

CONSOLIDATED STATEMENT OF FINANCIAL POSITION

at 31 March 2012

(expressed in Hong Kong Dollars)

	<u>Note</u>	<u>2012</u> \$'000	<u>2011</u> \$'000
Non-current assets			
Property, plant and equipment	9	409,066	353,395
Properties acquired pending redevelopment	10	7,733	7,733
Properties under development	11	13,576,160	10,701,259
Building rehabilitation loans	13	58,024	53,690
Prepayments for purchase of properties		<u>263,642</u>	<u>95,719</u>
		<u>14,314,625</u>	<u>11,211,796</u>
Current assets			
Properties held for sale	14	15,420	15,065
Receivables from property developers	15	225,950	4,285,650
Jointly controlled development projects	16	-	3,267
Building rehabilitation loans	13	28,476	28,582
Trade and other receivables	17	127,638	45,971
Financial assets at fair value through profit or loss	18	1,616,804	1,250,380
Cash and bank balances	19	<u>9,003,704</u>	<u>5,831,820</u>
		<u>11,017,992</u>	<u>11,460,735</u>
Total assets		<u>25,332,617</u>	<u>22,672,531</u>
Capital and reserves			
Capital	20	10,000,000	10,000,000
Accumulated surplus		<u>11,770,362</u>	<u>9,186,316</u>
		<u>21,770,362</u>	<u>19,186,316</u>
Non-current liabilities			
Debt securities issued	21	<u>199,837</u>	<u>1,498,217</u>
Current liabilities			
Jointly controlled development projects	16	145,685	-
Trade and other payables		1,318,165	1,250,998
Debt securities issued	21	1,499,568	-
Provision for Urban Renewal Trust Fund	22	-	500,000
Provision for committed projects	23	<u>399,000</u>	<u>237,000</u>
		<u>3,362,418</u>	<u>1,987,998</u>
Total capital, reserves and liabilities		<u>25,332,617</u>	<u>22,672,531</u>

Approved by the Board
on 18 June 2012



Barry CHEUNG Chun-yuen
Chairman



Quinn LAW Yee-kwan
Managing Director

The notes on pages 95 to 130 form part of these consolidated financial statements.