

Consolidated Statement of Cash Flows

Year ended 31 December 2019

	<i>Notes</i>	2019 <i>HK\$'000</i>	2018 <i>HK\$'000</i>
CASH FLOWS FROM OPERATING ACTIVITIES			
Profit/(loss) before tax		(724,083)	493,232
Adjustments for:			
Finance costs	6	41,992	60,584
Finance costs included in cost of sales	6	47	–
Loss/(gain) on disposal of subsidiaries, net		567,469	(1,030,055)
Gain on disposal of interests in an associate	7	–	(143)
Interest income	5	(84,470)	(41,675)
Loss/(gain) on disposal and write-off of items of property, plant and equipment	7	4,640	(4,683)
Equity-settled share option expense	7	14,425	160,060
Depreciation of property, plant and equipment	7	51,833	48,465
Depreciation of right-of-use assets	7	15,556	–
Fair value gain on financial assets at fair value through profit or loss, net	7	(96,871)	(153,777)
Changes in fair value of an investment property	7	105,000	–
Write-down of properties under development	7	–	452,903
Write-down of inventories to net realisable value	7	1,351	–
Write-off of inventories	7	101	–
Impairment of right-of-use assets	7	17,757	–
Impairment of contract assets	7	–	2,048
Impairment of trade receivables	7	985	–
Impairment/(write-back of impairment) of other receivables	7	1,174	(144)
Write-back of impairment of an amount due from an associate	7	–	(13)
		(83,094)	(13,198)
Decrease/(increase) in properties under development and properties held for sale, net		19,766	(121,267)
Decrease/(increase) in inventories		8,297	(3,943)
Increase in trade receivables		(61,079)	(40,463)
Increase in contract assets		(171,007)	(235,748)
Decrease/(increase) in prepayments, deposits and other receivables		19,669	(44,029)
Decrease in an amount due to a related company		–	(9,668)
Decrease in trade and retention payables, accruals and provision		(121,550)	(31,516)
Increase/(decrease) in other payables, deposits received and receipts in advance		281	(56,334)
Increase/(decrease) in contract liabilities		7,571	(132,186)
Cash used in operations		(381,146)	(688,352)
Taxes paid in the People's Republic of China (the "PRC"):			
Hong Kong		(8)	(1,896)
Elsewhere		(24,944)	(30,695)
Taxes refunded in the PRC:			
Hong Kong		30,778	485
Elsewhere		1,121	3
Effect of foreign exchange rate changes, net		(1,294)	(4,905)
Net cash flows used in operating activities		(375,493)	(725,360)

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	<i>Notes</i>	2019 <i>HK\$'000</i>	2018 <i>HK\$'000</i>
CASH FLOWS FROM INVESTING ACTIVITIES			
Interest received		109,875	41,675
Overseas taxes paid on investing activities		(56,820)	(84,238)
Purchases of items of property, plant and equipment		(83,997)	(58,775)
Deposits paid for acquisition of items of property, plant and equipment	21	(371)	(335)
Proceeds from disposal of items of property, plant and equipment		1,574	4,866
Acquisition of subsidiaries	39	(697,669)	–
Proceeds from disposal of subsidiaries	40	6,585,762	6,650,083
Proceeds from disposal of subsidiaries in prior years	40(d)	596,415	–
Proceeds from disposal of an associate	41	–	143
Decrease in an amount due from an associate		–	13
Capital injection to a financial asset at fair value through profit or loss	22(i)	–	(633,160)
Return of capital from financial assets at fair value through profit or loss	22(i)	–	1,361,160
Purchase of a financial asset at fair value through profit or loss	22(ii)	–	(345,246)
Subscription of convertible bonds	22(iii)	–	(800,000)
Redemption of convertible bonds	22(iii)	883,467	–
Refund of/(advance payment for) capital contribution to a financial asset at fair value through profit or loss	21(i)	367,700	(367,700)
Distribution from financial assets at fair value through profit or loss	22(i)	196,396	17,626
Decrease/(increase) in restricted cash		154,501	(1,430,897)
Decrease/(increase) in structured deposits		580,686	(580,686)
Decrease/(increase) in non-pledged time deposits with original maturity of more than three months when acquired		2,000,000	(2,000,000)
Net cash flows from investing activities		10,637,519	1,774,529

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CASH FLOWS FROM FINANCING ACTIVITIES			
Proceeds from issue of shares	31	–	2,100
Advance receipt for issue of shares	32	–	2,100
Shares repurchased	31	–	(58,015)
Interest paid		(65,582)	(214,040)
Interest element of lease payments		(1,761)	–
New bank borrowings		50,000	2,929,000
New other borrowing		–	300,000
Repayment of bank borrowings		(232,952)	(5,580,353)
Repayment of other borrowing		(300,000)	–
Redemption of guaranteed notes	28	(264,300)	–
Principal portion of lease payments		(29,279)	–
Dividends paid		(7,438,939)	(340,249)
Net cash flows used in financing activities		(8,282,813)	(2,959,457)
NET INCREASE/(DECREASE) IN CASH AND CASH EQUIVALENTS			
		1,979,213	(1,910,288)
Cash and cash equivalents at beginning of year		915,409	2,817,211
Effect of foreign exchange rate changes, net		(2,791)	8,486
CASH AND CASH EQUIVALENTS AT END OF YEAR			
		2,891,831	915,409
ANALYSIS OF BALANCES OF CASH AND CASH EQUIVALENTS			
Cash and bank balances	23	617,323	854,257
Non-pledged time deposits	23	2,274,458	2,000,000
Cash and cash equivalents as stated in the consolidated statement of financial position		2,891,781	2,854,257
Less: Non-pledged time deposits with original maturity of over three months when acquired		–	(2,000,000)
Add: Pledged bank balances	23	–	37,469
Add: Cash and cash equivalents attributable to the disposal groups	11	50	23,683
Cash and cash equivalents as stated in the consolidated statement of cash flows		2,891,831	915,409