

綜合資產負債表

CONSOLIDATED BALANCE SHEET

31 March 2003 二零零三年三月三十一日

			二零零三年 2003 千港元 HK\$'000	二零零二年 2002 千港元 HK\$'000 (重列) (Restated)
	附註 Notes			
非流動資產		NON-CURRENT ASSETS		
固定資產	14	Fixed assets	232,581	308,601
投資物業	15	Investment properties	861,870	845,320
發展中物業	16	Properties under development	132,095	—
一項發展中物業 之已付定金	17	Deposit paid for a property under development	—	71,807
聯營公司權益	19	Interests in associates	229	288
商譽：		Goodwill:		
商譽	20	Goodwill	1,740	2,771
負商譽	20	Negative goodwill	(31,927)	(35,720)
其他資產		Other assets	2,249	2,249
			<u>1,198,837</u>	<u>1,195,316</u>
流動資產		CURRENT ASSETS		
短期投資	21	Short term investments	174	167
存貨	22	Inventories	10,450	10,358
持有供銷售之物業	23	Properties held for sale	22,529	27,546
發展中物業	16	Properties under development	—	55,215
客戶有關合約 工程之欠款	24	Amounts due from customers for contract works	79,415	31,290
一名關連人士之欠款	25	Amount due from a related party	908	838
應收貿易賬款	26	Trade receivables	242,113	363,197
其他應收賬款、 預付款項及定金		Other receivables, prepayments and deposits	21,554	20,672
預繳稅項		Tax prepaid	1,520	—
定期存款		Time deposits	35,735	15,458
現金及銀行結存		Cash and bank balances	105,169	143,207
			<u>519,567</u>	<u>667,948</u>

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	附註 Notes			
流動負債		CURRENT LIABILITIES		
應付票據		Bills payable	—	707
應付貿易賬款及應計款項	27	Trade payables and accruals	164,185	190,009
其他應付款項、 已收定金及預收款項		Other payables, deposits received and receipts in advance	25,008	25,368
欠客戶有關 合約工程之款項	24	Amounts due to customers for contract works	16,087	38,274
附息貸款及借款	28	Interest-bearing loans and borrowings	152,110	318,944
應付稅項		Tax payable	5,933	5,504
			<u>363,323</u>	<u>578,806</u>
流動資產淨值		NET CURRENT ASSETS	<u>156,244</u>	<u>89,142</u>
總資產減流動負債		TOTAL ASSETS LESS CURRENT LIABILITIES	<u>1,355,081</u>	<u>1,284,458</u>
非流動負債		NON-CURRENT LIABILITIES		
附息銀行貸款及 其他借款	29	Interest-bearing bank loans and other borrowings	173,972	136,242
應付融資租約之 長期部份	30	Long term portion of finance lease payables	6,108	15,134
遞延稅項	31	Deferred tax	13,125	12,000
			<u>193,205</u>	<u>163,376</u>
			<u>1,161,876</u>	<u>1,121,082</u>
資本及儲備		CAPITAL AND RESERVES		
已發行股本	32	Issued capital	73,186	73,186
儲備	34(a)	Reserves	573,898	558,525
擬派末期股息	12	Proposed final dividend	—	2,927
			<u>647,084</u>	<u>634,638</u>
少數股東權益		MINORITY INTERESTS	<u>514,792</u>	<u>486,444</u>
			<u>1,161,876</u>	<u>1,121,082</u>

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