

Contents

Board of Directors and Corporate Information	2
Chairman's Statement	3
Management Discussion and Analysis	6
Summary of Contracts	7
Biographical Details of Directors and Senior Management	11
Report of the Directors	15
Auditors' Report	23
Consolidated Profit and Loss Account	24
Balance Sheets	25
Consolidated Statement of Changes in Equity	28
Consolidated Cash Flow Statement	29
Notes to the Accounts	30
Five Year Financial Summary	73
Properties Held for Investment Purposes	74