

## CONDENSED CONSOLIDATED BALANCE SHEET

	Notes	As at	
		30th September, 2005 (Unaudited) HK\$'000	31st March, 2005 (Audited) HK\$'000
<b>Non-current assets</b>			
Investment property	7	237,049	–
Property, plant and equipment	7	1,033,938	133,267
Property under development	7	200,847	360,298
Deposits made on acquisition of a subsidiary		–	196,757
Deposits made on acquisition of property, plant and equipment		71,245	4,899
Other assets		–	27,382
Goodwill		69,076	18,301
		<b>1,612,155</b>	<b>740,904</b>
<b>Current assets</b>			
Inventories, at cost		1,974	1,239
Trade receivables	8	11,207	–
Deposits, prepayments and other receivables		4,398	4,952
Amount due from a related company		–	1,146
Bank balances and cash		300,681	525,961
		<b>318,260</b>	<b>533,298</b>
<b>Current liabilities</b>			
Trade payables	9	4,263	3,629
Accrued charges and other payables		25,986	10,456
Amount due to related company		5,037	–
Secured bank borrowing – due within one year		12,638	–
		<b>47,924</b>	<b>14,085</b>
<b>Net current assets</b>		<b>270,336</b>	<b>519,213</b>
<b>Total assets less current liabilities</b>		<b>1,882,491</b>	<b>1,260,117</b>
<b>Non-current liabilities</b>			
Amount due to a related company		47,753	18,005
Amounts due to minority shareholders of a subsidiary		477,491	180,000
Secured bank borrowing – due after one year		83,111	–
Deferred taxation		73,036	5,533
		<b>681,391</b>	<b>203,538</b>
		<b>1,201,100</b>	<b>1,056,579</b>
<b>Capital and reserves</b>			
Share capital		93	93
Reserves		1,120,091	1,056,937
Equity attributable to equity holders of the Company		1,120,184	1,057,030
Minority interests		80,916	(451)
<b>Total equity</b>		<b>1,201,100</b>	<b>1,056,579</b>