

## FINANCIAL SUMMARY

### CONSOLIDATED RESULTS

	Year ended 31st January				2003 <i>HK\$'000</i>
	1999 <i>HK\$'000</i>	2000 <i>HK\$'000</i>	2001 <i>HK\$'000</i>	2002 <i>HK\$'000</i>	
TURNOVER	<u>81,863</u>	<u>66,265</u>	<u>75,213</u>	<u>75,552</u>	<u>67,715</u>
PROFIT (LOSS) BEFORE TAXATION	51,199	31,911	40,684	(10,486)	<b>35,450</b>
TAXATION	<u>(7,732)</u>	<u>(4,103)</u>	<u>(5,609)</u>	<u>(5,263)</u>	<u>(5,098)</u>
PROFIT (LOSS) BEFORE MINORITY INTERESTS	43,467	27,808	35,075	(15,749)	<b>30,352</b>
MINORITY INTERESTS	<u>(3,356)</u>	<u>(3,228)</u>	<u>(2,694)</u>	<u>4,559</u>	<u>(2,943)</u>
NET PROFIT (LOSS) FOR THE YEAR	<u>40,111</u>	<u>24,580</u>	<u>32,381</u>	<u>(11,190)</u>	<u>27,409</u>

### CONSOLIDATED ASSETS AND LIABILITIES

	As at 31st January				2003 <i>HK\$'000</i>
	1999 <i>HK\$'000</i>	2000 <i>HK\$'000</i>	2001 <i>HK\$'000</i>	2002 <i>HK\$'000</i>	
INVESTMENT PROPERTIES	1,152,337	1,151,053	1,144,388	1,044,111	<b>853,505</b>
OTHER PROPERTIES	171,944	172,087	172,058	100,469	<b>97,544</b>
OTHER FIXED ASSETS	461	375	689	1,145	<b>1,253</b>
INTERESTS IN ASSOCIATES	8,865	9,376	12,212	12,980	<b>10,541</b>
INVESTMENTS IN SECURITIES	5,009	6,990	9,128	6,723	<b>5,832</b>
NET CURRENT LIABILITIES	(14,275)	(23,085)	(20,262)	(16,339)	<b>(27,830)</b>
NON-CURRENT LIABILITIES	(148,148)	(138,999)	(125,509)	(107,141)	<b>(84,269)</b>
MINORITY INTERESTS	<u>(92,448)</u>	<u>(100,349)</u>	<u>(101,898)</u>	<u>(91,061)</u>	<u>(83,977)</u>
NET ASSETS	<u>1,083,745</u>	<u>1,077,448</u>	<u>1,090,806</u>	<u>950,887</u>	<u>772,599</u>