

CONDENSED CONSOLIDATED BALANCE SHEET

At 31st December, 2006

	Notes	30.6.2006 HK\$'000 (audited)	31.12.2006 HK\$'000 (unaudited)
ASSETS			
Non-current Assets			
Investment properties	13	6,537,344	6,498,862
Property, plant and equipment	13	458,804	455,649
Prepaid land lease payments	13	972,953	977,125
Properties for or under development		231,647	270,202
Interests in jointly controlled entities	14	6,949,504	7,047,329
Interests in associates		23,376	24,861
Other investment project	22(c)	92,344	183,416
Available-for-sale investments		194,932	803,282
Long-term loans and receivables		1,039,530	969,763
		16,500,434	17,230,489
Current Assets			
Inventories		11,537	14,071
Properties for sale		462,094	317,680
Prepaid land lease payments	13	8,449	11,076
Trade and other receivables	15	656,117	460,531
Deposits and prepayments		50,616	51,601
Loans to a jointly controlled entity		45,620	—
Bank balances and cash		3,649,562	4,450,973
		4,883,995	5,305,932
Assets classified as held for sale	16	—	195,000
		4,883,995	5,500,932
Total Assets		21,384,429	22,731,421

	<i>Notes</i>	<i>30.6.2006</i> <i>HK\$'000</i> <i>(audited)</i>	<i>31.12.2006</i> <i>HK\$'000</i> <i>(unaudited)</i>
EQUITY AND LIABILITIES			
Capital and Reserves			
Share capital	17	2,246,413	2,245,783
Share premium and reserves	18	14,987,392	16,172,521
Equity attributable to equity holders of the Company		17,233,805	18,418,304
Share option reserve of a subsidiary	18	—	375
Minority interests	18	2,862,080	2,971,756
Total Equity		20,095,885	21,390,435
Non-current Liabilities			
Warranty provisions		84,059	84,059
Deferred tax liabilities		659,113	711,983
		743,172	796,042
Current Liabilities			
Trade and other payables	19	330,204	316,215
Deposits received from sale of properties		41,589	7,399
Rental and other deposits		125,457	120,831
Amounts due to associates		10,891	11,689
Amount due to a minority shareholder		8,531	17,321
Tax liabilities		28,700	36,319
Liabilities associated with assets classified as held for sale	16	545,372 —	509,774 35,170
		545,372	544,944
Total Liabilities		1,288,544	1,340,986
Total Equity and Liabilities		21,384,429	22,731,421