

綜合資產負債表

Consolidated Balance Sheet

31 March 2002 二零零二年三月三十一日

			二零零二年 2002 千港元 HK\$'000	二零零一年 2001 千港元 HK\$'000 (重列) (Restated)	
	附註 Notes				
非流動資產		NON-CURRENT ASSETS			
固定資產		Fixed assets	14	308,601	351,243
投資物業		Investment properties	15	845,320	843,880
發展中物業		Properties under development	16	—	52,935
一項發展中物業之已付定金		Deposit paid for a property under development	17	71,807	—
聯營公司權益		Interests in associates	19	288	750
商譽：		Goodwill:			
商譽		Goodwill	20	2,771	8,353
負商譽		Negative goodwill	20	(35,720)	(39,514)
其他資產		Other assets		2,249	2,049
				<u>1,195,316</u>	<u>1,219,696</u>
流動資產		CURRENT ASSETS			
短期投資		Short term investments	21	167	119
存貨		Inventories	22	10,358	8,666
持有供銷售之物業		Properties held for sale	23	27,546	41,912
發展中物業		Properties under development	16	55,215	—
客戶有關合約工程之欠款		Amounts due from customers for contract work	24	31,290	54,594
一名關連人士之欠款		Amount due from a related party	25	838	766
應收貿易賬款		Trade receivables	26	363,197	266,185
其他應收賬款、預付款項及定金		Other receivables, prepayments and deposits		20,672	13,100
預繳稅項		Tax prepaid		—	890
定期存款		Time deposits		15,458	22,138
現金及銀行結存		Cash and bank balances		143,207	52,926
				<u>667,948</u>	<u>461,296</u>
流動負債		CURRENT LIABILITIES			
應付票據		Bills payable		707	930
應付貿易賬款及應計款項		Trade payables and accruals	27	184,914	162,337
其他應付款項、已收定金及預收款項		Other payables, deposits received and receipts in advance		25,368	28,057
欠客戶有關合約工程之款項		Amounts due to customers for contract work	24	38,274	30,155
附息貸款及借款		Interest-bearing loans and borrowings	28	318,944	197,499
應付稅項		Tax payable		5,504	4,511
				<u>573,711</u>	<u>423,489</u>

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		附註 Notes	二零零二年 2002 千港元 HK\$'000	二零零一年 2001 千港元 HK\$'000 (重列) (Restated)
流動資產淨值	NET CURRENT ASSETS		94,237	37,807
總資產減流動負債	TOTAL ASSETS LESS CURRENT LIABILITIES		1,289,553	1,257,503
非流動負債	NON-CURRENT LIABILITIES			
附息銀行貸款及其他借款	Interest-bearing bank loans and other borrowings	29	136,242	143,032
應付融資租約之長期部份	Long term portion of finance lease payables	30	15,134	19,466
遞延稅項	Deferred tax	31	12,000	8,635
			163,376	171,133
			1,126,177	1,086,370
資本及儲備	CAPITAL AND RESERVES			
已發行股本	Issued capital	32	73,186	73,186
儲備	Reserves	33	563,620	548,685
擬派末期股息	Proposed final dividend	12	2,927	—
			639,733	621,871
少數股東權益	MINORITY INTERESTS		486,444	464,499
			1,126,177	1,086,370

馮潮澤
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DirectorKwok Jennifer
Director