

Balance Sheet

| at 31 December in HK\$ million | Note | 2010 | 2009 |
|---|------|----------------|---------|
| Assets | | | |
| Fixed assets | | | |
| – Investment properties | 22 | 44,166 | 39,879 |
| – Other property, plant and equipment | 23 | 76,845 | 77,533 |
| – Service concession assets | 24 | 15,963 | 15,725 |
| | | 136,974 | 133,137 |
| Property management rights | 25 | 31 | 31 |
| Railway construction in progress | 26 | – | – |
| Property development in progress | 28A | 9,128 | 6,718 |
| Deferred expenditure | 29 | 1,079 | 558 |
| Investments in subsidiaries | 31 | 1,256 | 1,219 |
| Investments in securities | 33 | 3,627 | – |
| Staff housing loans | 34 | 4 | 7 |
| Properties held for sale | 35 | 1,936 | 3,783 |
| Derivative financial assets | 36 | 375 | 370 |
| Stores and spares | 37 | 874 | 874 |
| Debtors, deposits and payments in advance | 38 | 1,775 | 1,939 |
| Loan to a property developer | 39 | 1,975 | 1,916 |
| Amounts due from the Government and other related parties | 40 | 4,365 | 15,955 |
| Cash, bank balances and deposits | 41 | 12,273 | 5,622 |
| | | 175,672 | 172,129 |
| Liabilities | | | |
| Bank overdrafts | 42A | 16 | 21 |
| Short-term loans | 42A | 300 | 25 |
| Creditors and accrued charges | 43 | 13,308 | 18,581 |
| Current taxation | 49A | 910 | 425 |
| Contract retentions | 44 | 221 | 204 |
| Amounts due to the Government and other related parties | 45 | 12,079 | 13,159 |
| Loans and other obligations | 42A | 7,700 | 10,381 |
| Obligations under service concession | 46 | 10,592 | 10,625 |
| Derivative financial liabilities | 36 | 148 | 237 |
| Deferred income | 48 | 568 | 124 |
| Deferred tax liabilities | 49B | 13,840 | 12,798 |
| | | 59,682 | 66,580 |
| Net assets | | | |
| | | 115,990 | 105,549 |
| Capital and reserves | | | |
| Share capital, share premium and capital reserve | 50A | 43,734 | 42,497 |
| Other reserves | 51 | 72,256 | 63,052 |
| Total equity | | | |
| | | 115,990 | 105,549 |

Approved and authorised for issue by the Members of the Board on 3 March 2011

Raymond K F Ch'ien
C K Chow
Lincoln K K Leong

The notes on pages 145 to 234 form part of the accounts.