

NOTICE OF PAYMENT OF INTERIM DIVIDEND

Interim Dividend

The Board declared the payment of an interim dividend of HK\$0.01 per share ("Dividend") for the Period (2004: Nil), amounting to approximately HK\$9.3 million. The Dividend will be paid on 23rd January, 2006 (Monday) to shareholders whose names appear on Register of Members of the Company on 11th January, 2006 (Wednesday).

Closure Of Register Of Members

The Register of Members of the Company will be closed, for the purpose of determining shareholders' entitlement to the Dividend, from 9th January, 2006 (Monday) to 11th January, 2006 (Wednesday) (both days inclusive), during which period no share transfer will be effected.

In order to qualify for the Dividend, all transfers accompanied by the relevant share certificates must be lodged with the Company's Share Registrar in Hong Kong, Secretaries Limited, at Ground Floor, Bank of East Asia Harbour View Centre, 56 Gloucester Road, Wanchai, Hong Kong (with effect from 3rd January, 2006, the address of Secretaries Limited will be relocated to 26th Floor, Tesbury Centre, 28 Queen's Road East, Wanchai, Hong Kong) for registration no later than 4:00 p.m. on 6th January, 2006 (Friday).