

Performance Table

As at 31 December, 2006

	2006	2005
Net assets attributable to Unitholders	HK\$3,199,707,000	HK\$3,015,914,000
Net assets attributable to Unitholders per Unit	HK\$3.200	HK\$3.016
The highest premium of the traded price to net asset value (i)	HK\$0.500	HK\$0.759
The highest discount of the traded price to net asset value (i)	HK\$0.350	N/A
Net yield per Unit (ii)	7.96%	1.18%
Number of Units in issue	1,000,000,000	1,000,000,000

Notes:

- (i) The highest premium is calculated based on the highest traded price of HK\$3.7 (2005: HK\$3.775) on The Stock Exchange of Hong Kong Limited during the year ended 31 December 2006. The highest discount is calculated based on the lowest traded price of HK\$2.85 on The Stock Exchange of Hong Kong Limited during the year ended 31 December 2006. Since the lowest traded price during 2005 was HK\$3.25 which is higher than the net asset value as at 31 December 2005, no discount of the traded price to net asset value was presented for 2005.
- (ii) Net yield per Unit is calculated based on profit after tax before transactions with Unitholders per unit for the year ended 31 December 2006 over the traded price of HK\$3.07 (2005: HK\$3.45) as at 31 December 2006.