

# 綜合資產負債表 CONSOLIDATED BALANCE SHEET

31 March 2004 二零零四年三月三十一日

			二零零四年 2004 千港元 HK\$'000	二零零三年 2003 千港元 HK\$'000 (重列) (Restated)
		附註 Notes		
<b>非流動資產</b>	<b>NON-CURRENT ASSETS</b>			
固定資產	Fixed assets	13	169,951	232,581
投資物業	Investment properties	14	950,350	861,870
發展中物業	Properties under development	15	263,604	132,095
聯營公司權益	Interests in associates	17	234	229
商譽：	Goodwill:			
商譽	Goodwill	18	87	1,740
負商譽	Negative goodwill	18	(28,134)	(31,927)
其他資產	Other assets		1,499	2,249
遞延稅項資產	Deferred tax assets	28	986	—
			<u>1,358,577</u>	<u>1,198,837</u>
<b>流動資產</b>	<b>CURRENT ASSETS</b>			
短期投資	Short term investments	19	224	174
存貨	Inventories	20	12,175	10,450
持有供銷售之物業	Properties held for sale	21	16,855	22,529
客戶有關合約工程 之欠款	Amounts due from customers for contract works	22	75,928	79,415
一名關連人士之欠款	Amount due from a related party	23	—	908
應收貿易賬款	Trade receivables	24	201,177	242,113
其他應收賬款、 預付款項及訂金	Other receivables, prepayments and deposits		23,597	21,554
預繳稅項	Tax prepaid		1,858	1,520
定期存款	Time deposits		3,769	35,735
現金及銀行結存	Cash and bank balances		81,948	105,169
			<u>417,531</u>	<u>519,567</u>

綜合資產負債表 (續)  
CONSOLIDATED BALANCE SHEET (Cont'd)

31 March 2004 二零零四年三月三十一日

			二零零四年 2004 千港元 HK\$'000	二零零三年 2003 千港元 HK\$'000 (重列) (Restated)
	附註 Notes			
<b>流動負債</b>		<b>CURRENT LIABILITIES</b>		
應付票據		Bills payable	630	—
應付貿易賬款及應計款項	25	Trade payables and accruals	152,141	164,054
其他應付款項、 已收訂金及預收款項		Other payables, deposits received and receipts in advance	24,822	25,008
欠客戶有關 合約工程之款項	22	Amounts due to customers for contract works	15,787	16,087
附息銀行貸款及借款	26	Interest-bearing bank loans and borrowings	226,981	143,559
應付融資租約之本期部份	27	Current portion of finance lease payables	5,845	8,551
應付稅項		Tax payable	2,532	6,064
			<u>428,738</u>	<u>363,323</u>
<b>流動資產／(負債)淨值</b>		<b>NET CURRENT ASSETS/(LIABILITIES)</b>	<u>(11,207)</u>	<u>156,244</u>
<b>總資產減流動負債</b>		<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>	<u>1,347,370</u>	<u>1,355,081</u>
<b>非流動負債</b>		<b>NON-CURRENT LIABILITIES</b>		
附息銀行貸款及借款	26	Interest-bearing bank loans and borrowings	102,464	173,972
應付融資租約之長期部份	27	Long term portion of finance lease payables	255	6,108
遞延稅項負債	28	Deferred tax liabilities	10,630	17,900
			<u>113,349</u>	<u>197,980</u>
			<u>1,234,021</u>	<u>1,157,101</u>
<b>資本及儲備</b>		<b>CAPITAL AND RESERVES</b>		
已發行股本	29	Issued capital	75,016	73,186
儲備	31(a)	Reserves	586,776	569,123
			<u>661,792</u>	<u>642,309</u>
<b>少數股東權益</b>		<b>MINORITY INTERESTS</b>	<u>572,229</u>	<u>514,792</u>
			<u>1,234,021</u>	<u>1,157,101</u>

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