CONDENSED CONSOLIDATED BALANCE SHEET

AS AT 30TH SEPTEMBER AND 31ST MARCH 2006

| | Note | Unaudited 30th September 2006 | Audited 31st March 2006 |
|--|-------|-------------------------------|-------------------------------|
| | | HK\$'000 | HK\$'000 |
| ASSETS | | | |
| Non-current assets | , | | |
| Property, plant and equipment | 4 | 151,261 | 159,715 |
| Leasehold land Interest in associates | 4 | 18,747 1,481,486 | 18,978 1,493,348 |
| interest in associates | | | 1,493,340 |
| | | 1,651,494 | 1,672,041 |
| Current assets | | | |
| Inventories | | 9,839 | 8,093 |
| Accounts receivable, prepayments, deposits and other receivables | 5 | 28,082 | 25,510 |
| Short term bank deposits | | 216,049 | 62,099 |
| Bank and cash balances | | 2,897 | 3,312 |
| | | 256,867 | 99,014 |
| | | | |
| Total assets | | 1,908,361 | 1,771,055 |
| EQUITY | | | |
| Capital and reserves attributable to equity holders of the Company | | | |
| Share capital | 6 | 99,598 | 99,598 |
| Other reserves | | 28,639 | 29,819 |
| Retained profits | 11/ \ | | 125 152 |
| - Proposed final dividend | 11(a) | 1 (02 525 | 135,452 |
| - Others | | 1,602,727 | 1,492,376 |
| Total equity | | 1,730,964 | 1,757,245 |
| LIABILITIES | | | |
| Current liabilities | | | |
| Accounts payable, other payables and accruals | 7 | 40,175 | 12,032 |
| Provision for staff long service payments | , | 1,770 | 1,778 |
| Dividend payable | | 135,452 | _ |
| | | | |
| Total liabilities | | 177,397 | 13,810 |
| Total equity and liabilities | | 1,908,361 | 1,771,055 |
| Net current assets | | 70 470 | 85 204 |
| Not current assets | | 79,470 | 85,204 |
| Total assets less current liabilities | | 1,730,964 | 1,757,245 |