

Consolidated Income Statement

Year ended 31 December 2004

	Notes	2004 HK\$'000	2003 HK\$'000
TURNOVER	5	691,136	722,782
Cost of sales		(599,715)	(621,877)
Gross profit		91,421	100,905
Other revenue	6	14,089	11,652
Negative goodwill recognised as income		13,062	23,550
Gain on disposal of properties held for sale		3,900	-
Gain on disposal of partial interest in Swank		8,458	18,407
Surplus/(deficit) on revaluation of leasehold land and buildings, net		4,843	(1,015)
Write back of over-provision/(provision) against properties held for sale		3,150	(2,967)
Gain on disposal of interests in associates		10,900	-
Provision against loans receivable		-	(20)
Distribution costs		(24,050)	(27,194)
Administrative expenses		(102,639)	(109,870)
Other operating expenses		(720)	(10,640)
PROFIT FROM OPERATING ACTIVITIES	7	22,414	2,808
Share of profits less losses of associates		2,791	1,727
PROFIT BEFORE TAXATION		25,205	4,535
TAXATION	10	(452)	(1,778)
PROFIT BEFORE MINORITY INTERESTS		24,753	2,757
Minority interests		5,758	8,941
NET PROFIT FROM ORDINARY ACTIVITIES			
ATTRIBUTABLE TO SHAREHOLDERS	11	30,511	11,698
EARNINGS PER SHARE	12		
Basic		10.67 cents	4.09 cents
Diluted		N/A	N/A

The notes on pages 32 to 71 form an integral part of these financial statements.