

# Condensed Consolidated Statement of Financial Position – Unaudited

As at 31 December 2021

	Note	As at 31 December 2021 HK\$m	As at 30 June 2021 HK\$m
<b>ASSETS</b>			
<b>Non-current assets</b>			
Investment properties		209,337.0	195,883.5
Property, plant and equipment		20,402.6	22,300.0
Right-of-use assets		7,041.5	8,117.9
Intangible concession rights	8	13,957.5	14,281.0
Intangible assets	9	8,239.7	8,245.9
Value of business acquired	10	5,300.4	5,395.1
Deferred acquisition costs		2,149.8	1,711.5
Interests in joint ventures		52,716.4	47,361.6
Interests in associated companies		15,485.7	13,877.5
Financial assets at fair value through profit or loss		17,095.6	18,370.9
Financial assets at fair value through other comprehensive income		46,007.0	42,888.9
Derivative financial instruments		270.2	659.4
Properties for development		23,014.6	23,070.9
Deferred tax assets		2,238.3	1,742.3
Other non-current assets		22,521.4	15,106.3
		<b>445,777.7</b>	419,012.7
<b>Current assets</b>			
Properties under development		67,972.8	68,255.8
Properties held for sale		18,605.8	21,052.2
Inventories		622.4	597.9
Debtors, prepayments, premium receivables and contract assets	11	36,894.8	34,683.3
Investments related to unit-linked contracts		10,205.3	10,770.2
Financial assets at fair value through profit or loss		2,329.8	1,584.5
Financial assets at fair value through other comprehensive income		4,262.6	1,898.1
Derivative financial instruments		158.4	897.6
Restricted bank balances		1,837.2	340.1
Cash and bank balances		50,527.2	61,615.0
		<b>193,416.3</b>	201,694.7
Non-current assets classified as assets held for sale	12	490.8	6,370.0
		<b>193,907.1</b>	208,064.7
<b>Total assets</b>		<b>639,684.8</b>	627,077.4