



CONSOLIDATED BALANCE SHEET

At 31st July, 2006

	NOTES	2006 HK\$'000	2005 HK\$'000 (as restated)
Non-current assets			
Investment properties	14	34,568	27,160
Property, plant and equipment	15	814	399
Deferred tax assets	34	49	6
Goodwill	16	4,193	4,193
Investments in securities	18	—	8,932
Available-for-sale investments	19	116,250	—
		155,874	40,690
Current assets			
Properties held for sale	20	206	27,382
Derivative financial instruments	21	283	660
Trade and other receivables	22	13,455	9,636
Investments in securities	18	—	24,054
Investments held for trading	23	101,826	—
Certificate of deposit	24	8,996	—
Promissory note receivables	25	4,000	10,000
Taxation recoverable		75	—
Pledged bank deposit	26	614	—
Bank balances and cash	26	237,318	70,571
		366,773	142,303
Current liabilities			
Trade and other payables	27	12,803	10,435
Derivative financial instruments	21	1,163	775
Taxation payable		11,595	87
Bank borrowings — due within one year	28	903	887
Bank overdrafts		84	484
		26,548	12,668
Net current assets		340,225	129,635
Total assets less current liabilities		496,099	170,325

CONSOLIDATED BALANCE SHEET

At 31st July, 2006

	NOTES	2006 HK\$'000	2005 HK\$'000 (as restated)
Non-current liabilities			
Bank borrowings — due after one year	28	5,920	6,793
Convertible note payables	30	—	3,101
		5,920	9,894
		490,179	160,431
Capital and reserves			
Share capital	31	338,717	52,544
Reserves		150,244	106,761
Equity attributable to equity holders of the Company		488,961	159,305
Minority interests		1,218	1,126
		490,179	160,431

The financial statements on pages 19 to 74 were approved and authorised for issue by the Board of Directors on 21st November, 2006 and are signed on its behalf by:

Chu Nin Yiu, Stephen
DIRECTOR

Chu Nin Wai, David
DIRECTOR