19. Deferred taxation

	Note	June 2017 R000	June 2016 R000
Arising on:			
Building appurtenances and tenant installations		152 307	154 636
Taxation loss		(78 122)	(78 960)
Investment property		72 618	91 479
Shareholder loans – Gruppo Investments Nigeria Limited		4 105	(16 523)
Other temporary differences		(11 309)	(4 123)
		139 599	146 509
Reconciliation of the movement in the deferred taxation liability			
Opening balance – 1 July		146 509	52 798
Reallocation from prior year			(555)
Acquired through business combination			47 909
Sale of subsidiary		(184)	
FCTR adjustment		(8 352)	2 799
Movement through profit and loss		1 626	43 558
Building appurtenances and tenant installations		12 036	16 210
Reversal of wear and tear allowances on asset sales		(14 297)	
Fair value on investment property		(8 154)	3 346
Prior year deferred taxation adjustment		(912)	6 099
Income received in advance and other			678
Shareholder loans – Gruppo Investments Nigeria Limited		18 694	16 562
Utilisation of taxation loss and other temporary differences		(5 741)	663
Balance at end of year		139 599	146 509

Deferred taxation on temporary differences was calculated at 28% (2016: 28%) in respect of South African amounts. (Ikeja City Mall temporary differences: 30% (2016: 30%); Ikeja City Mall Investment property: 10% (2016: 10%)).

20. Trade and other payables

		June 2017 R000	June 2016 R000
Trade payables and accrued expenses		139 407	179 339
Tenant deposits		78 038	86 752
Gift cards		11 642	9 493
Interest payable		93 044	91 299
Rent received in advance		70 110	67 177
VAT		21 275	20 632
Municipal provisions		41 691	45 853
Other payables and provisions		34 474	25 858
		489 681	526 403

21. Interest earned

		June 2017 R000	June 2016 R000
From positive bank balances		61 977	75 446
From loans receivable		232 200	248 313
		294 177	323 759

22. Interest incurred

	Note	June 2017 R000	June 2016 R000
Interest-bearing borrowings		631 551	691 966
Interest capitalised	2.2	(872)	(2 031)
		630 679	689 935