount. An impairment loss in respect of goodwill is reversed only if the loss was caused by a specific external event of an exceptional nature that is not expected to recur, and the increase in recoverable amount relates clearly to the reversal of the effect of that specific event.

A reversal of impairment losses is limited to the asset's carrying amount that would have been determined had no impairment loss been recognised in prior years. Reversals of impairment losses are credited to the income statement in the year in which the reversals are recognised.

**(n) Revenue recognition**

Provided it is probable that the economic benefits will flow to the Group and the revenue and costs, if applicable, can be measured reliably, revenue is recognised in the income statement as follows:

*(i) Sale of goods*

Revenue is recognised when goods are delivered at the customers' premises which is taken to be the point in time when the customer has accepted the goods and the related risks and rewards of ownership. Revenue excludes value added or other sales taxes and is after deduction of any trade discounts.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)***(ii) 減值虧損轉回*

倘若用以釐定可收回數額的估計發生有利的變化，便會將資產減值虧損轉回；但商譽除外。至於商譽的減值虧損，倘若虧損是由性質獨特及預計不會再出現的特殊外界因素所造成，而且可收回數額的增加明顯是與該特殊因素轉固有關，才會將減值虧損轉回。

所轉回的減值虧損以假設沒有在往年確認減值虧而應已釐定的資產賬面金額為限。所轉回的減值虧損在確認轉回的年度內計入損益表。

**(n) 收入確認**

收入是在經濟效益可能會流入本集團，以及能夠可靠地計算收入和成本(如適用)時，根據下列方法在損益表內確認：

*(i) 貨品銷售*

收入在貨品送達客戶場地，而且客戶接收貨品及其他有權相關的風險及回報時確認。收入不包括增值稅及其他銷售稅，並已扣除任何營業折扣。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(n) Revenue recognition (continued)***(ii) Rental income from operating leases*

Rental income receivable under operating leases is recognised in the income statement in equal instalments over the accounting periods covered by the lease term, except where an alternative basis is more representative of the pattern of benefits to be derived from the leased asset. Lease incentives granted are recognised in the income statement as an integral part of the aggregate net lease payments receivable. Contingent rentals are recognised as income in the accounting period in which they are earned.

*(iii) Dividends*

Dividend income from unlisted investments is recognised when the shareholder's right to receive payment is established. This is taken to be, for interim dividends, when the directors of the investee companies declare such dividends and for final dividends, when the shareholders of the investee companies at the general meeting approve the dividends proposed by the directors.

Dividend income from listed investments is recognised when the share price of the investment goes ex-dividend.

*(iv) Interest income*

Interest income from bank deposits is accrued on a time-apportioned basis by reference to the principal outstanding and the rate applicable.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(n) 收入確認 (續)***(ii) 經營租賃之租金收入*

經營租賃之應收租金收入在租賃期所涵蓋的會計期間內，以等額在損益表確認；但如有其他基準能更清楚地反映租賃資產所產生的收益模式則除外。經營租賃協議所涉及的激勵措施均在損益表中確認應收租賃淨付款總額的組成部份。或有租金在其產生的會計期間內確認為收入。

*(iii) 股息*

非上市投資之股息收入在股東收取股息之權利被確認時入賬確認。就中期股息而言，當該項投資之董事會宣派股息之時入賬確認；而就末期股息而言，則在該項投資之股東在股東週年大會上批准由董事會建議派發股息時入賬確認。

上市投資之股息收入在有關投資股份之價格除息時入賬確認。

*(iv) 利息收入*

銀行存款之利息收入根據時間比例基準，按銀行存款金額及適用利率計算並入賬確認。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(n) Revenue recognition (continued)***(v) Government grants*

Government grants are recognised in the balance sheet initially as deferred income when there is reasonable assurance that they will be received and that the Group will comply with the conditions attaching to them. Grants that compensate the Group for expenses incurred are recognised as revenue in the income statement on a systematic basis in the same periods in which the expenses are incurred. Grants that compensate the Group for the cost of an asset are recognised in the income statement as revenue on a systematic basis over the useful life of the asset.

**(o) Inventories**

Inventories are carried at the lower of cost and net realisable value.

Cost is calculated using the weighted average cost formula and comprises all costs of purchase, costs of conversion and other costs incurred directly in bringing the inventories to their present location and condition.

Net realisable value is the estimated selling price in the ordinary course of business less the estimated costs of completion and the estimated costs necessary to make the sale.

When inventories are sold, the carrying amount of those inventories is recognised as an expense in the period in which the related revenue is recognised. The amount of any write-down of inventories to net realisable value and all losses of inventories are recognised as an expense in the period the write-down or loss occurs. The amount of any reversal of any write-down of inventories, arising from an increase in net realisable value, is recognised as a reduction in the amount of inventories recognised as an expense in the period in which the reversal occurs.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(n) 收入確認 (續)***(v) 政府補貼*

當可以合理確定本集團將會收到政府補助並會履行該補助的附帶條件時，便會初次在資產負債表將政府補助確認為遞延收入。用於彌補本集團已產生開支的補助，會在開支產生的期間有系統地在損益表確認為收入。用於彌補本集團資產成本的補助，則按該資產的可用年限有系統地在損益表確認為收入。

**(o) 存貨**

存貨乃以成本或可變現淨值兩者中之較低數額入賬。

成本以加權平均成本法計算，其中包括所有採購成本、加工成本以及令存貨變成現狀和運輸之成本。

可變現淨值為正常業務之預期售價減去完成生產及銷售所需之估計成本後所得之數。

所出售存貨的賬面值在相關收入確認期間內確認為支出。存貨撇減至可變現淨值及所有存貨虧損會確認為減值或虧損期間之支出。因可變現淨值增加而需逆轉之任何存貨減值會扣減逆轉發生期間所確認之存貨成本。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(p) Quota**

Cost of acquisition of permanent quota is amortised on a straight-line basis over a period of three to five years.

Income and expenses on temporary transfers of quota are dealt with in the income statement as they arise.

**(q) Income tax**

(i) Income tax for the year comprises current tax and movements in deferred tax assets and liabilities. Current tax and movements in deferred tax assets and liabilities are recognised in the income statement except to the extent that they relate to items recognised directly in equity, in which case they are recognised in equity.

(ii) Current tax is the expected tax payable on the taxable income for the year, using tax rates enacted or substantively enacted at the balance sheet date, and any adjustment to tax payable in respect of previous years.

(iii) Deferred tax assets and liabilities arise from deductible and taxable temporary differences respectively, being the differences between the carrying amounts of assets and liabilities for financial reporting purposes and their tax bases. Deferred tax assets also arise from unused tax losses and unused tax credits.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(p) 配額**

購入永久配額之成本以直線法於三至五年內攤銷。

暫時轉讓配額之收入及開支於產生時計入損益表。

**(q) 所得稅**

(i) 本年度所得稅包括本期所得稅及遞延所得稅資產和負債的變動。本期所得稅及遞延所得稅資產和負債的變動均在損益表內確認，但與直接確認為股東權益項目相關的，則確認為股東權益。

(ii) 本期所得稅是按本年度應稅收入根據已執行或在結算日實質上已執行的稅率計算的預期應付稅項，加上以往年度應付稅項的任何調整。

(iii) 遞延所得稅資產和負債分別由可抵扣和應稅暫時差異產生。暫時差異是指資產和負債在財務報表上的賬面金額與這些資產和負債的計稅基礎的差異。遞延所得稅資產也可以由未利用可抵扣虧損和未利用稅款抵減產生。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(q) Income tax (continued)**

Apart from certain limited exceptions, all deferred tax liabilities and all deferred tax assets, to the extent that it is probable that future taxable profits will be available against which the asset can be utilised, are recognised. Future taxable profits that may support the recognition of deferred tax assets arising from deductible temporary differences include those that will arise from the reversal of existing taxable temporary differences, provided those differences relate to the same taxation authority and the same taxable entity, and are expected to reverse either in the same period as the expected reversal of the deductible temporary difference or in periods into which a tax loss arising from the deferred tax asset can be carried back or forward. The same criteria are adopted when determining whether existing taxable temporary differences support the recognition of deferred tax assets arising from unused tax losses and credits, that is, those differences are taken into account if they relate to the same taxation authority and the same taxable entity, and are expected to reverse in a period, or periods, in which the tax loss or credit can be utilised.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(q) 所得稅 (續)**

除了某些有限的例外情況外，所有遞延所得稅負債和遞延所得稅資產(只限於很可能獲得能利用該遞延所得稅資產來抵扣的未來應稅溢利)都會確認。支持確認由可抵扣暫時差異所產生遞延所得稅資產的未來應稅溢利包括因轉回目前存在的應稅暫時差異而產生的數額；但這些轉回的差異必須與同一稅務機關及同一應稅實體有關，並預期在可抵扣暫時差異預計轉回的同一年間或遞延所得稅資產所產生可抵扣虧損可向後期或向前期結轉的期間內轉回。在決定目前存在的應稅暫時差異是否足以支持確認由未利用可抵扣虧損和稅款抵減所產生的遞延所得稅資產時，亦會採用同一準則，即差異是否與同一稅務機關及同一應稅實體有關，並是否預期在能使用未利用可抵扣虧損和稅款抵減撥回的同一年間內轉回。



**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(q) Income tax (continued)**

The limited exceptions to recognition of deferred tax assets and liabilities are those temporary differences arising from goodwill not deductible for tax purposes, negative goodwill treated as deferred income, the initial recognition of assets or liabilities that affect neither accounting nor taxable profit (provided they are not part of a business combination), and temporary differences relating to investments in subsidiaries to the extent that, in the case of taxable differences, the Group controls the timing of the reversal and it is probable that the differences will not reverse in the foreseeable future, or in the case of deductible differences, unless it is probable that they will reverse in the future.

The amount of deferred tax recognised is measured based on the expected manner of realisation or settlement of the carrying amount of the assets and liabilities, using tax rates enacted or substantively enacted at the balance sheet date. Deferred tax assets and liabilities are not discounted.

The carrying amount of a deferred tax asset is reviewed at each balance sheet date and is reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow the related tax benefit to be utilised. Any such reduction is reversed to the extent that it becomes probable that sufficient taxable profits will be available.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(q) 所得稅 (續)**

不確認為遞延所得稅資產和負債的暫時差異是產生自以下有限的例外情況：不可在稅務方面獲得扣減的商譽；作為遞延收入處理的負商譽；不影響會計或應稅溢利的資產或負債的初始確認(如屬業務合併的一部分則除外)；以及投資附屬公司(如屬應稅差異，只限於本集團可以控制轉回的時間，而且在可預見的將來不大可能轉回的暫時差異；或如屬可抵扣差異，則只限於很可能在將來轉回的差異)。

遞延所得稅額是按照資產和負債賬面金額的預期實現或清償方式，根據已執行或在結算日實質上已執行的稅率計量。遞延所得稅資產和負債均不貼現計算。

本集團會在每個結算日評估遞延所得稅資產的賬面金額。如果本集團預期不再可能獲得足夠的應稅溢利以抵扣相關的稅務利益，該遞延所得稅資產的賬面金額便會調低；但是如果日後又可能獲得足夠的應稅溢利，有關減額便會轉回。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(q) Income tax (continued)**

Additional income taxes that arise from the distribution of dividends are recognised when the liability to pay the related dividends is recognised.

(iv) Current tax balances and deferred tax balances, and movements therein, are presented separately from each other and are not offset. Current tax assets are offset against current tax liabilities, and deferred tax assets against deferred tax liabilities if, and only if, the Company or the Group has the legally enforceable right to set off current tax assets against current tax liabilities and the following additional conditions are met:

- in the case of current tax assets and liabilities, the Company or the Group intends either to settle on a net basis, or to realise the asset and settle the liability simultaneously; or
- in the case of deferred tax assets and liabilities, if they relate to income taxes levied by the same taxation authority on either:
  - the same taxable entity; or
  - different taxable entities, which, in each future period in which significant amounts of deferred tax liabilities or assets are expected to be settled or recovered, intend to realise the current tax assets and settle the current tax liabilities on a net basis or realise and settle simultaneously.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(q) 所得稅 (續)**

因分派股息而額外產生的所得稅是在支付相關股息的責任確立時確認。

(iv) 本期和遞延所得稅結餘及其變動額會分開列示，並且不予抵銷。本期和遞延所得稅資產只會在本公司或本集團有法定行使權以本期所得稅資產抵銷本期所得稅負債，並且符合以下附帶條件的情況下，才可以分別抵銷本期和遞延所得稅負債：

- 本期所得稅資產和負債：本公司或本集團計劃按淨額基準結算，或同時變現該資產和清償該負債；或
- 遞延所得稅資產和負債：這些資產和負債必須與同一稅務機關就以下其中一項徵收的所得稅有關：
  - 同一應稅實體；或
  - 不同的應稅實體。這些實體計劃在日後每個預計有大額遞延所得稅負債需要清償或大額遞延所得稅資產可以收回的期間，按淨額基準實現本期所得稅資產和清償本期所得稅負債，或同時變現該資產和清償該負債。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(r) Translation of foreign currencies**

Foreign currency transactions during the year are translated into Hong Kong dollars at the exchange rates ruling at the transaction dates. Monetary assets and liabilities denominated in foreign currencies are translated into Hong Kong dollars at the exchange rates ruling at the balance sheet date. Foreign currency assets, being equity investments or other long-term non-monetary assets, the holding or the use or the subsequent disposal of which will generate receipts in a foreign currency, hedged by foreign currency borrowings, are translated into Hong Kong dollars at the exchange rates ruling at the balance sheet date.

Exchange gains and losses are dealt with in the income statement, except those arising from the translation at closing rates of foreign currency assets hedged by foreign currency borrowings, and the gains and losses on those foreign currency borrowings (to the extent of exchange differences arising on the foreign currency assets), which are taken directly to reserves.

The results of foreign enterprises are translated into Hong Kong dollars at the average exchange rates for the year; balance sheet items are translated into Hong Kong dollars at the rates of exchange ruling at the balance sheet date. The resulting exchange differences are dealt with as a movement in reserves.

On disposal of a foreign enterprise, the cumulative amount of the exchange differences which relate to that foreign enterprise is included in the calculation of the profit or loss on disposal.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(r) 外幣換算**

年度內的外幣交易按交易日的匯率換算為港幣。以外幣為單位的貨幣資產及負債則按結算日的匯率換算為港幣。以外幣借款作出對沖的外幣資產(即會在持有或使用或日後出售時產生外幣收益的股本投資或其他長期非貨幣資產)均按結算日的匯率換算為港幣。

匯兌盈虧撥入損益表處理，但以外幣借款作出對沖的外幣資產按收市匯率換算及有關外幣借款所產生的匯兌盈虧(以外幣資產所產生的匯兌差額為限)，則直接撥入儲備。

海外企業的業績按年內的平均匯率換算為港幣；資產負債表項目則按結算日的匯率換算為港幣。所產生的匯兌差額作為儲備變動處理。

在出售海外企業時，與該海外企業有關的累計匯兌差額會在計算出售的溢利或虧損時包括在內。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(s) Pre-operating costs**

Pre-operating costs are written off in the income statement when incurred.

**(t) Borrowing costs**

Borrowing costs are expensed in the income statement in the period in which they are incurred, except to the extent that they are capitalised as being directly attributable to the acquisition, construction or production of an asset which necessarily takes a substantial period of time to get ready for its intended use or sale.

The capitalisation of borrowing costs as part of the cost of a qualifying asset commences when expenditure for the asset is being incurred, borrowing costs are being incurred and activities that are necessary to prepare the asset for its intended use or sale are in progress. Capitalisation of borrowing costs is suspended or ceases when substantially all the activities necessary to prepare the qualifying asset for its intended use or sale are interrupted or complete.

**(u) Cash equivalents**

Cash and cash equivalents comprise cash at bank and on hand, demand deposits with banks and other financial institutions, and short-term, highly liquid investments that are readily convertible into known amounts of cash and which are subject to an insignificant risk of changes in value, having been within three months of maturity at acquisition. Bank overdrafts that are repayable on demand and form an integral part of the Group's cash management are also included as a component of cash and cash equivalents for the purpose of the consolidated cash flow statement.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(s) 經營前開支**

經營前開支於發生時沖銷至損益表。

**(t) 借貸成本**

除直接用作收購、建設或生產而需要相當長時間才可以投入原定用途或銷售的資產的借貸成本予以資本化外，借貸成本均在產生的期間內在損益表列支。

屬於合資格資產成本一部分的借貸成本在資產產生開支、借貸成本產生及使資產投入原定用途或銷售所必須的準備工作進行期間開始資本化。在使合資格資產投入原定用途或銷售所必須的絕大部分準備工作中止或完成時，借貸成本便會暫停或停止資本化。

**(u) 現金等價物**

現金及現金等價物包含銀行存款及現金、存放於銀行和其他財務機構的活期存款，以及短期和流動性極高的投資項目。這些項目可以容易地換算為已知的現金數額、所須承受的價值變動風險甚小，並在購入後三個月內到期。就編製現金流量表而言，現金及現金等價物也包括須於接獲通知時償還，並構成本集團現金管理一部分的銀行透支。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(v) Employee benefits**

- (i) Salaries, annual bonuses, paid annual leave, leave passage and the cost to the Group of non-monetary benefits are accrued in the year in which the associated services are rendered by employees of the Group. Where payment or settlement is deferred and the effect would be material, these amounts are stated at their present values.
- (ii) Contributions to Mandatory Provident Funds as required under the Hong Kong Mandatory Provident Fund Schemes Ordinance and other defined contribution schemes in which the Group participates, are recognised as an expense in the income statement as incurred. Particulars of the retirement schemes in which the Group participates are set out in note 13 on the financial statements.
- (iii) Subsidiaries incorporated in the People's Republic of China (the "PRC") participate in retirement schemes operated by the local authorities for employees in the PRC. Contributions to these schemes are charged to the income statement when incurred.

**(w) Provisions and contingent liabilities**

Provisions are recognised for liabilities of uncertain timing or amount when the Company or Group has a legal or constructive obligation arising as a result of a past event, it is probable that an outflow of economic benefits will be required to settle the obligation and a reliable estimate can be made.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(v) 僱員福利**

- (i) 薪金、年度獎金、有薪年假、假期旅遊津貼及各項非貨幣福利令本集團產生的成本，均在本集團僱員提供相關服務的年度內累計。如延遲付款或結算會構成重大的貨幣時間價值，則上述數額須按現值列賬。
- (ii) 根據香港《強制性公積金計劃條例》及既定供款計劃的規定作出的強制性公積金供款，均於產生時在損益表列支；退休金計劃詳情載於財務報表附註13。
- (iii) 設於中國的附屬公司給予僱員參與當地機構管理的退休計劃，該等計劃的供款於發生時記入損益表。

**(w) 準備及或有負債**

倘若本公司或本集團須就已發生的事件承擔法律或推定義務，而履行該義務預期會導致含有經濟效益的資源外流，並可作出可靠的估計，便會就該時間或數額不定的負債計提準備。如果貨幣時間價值重大，則按預計履行義務所需資源的現值計列準備。



**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(w) Provisions and contingent liabilities  
(continued)**

Where it is not probable that an outflow of economic benefits will be required, or the amount cannot be estimated reliably, the obligation is disclosed as a contingent liability, unless the probability of outflow of economic benefits is remote. Possible obligations, whose existence will only be confirmed by the occurrence or non-occurrence of one or more future events are also disclosed as contingent liabilities unless the probability of outflow of economic benefits is remote.

**(x) Related parties**

For the purposes of these financial statements, parties are considered to be related to the Group if the Group has the ability, directly or indirectly, to control the party or exercise significant influence over the party in making financial and operating decisions, or vice versa, or where the Group and the party are subject to common control or common significant influence. Related parties may be individuals or other entities.

**(y) Segment reporting**

A segment is a distinguishable component of the Group that is engaged either in providing products or services (business segment), or in providing products or services within a particular economic environment (geographical segment), which is subject to risks and rewards that are different from those of other segments.

In accordance with the Group's internal financial reporting system, the Group has chosen business segment information as the primary reporting format and geographical segment information as the secondary reporting format for the purposes of these financial statements.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(w) 準備及或有負債 (續)**

倘若含有經濟效益的資源外流的可能性較低，或是無法對有關數額作出可靠的估計，便會將該義務披露為或有負債；但假如這類資源外流的可能性極低則除外。須視乎某宗或多宗未來事件是否發生才能確定存在與否的潛在義務，亦會披露為或有負債；但假如這類資源外流的可能性極低則除外。

**(x) 關連人士**

就本財務報表而言，如果本集團能夠直接或間接監控另一方人士或對另一方人士之財務及經營決策發揮重大之影響力，或另一方人士能夠直接或間接監控本集團或對本集團之財務及經營決策發揮重大之影響力，或本集團與另一方人士均受制於共同之監控或共同之重大影響下，有關人士即被視為本集團的關連人士。關連人士可以是個別人士或其他實體。

**(y) 分部報告**

分部是指本集團內可明顯區分的組成部分，並且負責提供單項或一組相關的產品或服務(業務分部)，或在一個特定的經濟環境中提供產品或服務(地區分部)，並且承擔着不同於其他分部的風險和回報。

按照本集團的內部財務報告模式，本集團已就本財務報表選擇以地區分部為報告分部信息的主要形式，而業務分部則是次要的分部報告形式。



**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***1. SIGNIFICANT ACCOUNTING POLICIES  
(continued)****(y) Segment reporting (continued)**

Segment revenue, expenses, results, assets and liabilities include items directly attributable to a segment as well as those that can be allocated on a reasonable basis to that segment. For example, segment assets may include inventories, trade receivables and fixed assets. Segment revenue, expenses, assets, and liabilities are determined before intra-group balances and intra-group transactions are eliminated as part of the consolidation process, except to the extent that such intra-group balances and transactions are between group enterprises within a single segment. Inter-segment pricing is based on similar terms as those available to other external parties.

Segment capital expenditure is the total cost incurred during the period to acquire segment assets (both tangible and intangible) that are expected to be used for more than one period.

Unallocated items mainly comprise financial and corporate assets and minority interests.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***1. 主要會計政策 (續)****(y) 分部報告 (續)**

分部收入、支出、經營成果、資產及負債包含直接歸屬某一分部，以及可按合理的基準分配至該分部的項目的數額。例如，分部資產可能包括存貨、應收賬款及固定資產。分部收入、支出、資產及負債包含須在編製綜合財務報表時抵銷的集團內部往來的餘額和集團內部交易；但同屬一個分部的集團企業之間的集團內部往來的餘額和交易除外。分部之間的轉移事項定價按與其他外界人士相若的條款計算。

分部資本開支是指在期內購入預計可於超過一個會計期間使用的分部資產(包括有形和無形資產)所產生的成本總額。

未能分配至分部的項目主要包括財務及企業資產及少數股東權益。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***2. TURNOVER**

The principal activities of the Company are the manufacture and sale of garments and rental of properties. The principal activities and other particulars of the subsidiaries are set out on pages 126 to 128. Starting from 1st April, 2003, the principal activities of the Group also include the manufacture and sale of textiles and the provision of processing services.

Turnover represents the sales value of goods supplied to customers, fee income from processing services and rental income from external customers, including associates, and is analysed as follows:

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***2. 營業額**

本公司之主要業務是製造及銷售成衣和物業租賃。附屬公司之主要業務及其他資料詳載於第126頁至128頁。自二零零三年四月一日起，主要業務亦包括製造及銷售紡織品及提供加工服務收入。

營業額為供應給客戶(包括聯營公司)貨品的銷售價值、加入服務收入及租金收入，並分析如下：

		<b>2004</b>	2003 (restated) (重列)
		<i>\$'000</i> 千元	<i>\$'000</i> 千元
Manufacture and sale of garments	製造及銷售成衣	<b>1,311,181</b>	1,216,831
Manufacture and sale of textiles	製造及銷售紡織品	<b>129,574</b>	17,483
Processing services	加工服務收入	<b>48,566</b>	-
Property rental	物業租賃	<b>4,167</b>	4,049
		<b><u>1,493,488</u></b>	<b><u>1,238,363</u></b>

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 3. OTHER REVENUE AND NET INCOME

## 3. 其他收入及收益淨額

		2004 \$'000 千元	2003 \$'000 千元
<b>Other revenue</b>	<b>其他收入</b>		
Commission income	佣金收入	-	5,228
Tax refund of an associate upon reinvestment of dividend income	退回聯營公司利潤再投資的稅項	<b>2,595</b>	3,180
Dividend income from unlisted equity securities	非上市股本證券之股息收入	<b>388</b>	350
Interest income	利息收入	<b>264</b>	195
Management fee income	管理費用收入	<b>804</b>	804
Sundry income	其他收入	<b>6,547</b>	4,324
		<b>10,598</b>	14,081
<b>Other net income</b>	<b>其他收入淨額</b>		
Gain on disposal of quota	出售配額收益	<b>15,535</b>	18,565
Gain/(loss) on disposal of subsidiaries	出售附屬公司收益／(虧損)	<b>672</b>	(712)
Gain on deconsolidation of subsidiaries in liquidation	不再綜合計算在清盤中之附屬公司收益	-	6,082
Net exchange gain	匯兌淨收益	<b>7,138</b>	3,888
Profit on sale of raw materials	銷售原材料溢利	<b>1,185</b>	1,705
Gain on disposal of land	出售土地收益	-	247
Gain/(loss) on disposal of other fixed assets	出售其他固定資產收益／(虧損)	<b>792</b>	(768)
Net claims paid	賠償淨支出	<b>(1,120)</b>	(5,546)
Net realised losses on disposal of non-trading securities	出售非交易證券已確認淨虧損	-	(190)
Others	其他	<b>2,407</b>	2,989
		<b>26,609</b>	26,260

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

4. PROFIT FROM ORDINARY  
ACTIVITIES BEFORE TAXATION

Profit from ordinary activities before taxation is arrived at after charging/(crediting):

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 4. 除稅前日常業務溢利

除稅前日常業務溢利已扣除／(計入)：

		2004 \$'000 千元	2003 \$'000 千元
(a) Finance costs: Interest on bank loans repayable within five years (including bank charges) Less: Borrowing costs capitalised*	(a) 融資成本： 須於五年內償還 之銀行貸款利息 (包括銀行費用) 減：借貸成本 資本化*	28,288	15,798
		(2,082)	(585)
		<u>26,206</u>	<u>15,213</u>

\* The borrowing costs have been capitalised at a rate of 4.93% (2003: 4.788%) per annum for construction in progress.

\* 在建工程之借貸成本已按每年4.93% (二零零三年：4.788%) 的比率資本化。

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

4. PROFIT FROM ORDINARY  
ACTIVITIES BEFORE TAXATION  
(continued)

## 4. 除稅前日常業務溢利(續)

Profit from ordinary activities before taxation is arrived at after charging/(crediting): (continued)

除稅前日常業務溢利已扣除/(計入): (續)

		2004 \$'000 千元	2003 \$'000 千元
(b) Staff costs:	(b) 員工成本:		
Salaries, wages and other benefits	薪金、工資及其他福利	221,906	187,372
Contributions to defined contribution retirement schemes	既定供款退休計劃供款	3,663	2,311
Provision for long service payments	長期服務金準備	-	3,210
		<u>225,569</u>	<u>192,893</u>
(c) Other items:	(c) 其他項目:		
Amortisation of positive goodwill	正商譽攤銷	3,852	2,338
Amortisation of negative goodwill	負商譽攤銷	(1,772)	(494)
Amortisation of negative goodwill included in share of profits less losses of associates	負商譽攤銷已包括在應佔聯營公司溢利減虧損	(8,471)	(7,517)
Amortisation of intangible asset	無形資產攤銷	1,753	-
Auditors' remuneration	核數師酬金	1,512	1,536
Cost of inventories*	存貨成本*	1,177,771	1,039,303
Depreciation	折舊	56,486	28,808
Operating lease charges:	經營租賃費用:		
minimum lease payments	最低租賃付款額		
- property rentals	- 物業之租金	4,294	5,746
Rental receivable from investment properties less direct outgoings of \$1,572,000 (2003: \$1,257,000)	投資物業租金收入、已扣除1,572,000元(二零零三年: 1,257,000元)之直接開支	<u>(2,595)</u>	<u>(2,792)</u>

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***4. PROFIT FROM ORDINARY  
ACTIVITIES BEFORE TAXATION  
(continued)**

- \* Cost of inventories includes \$113,529,000 (2003: \$101,211,000) relating to staff costs, depreciation expenses and operating lease charges, which amount is also included in the respective total amounts disclosed separately above for each of these type of expenses.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***4. 除稅前日常業務溢利 (續)**

- \* 存貨成本包括員工成本、折舊費用及經營租賃費用，有關款項共113,529,000元（二零零三年：101,211,000元）。有關數額亦已記入在上文分開列示之各項有關費用總額中。



## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 5. INCOME TAX IN THE CONSOLIDATED INCOME STATEMENT

(a) Taxation in the consolidated income statement represents:

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 5. 綜合損益表所示的所得稅

(a) 綜合損益表中所示的稅項為：

		2004	2003
		\$'000	(restated)
		千元	(重列)
		\$'000	\$'000
		千元	千元
<b>Current tax – Provision for Hong Kong Profits Tax</b>	本年稅項 – 香港利得稅準備		
Tax for the year	本年稅項	9,152	7,675
Over-provision in respect of prior years	以往年度過剩撥備	(1,394)	(625)
		<u>7,758</u>	<u>7,050</u>
<b>Current tax – Overseas</b>	本年稅項 – 海外		
Tax for the year	本年稅項	2,397	1,871
Over-provision in respect of prior years	以往年度過剩撥備	(782)	(1,975)
		<u>1,615</u>	<u>(104)</u>
<b>Deferred tax</b>	遞延所得稅		
Origination and reversal of temporary differences	暫時差異的產生和撥回	(405)	(9)
Effect of increase in tax rate on deferred tax balances at 1st April	稅率調高對遞延所得稅於四月一日結餘之影響	209	–
		<u>(196)</u>	<u>(9)</u>
Share of associates' taxation	聯營公司稅項	<u>11,146</u>	<u>2,300</u>
		<u>20,323</u>	<u>9,237</u>

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***5. INCOME TAX IN THE  
CONSOLIDATED INCOME  
STATEMENT (continued)**

In March 2003, the Hong Kong Government announced an increase in the Profits Tax rate applicable to the Group's operations in Hong Kong from 16% to 17.5%. This increase is taken into account in the preparation of the Group's 2004 financial statements. Accordingly, the provision for Hong Kong Profits Tax for 2004 is calculated at 17.5% (2003: 16%) of the estimated assessable profits for the year. Taxation for overseas subsidiaries is charged at the appropriate current rates of taxation ruling in the relevant countries.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***5. 綜合損益表中所示的所得稅 (續)**

於二零零三年三月，香港政府宣佈將利得稅率由16%調高至17.5%。該稅率適用於本集團的香港業務。在編製二零零四年度財務報表時，本集團已考慮到稅率調高的影響。因此，二零零四年度的香港利得稅準備是按本年度的估計應評稅溢利以17.5% (二零零三年：16%) 的稅率計算。海外附屬公司稅項以相關國家適用的現行稅率計算。

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

5. INCOME TAX IN THE  
CONSOLIDATED INCOME  
STATEMENT (continued)

## 5. 綜合損益表所示的所得稅(續)

(b) Reconciliation between tax expense and  
accounting profit at applicable tax rates:(b) 所得稅支出和會計溢利按適用稅率  
計算的對賬：

		2004	2003 (restated) (重列)
		\$'000 千元	\$'000 千元
Profit from ordinary activities before taxation	除稅前日常業務溢利	<u>93,793</u>	<u>47,425</u>
Notional tax on profit before tax, calculated at the rates applicable to profits in the countries concerned	按照在相關國家獲得溢利的適用稅率計算除稅前溢利的名義稅項	17,505	13,376
Tax effect of non-deductible expenses	不可扣減支出的稅項影響	925	290
Tax effect of non-taxable revenue	毋須計稅收入的稅項影響	(2,544)	(4,467)
Tax effect of unused tax losses not recognised	未使用而且未確認的可抵扣虧損的稅項影響	10,360	2,725
Effect on opening deferred tax balances resulting from an increase in tax rate during the year	本年度稅率調高對遞延所得稅期初結餘造成的影響	209	-
Over-provision in respect of prior years	以往年度準備過剩	(2,176)	(2,600)
Tax effect on waived debts included in capital reserve	列入資本儲備的債務撤銷的稅項影響	762	-
Tax effect of tax exempted entities	企業獲免稅優惠的稅務影響	(4,718)	(87)
Actual tax expense	實際稅項支出	<u>20,323</u>	<u>9,237</u>

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 6. DIRECTORS' REMUNERATION

Directors' remuneration disclosed pursuant to section 161 of the Hong Kong Companies Ordinance is as follows:

		2004	2003
		\$'000	\$'000
		千元	千元
Fees	袍金	370	400
Salaries and other emoluments	薪金及其他酬金	6,757	7,597
Discretionary bonuses	酌定花紅	7,030	3,005
Retirement scheme contributions	退休計劃供款	180	180
		<u>14,337</u>	<u>11,182</u>

The remuneration of the directors is within the following bands:

		Number of directors 董事人數	
		2004	2003
\$Nil – \$1,000,000	0 – 1,000,000元	6	8
\$1,000,001 – \$1,500,000	1,000,001元 – 1,500,000元	1	–
\$1,500,001 – \$2,000,000	1,500,001元 – 2,000,000元	–	1
\$2,000,001 – \$2,500,000	2,000,001元 – 2,500,000元	1	2
\$2,500,001 – \$3,000,000	2,500,001元 – 3,000,000元	2	–
\$3,000,001 – \$3,500,000	3,000,001元 – 3,500,000元	–	–
\$3,500,001 – \$4,000,000	3,500,001元 – 4,000,000元	–	1
\$4,000,001 – \$4,500,000	4,000,001元 – 4,500,000元	–	–
\$4,500,001 – \$5,000,000	4,500,001元 – 5,000,000元	1	–
		<u>11</u>	<u>12</u>

Included in the directors' fees were fees of \$100,000 (2003: \$100,000) paid to independent non-executive directors during the year.

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 6. 董事酬金

根據香港《公司條例》第一六一條披露之董事酬金如下：

酬金在以下範圍內的董事人數如下：

董事袍金中包括本年度內支付予獨立非執行董事之100,000元(二零零三年：100,000元)之袍金。

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 7. INDIVIDUALS WITH HIGHEST EMOLUMENTS

Of the five individuals with the highest emoluments, four (2003: four) are directors whose emoluments are disclosed in note 6. The emoluments in respect of the remaining individual are as follows:

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 7. 最高酬金人士

五位最高酬金人士中，四位(二零零三年：四位)為本公司董事，彼等之酬金見上文附註第6項。其餘最高酬金人士之酬金如下：

		2004 \$'000 千元	2003 \$'000 千元
Salaries and other emoluments	薪金及其他酬金	1,078	956
Discretionary bonuses	酌定花紅	435	415
Retirement scheme contributions	退休計劃供款	49	97
		<u>1,562</u>	<u>1,468</u>

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

*(Expressed in Hong Kong dollars)*

## 8. PROFIT ATTRIBUTABLE TO SHAREHOLDERS

The consolidated profit attributable to shareholders includes a profit of \$38,448,000 (2003 (restated): \$7,210,000) which has been dealt with in the financial statements of the Company.

Reconciliation of the above amount to the Company's profit for the year:

## 財務報表附註

截至二零零四年三月三十一日止年度

*(以港元計)*

## 8. 股東應佔溢利

股東應佔綜合溢利包括一筆已列入本公司財務報表的\$38,448,000元(二零零三年(重列): 7,210,000元)溢利。

上述數額與本公司本年度溢利的對賬:

		2004 \$'000 千元	2003 (restated) (重列) \$'000 千元
Amount of consolidated profit attributable to shareholders dealt with in the Company's financial statements	已列入本公司財務報表的股東應佔綜合溢利數額	38,448	7,210
Final dividends from subsidiaries attributable to the profits of the previous financial year, approved and paid during the year	來自附屬公司上一財務年度溢利，並於本年度核准及支付的末期股息	51,252	335
Company's profit for the year <i>(note 35(b))</i>	本公司本年度溢利 <i>(附註35(b))</i>	<u>89,700</u>	<u>7,545</u>



## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004  
(Expressed in Hong Kong dollars)

## 財務報表附註

截至二零零四年三月三十一日止年度  
(以港元計)

## 9. DIVIDENDS

## 9. 股息

## (a) Dividends attributable to the year

## (a) 本年度股息

		2004 \$'000 千元	2003 \$'000 千元
Interim dividend declared and paid of \$0.01 (2003: \$0.02) per share	支付已宣派中期股息每股0.01元 (二零零三年：每股0.02元)	1,402	2,805
Final dividend proposed after the balance sheet date of \$0.09 (2003: \$0.08) per share	於結算日後建議派發末期股息每股0.09元 (二零零三年：每股0.08元)	12,622	11,220
		<u>14,024</u>	<u>14,025</u>

The final dividend proposed after the balance sheet date has not been recognised as a liability at the balance sheet date.

於結算日後建議分派的末期股息尚未在結算日確認為負債。

## (b) Dividends attributable to the previous financial year, approved and paid during the year

## (b) 屬於上一財政年度，並於本年度核准及支付的股息

		2004 \$'000 千元	2003 \$'000 千元
Final dividend in respect of the previous financial year, approved and paid during the year, of \$0.08 (2003: \$0.08) per share	屬於上一財政年度，並於本年度核准及支付末期股息每股0.08元 (二零零三年：0.08元)	11,220	11,220

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***10. EARNINGS PER SHARE****(a) Basic earnings per share**

The calculation of basic earnings per share is based on the profit attributable to shareholders of \$69,085,000 (2003 (restated): \$33,077,000) and 140,245,792 shares (2003: 140,245,792 shares) in issue during the year.

**(b) Diluted earnings per share**

There were no dilutive potential ordinary shares in existence during the year ended 31st March, 2004 and therefore diluted earnings per share is not presented.

**11. CHANGE IN ACCOUNTING POLICY**

In prior years, deferred tax liabilities were provided using the liability method in respect of the taxation effect arising from all material timing differences between the accounting and tax treatment of income and expenditure, which were expected with reasonable probability to crystallise in the foreseeable future. Deferred tax assets were not recognised unless their realisation was assured beyond reasonable doubt. With effect from 1st April, 2003, in order to comply with Statement of Standard Accounting Practice 12 (revised) issued by the Hong Kong Society of Accountants, the Group adopted a new policy for deferred tax as set out in note 1(q). As a result of the adoption of this accounting policy, the Group's profit for the year has been decreased by \$2,067,000 (2003: \$2,000) and the net assets as at the year end have been decreased by \$11,679,000 (2003: \$9,593,000).

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***10. 每股盈利****(a) 每股基本盈利**

每股基本盈利乃根據股東應佔溢利 69,085,000元(二零零三年(重列): 33,077,000元)及年內已發行 140,245,792股(二零零三年: 140,245,792股)計算。

**(b) 每股攤薄盈利**

由於二零零四年三月三十一日止年度並無潛在攤薄普通股，因此並無呈列每股攤薄盈利。

**11. 會計政策的修訂**

在以往年度，遞延所得稅負債是就收益及支出的會計與稅務處理方法之間，由所有重大時差產生而相當可能於可見將來實現的稅項影響，以負債法計提準備。同時，遞延所得稅資產也只會合理確定可實現時才會確認。由二零零三年四月一日起，為了符合香港會計師公會頒佈的《會計實務準則》第12號(經修訂)的規定，本集團在遞延所得稅方面採用了附註1(q)所載的新會計政策。由於採用了這項會計政策，本集團本年度的溢利減少了2,067,000元(二零零三年: 2,000元)，於年結時的資產淨值則減少了11,679,000元(二零零三年: 9,593,000元)。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***11. CHANGE IN ACCOUNTING POLICY  
(continued)**

The new accounting policy has been adopted retrospectively, with the opening balances of retained profits and reserves and the comparative information adjusted for the amounts relating to prior periods as disclosed in the consolidated statement of changes in equity.

**12. SEGMENT REPORTING**

In prior years, the Group was principally engaged in the manufacturing and sale of garment products. During the year under review, a subsidiary operating in the People's Republic of China ("the PRC"), Wuxi YGM Textile Co., Ltd., which is principally engaged in the manufacturing and sale of textiles, commenced commercial operation. Accordingly, the Group's business now participates in two principal operations classified by the following business segments:

- (a) Manufacture and sale of garments
- (b) Manufacture and sale of textiles

Segment information is presented in respect of the Group's business and geographical segments. Business segment information is chosen as the primary reporting format because it is more relevant to the Group's internal financial reporting.

In prior years the Group chose geographical segment information as its primary reporting format for segment information. The current year's presentation has been changed such that business segment information has been chosen as the primary reporting format for segment information as the directors consider that this revised presentation better reflects the current operations of the Group.

Geographical segment information has been chosen as the secondary reporting format for the purpose of these financial statements. Where appropriate comparative figures have been restated in the new presentation format.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***11. 會計政策的修訂 (續)**

本集團追溯採用這項新的會計政策，在綜合權益變動表中與以往年度有關的數額，均已在保留溢利和儲備的期初結餘及比較資料作出相應的前期調整。

**12. 分部報告**

於過往年度，本集團主要從事成衣製造及銷售業務。在中華人民共和國（「中國」）之附屬公司無錫長江精密紡織有限公司於回顧年度內開業，主要經營紡織品製造及銷售業務，因此，本集團之業務現涉及兩項主要業務，可按以下業務分部劃分：

- (a) 製造及銷售成衣
- (b) 製造及銷售紡織品

分部資料乃按本集團之業務及地區分部呈列。業務分部資料獲選用作為主要呈報方式，蓋因業務分部資料較切合本集團之內部財務報告。

於過往年度，本集團選擇地區分部資料作為分部資料之主要呈報方式。本年度之呈報已作出改動，以致業務分部資料獲選用作為分部資料之主要呈報方式，蓋因董事認為此經修訂之呈報方式更能反映本集團目前之業務狀況。

地區分部資料獲選用為本財務報告分部資料之次要呈報方式，比較數字已就新的呈報方式作出相應的調整。

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004  
(Expressed in Hong Kong dollars)

## 12. SEGMENT REPORTING (continued)

(a) The Group comprises the following main business segments:

## 財務報表附註

截至二零零四年三月三十一日止年度  
(以港元計)

## 12. 分部報告 (續)

(a) 本集團由下列主要業務分部組成：

Business segments		業務分部											
		Manufacture and sale of garments 製造及銷售成衣		Manufacture and sale of textiles 製造及銷售紡織品		Others 其他		Inter-segment elimination 分部間抵銷		Unallocated 未分類		Consolidated 綜合總額	
		2004	2003	2004	2003	2004	2003	2004	2003	2004	2003	2004	2003
		\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
		千元	千元	千元	千元	千元	千元	千元	千元	千元	千元	千元	千元
Revenue from external customers	來自外界客戶的收入	1,321,610	1,216,831	167,711	17,483	4,167	4,049	-	-	-	-	1,493,488	1,238,363
Inter-segment revenue	來自其他分部的收入	-	-	-	17,412	-	-	-	(17,412)	-	-	-	-
Other revenue	其他收入	5,865	8,917	-	-	1,486	1,439	-	-	3,247	3,725	10,598	14,081
<b>Total revenue</b>	<b>收入總額</b>	<b>1,327,475</b>	<b>1,225,748</b>	<b>167,711</b>	<b>34,895</b>	<b>5,653</b>	<b>5,488</b>	<b>-</b>	<b>(17,412)</b>	<b>3,247</b>	<b>3,725</b>	<b>1,504,086</b>	<b>1,252,444</b>
Segment result	分部經營結果	42,006	23,043	22,795	(432)	2,485	2,415	-	-	3,247	3,725	70,533	28,751
Finance costs	融資成本	(13,694)	(15,055)	(12,512)	(158)	-	-	-	-	-	-	(26,206)	(15,213)
Share of profits less losses of associates	應佔聯營公司溢利減虧損	(4,538)	(7,212)	30,630	21,735	23,374	19,364	-	-	-	-	49,466	33,887
Income tax	所得稅	-	-	-	-	-	-	-	-	-	-	(20,323)	(9,237)
Minority interests	少數股東權益	-	-	-	-	-	-	-	-	-	-	(4,385)	(5,111)
<b>Profit attributable to shareholders</b>	<b>股東應佔溢利</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>69,085</b>	<b>33,077</b>
Depreciation and amortisation for the year	年度內折舊及攤銷	35,203	28,972	23,406	-	1,710	1,680	-	-	-	-	60,319	30,652

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 12. SEGMENT REPORTING (continued)

## 12. 分部報告 (續)

		Manufacture and sale of garments 製造及銷售成衣		Manufacture and sale of textiles 製造及銷售紡織品		Others 其他		Inter-segment elimination 分部間抵銷		Consolidated 綜合總額	
		2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元 (restated) (重列)
Segment assets	分部資產	575,232	554,796	506,079	395,265	28,000	27,423	-	-	1,109,311	977,484
Interest in associates	於聯營公司 權益	23,881	23,456	58,279	51,278	166,103	144,588	-	-	248,263	219,322
Unallocated assets	未分類資產									28,224	25,098
Total assets	資產總值									1,385,798	1,221,904
Segment liabilities	分部負債	521,101	494,124	400,123	325,621	-	-	-	-	921,224	819,745
Unallocated liabilities	未分類負債									15,562	16,141
Total liabilities	負債總額									936,786	835,886
Capital expenditure incurred during the year	年度內 資本開支	17,221	58,401	82,456	367,028	-	-			99,677	425,429

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 12. SEGMENT REPORTING (continued)

- (b) The Group's business is managed on a worldwide basis, but participates in four principal economic environments.

In presenting information on the basis of geographical segments, segment revenue is based on the geographical location of customers. Segment assets and capital expenditure are based on the geographical location of the assets.

## Geographical Segments

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 12. 分部報告 (續)

- (b) 本集團的業務遍及世界各地，可劃分為四個主要的經濟環境經營。

在呈述地區分部信息時，分部收入是以客戶的所在地為計算基準。分部資產及資本開支則以資產的所在地為計算基準。

## 地區分部

		Revenue from external customers 來自外界客戶的收入	
		2004 \$'000 千元	2003 \$'000 千元
- Europe	- 歐洲		
United Kingdom	英國	151,784	183,004
Germany	德國	64,318	89,510
France	法國	284,614	203,731
Other European countries	其他歐洲國家	243,954	222,146
- North America	- 北美洲	405,684	340,209
- Asia Pacific	- 亞太地區	336,978	182,905
- Others	- 其他	6,156	16,858
		<b>1,493,488</b>	<b>1,238,363</b>



## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 12. SEGMENT REPORTING (continued)

		Capital expenditure incurred during the year			
		Segment assets		年度內資本開支	
		分部資產		年度內資本開支	
		2004	2003	2004	2003
		\$'000	\$'000	\$'000	\$'000
		千元	千元	千元	千元
- Hong Kong	- 香港	284,653	228,824	856	3,890
- The People's Republic of China (PRC)	- 中國	651,204	543,551	87,507	416,050
- South East Asia	- 東南亞	48,725	105,246	1,481	1,503
- Europe	- 歐洲	117,610	94,539	7,404	1,302
- Others	- 其他	7,119	5,324	2,429	2,684
		<b>1,109,311</b>	<b>977,484</b>	<b>99,677</b>	<b>425,429</b>

## 13. RETIREMENT BENEFIT SCHEMES

In Hong Kong, the Group operates a defined contribution Mandatory Provident Fund retirement benefit scheme (the "MPF Scheme") under the Mandatory Provident Fund Schemes Ordinance, for those employees who are eligible to participate in the MPF Scheme. The MPF Scheme has operated since 1st December, 2000. Contributions are made based on a percentage of the employees' basic salaries and are charged to the income statement as they become payable in accordance with the rules of the MPF Scheme. The assets of the MPF Scheme are held separately from those of the Group in an independently administered fund. The Group's employer contributions vest fully with the employees when contributed into the MPF Scheme.

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 12. 分部報告 (續)

## 13. 退休福利計劃

於香港，本集團已按照強制性公積金計劃條例為所有合資格參與強積金計劃之僱員設有既定供款強制性公積金計劃（「強積金計劃」）。強積金計劃自二零零零年十二月一日起運作。供款乃按照僱員底薪百分比計算，當需要按照強積金計劃條款規定供款時，即在損益表中計入有關供款。強積金計劃資產乃由獨立管理基金持有並與本集團資產分開管理。當向強積金計劃供款時，本集團之僱主強制供款將全數歸於僱員所得。

**NOTES ON THE FINANCIAL STATEMENTS****For the year ended 31st March, 2004***(Expressed in Hong Kong dollars)***13. RETIREMENT BENEFIT SCHEMES***(continued)*

The Group also operated a Mandatory Provident Fund Exempted ORSO retirement benefit scheme for those employees who were eligible to participate in the scheme. This scheme is operated in a way similar to the MPF scheme, except that when an employee leaves the scheme prior to his/her interest in the Group's employee contributions vesting fully, the ongoing contributions payable by the Group are reduced by the relevant amount of forfeited employer's contributions or refunded to the employer. The amount of employer contributions forfeited during the year was immaterial.

The employees of a subsidiary in the People's Republic of China ("the PRC") and Sri Lanka are members of a state-sponsored retirement benefit scheme organised by the local government in the PRC and members of an Approved Provident Fund and Employees' Trust Fund in Sri Lanka, respectively. The subsidiaries are required to contribute, based on a certain percentage of payroll, to the retirement benefit scheme to fund the benefits. The only obligation of the Group with respect to these retirement benefit schemes is to make the required contributions under the terms of the schemes.

In addition, long service payments are also provided by the Group in accordance with Part VB of the Hong Kong Employment Ordinance based on the employees' service to date and current salary levels for those employees in Hong Kong who have been employed by the Group for at least 5 years. Movements in the provision for long service payments are set out in note 33 on the financial statements.

**財務報表附註****截至二零零四年三月三十一日止年度***(以港元計)***13. 退休福利計劃 (續)**

本集團亦為合資格參與強制性公積金豁免職業退休計劃之僱員設有計劃。該計劃以類似強積金計劃之方式經營，惟當僱員於符合資格全數享有本集團僱員供款前離職，被沒收之僱主供款將用作減低集團日後之供款或退還僱主，年度內被沒收之僱主供款之數額不大。

在中華人民共和國及斯里蘭卡境內集團附屬公司之僱員乃當地政府組織之職工社會養老保險計劃之成員。該等附屬公司須按僱員工資之若干百分比作出退休福利計劃供款。本集團就退休福利計劃所承擔之唯一責任是支付該計劃規定之供款。

再者，是項準備指根據《僱傭條例》第五乙部份為在職不少於五年之僱員，按其在職年資及現時薪酬水平，提撥長期服務金。長期服務金準備之變動列於財務報表附註33。

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 14. FIXED ASSETS

## (a) The Group

		Land and buildings 土地 及樓宇 \$'000 千元	Investment properties 投資 物業 \$'000 千元	Plant and machinery 廠房 及機器 \$'000 千元	Other fixed assets 其他 固定資產 \$'000 千元	Total 合計 \$'000 千元
<b>Cost or valuation:</b>	<b>成本或估值：</b>					
At 1st April, 2003	於二零零三年 四月一日	167,346	27,424	193,997	98,128	486,895
Exchange adjustments	匯兌調整	1,471	-	995	1,587	4,053
Transfer from construction in progress (note 15)	轉撥自在建工程 (附註15)	81,267	-	312,094	2,682	396,043
<b>Additions</b>	<b>增置</b>					
- through acquisition of a subsidiary	- 透過收購 附屬公司	14,302	-	11,561	2,311	28,174
- others	- 其他	-	-	13,930	7,934	21,864
<b>Disposals</b>	<b>出售</b>					
- through disposals of subsidiaries	- 透過出售附屬公司	(6,389)	-	(15,505)	(4,670)	(26,564)
- others	- 其他	-	-	(5,864)	(1,326)	(7,190)
Surplus on revaluation	重估盈餘	-	577	-	-	577
<b>At 31st March, 2004</b>	<b>於二零零四年 三月三十一日</b>	<b>257,997</b>	<b>28,001</b>	<b>511,208</b>	<b>106,646</b>	<b>903,852</b>
<b>Representing:</b>	<b>代表：</b>					
Cost	成本	178,002	-	511,208	106,646	795,856
Valuation - 1988	估值 - 一九八八年	77,152	-	-	-	77,152
- 1991	- 一九九一年	2,843	-	-	-	2,843
- 2004	- 二零零四年	-	28,001	-	-	28,001
		<b>257,997</b>	<b>28,001</b>	<b>511,208</b>	<b>106,646</b>	<b>903,852</b>
<b>Accumulated amortisation and depreciation:</b>	<b>累計攤銷及折舊：</b>					
At 1st April, 2003	於二零零三年四月一日	46,232	-	112,017	69,103	227,352
Exchange adjustments	匯兌調整	875	-	297	969	2,141
Through acquisition of a subsidiary	透過收購附屬公司	6,970	-	9,021	1,687	17,678
Charge for the year	本年度攤銷及折舊	6,294	-	41,235	8,957	56,486
Written back on disposals	出售時撥回					
- through disposals of subsidiaries	- 透過出售附屬公司	(1,202)	-	(9,288)	(3,768)	(14,258)
- others	- 其他	-	-	(4,540)	(1,261)	(5,801)
<b>At 31st March, 2004</b>	<b>於二零零四年 三月三十一日</b>	<b>59,169</b>	<b>-</b>	<b>148,742</b>	<b>75,687</b>	<b>283,598</b>
<b>Net book value:</b>	<b>賬面淨值：</b>					
At 31st March, 2004	於二零零四年 三月三十一日	<b>198,828</b>	<b>28,001</b>	<b>362,466</b>	<b>30,959</b>	<b>620,254</b>
At 31st March, 2003	於二零零三年 三月三十一日	121,114	27,424	81,980	29,025	259,543

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 14. 固定資產

## (a) 本集團

		Land and buildings 土地 及樓宇 \$'000 千元	Investment properties 投資 物業 \$'000 千元	Plant and machinery 廠房 及機器 \$'000 千元	Other fixed assets 其他 固定資產 \$'000 千元	Total 合計 \$'000 千元
<b>Cost or valuation:</b>	<b>成本或估值：</b>					
At 1st April, 2003	於二零零三年 四月一日	167,346	27,424	193,997	98,128	486,895
Exchange adjustments	匯兌調整	1,471	-	995	1,587	4,053
Transfer from construction in progress (note 15)	轉撥自在建工程 (附註15)	81,267	-	312,094	2,682	396,043
<b>Additions</b>	<b>增置</b>					
- through acquisition of a subsidiary	- 透過收購 附屬公司	14,302	-	11,561	2,311	28,174
- others	- 其他	-	-	13,930	7,934	21,864
<b>Disposals</b>	<b>出售</b>					
- through disposals of subsidiaries	- 透過出售附屬公司	(6,389)	-	(15,505)	(4,670)	(26,564)
- others	- 其他	-	-	(5,864)	(1,326)	(7,190)
Surplus on revaluation	重估盈餘	-	577	-	-	577
<b>At 31st March, 2004</b>	<b>於二零零四年 三月三十一日</b>	<b>257,997</b>	<b>28,001</b>	<b>511,208</b>	<b>106,646</b>	<b>903,852</b>
<b>Representing:</b>	<b>代表：</b>					
Cost	成本	178,002	-	511,208	106,646	795,856
Valuation - 1988	估值 - 一九八八年	77,152	-	-	-	77,152
- 1991	- 一九九一年	2,843	-	-	-	2,843
- 2004	- 二零零四年	-	28,001	-	-	28,001
		<b>257,997</b>	<b>28,001</b>	<b>511,208</b>	<b>106,646</b>	<b>903,852</b>
<b>Accumulated amortisation and depreciation:</b>	<b>累計攤銷及折舊：</b>					
At 1st April, 2003	於二零零三年四月一日	46,232	-	112,017	69,103	227,352
Exchange adjustments	匯兌調整	875	-	297	969	2,141
Through acquisition of a subsidiary	透過收購附屬公司	6,970	-	9,021	1,687	17,678
Charge for the year	本年度攤銷及折舊	6,294	-	41,235	8,957	56,486
Written back on disposals	出售時撥回					
- through disposals of subsidiaries	- 透過出售附屬公司	(1,202)	-	(9,288)	(3,768)	(14,258)
- others	- 其他	-	-	(4,540)	(1,261)	(5,801)
<b>At 31st March, 2004</b>	<b>於二零零四年 三月三十一日</b>	<b>59,169</b>	<b>-</b>	<b>148,742</b>	<b>75,687</b>	<b>283,598</b>
<b>Net book value:</b>	<b>賬面淨值：</b>					
At 31st March, 2004	於二零零四年 三月三十一日	<b>198,828</b>	<b>28,001</b>	<b>362,466</b>	<b>30,959</b>	<b>620,254</b>
At 31st March, 2003	於二零零三年 三月三十一日	121,114	27,424	81,980	29,025	259,543

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004  
(Expressed in Hong Kong dollars)

## 14. FIXED ASSETS (continued)

## (b) The Company

## 財務報表附註

截至二零零四年三月三十一日止年度  
(以港元計)

## 14. 固定資產(續)

## (b) 本公司

		Land and buildings 土地 及樓宇 \$'000 千元	Investment properties 投資 物業 \$'000 千元	Plant and machinery 廠房 及機器 \$'000 千元	Other fixed assets 其他 固定資產 \$'000 千元	Total 合計 \$'000 千元
<b>Cost or valuation:</b>	成本或估值：					
At 1st April, 2003	於二零零三年 四月一日	86,863	27,424	26,336	50,413	191,036
Additions	增置	—	—	—	225	225
Disposals	出售	—	—	(4,684)	(327)	(5,011)
Surplus on revaluation	重估盈餘	—	577	—	—	577
<b>At 31st March, 2004</b>	於二零零四年 三月三十一日	<b>86,863</b>	<b>28,001</b>	<b>21,652</b>	<b>50,311</b>	<b>186,827</b>
<b>Representing:</b>	代表：					
Cost	成本	6,868	—	21,652	50,311	78,831
Valuation – 1988	估值—一九八八年	77,152	—	—	—	77,152
– 1991	—一九九一年	2,843	—	—	—	2,843
– 2004	—二零零四年	—	28,001	—	—	28,001
		<u>86,863</u>	<u>28,001</u>	<u>21,652</u>	<u>50,311</u>	<u>186,827</u>
<b>Accumulated amortisation and depreciation:</b>	累計攤銷及折舊：					
At 1st April, 2003	於二零零三年 四月一日	20,494	—	23,427	37,245	81,166
Charge for the year	本年度攤銷及折舊	2,014	—	547	3,354	5,915
Written back on disposals	出售時撥回	—	—	(4,516)	(324)	(4,840)
<b>At 31st March, 2004</b>	於二零零四年 三月三十一日	<b>22,508</b>	<b>—</b>	<b>19,458</b>	<b>40,275</b>	<b>82,241</b>
<b>Net book value: At 31st March, 2004</b>	賬面淨值： 於二零零四年 三月三十一日	<b>64,355</b>	<b>28,001</b>	<b>2,194</b>	<b>10,036</b>	<b>104,586</b>
At 31st March, 2003	於二零零三年 三月三十一日	66,369	27,424	2,909	13,168	109,870

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 14. FIXED ASSETS (continued)

- (c) The analysis of net book value of land and buildings and investment properties at 31st March, 2004 is as follows:

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 14. 固定資產(續)

- (c) 於二零零四年三月三十一日，土地及樓宇以及投資物業之賬面淨值分析如下：

		Land and buildings 土地及樓宇				Investment properties 投資物業	
		The Group 本集團		The Company 本公司		The Group and The Company 本集團及本公司	
		2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元
Long term leases - outside Hong Kong	長期租約 - 香港 以外地區	107,460	27,559	229	229	-	-
Medium term leases - in Hong Kong - outside Hong Kong	中期租約 - 香港 - 香港 以外地區	43,191 27,242	44,876 27,415	43,191 -	44,876 -	28,001 -	27,424 -
Freehold - outside Hong Kong	永久業權 - 香港 以外地區	20,935	21,264	20,935	21,264	-	-
		<u>198,828</u>	<u>121,114</u>	<u>64,355</u>	<u>66,369</u>	<u>28,001</u>	<u>27,424</u>

## NOTES ON THE FINANCIAL STATEMENTS

For the year ended 31st March, 2004

(Expressed in Hong Kong dollars)

## 14. FIXED ASSETS (continued)

- (d) The net book value of the land and buildings stated at valuation in the balance sheets would have been as follows had the assets been carried at cost less accumulated depreciation:

		The Group 本集團		The Company 本公司	
		2004 \$'000 千元	2003 \$'000 千元	2004 \$'000 千元	2003 \$'000 千元
Cost	成本	217,079	123,537	43,054	43,054
Accumulated depreciation	累計折舊	(54,941)	(40,327)	(15,389)	(14,589)
		<u>162,138</u>	<u>83,210</u>	<u>27,665</u>	<u>28,465</u>

- (e) Details of the Group's and the Company's investment properties, held for use in operating leases which are all held under medium term leases, are as follows:

Location	Existing use
22 and 24, Tai Yau Street, San Po Kong, Kowloon.	Warehouse and office

The investment properties of the Group and the Company were valued at 31st March, 2004 by an independent firm of surveyors, Chesterton Petty Limited, on an open market basis. The revaluation surplus of \$577,000 has been transferred to the investment properties revaluation reserve (note 35).

## 財務報表附註

截至二零零四年三月三十一日止年度

(以港元計)

## 14. 固定資產(續)

- (d) 倘資產按成本值減累計折舊列賬，則於結算日按估值列賬之土地及樓宇之賬面淨值應如下列：

- (e) 本集團及本公司以中期租約持有用作經營租賃之投資物業詳情如下：

地點	現時用途
九龍 新蒲崗 大有街 22號及24號	貨倉及寫字樓

本集團及本公司之投資物業由卓德測計師行(獨立測量師行)於二零零四年三月三十一日按公開市值之基準重估。為數577,000元之重估盈餘已直接轉撥到投資物業重估儲備(附註35)。