

			2003	2002
		附註 NOTES	港幣千元 HK\$'000	港幣千元 HK\$'000 (重列) (Restated)
<b>非流動資產</b>	<b>Non-Current Assets</b>			
物業、廠房及設備	Property, plant and equipment	12	247,546	255,700
投資物業	Investment properties	13	876,700	316,340
待發展物業	Properties for development	14	2,232,167	1,916,755
於聯營公司之權益	Interests in associates	16	604,436	667,222
於共同控制公司之權益	Interests in jointly controlled entities	17	1,043,580	858,749
其他投資	Other investment	18	41,208	–
證券投資	Investments in securities	19	4,349	4,593
應收貸款	Loan receivable		12,273	–
少數股東欠款	Amounts due from minority shareholders		7,772	7,335
自綜合賬產生之商譽	Goodwill on consolidation	20	41,868	44,350
應收分期付款	Instalments receivable		96,537	98,900
遞延稅項資產	Deferred tax assets	29	31,340	6,584
			<b>5,239,776</b>	4,176,528
<b>流動資產</b>	<b>Current Assets</b>			
於中國之物業存貨	Inventories of properties in the PRC	21		
– 發展中	– under development		1,629,199	2,014,871
– 已竣工	– completed		523,781	404,811
其他存貨	Other inventories	22	30,369	26,765
應收貸款	Loans receivable		7,100	50,282
應收分期付款	Instalments receivable		13,357	18,131
貿易及其他應收賬款、按金 及預付款	Trade and other receivables, deposits and prepayments	23	788,308	643,970
證券投資	Investments in securities	19	8,800	9,314
預付稅項	Prepaid tax		6,543	–
用作抵押之銀行存款	Pledged deposits	42	5,915	75,012
銀行結存及現金	Bank balances and cash		352,691	428,179
			<b>3,366,063</b>	3,671,335

			2003	2002
		附註 NOTES	港幣千元 HK\$'000	港幣千元 HK\$'000 (重列) (Restated)
<b>流動負債</b>	<b>Current Liabilities</b>			
貿易及其他應付賬款	Trade and other payables	24	929,620	637,773
預售樓宇定金	Pre-sale deposits		204,491	214,516
稅項	Tax liabilities		45,670	46,299
應付少數股東股息	Dividends payable to minority shareholders		4,732	18,871
付息借款	Interest-bearing borrowings	27	1,563,147	1,766,316
免息借款	Interest-free borrowings	28	1,415	6,671
			<b>2,749,075</b>	2,690,446
<b>流動資產淨值</b>	<b>Net Current Assets</b>		<b>616,988</b>	980,889
			<b>5,856,764</b>	5,157,417
<b>股本及儲備</b>	<b>Capital and Reserves</b>			
股本	Share capital	25	1,567,468	1,698,141
儲備	Reserves	26	2,380,076	2,169,326
			<b>3,947,544</b>	3,867,467
<b>少數股東權益</b>	<b>Minority Interests</b>		<b>433,139</b>	341,440

			<b>2003</b>	2002
		附註 NOTES	港幣千元 <b>HK\$'000</b>	港幣千元 HK\$'000 (重列) (Restated)
<b>非流動負債</b>	<b>Non-Current Liabilities</b>			
附息借款	Interest-bearing borrowings	27	<b>731,204</b>	323,374
免息借款	Interest-free borrowings	28	<b>153,798</b>	93,349
遞延稅項負債	Deferred tax liabilities	29	<b>591,079</b>	531,787
			<b>1,476,081</b>	948,510
			<b>5,856,764</b>	5,157,417

刊載於第74頁至第175頁之財務報告表已於二零零四年三月三十日經董事會通過及授權發表並由下列董事簽署：

The financial statements on pages 74 to 175 were approved and authorised for issue by the Board of Directors on 30th March, 2004 and are signed on its behalf by:

董事  
李成偉

董事  
黃清海

**Patrick Lee Seng Wei**  
Director

**Ng Qing Hai**  
Director