

FINANCIAL HIGHLIGHTS

Operating Result (HK\$'000)	FY2008	FY2007
Revenues		
Company and subsidiaries	3,523,527	2,474,238
Share of associated companies and jointly controlled entities (<i>note 1</i>)	3,361,200	2,916,382
	6,884,727	5,390,620
Representing:		
Sale of properties	5,523,943	4,248,248
Rental income	871,812	713,009
Income from hotel operations	350,164	319,761
Property management services fees income	97,045	75,992
Project management fee income	41,763	33,610
	6,884,727	5,390,620
Gross Profit (HK\$'000)		
Company and subsidiaries	1,128,350	847,194
Share of associated companies and jointly controlled entities (<i>note 2</i>)	1,274,384	1,073,485
	2,402,734	1,920,679
Profit attributable to equity holders of the Company	2,019,935	1,191,444
Earnings per share (HK cents)		
Basic	52.70	31.12
Diluted	49.04	31.07
Dividend per share (HK cents)		
Interim	4.00	2.00
Final	2.00	6.00
Full-year	6.00	8.00

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Financial Position (HK\$ million)	As at 30th June 2008	As at 30th June 2007
Cash and bank balances	4,824.6	6,396.1
Total assets	50,357.8	43,114.1
Total liabilities	19,321.3	15,642.5
Capital and reserves attributable to the Company's equity holders	29,704.8	26,229.9
Financial Ratios		
Current ratio (times)	2.46	2.95
Net debt to equity ratio	31.8%	17.7%

Note 1: It represents attributable share of revenues of associated companies and jointly controlled entities to the Group.

Note 2: It represents attributable share of gross profit of associated companies and jointly controlled entities to the Group.

Revenues (note 1) (HK\$'000)

FY2008		6,884,727
FY2007		5,390,620

Gross profit (note 2) (HK\$'000)

FY2008		2,402,734
FY2007		1,920,679

Profit attributable to equity holders of the Company (HK\$'000)

FY2008		2,019,935
FY2007		1,191,444

Total assets (HK\$'000)

30th June 2008		50,357,809
30th June 2007		43,114,067

Capital and reserves attributable to the Company's equity holders (HK\$'000)

30th June 2008		29,704,807
30th June 2007		26,229,888

Cash and bank balances (HK\$'000)

30th June 2008		4,824,617
30th June 2007		6,396,064

Note 1: It represents revenues of the Company and subsidiaries plus share of revenue of associated companies and jointly controlled entities attributable to the Group as tabulated on page 6.

Note 2: It represents gross profit of the Company and subsidiaries plus share of gross profit of associated companies and jointly controlled entities attributable to the Group as tabulated on page 6.