綜合資產負債表 於二零零零年十二月三十一日

Non-current assets Investment properties Property and other fixed assets Properties under development Interests in associates Other asset Other investments Current assets Properties under development held for sale Properties under development held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Convertible guaranteed bonds ### ### ### ### ### ### ### ### ### #	2000	1999
Non-current assets Investment properties Property and other fixed assets Properties under development Interests in associates Other asset Other investments Current assets Properties under development held for sale Peroperty held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amount due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year ###################################	HK\$'000	HK\$'000
Investment properties Property and other fixed assets Properties under development Interests in associates Other asset Other investments Current assets Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Debty w 業及其他固定資産 20 W 業及其他資産 持作銷售 サケ・解答公司 サッ数股東欠款 ロヤロ脱項 有限制銀行結除 銀行結除 現所 基礎保護、 25 F持衛售 W 東皮皮及 可収回税項 有限制銀行結除 銀行結除 現所 基礎保護、 25 F持衛售 W 東皮皮及 可収回税項 有限制銀行結除 銀行結除 現所 基礎保護、 25 W 事營公司、教育 28 M 動場公司 サッ数股東貸款 30 M 使付税項 量数 - 一年內到期 31	千港元	千港元
Threstment properties Property and other fixed assets Properties under development Interests in associates Other asset Other investments Current assets Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year ## ## ## ## ## ## ## ## ## ## ## ##		
Property and other fixed assets Properties under development Interests in associates Other asset Other investments Current assets Properties under development held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year w	23,550	120,803
Properties under development Interests in associates Other asset Other investments Current assets Properties under development held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year \$\frac{\pmimers}{\pmimers}\mathbb{\pmimers}\mathbb{\pmimers}}{\pmimers}\mathbb{\pmimers}\mathbb{\pmimers}\mathbb{\pmimers}}{\pmimers}\mathbb{\pmimers}\mathbb{\pmimers}\mathbb{\pmimers}}{\pmimers}\mathbb{\pmimers}\pmi	975	26,733
Interests in associates Other asset Other investments Current assets Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year	170,000	80,581
Other asset Other investments Current assets Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Amounts due to associates Loan from minority shareholder of a fa subsidiary Taxation payable Borrowings - due within one year	488	57,445
Other investments 其他投資 Current assets Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year	270	270
Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 持作銷售 發展中物業 發展中物業 發展中物業 發展中物業 發展中物業 分類代類(基本) 透射質(基本) 「持作銷售 發展中物業 多數收集項、按金及 預付款項 少數股東欠款 27 添動負債 應付眼項、應計費用 及準備 28 欠聯營公司款項 29 財屬公司 少數股東貸款 30 應付税項 質數 — 一年內到期 31	<i>210</i> –	15
Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 持作銷售 發展中物業 發展中物業 發展中物業 發展中物業 發展中物業 分類代數學、接受及 預付款項 之名 所屬公司 少數股東欠款 一次數學人主義的學人可以與 發展中的文章 發展中物業 多數收集質數 養物學公司 發展內容 影響公司大數 原有限制銀行結餘 銀行結餘及現金 「應付賬項、應計費用 及準備 28 欠聯營公司款項 少數股東貸款 30 應付稅項 養物人項 變数一一年內到期 31	195,283	285,847
Properties under development held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 持作銷售 發展中物業 發展中物業 發展中物業 發展中物業 發展中物業 分類代類(基本) 透射質(基本) 「持作銷售 發展中物業 多數收集項、按金及 預付款項 少數股東欠款 27 添動負債 應付眼項、應計費用 及準備 28 欠聯營公司款項 29 財屬公司 少數股東貸款 30 應付税項 質數 — 一年內到期 31		
held for sale Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year		
Property held for sale Debtors, deposits and prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 持作銷售物業 應收賬項、按金及 預付款項 26		06.000
Debtors, deposits and prepayments	2 200	86,000
prepayments Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Amount due from former ultimate n hake proximal payable n hake payable n payable n hake payable	2,200	_
Amount due from former ultimate holding company Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year n 最終控股 公司欠款 附屬公司 少數股東欠款 27 聯營公司欠款 可收回税項 有限制銀行結餘 銀行結餘及現金 流動負債 應付賬項、應計費用 及準備 28 欠聯營公司款項 少數股東貸款 30 應付税項		4 500
Amounts due from minority shareholders of subsidiaries 少數股東欠款 27 Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash 銀行結餘及現金 Current liabilities 流動負債 應付賬項、應計費用 及準備 28 Amounts due to associates 欠聯營公司款項 29 比oan from minority shareholder of a subsidiary 少數股東貸款 30 應付稅項 Borrowings - due within one year 貸款 — 一年內到期 31	1,740	4,689
Amounts due from minority shareholders of subsidiaries Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year M屬公司 少數股東欠款 少數股東欠款 可收回稅項 有限制銀行結餘 現金 「無行無項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付稅項 貸款 — 一年內到期 31		
shareholders of subsidiaries	_	251
Amounts due from associates Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year W常公司欠款 有限制銀行結餘 Brick 有限制銀行結餘 及現金 添動負債 應付賬項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付稅項 貸款 — 一年內到期 31		
Taxation recoverable Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Taxation payable	-	12,879
Restricted bank balances Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 有限制銀行結餘 銀行結餘及現金 流動負債 應付賬項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付税項 貸款 — 一年內到期 31	_	6,867
Bank balances and cash Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year Affish 及現金 應付賬項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付稅項 貸款 — 一年內到期 31	168	7
Current liabilities Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 流動負債 應付賬項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付稅項	_	22,535
 Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 應付既項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付税項 	10,468	7,387
 Creditors, accruals and provisions Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 應付既項、應計費用 及準備 28 欠聯營公司款項 29 附屬公司 少數股東貸款 30 應付税項 	14,576	140,615
provisions及準備28Amounts due to associates欠聯營公司款項29Loan from minority shareholder of a subsidiary炒屬公司 少數股東貸款30Taxation payable Borrowings - due within one year應付稅項 貸款 - 一年內到期31		
Amounts due to associates Loan from minority shareholder of a subsidiary Taxation payable Borrowings - due within one year 大聯營公司款項 文數股東貸款 多數股東貸款 應付稅項 貸款 - 一年內到期 31		
Loan from minority shareholder of a subsidiary附屬公司 少數股東貸款30Taxation payable Borrowings - due within one year應付税項 貸款 - 一年內到期31	11,848	82,092
of a subsidiary Taxation payable Borrowings - due within one year 少數股東貸款 30 應付稅項 貸款 - 一年內到期 31	53	73,675
Taxation payable 應付税項 Borrowings - due within one year 貸款 — 一年內到期 31		
Taxation payable 應付稅項 Borrowings - due within one year 貸款 — 一年內到期 31	_	25,088
Borrowings - due within one year 貸款 - 一年內到期 31	1,353	9,084
	1,856	585,555
	_	227,571
	15,110	1,003,065
Net current liabilities 流動負債淨值	(534)	(862,450)
Total assets less current liabilities 資產總值 carried forward 減流動負債結轉	194,749	(576,603)

綜合資產負債表

於二零零零年十二月三十一日

			2000	1999
	Notes 附註		HK\$'000 千港元	HK\$'000 千港元
Total assets less current liabilities	資產總值減流動負債	責		
brought forward	承前結轉		194,749	(576,603)
Non-current liabilities	非流動負債			
Amount due to immediate	欠直接控股			
holding company	公司款項	33	12,226	_
Amount due to former ultimate	欠前最終控股			
holding company	公司款項	34	_	48,000
Loans from minority shareholders of	附屬公司少數股	東貸		,
subsidiaries - due after one year	款 – 一年後到	期 30	108,787	109,038
			121,013	157,038
Minority interests	少數股東權益		(108,779)	10
			182,515	(733,651
Capital and reserves				
Share capital	股本	35	297,131	64,261
Reserves	儲備	38	(114,616)	(797,912
			182,515	(733,651

The financial statements on pages 34 to 79 were approved by the Board of Directors on 6th April, 2001 and are signed on its behalf by: 第 34 頁至第 79 頁之財務報表於二零零一年四月六日獲董事會批准,並由下列董事代表簽署:

Thomas Lau, Luen-hung 劉鑾鴻 Director 董事 Joseph Lau, Luen-hung 劉鑾雄 Director 董事