

**CONDENSED CONSOLIDATED BALANCE SHEET**

As at 30th September, 2004

	<i>Notes</i>	<b>Unaudited 30th September, 2004 HK\$'000</b>	<b>Audited 31st March, 2004 HK\$'000</b>
<b>Non-current assets</b>			
Investment properties		<b>5,160</b>	5,160
Property, plant and equipment	7	<b>27,575</b>	29,042
Interest in an associate		<b>2,198</b>	2,239
Investments in securities		<b>5,000</b>	5,000
Fixed deposit		<b>7,800</b>	7,800
		<b>47,733</b>	49,241
<b>Current assets</b>			
Inventories		<b>65,941</b>	67,069
Properties for sale, at cost		<b>1,135</b>	1,135
Debtors, deposits and prepayments	8	<b>81,050</b>	77,075
Amount due from ultimate holding company		<b>2,128</b>	245
Amount due from customers for contract work		<b>1,168</b>	438
Tax recoverable		<b>827</b>	487
Investments in securities		<b>176,432</b>	152,769
Bank balances and cash equivalents		<b>93,185</b>	124,486
		<b>421,866</b>	423,704
<b>Current liabilities</b>			
Creditors, deposits and accruals	9	<b>64,459</b>	66,315
Amounts due to customers for contract work		<b>2,378</b>	1,322
Bills payable		<b>1,055</b>	1,721
Deferred service income		<b>19,764</b>	18,664
Provision for taxation		<b>1,041</b>	633
Unsecured bank overdrafts		<b>237</b>	151
		<b>88,934</b>	88,806
Net current assets		<b>332,932</b>	334,898
Total assets less current liabilities		<b>380,665</b>	384,139
<b>Non-current liability</b>			
Deferred taxation		<b>413</b>	379
Minority interests		<b>165</b>	174
		<b>380,087</b>	383,586
<b>Capital and reserves</b>			
Share capital	10	<b>85,678</b>	85,678
Reserves	11	<b>294,409</b>	297,908
		<b>380,087</b>	383,586