



HAVA
朗天峰

SALES BROCHURE
售樓說明書



一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

您在購置一手住宅物業之前，應留意下列事項：

適用於所有一手住宅物業

1. 重要資訊

- 瀏覽一手住宅物業銷售資訊網（下稱「銷售資訊網」）（網址：www.srpe.gov.hk），參考「銷售資訊網」內有關一手住宅物業的市場資料。
- 閱覽賣方就該發展項目所指定的互聯網網站內的有關資訊，包括售樓說明書、價單、載有銷售安排的文件，及成交紀錄冊。
- 發展項目的售樓說明書，會在該項目的出售日期前最少七日向公眾發布，而有關價單和銷售安排，亦會在該項目的出售日期前最少三日公布。
- 在賣方就有關發展項目所指定的互聯網網站，以及「銷售資訊網」內，均載有有關物業成交資料的成交紀錄冊，以供查閱。

2. 費用、按揭貸款和樓價

- 計算置業總開支，包括律師費、按揭費用、保險費，以及印花稅。
- 向銀行查詢可否取得所需的按揭貸款，然後選擇合適的還款方式，並小心計算按揭貸款金額，以確保貸款額沒有超出本身的負擔能力。
- 查閱同類物業最近的成交價格，以作比較。
- 向賣方或地產代理瞭解，您須付予賣方或該發展項目的管理人的預計的管理費、管理費上期金額（如有）、特別基金金額（如有）、補還的水、電力及氣體按金（如有），以及/或清理廢料的費用（如有）。

3. 價單、支付條款，以及其他財務優惠

- 賣方未必會把價單所涵蓋的住宅物業悉數推售，因此應留意有關的銷售安排，以了解賣方會推售的住宅物業為何。賣方會在有關住宅物業推售日期前最少三日公布銷售安排。
- 留意價單所載列的支付條款。倘買家可就購置有關住宅物業而連帶獲得價格折扣、贈品，或任何財務優惠或利益，上述資訊亦會在價單內列明。
- 如您擬選用由賣方指定的財務機構提供的各類按揭貸款計劃，在簽訂臨時買賣合約前，應先細閱有關價單內列出的按揭貸款計劃資料¹。如就該些按揭貸款計劃的詳情有任何疑問，應在簽訂臨時買賣合約前，直接向有關財務機構查詢。

4. 物業的面積及四周環境

- 留意載於售樓說明書和價單內的物業面積資料，以及載於價單內的每平方呎/每平方米售價。根據《一手住宅物業銷售條例》(第621章)(下稱「條例」)，賣方只可以實用面積表達住宅物業的面積和每平方呎及平方米的售價。就住宅物業而言，實用面積指該住宅物業的樓面面積，包括在構成該物業的一部分的範圍內的以下每一項目的樓面面積：(i) 露台；(ii) 工作平台；以及(iii) 陽台。實用面積並不包括空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭及庭院的每一項目的面積，即使該些項目構成該物業的一部分的範圍。

¹ 按揭貸款計劃的資料包括有關按揭貸款計劃對借款人的最低收入的要求、就第一按揭連同第二按揭可獲得的按揭貸款金額上限、最長還款年期、整個還款期內的按揭利率變化，以及申請人須繳付的手續費。

- 售樓說明書必須顯示發展項目中所有住宅物業的樓面平面圖。在售樓說明書所載有關發展項目中住宅物業的每一份樓面平面圖，均須述明每個住宅物業的外部及內部尺寸²。售樓說明書所提供有關住宅物業外部及內部的尺寸，不會把批盪和裝飾物料包括在內。買家收樓前如欲購置家具，應留意這點。
- 親臨發展項目的所在地實地視察，以了解有關物業的四周環境（包括交通和社區設施）；亦應查詢有否任何城市規劃方案和議決，會對有關的物業造成影響；參閱載於售樓說明書內的位置圖、鳥瞰照片、分區計劃大綱圖，以及橫截面圖。

5. 售樓說明書

- 確保所取得的售樓說明書屬最新版本。根據條例，提供予公眾的售樓說明書必須是在之前的三個月之內印製或檢視、或檢視及修改。
- 如屬未落成發展項目，賣方在認為有需要時可改動建築圖則（如有的話），因此應留意由賣方提供的任何經修改的售樓說明書，以了解有關未落成發展項目的最新資料。
- 閱覽售樓說明書，並須特別留意以下資訊：
 - 售樓說明書內有否關於「有關資料」的部分，列出賣方知悉但並非為一般公眾人士所知悉，關於相當可能對享用有關住宅物業造成重大影響的事宜的資料。請注意，已在土地註冊處註冊的文件，其內容不會被視為「有關資料」；
 - 橫截面圖會顯示有關建築物相對毗連該建築物的每條街道的橫截面，以及每條上述街道與已知基準面和該建築物最低的一層住宅樓層的水平相對的水平。橫截面圖能以圖解形式，顯示出建築物最低一層住宅樓層和街道水平的高低差距，不論該最低住宅樓層以何種方式命名；
 - 室內和外部的裝置、裝修物料和設備；
 - 管理費按甚麼基準分擔；
 - 小業主有否責任或需要分擔管理、營運或維持有關發展項目以內或以外的公眾休憩用地或公共設施的開支，以及有關公眾休憩用地或公共設施的位置；以及
 - 小業主是否須要負責維修斜坡。

6. 政府批地文件和公契

- 閱覽政府批地文件和公契（或公契擬稿）。公契內載有天台和外牆業權等相關資料。賣方會在售樓處提供政府批地文件和公契（或公契擬稿）的複本，供準買家免費閱覽。
- 留意政府批地文件內所訂明小業主是否須要負責支付地稅。
- 留意公契內訂明有關物業內可否飼養動物。

² 根據條例附表1第1部第10(2)(d)條述明，售樓說明書內顯示的發展項目中的住宅物業的每一份樓面平面圖須述明以下各項——

- (i) 每個住宅物業的外部尺寸；
- (ii) 每個住宅物業的內部尺寸；
- (iii) 每個住宅物業的內部間隔的厚度；
- (iv) 每個住宅物業內個別分隔室的外部尺寸。

根據條例附表1第1部第10(3)條，如有關發展項目的經批准的建築圖則，提供條例附表1第1部第10(2)(d)條所規定的資料，樓面平面圖須述明如此規定的該資料。

一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

7. 售樓處內有關可供揀選住宅物業的資料

- 向賣方查詢清楚有哪些一手住宅物業可供揀選。若賣方在售樓處內展示「消耗表」，您可從該「消耗表」得悉在每個銷售日的銷售進度資料，包括在該個銷售日開始時有哪些住宅物業可供出售，以及在該個銷售日內有哪些住宅物業已獲揀選及售出。
- 切勿隨便相信有關發展項目銷情的傳言，倉卒簽立臨時買賣合約。

8. 成交紀錄冊

- 留意發展項目的成交紀錄冊。賣方須於臨時買賣合約訂立後的24小時內，於紀錄冊披露該臨時買賣合約的資料，以及於買賣合約訂立後一個工作天內，披露該買賣合約的資料。您可透過成交紀錄冊得悉發展項目的銷售情況。
- 切勿將賣方接獲用作登記的購樓意向書或本票的數目視為銷情指標。發展項目的成交紀錄冊才是讓公眾掌握發展項目每日銷售情況的最可靠資料來源。

9. 買賣合約

- 確保臨時買賣合約和買賣合約包含條例所規定的強制性條文。
- 留意有關物業買賣交易所包括的裝置、裝修物料和設備，須在臨時買賣合約和買賣合約上列明。
- 留意夾附於買賣合約的圖則。該圖則會顯示所有賣方售予您的物業面積，而該面積通常較該物業的實用面積為大。
- 留意賣方有權改動未落成發展項目的建築圖則(如有的話)。如屬未落成發展項目，條例規定物業的買賣合約須載有強制性條文，列明如有關改動在任何方面對該物業造成影響，賣方須在改動獲建築事務監督批准後的14日內，將該項改動以書面通知買家。
- 訂立臨時買賣合約時，您須向擁有人(即賣方)支付樓價5%的臨時訂金。
- 如您在訂立臨時買賣合約後五個工作日(工作日指並非公眾假日、星期六、黑色暴雨警告日或烈風警告日的日子)之內，沒有簽立買賣合約，該臨時買賣合約即告終止，有關臨時訂金(即樓價的5%)會被沒收，而擁有人(即賣方)不得因您沒有簽立買賣合約而對您提出進一步申索。
- 在訂立臨時買賣合約後的五個工作日之內，倘您簽立買賣合約，則擁有人(即賣方)必須在訂立該臨時買賣合約後的八個工作日之內簽立買賣合約。
- 有關的訂金，應付予負責為所涉物業擔任保證金保存人的律師事務所。

10. 表達購樓意向

- 留意在賣方(包括其獲授權代表)就有關住宅物業向公眾提供價單前，賣方不得尋求或接納任何對有關住宅物業的購樓意向(不論是否屬明確選擇購樓意向)。因此您不應向賣方或其授權代表提出有關意向。
- 留意在有關住宅物業的銷售開始前，賣方(包括其獲授權代表)不得尋求或接納任何對該物業的有明確選擇購樓意向。因此您不應向賣方或其授權代表提出有關意向。

11. 委託地產代理

- 留意倘賣方委任一個或多於一個地產代理，以協助銷售其發展項目內任何指明住宅物業，該發展項目的價單必須列明在價單印刷日期當日所有獲委任為地產代理的姓名/名稱。
- 您可委託任何地產代理(不一定是賣方所指定的地產代理)，以協助您購置發展項目內任何指明住宅物業；您亦可不委託任何地產代理。
- 委託地產代理以物色物業前，您應該一

- 了解該地產代理是否只代表您行事。該地產代理若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益；
- 了解您須否支付佣金予該地產代理。若須支付，有關的佣金金額和支付日期為何；以及
- 留意只有持牌地產代理或營業員才可以接受您的委託。如有疑問，應要求該地產代理或營業員出示其「地產代理證」，或瀏覽地產代理監管局的網頁(網址：www.eaa.org.hk)，查閱牌照目錄。

12. 委聘律師

- 考慮自行委聘律師，以保障您的利益。該律師若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益。
- 比較不同律師的收費。

適用於一手未落成住宅物業

13. 預售樓花同意書

- 洽購地政總署「預售樓花同意方案」下的未落成住宅物業時，應向賣方確認地政總署是否已就該發展項目批出「預售樓花同意書」。

14. 示範單位

- 賣方不一定須設置示範單位供準買家或公眾參觀，但賣方如為某指明住宅物業設置示範單位，必須首先設置該住宅物業的無改動示範單位，才可設置該住宅物業的經改動示範單位，並可以就該住宅物業設置多於一個經改動示範單位。
- 參觀示範單位時，務必視察無改動示範單位，以便與經改動示範單位作出比較。然而，條例並沒有限制賣方安排參觀無改動示範單位及經改動示範單位的先後次序。
- 賣方設置示範單位供公眾參觀時，應已提供有關發展項目的售樓說明書。因此，緊記先行索取售樓說明書，以便在參觀示範單位時參閱相關資料。
- 您可以在無改動示範單位及經改動示範單位中進行量度，並在無改動示範單位內拍照或拍攝影片，惟在確保示範單位參觀者人身安全的前提下，賣方可能會設定合理的限制。

適用於一手未落成住宅物業及尚待符合條件的已落成住宅物業

15. 預計關鍵日期及收樓日期

- 查閱售樓說明書中有關發展項目的預計關鍵日期³。
 - 售樓說明書中有關發展項目的預計關鍵日期並不同買家的「收樓日期」。買家的「收樓日期」一般會較發展項目的預計關鍵日期遲。然而，假若發展項目比預期早落成，「收樓日期」可能會較售樓說明書列出的預計關鍵日期為早。
- 收樓日期
 - 條例規定買賣合約須載有強制性條文，列明賣方須於買賣合約內列出的預計關鍵日期後的14日內，以書面為發展項目申請佔用文件、合格證明書，或地政總署署長的轉讓同意(視屬何種情況而定)。

³ 一般而言，「關鍵日期」指該項目符合批地文件的條件的日期，或該項目在遵照經批准的建築圖則的情況下或按照豁免證明書的發出的條件在各方面均屬完成的日期。有關詳情請參閱條例第2條。

一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

- 如發展項目屬地政總署預售樓花同意方案所規管，賣方須在合格證明書或地政總署署長的轉讓同意發出後的一個月內(以較早者為準)，就賣方有能力有效地轉讓有關物業一事，以書面通知買家；或
- 如發展項目並非屬地政總署預售樓花同意方案所規管，賣方須在佔用文件(包括佔用許可證)發出後的六個月內，就賣方有能力有效地轉讓有關物業一事，以書面通知買家。
- 條例規定買賣合約須載有強制性條文，列明有關物業的買賣須於賣方發出上述通知的日期的14日內完成。有關物業的買賣完成後，賣方將安排買家收樓事宜。
- 認可人士可批予在預計關鍵日期之後完成發展項目
 - 條例規定買賣合約須載有強制性條文，列明發展項目的認可人士可以在顧及純粹由以下一個或多於一個原因所導致的延遲後，批予在預計關鍵日期之後，完成發展項目：
 - 工人罷工或封閉工地；
 - 暴動或內亂；
 - 不可抗力或天災；
 - 火警或其他賣方所不能控制的意外；
 - 戰爭；或
 - 惡劣天氣。
 - 發展項目的認可人士可以按情況，多於一次批予延後預計關鍵日期以完成發展項目，即收樓日期可能延遲。
 - 條例規定買賣合約須載有強制性條文，列明賣方須於認可人士批予延期後的14日內，向買家提供有關延期證明書的文本。
- 如對收樓日期有任何疑問，可向賣方查詢。

適用於一手已落成住宅物業

16. 賣方資料表格

- 確保取得最近三個月內印製有關您擬購買的一手已落成住宅物業的「賣方資料表格」。

17. 參觀物業

- 購置住宅物業前，確保已獲安排參觀您打算購置的住宅物業。倘參觀有關物業並非合理地切實可行，則應參觀與有關物業相若的物業，除非您以書面同意賣方無須開放與有關物業相若的物業供您參觀。您應仔細考慮，然後才決定是否簽署豁免上述規定的書面同意。
- 除非有關物業根據租約持有，或為確保物業參觀者的人身安全而須設定合理限制，您可以對該物業進行量度、拍照或拍攝影片。

任何與賣方銷售受條例所規管的一手住宅物業有關的投訴和查詢，請與一手住宅物業銷售監管局聯絡。

網址：www.srpa.gov.hk
電話：2817 3313
電郵：enquiry_srpa@hd.gov.hk
傳真：2219 2220

其他相關聯絡資料：

消費者委員會
網址：www.consumer.org.hk
電話：2929 2222
電郵：cc@consumer.org.hk
傳真：2856 3611

地產代理監管局
網址：www.eaa.org.hk
電話：2111 2777
電郵：enquiry@eaa.org.hk
傳真：2598 9596

香港地產建設商會
電話：2826 0111
傳真：2845 2521

一手住宅物業銷售監管局

2023年3月

一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

You are advised to take the following steps before purchasing first-hand residential properties.

For all first-hand residential properties

1. Important information

- Make reference to the materials available on the Sales of First-hand Residential Properties Electronic Platform (SRPE) (www.srpe.gov.hk) on the first-hand residential property market.
- Study the information on the website designated by the vendor for the development, including the sales brochure, price lists, documents containing the sales arrangements, and the register of transactions of a development.
- Sales brochure for a development will be made available to the general public at least 7 days immediately before a date of sale while price list and sales arrangements will be made available at least 3 days immediately before the date of sale.
- Information on transactions can be found on the register of transactions on the website designated by the vendor for the development and the SRPE.

2. Fees, mortgage loan and property price

- Calculate the total expenses of the purchase, such as solicitors' fees, mortgage charges, insurance fees and stamp duties.
- Check with banks to find out if you will be able to obtain the needed mortgage loan, select the appropriate payment method and calculate the amount of the mortgage loan to ensure it is within your repayment ability.
- Check recent transaction prices of comparable properties for comparison.
- Check with the vendor or the estate agent the estimated management fee, the amount of management fee payable in advance (if any), special fund payable (if any), the amount of reimbursement of the deposits for water, electricity and gas (if any), and/or the amount of debris removal fee (if any) you have to pay to the vendor or the manager of the development.

3. Price list, payment terms and other financial incentives

- Vendors may not offer to sell all the residential properties that are covered in a price list. To know which residential properties the vendors may offer to sell, pay attention to the sales arrangements which will be announced by the vendors at least 3 days before the relevant residential properties are offered to be sold.
- Pay attention to the terms of payment as set out in a price list. If there are discounts on the price, gift, or any financial advantage or benefit to be made available in connection with the purchase of the residential properties, such information will also be set out in the price list.
- If you intend to opt for any mortgage loan plans offered by financial institutions specified by the vendor, before entering into a preliminary agreement for sale and purchase (PASP), you must study the details of various mortgage loan plans¹ as set out in the price list concerned. If you have any questions about these mortgage loan plans, you should check with the financial institutions concerned direct before entering into a PASP.

4. Property area and its surroundings

- Pay attention to the area information in the sales brochure and price list, and price per square foot/metre in the price list. According to the Residential Properties (First-hand Sales) Ordinance (Cap. 621) (the Ordinance), vendors can only present the area and price per square foot and per square metre of a residential property using saleable area. Saleable area, in relation to a residential property, means the floor area of the residential property, and includes the floor area of every one of the following to the extent that it forms part of the residential property - (i) a balcony; (ii) a utility

¹ The details of various mortgage loan plans include the requirements for mortgagors on minimum income level, the loan limit under the first mortgage and second mortgage, the maximum loan repayment period, the change of mortgage interest rate throughout the entire repayment period, and the payment of administrative fees.

platform; and (iii) a verandah. The saleable area excludes the area of the following which forms part of the residential property - air-conditioning plant room; bay window; cockloft; flat roof; garden; parking space; roof; stairhood; terrace and yard.

- Floor plans of all residential properties in the development have to be shown in the sales brochure. In a sales brochure, floor plans of residential properties in the development must state the external and internal dimensions of each residential property². The external and internal dimensions of residential properties as provided in the sales brochure exclude plaster and finishes. You are advised to note this if you want to buy furniture before handing over of the residential property.
- Visit the development site and get to know the surroundings of the property (including transportation and community facilities). Check town planning proposals and decisions which may affect the property. Take a look at the location plan, aerial photograph, outline zoning plan and cross-section plan that are provided in the sales brochure.

5. Sales brochure

- Ensure that the sales brochure obtained is the latest version. According to the Ordinance, the sales brochure made available to the public should be printed or examined, or examined and revised within the previous 3 months.
- In respect of an uncompleted development, the vendor may alter the building plans (if any) whenever the vendor considers necessary. To know the latest information of an uncompleted development, keep paying attention to any revised sales brochures made available by the vendor.
- Read through the sales brochure and in particular, check the following information in the sales brochure -
 - whether there is a section on “relevant information” in the sales brochure, under which information on any matter that is known to the vendor but is not known to the general public, and is likely to materially affect the enjoyment of a residential property will be set out. Please note that information contained in a document that has been registered with the Land Registry will not be regarded as “relevant information”;
 - the cross-section plan showing a cross-section of the building in relation to every street adjacent to the building, and the level of every such street in relation to a known datum and to the level of the lowest residential floor of the building. This will help you visualize the difference in height between the lowest residential floor of a building and the street level, regardless of how that lowest residential floor is named;
 - interior and exterior fittings and finishes and appliances;
 - the basis on which management fees are shared;
 - whether individual owners have obligations or need to share the expenses for managing, operating and maintaining the public open space or public facilities inside or outside the development, and the location of the public open space or public facilities; and
 - whether individual owners have responsibility to maintain slopes.

6. Government land grant and deed of mutual covenant (DMC)

- Read the Government land grant and the DMC (or the draft DMC). Information such as ownership of the rooftop and external walls can be found in the DMC. The vendor will provide copies of the Government land grant and the DMC (or the draft DMC) at the place where the sale is to take place for free inspection by prospective purchasers.

² According to section 10(2)(d) in Part 1 of Schedule 1 to the Ordinance, each of the floor plans of the residential properties in the development in the sales brochure must state the following—

- (i) the external dimensions of each residential property;
- (ii) the internal dimensions of each residential property;
- (iii) the thickness of the internal partitions of each residential property;
- (iv) the external dimensions of individual compartments in each residential property.

According to section 10(3) in Part 1 of Schedule 1 to the Ordinance, if any information required by section 10(2)(d) in Part 1 of Schedule 1 to the Ordinance is provided in the approved building plans for the development, a floor plan must state the information as so provided.

- Check the Government land grant on whether individual owners are liable to pay Government rent.
- Check the DMC on whether animals can be kept in the residential property.

7. Information on Availability of Residential Properties for Selection at Sales Office

- Check with the vendor which residential properties are available for selection. If a “consumption table” is displayed by the vendor at the sales office, you may check from the table information on the progress of sale on a date of sale, including which residential properties are offered for sale at the beginning of that date of sale and which of them have been selected and sold during that date of sale.
- Do not believe in rumours about the sales condition of the development and enter into a PASP rashly.

8. Register of Transactions

- Pay attention to the register of transactions for a development. A vendor must, within 24 hours after entering into a PASP with a purchaser, enter transaction information of the PASP in the register of transactions. The vendor must, within 1 working day after entering into an agreement for sale and purchase (ASP), enter transaction information of the ASP in the register of transactions. Check the register of transactions for the concerned development to learn more about the sales condition of the development.
- Never take the number of registrations of intent or cashier orders a vendor has received for the purpose of registration as an indicator of the sales volume of a development. The register of transactions for a development is the most reliable source of information from which members of the public can grasp the daily sales condition of the development.

9. Agreement for sale and purchase

- Ensure that the PASP and ASP include the mandatory provisions as required by the Ordinance.
- Pay attention that fittings, finishes and appliances to be included in the sale and purchase of the property are inserted in the PASP and ASP.
- Pay attention to the area plan annexed to the ASP which shows the total area which the vendor is selling to you. The total area which the vendor is selling to you is normally greater than the saleable area of the property.
- Pay attention to the vendor’s right to alter the building plans (if any) for an uncompleted development. The mandatory provisions to be incorporated in an ASP for uncompleted development as required by the Ordinance include a provision requiring the vendor to notify the purchaser in writing of such alteration if the same affects in any way the property within 14 days after its having been approved by the Building Authority.
- A preliminary deposit of **5%** of the purchase price is payable by you to the owner (i.e. the seller) on entering into a PASP.
- If you do not execute the ASP within **5 working days** (working day means a day that is not a general holiday or a Saturday or a black rainstorm warning day or gale warning day) after entering into the PASP, the PASP is terminated, the preliminary deposit (i.e. 5% of the purchase price) is forfeited, and the owner (i.e. the seller) does not have any further claim against you for not executing the ASP.
- If you execute the ASP within 5 working days after the signing of the PASP, the owner (i.e. the seller) must execute the ASP within 8 working days after entering into the PASP.
- The deposit should be made payable to the solicitors’ firm responsible for stakeholding purchasers’ payments for the property.

10. Expression of intent of purchasing a residential property

- Note that vendors (including their authorized representative(s)) should not seek or accept any specific or general expression of intent of purchasing any residential property before the relevant price lists for such properties are made available to the public. You therefore should not make such an offer to the vendors or their authorized representative(s).
- Note that vendors (including their authorized representative(s)) should not seek or accept any specific expression of intent of purchasing a particular residential property before the sale of the property has commenced. You therefore should not make such an offer to the vendors or their authorized representative(s).

11. Appointment of estate agent

- Note that if the vendor has appointed one or more than one estate agents to act in the sale of any specified residential property in the development, the price list for the development must set out the name of all the estate agents so appointed as at the date of printing of the price list.
- You may appoint any estate agent (not necessarily from those estate agency companies appointed by the vendor) to act in the purchase of any specified residential property in the development, and may also not appoint any estate agent to act on your behalf.
- Before you appoint an estate agent to look for a property, you should -
 - find out whether the agent will act on your behalf only. If the agent also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest;
 - find out whether any commission is payable by you to the estate agent and, if so, its amount and the time of payment; and
 - note that only licensed estate agents or salespersons may accept your appointment. If in doubt, you should request the estate agent or salesperson to produce his/her Estate Agent Card, or check the Licence List on the Estate Agents Authority website: www.eaa.org.hk.

12. Appointment of solicitor

- Consider appointing your own solicitor to protect your interests. If the solicitor also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest.
- Compare the charges of different solicitors.

For first-hand uncompleted residential properties

13. Pre-sale Consent

- For uncompleted residential property under the Lands Department Consent Scheme, seek confirmation from the vendor whether the “Pre-sale Consent” has been issued by the Lands Department for the development.

14. Show flats

- While the vendor is not required to make any show flat available for viewing by prospective purchasers or the general public, if the vendor wishes to make available show flats of a specified residential property, the vendor must first of all make available an unmodified show flat of that residential property and that, having made available such unmodified show flat, the vendor may then make available a modified show flat of that residential property. In this connection, the vendor is allowed to make available more than one modified show flat of that residential property.
- If you visit the show flats, you should always look at the unmodified show flats for comparison with the modified show flats. That said, the Ordinance does not restrict the discretion of the vendor in arranging the sequence of the viewing of unmodified and modified show flats.
- Sales brochure of the development should have been made available to the public when the show flat is made available for viewing. You are advised to get a copy of the sales brochure and make reference to it when viewing the show flats.
- You may take measurements in modified and unmodified show flats, and take photographs or make video recordings of unmodified show flats, subject to reasonable restriction(s) which may be set by the vendor for ensuring safety of the persons viewing the show flat.

一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

For first-hand uncompleted residential properties and completed residential properties pending compliance

15. Estimated material date and handing over date

- Check the estimated material date³ for the development in the sales brochure.
 - The estimated material date for a development in the sales brochure is not the same as the date on which a residential property is handed over to purchaser. The latter is normally later than the former. However, the handing over date may be earlier than the estimated material date set out in the sales brochure in case of earlier completion of the development.
- Handing over date
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring the vendor to apply in writing for an Occupation Document / a Certificate of Compliance or the Director of Lands' Consent to Assign (as the case may be) in respect of the development within 14 days after the estimated material date as stipulated in the ASP.
 - For development subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within one month after the issue of the Certificate of Compliance or the Consent to Assign, whichever first happens; or
 - For development not subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within 6 months after the issue of the Occupation Document including Occupation Permit.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring completion of the sale and purchase within 14 days after the date of the notification aforesaid. Upon completion, the vendor shall arrange handover of the property to the purchaser.
- Authorized Person (AP) may grant extension(s) of time for completion of the development beyond the estimated material date.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision that the AP of a development may grant an extension of time for completion of the development beyond the estimated material date having regard to delays caused exclusively by any one or more of the following reasons:
 - strike or lock-out of workmen;
 - riots or civil commotion;
 - force majeure or Act of God;
 - fire or other accident beyond the vendor's control;
 - war; or
 - inclement weather.
 - The AP may grant more than once such an extension of time depending on the circumstances. That means handover of the property may be delayed.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance also include a provision requiring the vendor to, within 14 days after the issue of an extension of time granted by the AP, furnish the purchaser with a copy of the relevant certificate of extension.
- Ask the vendor if there are any questions on handing over date.

For first-hand completed residential properties

16. Vendor's information form

- Ensure that you obtain the "vendor's information form(s)" printed within the previous 3 months in relation to the residential property/properties you intend to purchase.

17. Viewing of property

- Ensure that, before you purchase a residential property, you are arranged to view the residential property that you would like to purchase or, if it is not reasonably practicable to view the property in question, a comparable property in the development, unless you agree in writing that the vendor is not required to arrange such a comparable property for viewing for you. You are advised to think carefully before signing any waiver.
- You may take measurements, take photographs or make video recordings of the property, unless the property is held under a tenancy or reasonable restriction(s) is/are needed to ensure safety of the persons viewing the property.

For complaints and enquiries relating to the sales of first-hand residential properties by the vendors which the Ordinance applies, please contact the Sales of First-hand Residential Properties Authority -

Website	: www.srpa.gov.hk
Telephone	: 2817 3313
Email	: enquiry_srpa@hd.gov.hk
Fax	: 2219 2220

Other useful contacts:

Consumer Council
Website : www.consumer.org.hk
Telephone : 2929 2222
Email : cc@consumer.org.hk
Fax : 2856 3611

Estate Agents Authority
Website : www.eaa.org.hk
Telephone : 2111 2777
Email : enquiry@eaa.org.hk
Fax : 2598 9596

Real Estate Developers Association of Hong Kong
Telephone : 2826 0111
Fax : 2845 2521

Sales of First-hand Residential Properties Authority
March 2023

³ Generally speaking, "material date" means the date on which the conditions of the land grant are complied with in respect of the development, or the date on which the development is completed in all respects in compliance with the approved building plans or the conditions subject to which the certificate of exemption is issued. For details, please refer to section 2 of the Ordinance.

發展項目的資料 INFORMATION ON THE DEVELOPMENT

發展項目的名稱

朗天峰

發展項目所位於的街道名稱及由差餉物業估價署署長為識別發展項目的目的而編配的門牌號數
十八鄉路39號*

備註：*此臨時門牌號數有待發展項目建成時確認

每幢多單位建築物的樓層總數

共2座

第1座(1A及1B)：共23層

第2座：共22層

備註：

上述每幢的樓層數目不包括地庫、地下、1樓、轉換層、天台、上層天台及頂層天台。

發展項目的經批准的建築圖則所規定的每幢多單位建築物內的樓層號數

第1座(1A及1B)：地庫、地下、1樓、轉換層、2樓至3樓、5樓至12樓、15樓至23樓、25樓至28樓、天台、上層天台及頂層天台

第2座：地庫、地下、1樓、轉換層、2樓至3樓、5樓至12樓、15樓至23樓、25樓至27樓、天台、上層天台及頂層天台

每幢有不依連續次序的樓層號數的多單位建築物內被略去的樓層號數

第1座(1A及1B)：不設4樓、13樓、14樓及24樓

第2座：不設4樓、13樓、14樓及24樓

每幢多單位建築物內的庇護層(如有的話)

不適用

Name of the Development

HAVA

Name of the street at which the Development is situated and the street number allocated by the Commissioner of Rating and Valuation for the purpose of distinguishing the Development

39 Shap Pat Heung Road*

Note: * This provisional street number is subject to confirmation when the Development is completed.

Total number of storeys of each multi-unit building

There are a total of 2 towers

Tower 1 (1A and 1B) : 23 storeys

Tower 2 : 22 storeys

Note:

The number of storeys for above building does not include the Basement, Ground Floor, 1/F, Transfer Plate, Roof, Upper Roof and Top Roof.

Floor numbering in each multi-unit building as provided in the approved building plans for the Development

Tower 1 (1A and 1B) : Basement, Ground Floor, 1/F, Transfer Plate, 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-28/F, Roof, Upper Roof and Top Roof

Tower 2 : Basement, Ground Floor, 1/F, Transfer Plate, 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F, Roof, Upper Roof and Top Roof

Omitted floor numbers in each multi-unit building in which the floor numbering is not in consecutive order

Tower 1 (1A and 1B) : 4/F, 13/F, 14/F and 24/F are omitted

Tower 2 : 4/F, 13/F, 14/F and 24/F are omitted

Refuge floor (if any) of each multi-unit building

Not applicable

賣方及有參與發展項目的其他人的資料 INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE DEVELOPMENT

賣方

英兆有限公司

賣方之控權公司

Leading Model Limited

Goldash Holdings Limited

Kerry Properties (Hong Kong) Limited

嘉里建設有限公司

嘉里控股有限公司

Kerry Group Limited

發展項目的認可人士

徐柏松先生

發展項目的認可人士以其專業身分擔任經營人、董事或僱員的商號或法團

呂元祥建築師事務所(香港)有限公司

發展項目的承建商

聯力建築有限公司

就發展項目中的住宅物業的出售而代表擁有人行事的律師事務所

國浩律師(香港)事務所

已為發展項目的建造提供貸款或已承諾為該項建造提供融資的認可機構

不適用

已為發展項目的建造提供貸款的任何其他人士

東譽有限公司

(註：由 Leading Model Limited 借出的貸款已全額轉讓予前述公司)

Vendor

Great Billion Corporation Limited

Holding Companies of the Vendor

Leading Model Limited

Goldash Holdings Limited

Kerry Properties (Hong Kong) Limited

Kerry Properties Limited

Kerry Holdings Limited

Kerry Group Limited

Authorized Person for the Development

Mr. Chui Pak Chung, Patrick

The firm or corporation of which an Authorized Person for the Development is a proprietor, director or employee in his or her professional capacity

Ronald Lu & Partners (Hong Kong) Limited

Building contractor for the Development

Unistress Building Construction Limited

The firms of solicitors acting for the owner in relation to the sale of residential properties in the Development

Grandall Zimmern Law Firm

Authorized Institution that has made a loan, or has undertaken to provide finance, for the construction of the Development

Not applicable

Any other person who has made a loan for the construction of the Development

Dragon Fame Limited

(Note: loan made by Leading Model Limited has been assigned to the aforesaid company in full)

有參與發展項目的各方的關係

RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE DEVELOPMENT

(a)	賣方或有關發展項目的承建商屬個人，並屬該發展項目的認可人士的家人； The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of an Authorized Person for the Development;	不適用 Not applicable
(b)	賣方或該發展項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的家人； The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of such an Authorized Person;	不適用 Not applicable
(c)	賣方或該發展項目的承建商屬法團，而該賣方或承建商(或該賣方的控權公司)的董事或秘書屬上述認可人士的家人； The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of such an Authorized Person;	否 No
(d)	賣方或該發展項目的承建商屬個人，並屬上述認可人士的有聯繫人士的家人； The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of an associate of such an Authorized Person;	不適用 Not applicable
(e)	賣方或該發展項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的有聯繫人士的家人； The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of an associate of such an Authorized Person;	不適用 Not applicable
(f)	賣方或該發展項目的承建商屬法團，而該賣方或承建商(或該賣方的控權公司)的董事或秘書屬上述認可人士的有聯繫人士的家人； The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of an associate of such an Authorized Person;	否 No
(g)	賣方或該發展項目的承建商屬個人，並屬就該發展項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人； The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development;	不適用 Not applicable
(h)	賣方或該發展項目的承建商屬合夥，而該賣方或承建商的合夥人屬就該發展項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人； The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development;	不適用 Not applicable
(i)	賣方或該發展項目的承建商屬法團，而該賣方或承建商(或該賣方的控權公司)的董事或秘書屬上述律師事務所的經營人的家人； The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of a proprietor of such a firm of solicitors;	否 No
(j)	賣方、賣方的控權公司或有關發展項目的承建商屬私人公司，而該發展項目的認可人士或該認可人士的有聯繫人士持有該賣方、控權公司或承建商最少10%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a private company, and an Authorized Person for the Development, or an associate of such an Authorized Person, holds at least 10% of the issued shares in that Vendor, holding company or contractor;	否 No

(k)	賣方、賣方的控權公司或該發展項目的承建商屬上市公司，而上述認可人士或上述有聯繫人士持有該賣方、控權公司或承建商最少1%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a listed company, and such an Authorized Person, or such an associate, holds at least 1% of the issued shares in that Vendor, holding company or contractor;	否 No
(l)	賣方或該發展項目的承建商屬法團，而上述認可人士或上述有聯繫人士屬該賣方、承建商或該賣方的控權公司的僱員、董事或秘書； The Vendor or a building contractor for the Development is a corporation, and such an Authorized Person, or such an associate, is an employee, director or secretary of that Vendor or contractor or of a holding company of that Vendor;	否 No
(m)	賣方或該發展項目的承建商屬合夥，而上述認可人士或上述有聯繫人士屬該賣方或承建商的僱員； The Vendor or a building contractor for the Development is a partnership, and such an Authorized Person, or such an associate, is an employee of that Vendor or contractor;	不適用 Not applicable
(n)	賣方、賣方的控權公司或該發展項目的承建商屬私人公司，而就該發展項目中的住宅物業的出售而代表擁有人行事的律師事務所的經營人持有該賣方、控權公司或承建商最少10%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a private company, and a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development holds at least 10% of the issued shares in that Vendor, holding company or contractor;	否 No
(o)	賣方、賣方的控權公司或該發展項目的承建商屬上市公司，而上述律師事務所的經營人持有該賣方、控權公司或承建商最少1%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a listed company, and a proprietor of such a firm of solicitors holds at least 1% of the issued shares in that Vendor, holding company or contractor;	否 No
(p)	賣方或該發展項目的承建商屬法團，而上述律師事務所的經營人屬該賣方或承建商或該賣方的控權公司的僱員、董事或秘書； The Vendor or a building contractor for the Development is a corporation, and a proprietor of such a firm of solicitors is an employee, director or secretary of that Vendor or contractor or of a holding company of that Vendor;	否 No
(q)	賣方或該發展項目的承建商屬合夥，而上述律師事務所的經營人屬該賣方或承建商的僱員； The Vendor or a building contractor for the Development is a partnership, and a proprietor of such a firm of solicitors is an employee of that Vendor or contractor;	不適用 Not applicable
(r)	賣方或該發展項目的承建商屬法團，而發展項目的認可人士以其專業身分擔任董事或僱員的法團為該賣方或承建商或該賣方的控權公司的有聯繫法團； The Vendor or a building contractor for the Development is a corporation, and the corporation of which an Authorized Person for the Development is a director or employee in his or her professional capacity is an associate corporation of that Vendor or contractor or of a holding company of that Vendor;	否 No
(s)	賣方或該發展項目的承建商屬法團，而該承建商屬該賣方或該賣方的控權公司的有聯繫法團。 The Vendor or a building contractor for the Development is a corporation, and that contractor is an associate corporation of that Vendor or of a holding company of that Vendor.	否 No

發展項目的設計的資料 INFORMATION ON DESIGN OF THE DEVELOPMENT

發展項目將沒有構成圍封牆的一部分的非結構的預製外牆。

There will be no non-structural prefabricated external walls forming part of the enclosing walls of the Development.

發展項目將會有構成圍封牆的一部分的幕牆。

There will be curtain walls forming part of the enclosing walls of the Development.

發展項目中的每座建築物的幕牆的厚度範圍將為：200毫米。

The range of thickness of the curtain walls of each building in the Development will be 200 mm.

每個住宅物業的幕牆的總面積表
Schedule of Total Area of Curtain Walls of Each Residential Property

座 Tower	每個住宅物業的幕牆的總面積 (平方米) Total Area of Curtain Walls of Each residential property (sq.m)										
	樓層 Floor	單位 Unit	A	B	C	D	E	F	G	H	J
第1座(1A) Tower 1 (1A)	2樓 2/F		1.859	1.217	0.995	0.600	0.625	1.137	0.955	0.955	0.520
	3樓、5樓至12樓、 15樓至23樓、25樓至27樓 3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F		1.834	1.217	0.995	0.600	0.625	1.137	0.955	0.955	0.515
	28樓 28/F		2.588	1.914	2.470						
第1座(1B) Tower 1 (1B)	2樓 2/F		1.167	1.045	0.955	0.692	0.625	0.944	0.599	1.127	
	3樓、5樓至12樓、 15樓至23樓、25樓至27樓 3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F		1.167	1.045	0.955	0.692	0.625	0.944	0.599	1.127	
	28樓 28/F		3.101	1.560	1.715						

座 Tower	每個住宅物業的幕牆的總面積 (平方米) Total Area of Curtain Walls of Each residential property (sq.m)											
	樓層 Floor	單位 Unit	A	B	C	D	E	F	G	H	J	K
第2座 Tower 2	2樓 2/F		1.137	0.955	0.955	1.137	0.757	0.600	0.600	0.600	0.600	1.092
	3樓、5樓至12樓、 15樓至23樓、25樓至26樓 3/F, 5/F-12/F, 15/F-23/F, 25/F-26/F		1.137	0.955	0.955	1.137	0.732	0.595	0.600	0.600	0.595	1.067
	27樓 27/F		2.025	1.400	1.530	1.614						

備註：不設4樓、13樓、14樓及24樓

Notes: 4/F, 13/F, 14/F and 24/F are omitted.



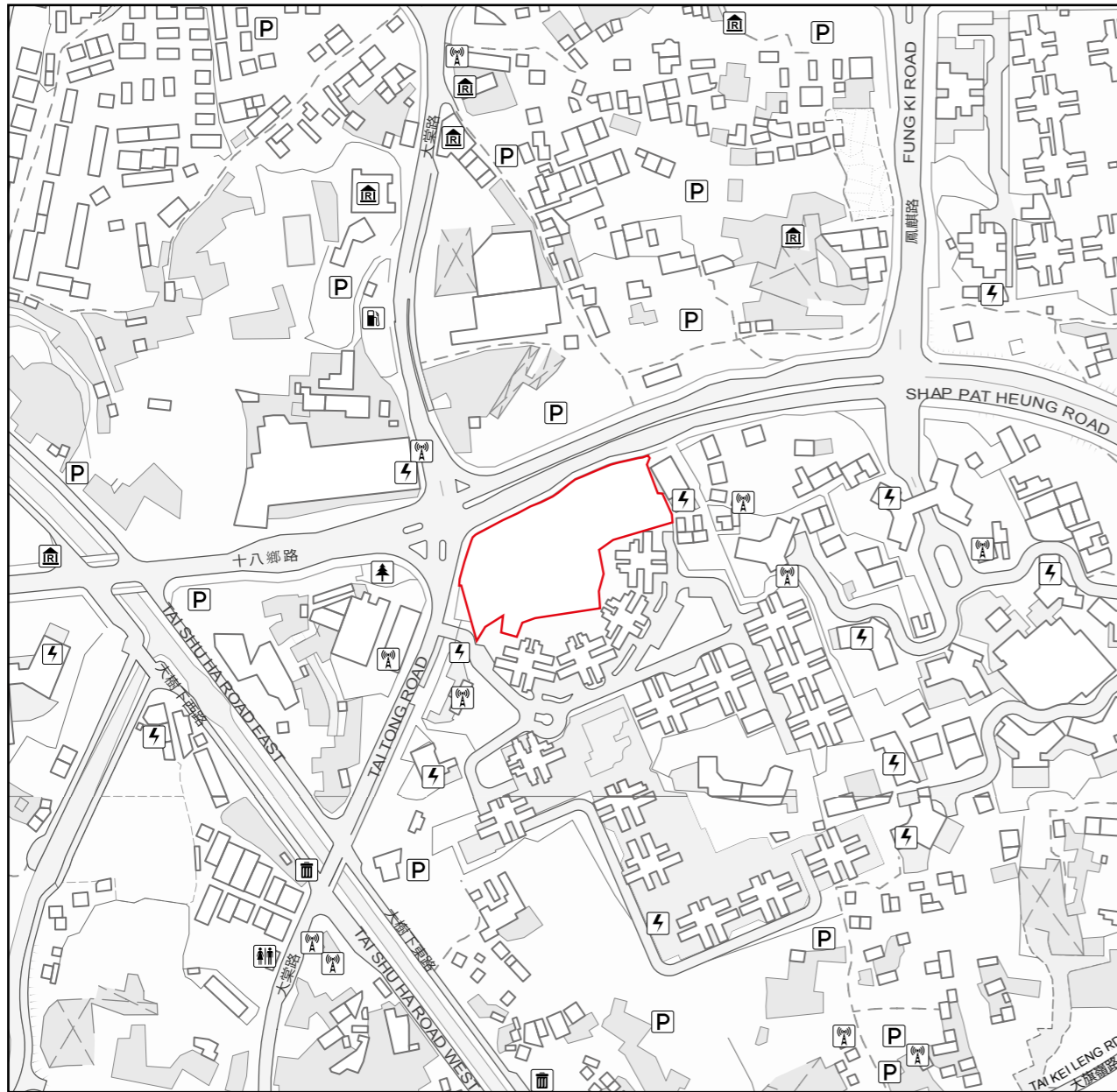
物業管理的資料
INFORMATION ON PROPERTY MANAGEMENT

根據根據已簽立的公契，獲委任為發展項目的管理人：
嘉里物業管理服務有限公司

The person appointed as the Manager of the Development under the under the executed deed of mutual covenant:

Kerry Property Management Services Limited

發展項目的所在位置圖 LOCATION PLAN OF THE DEVELOPMENT



圖例 Notation


-  油站
Petrol Filling Station
-  發電廠 (包括電力分站)
Power Plant (including Electricity Sub-stations)
-  垃圾收集站
Refuse Collection Point
-  公眾停車場 (包括貨車停泊處)
Public Carpark (including a Lorry Park)
-  公廁
Public Convenience
-  公用事業設施裝置
Public Utility Installation
-  宗教場所 (包括教堂、廟宇及祠堂)
Religious Institution (including a Church, a Temple and a Tsz Tong)
-  公園
Public Park

備註：

1. 上述發展項目的所在位置圖參考於2026年1月29日及2026年1月15日修訂之數碼地形圖編號T6-NW-B及T6-NW-D，由賣方擬備並經修正處理。
2. 地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
3. 因技術原因 (例如發展項目之形狀)，位置圖所顯示之範圍多於《一手住宅物業銷售條例》所要求顯示的範圍。
4. 賣方亦建議買方到該發展地盤作實地考察，以獲取對該發展地盤、以及周邊地區的環境及附近的公共設施有較佳的了解。

Notes:

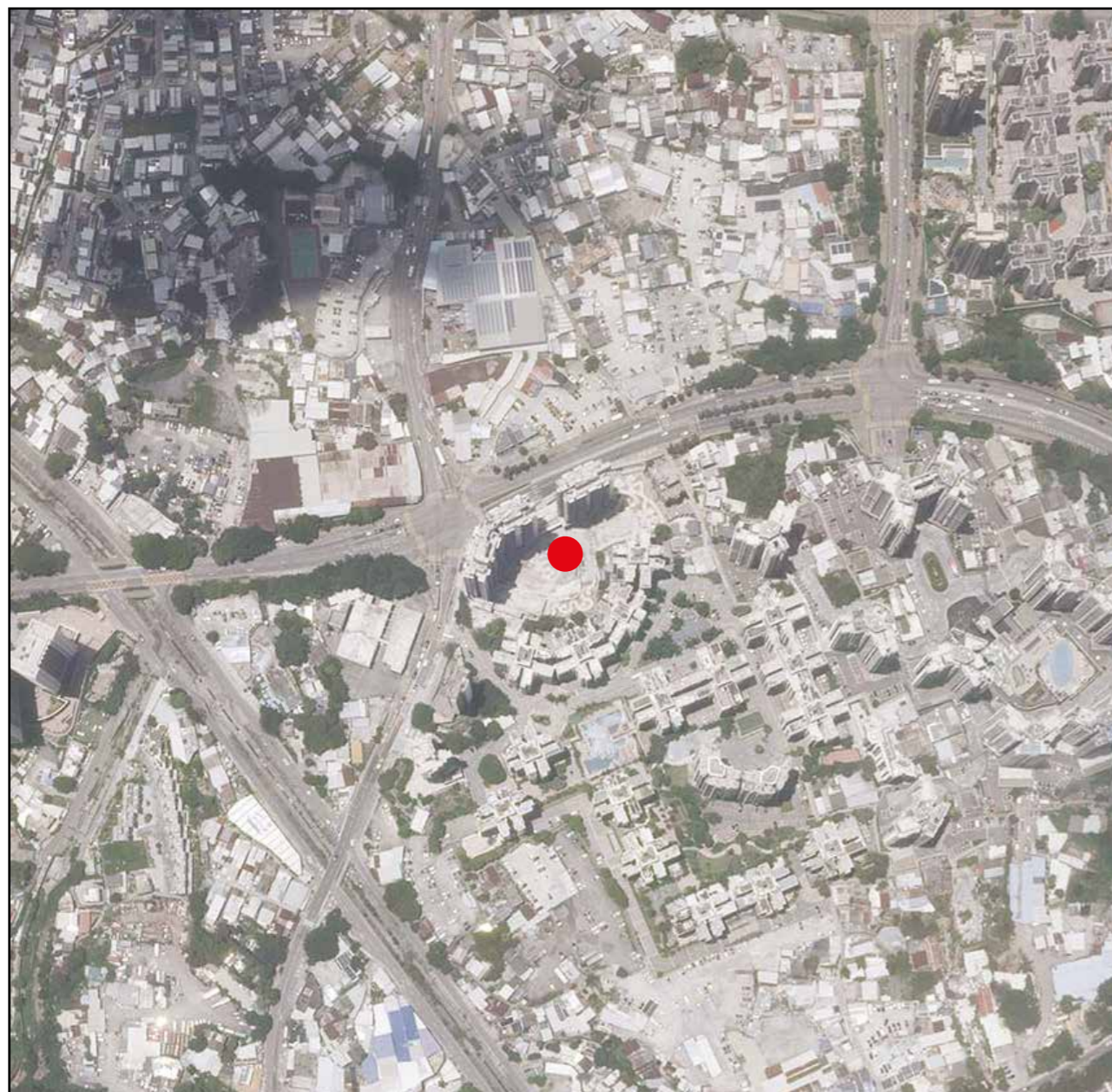
1. The above location plan is prepared by the Vendor with reference to the Digital Topographic Map Nos. T6-NW-B and T6-NW-D dated 29 January 2026 and 15 January 2026, with adjustments where necessary.
2. The map is provided by the CSDI Portal and intellectual property rights are owned by the Government of the HKSAR.
3. Due to technical reasons (such as the shape of the Development), the location plan has shown area more than that required under the Residential Properties (First-hand Sales) Ordinance.
4. The Vendor also advises purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

 發展項目的邊界線
Boundary Line of the Development

比例 Scale :
0 50 100 150 200 250 M (米)



發展項目的鳥瞰照片 AERIAL PHOTOGRAPH OF THE DEVELOPMENT



● 發展項目的位置
Location of the Development



備註：

1. 上述鳥瞰照片於2025年6月9日在6,000呎的飛行高度拍攝(照片編號為E257658C)。
2. 香港特別行政區政府地政總署測繪處版權所有，未經許可，不得複製。
3. 因技術原因(例如發展項目之形狀)、鳥瞰照片所顯示之範圍多於《一手住宅物業銷售條例》所要求顯示的範圍。
4. 賣方亦建議買方到該發展地盤作實地考察，以獲取對該發展地盤、以及周邊地區的環境及附近的公共設施有較佳的了解。

Notes:

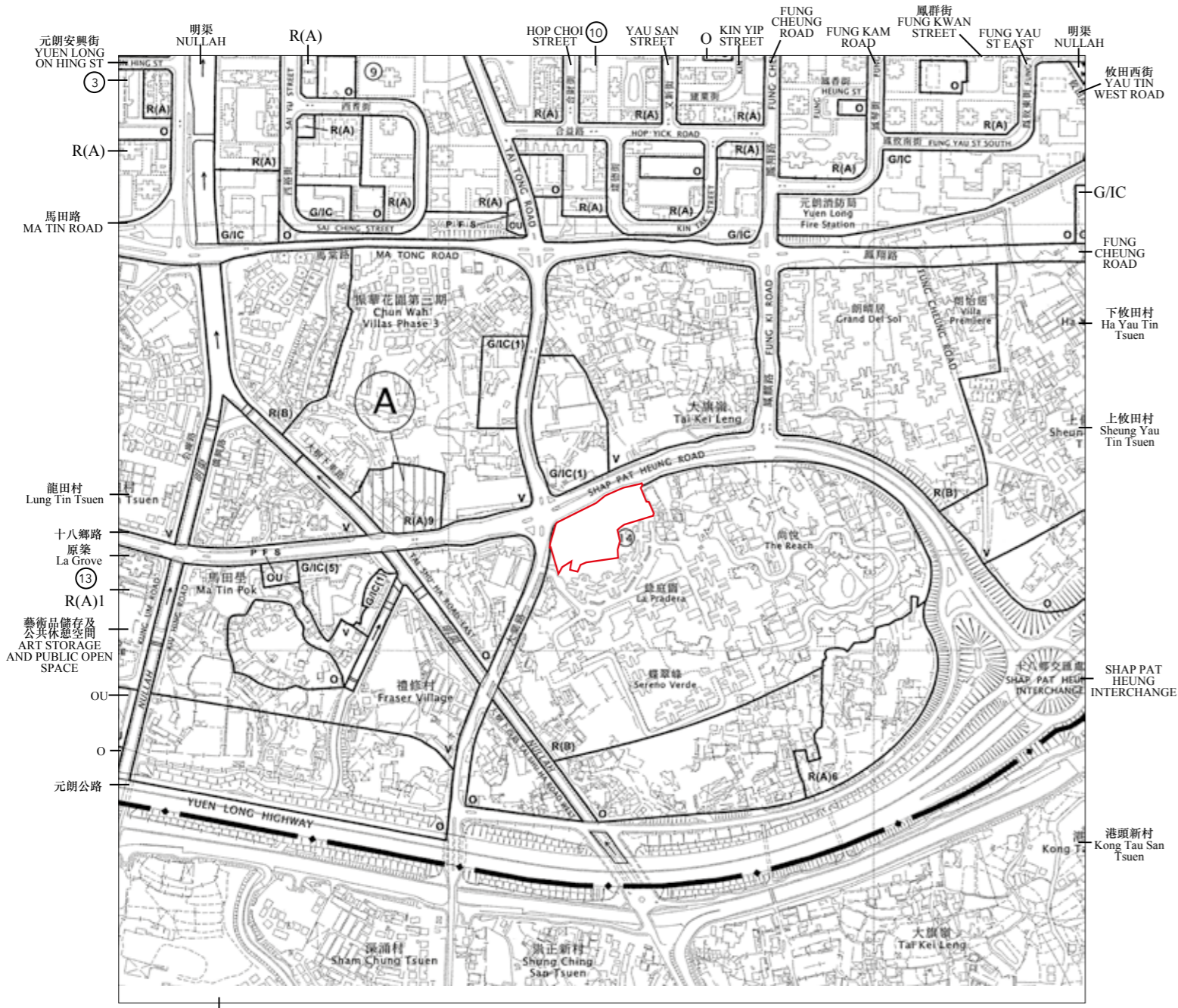
1. The above aerial photograph is taken at a flying height of 6,000 feet on 9 June 2025 (Photo No. E257658C).
2. Survey and Mapping Office, Lands Department, The Government of HKSAR © Copyright reserved – reproduction by permission only.
3. Due to technical reasons (such as the shape of the Development), the aerial photograph has shown area more than that required under the Residential Properties (First-hand Sales) Ordinance.
4. The Vendor also advises purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

此頁保留空白
This page is left blank intentionally

此頁保留空白
This page is left blank intentionally

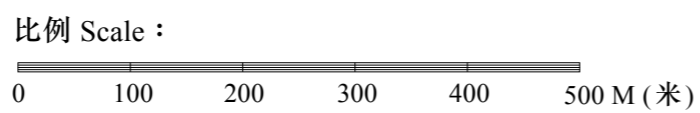
此頁保留空白
This page is left blank intentionally

關於發展項目的分區計劃大綱圖等 OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT



This blank area falls outside the coverage of the relevant Outline Zoning Plan
當區分區計劃大綱圖並不覆蓋本空白範圍

發展項目邊界
Boundary of the Development



圖例 Notation

地帶 Zones

- | | |
|---|--|
| R(A) 住宅 (甲類)
Residential (Group A) | O 休憩用地
Open Space |
| R(B) 住宅 (乙類)
Residential (Group B) | OU 其他指定用途
Other Specified Uses |
| V 鄉村式發展
Village Type Development | |
| G/IC 政府、機構或社區
Government, Institution or Community | |

交通 Communications

- 主要道路及路口
Major Road and Junction

其他 Miscellaneous

- 規劃範圍界線
Boundary of Planning Scheme
- 1 規劃區編號
Planning Area Number
- P F S 加油站
Petrol Filling Station

核准圖編號 S/YL/27 的修訂 Amendments to Approved Plan No. S/YL/27

- 修訂項目 A 項 把位於十八鄉路及大樹下東路交界處的一幅用地由「鄉村式發展」地帶改劃為「住宅 (甲類)9」地帶。Rezoning of a site at the junction of Shap Pat Heung Road and Tai Shu Ha Road East from “Village Type Development” (“V”) to “Residential (Group A)9” (“R(A)9”).

備註 :

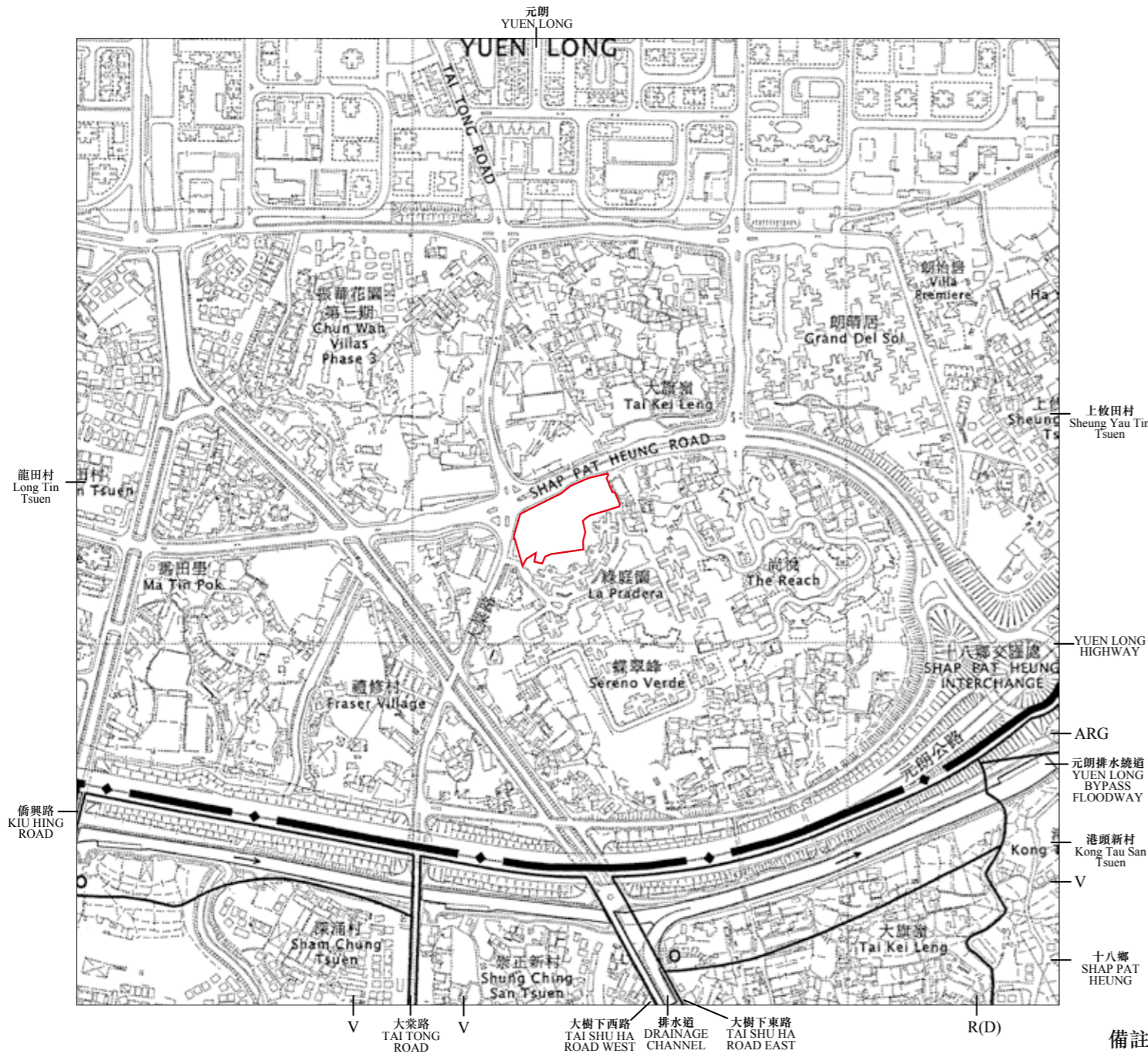
- 上述分區計劃大綱圖可於售樓處開放時間內免費查閱。
- 賣方亦建議買方到該發展地盤作實地考察，以獲取對該發展地盤、以及周邊地區環境及附近的公共設施有較佳了解。
- 因技術原因 (例如發展項目之形狀)，分區計劃大綱圖所顯示之範圍多於《一手住宅物業銷售條例》所要求顯示的範圍。

Notes:

- The above outline zoning plan is available for free inspection at the sales office(s) during opening hours.
- The Vendor also advises purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- Due to technical reasons (such as the shape of the Development), the outline zoning plan has shown area more than that required under the Residential Properties (First-hand Sales) Ordinance.

摘錄自 2025 年 7 月 11 日刊憲之元朗分區計劃大綱草圖 (圖則編號為 S/YL/28)。
Extract from the draft Yuen Long Outline Zoning Plan (Plan No. S/YL/28), gazetted on 11 July 2025.
此圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。
The plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

關於發展項目的分區計劃大綱圖等
 OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT



圖例 Notation

地帶 Zones

- R(D) 住宅(丁類)
Residential (Group D)
- V 鄉村式發展
Village Type Development
- O 休憩用地
Open Space
- AGR 農業
Agriculture

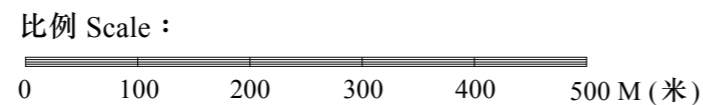
交通 Communications

- ==+== 主要道路及路口
Major Road and Junction

其他 Miscellaneous

- · — 規劃範圍界線
Boundary of Planning Scheme

發展項目邊界
Boundary of the Development



備註 :

1. 上述分區計劃大綱圖可於售樓處開放時間內免費查閱。
2. 賣方亦建議買方到該發展地盤作實地考察，以獲取對該發展地盤、以及周邊地區環境及附近的公共設施有較佳了解。
3. 因技術原因(例如發展項目之形狀)，分區計劃大綱圖所顯示之範圍多於《一手住宅物業銷售條例》所要求顯示的範圍。

Notes:

1. The above outline zoning plan is available for free inspection at the sales office(s) during opening hours.
2. The Vendor also advises purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
3. Due to technical reasons (such as the shape of the Development), the outline zoning plan has shown area more than that required under the Residential Properties (First-hand Sales) Ordinance.

摘錄自 2023 年 12 月 15 日刊憲之大棠分區計劃大綱核准圖(圖則編號為 S/YL-TT/20)。

Extract from the approved Tai Tong Outline Zoning Plan (Plan No. S/YL-TT/20), gazetted on 15 December 2023.

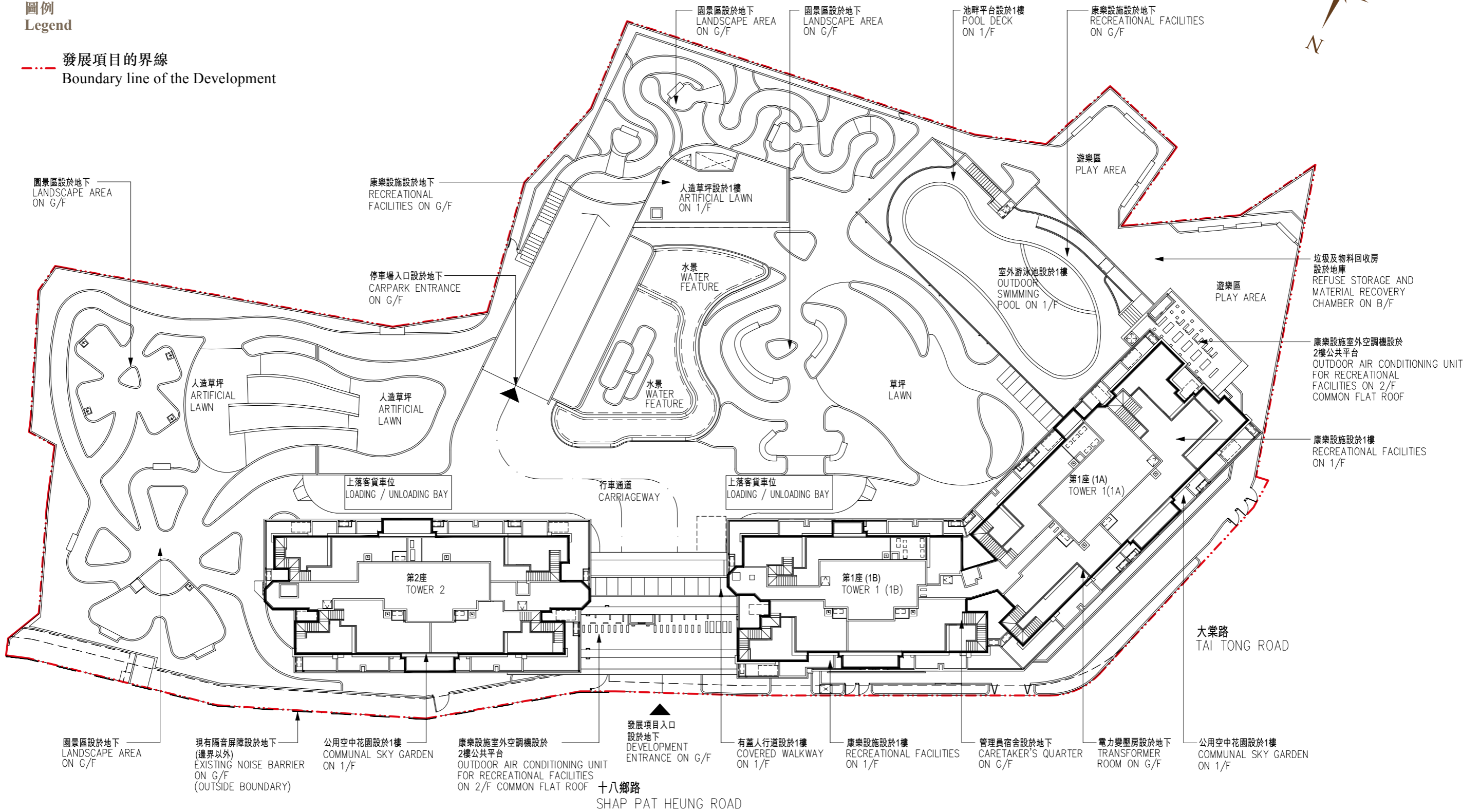
此圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

The plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

發展項目的布局圖 LAYOUT PLAN OF THE DEVELOPMENT

圖例
Legend

--- 發展項目的界線
Boundary line of the Development



比例：0米(M) 20米(M)
Scale:

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

樓面平面圖中所使用名詞及簡稱之圖例

Legend of terms and abbreviations used on Floor Plan

ACCESS DOOR	= Access Door	= 檢修門
A/C	= Air Conditioner Platform	= 空調機平台
A/C AREA	= Air Conditioner Area	= 空調機區
A/C PLINTH	= Plinth for Air Conditioner	= 空調機基座
A.F./AF	= Architectural Feature	= 建築裝飾
A.F. FOR R.W.P.	= Architectural Feature for Rainwater Pipe	= 雨水管道槽之建築裝飾
ALUM. FEATURE	= Aluminium Architectural Feature	= 鋁質建築裝飾
BACK FILL WITH LIGHT WEIGHT CONCRETE	= Back fill with light weight concrete	= 輕質混凝土回填
BAL.	= Balcony	= 露台
BAL. & U.P. & A/C PLATFORM AT _/F	= Balcony and Utility Platform and Air Conditioner Platform at _ Floor	= 露台及工作平台及空調機平台位於_樓
BAL. & U.P. & A/C PLATFORM ABOVE	= Balcony and Utility Platform and Air Conditioner Platform Above	= 露台及工作平台及空調機平台置上
BATH	= Bathroom	= 浴室
BED 1	= Bedroom 1	= 睡房 1
BED 2	= Bedroom 2	= 睡房 2
COMMON AREA FOR MAINTENANCE	= Common Area for Maintenance	= 公用維修空間
COMMON FLAT ROOF	= Common Flat Roof	= 公用平台
COMMON FLAT ROOF FOR OUTDOOR VRV FOR RRF	= Common Flat Roof for Outdoor Variable Refrigerant Volume for Residential Recreational Facilities	= 公用平台供康樂設施的室外空調機
CURTAIN WALL BELOW	= Curtain Wall Below	= 下層玻璃幕牆
COVER OF BAL. & U.P. & A/C PLATFORM BELOW	= Cover of Balcony and Utility Platform and Air Conditioner Platform Below	= 遮蓋下層露台及工作平台及空調機平台之結構
DN	= Down	= 落
DIN	= Dining Room	= 飯廳
E.L./ELE.	= Electrical Duct	= 電線槽
E.L.V./ELV.	= Extra Low Voltage Electrical Room	= 特低壓電線房
E.M.C.	= Electrical Meter Cabinet	= 電錶櫃

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

樓面平面圖中所使用名詞及簡稱之圖例

Legend of terms and abbreviations used on Floor Plan

E.M.R.	= Electrical Meter Room	= 電錶房
EAD/E.A.D.	= Exhaust Air Duct	= 排氣管
FLAT ROOF	= Flat Roof	= 平台
FLAT ROOF BELOW AT _/F	= Flat Roof Below at _Floor	= 下層平台位於 _樓
F.S. WATER TANK (TOWER _)/ F.S. WATER TANK (TOWER _ & PODIUM)	= Fire Service Water Tank (Tower _)/ Fire Service Water Tank (Tower _ & Podium)	= 消防水缸 (第_座)/消防水缸(第_座及基座)
F.S. WATER TANK RM. (TOWER _)/ F.S. WATER TANK RM. (TOWER _ & PODIUM)	= Fire Service Water Tank Room (Tower _)/ Fire Service Water Tank Room (Tower _ & Podium)	= 消防水缸房 (第_座)/消防水缸房(第_座及基座)
FAN ROOM	= Fan Room	= 風機房
F.S.	= Fire Service Pipe Duct	= 消防管道槽
H.R./HR	= Hose Reel	= 消防喉轆
KIT.	= Kitchen	= 廚房
LAV	= Lavatory	= 洗手間
LIFT	= Lift	= 升降機
LIFT LOBBY	= Lift Lobby	= 升降機大堂
LIFT LOBBY TOWER 1(1A)	= Lift Lobby Tower 1(1A)	= 第1座(1A)升降機大堂
LIFT LOBBY TOWER 1(1B)	= Lift Lobby Tower 1(1B)	= 第1座(1B)升降機大堂
LIFT SHAFT	= Lift Shaft	= 升降機槽
LIV	= Living Room	= 客廳
M. BATH	= Master Bathroom	= 主人浴室
M. BED	= Master Bedroom	= 主人睡房
M.L. AT H/L	= Metal Louvre at High Level	= 金屬百葉設於高位
OPEN KIT.	= Open Kitchen	= 開放式廚房
P.D.	= Pipe Duct	= 管道槽
POTABLE WATER TANK	= Potable Water Tank	= 食水水缸
POTABLE WATER PUMP RM./ROOM	= Potable Water Pump Room	= 食水泵房

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

樓面平面圖中所使用名詞及簡稱之圖例

Legend of terms and abbreviations used on Floor Plan

PROTECTED CORRIDOR	= Protected Corridor	= 防護走廊
PROTECTED LOBBY	= Protected Lobby	= 防護門廊
R.C. FEATURE	= Reinforced Concrete Feature	= 鋼筋混凝土裝飾
R.C. FEATURE AT 3/F AND ABOVE	= Reinforced Concrete Feature at 3/F and Above	= 鋼筋混凝土裝飾於3樓及以上樓層
R.S.M.R.R.	= Refuse Storage and Material Recovery Room	= 垃圾及物料回收室
ROOF (FOR FLAT _ ON _/F)	= Roof (For Flat _on _/F)	= 天台(__單位於__樓)
S.	= Sink	= 洗滌盆
ST.	= Store	= 儲物室
ST	= Stove	= 煮食爐
UP	= Up	= 上
U.P.	= Utility Platform	= 工作平台
UT	= Utility Room	= 工作間
W.M.C.	= Water Meter Cabinet	= 水錶櫃

適用於本節各樓面平面圖之備註：

1. 部分樓層外牆設有建築裝飾及/或外露喉管/管道。詳細資料請參考最新經批准的建築圖則及其他相關圖則。
2. 部分住宅物業的露台及/或平台及/或工作平台及/或空調機平台及/或外牆上/附近設有外露及/或內藏於外牆覆蓋板的公用喉管及/或機電設備。詳細資料請參考最新經批准的建築圖則及/或排水設施圖則。
3. 部分住宅物業的客廳、飯廳、睡房、儲物室、工作間、廚房、浴室、洗手間及/或走廊之天花可能設有假天花及/或跌級樓板用以裝置冷氣系統及/或其他機電設備。
4. 樓面平面圖上所顯示的裝置及設備符號，例如浴缸、淋浴間、洗滌盆、坐廁、花灑、洗滌盆櫃等乃摘錄自最新經批准的建築圖則的建築符號，只作一般性標誌，而非展示其實際大小、設計及形狀。
5. 露台、工作平台及空調機平台為不可封閉的地方。
6. 每一住宅物業的邊界以發展項目公契條款為準。
7. 住宅物業有非結構預製外牆及/或幕牆。住宅物業之實用面積之計算包括非結構預製外牆及幕牆之面積，並由非結構預製外牆及幕牆之外圍起計。

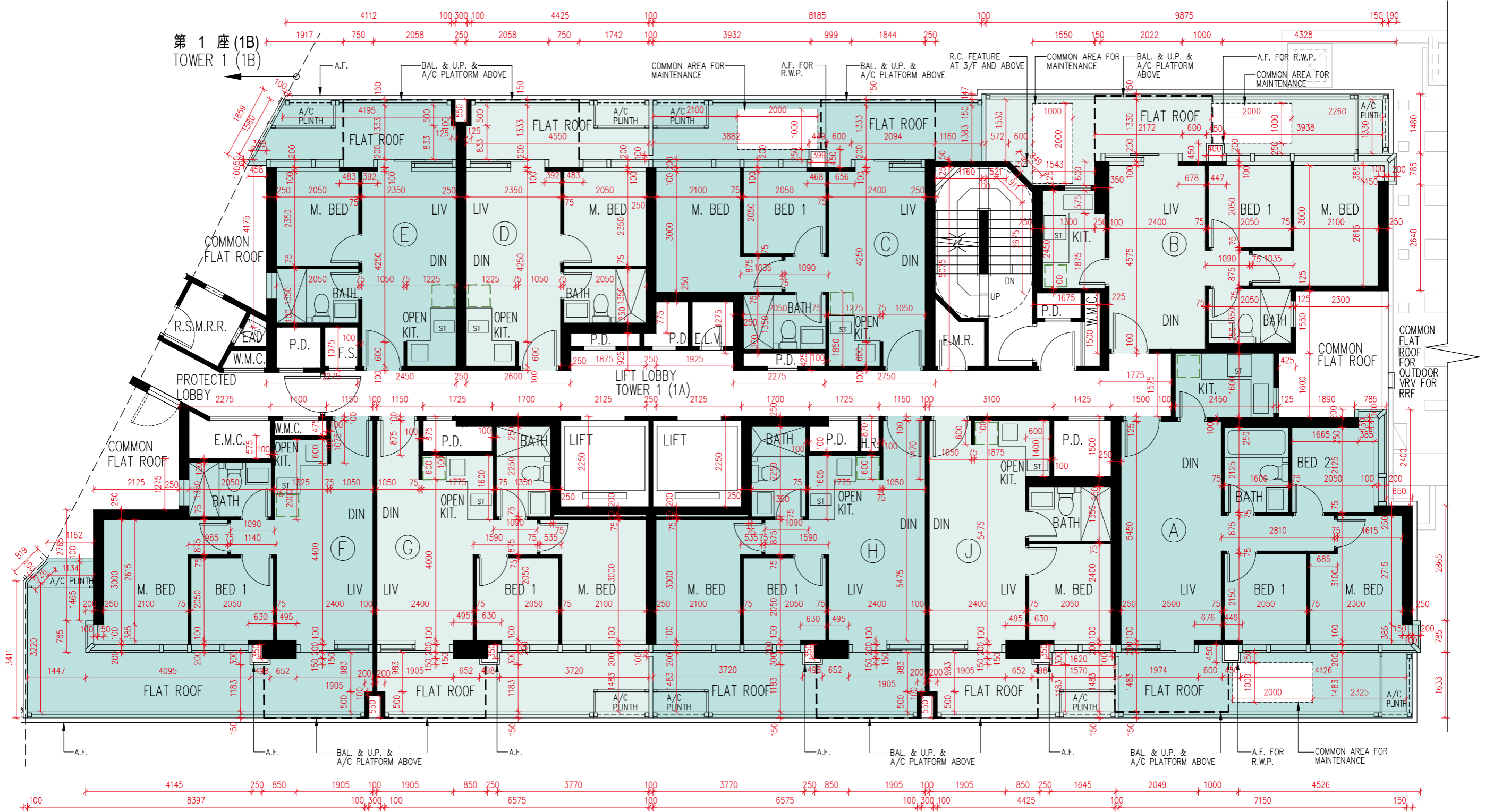
Notes applicable to the floor plans in this section:

1. There are architectural features and/or exposed pipes/ ducts on the external walls of some of the floors. For details, please refer to the latest approved building plans and other relevant plans.
2. Common pipes and/or mechanical and electrical services exposed and/or enclosed in cladding are located at/ adjacent to the balcony and/or flat roof and/or utility platform and/or air conditioner platform and/or external wall of some residential properties. For details, please refer to the latest approved building plans and/or approved drainage plans.
3. There are ceiling bulkheads and/or sunken slabs on the ceiling at living rooms, dining rooms, bedrooms, store, utility room, kitchen, bathroom, lavatory and/or corridors of some residential properties for the installation of the air-conditioning system and/or other mechanical and electrical services.
4. Symbols of fittings and fitments shown on the floor plans, such as bathtubs, shower cubicle, sink, water closets, shower, sink counter etc. are architectural symbols retrieved from the latest approved building plans and are for general indication only and are not indications of their actual size, designs and shapes.
5. Balconies, utility platforms and air conditioner platforms are non-enclosed areas.
6. The demarcation of each residential property is subject to the provisions of the deed of mutual covenant of the Development.
7. There are non-structural prefabricated external walls and/or curtain walls in the residential properties. The saleable area of a residential property has included the area of non-structural prefabricated external walls and curtain walls and is measured from the exterior of such non-structural prefabricated external walls and curtain walls.

發展項目的住宅物業的樓面平面圖 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A)
Tower 1 (1A)

2樓
2/F



圖例 Legend:
 □ 隨樓附送之嵌入式裝置
 □ Built-in Fittings Provided in the Flats

比例：0米(M) 5米(M)
 Scale: 5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A)
Tower 1 (1A)

2樓
2/F

描述 Description			每個住宅物業的層與層之間的高度(指該樓層之石屎地台面與上一層石屎地台面之高度距離)(毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板(不包括灰泥)的厚度(毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座(1A) Tower 1 (1A)	2樓 2/F	A	3650*, 3800*, 4000*	150, 200
		B	3600*, 3700*, 3800*, 3925*, 4000*	150, 200
		C	3450*, 3650*, 3800*, 3925*, 4000*	150
		D	3500*, 3600*, 3650*, 3700*, 3800*, 3925*, 4000*	150
		E	3450*, 3500*, 3600*, 3650*, 3700*, 3800*, 3925*, 4000*	150
		F	3450*, 3500*, 3600*, 3650*, 3700*, 3725*, 3800*, 3925*, 4000*	150, 175, 200
		G	3600*, 3650*, 3800*, 3925*, 4000*	150, 175, 200
		H	3600*, 3650*, 3800*, 3925*, 4000*	150, 200
		J	3600*, 3650*, 3800*, 3925*, 4000*	150, 200

*包括跌級樓板上之混凝土填充層厚度

*Inclusive of the thickness of mass concrete fill on sunken slab

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

備註：

Notes:

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

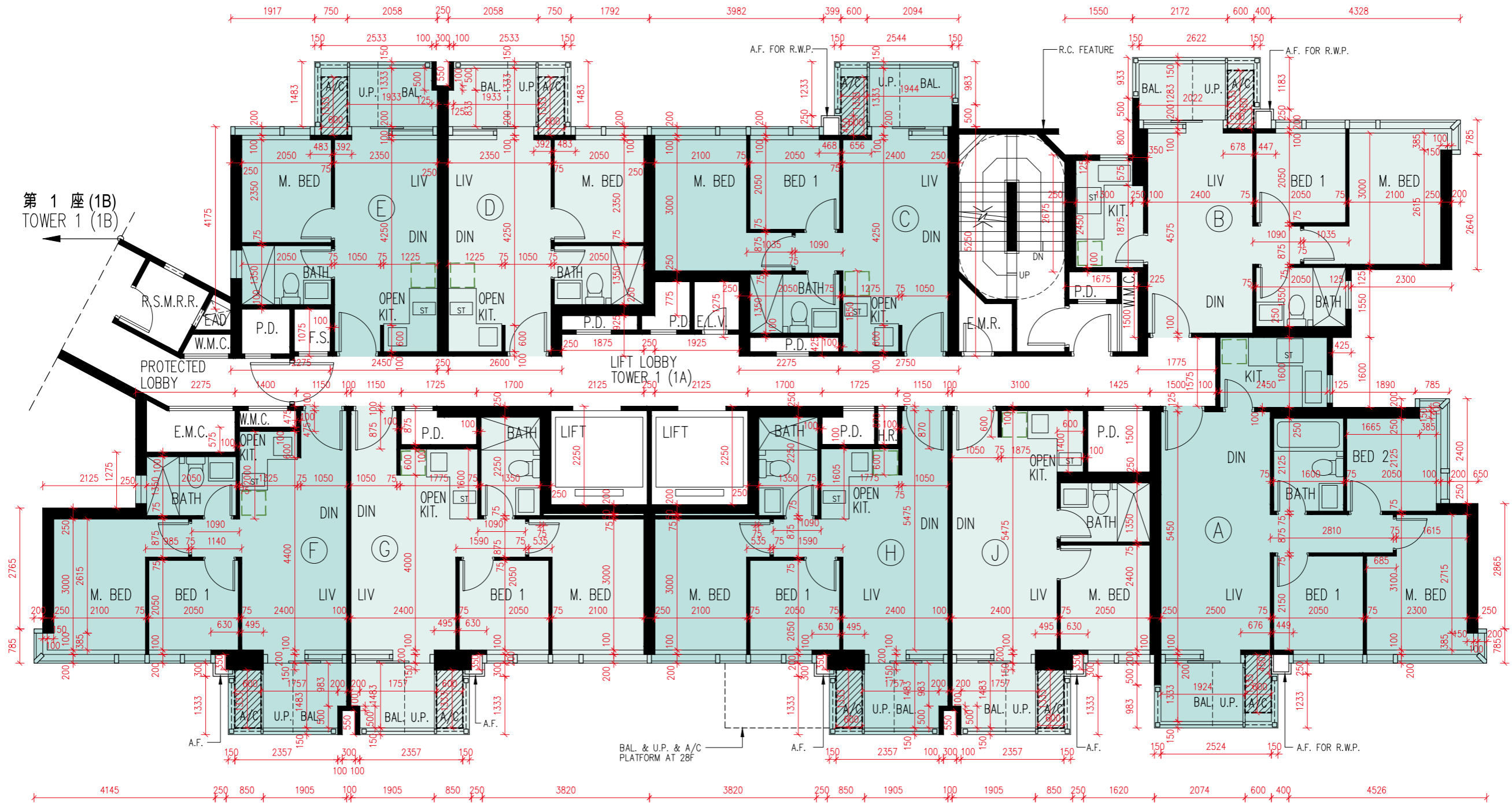
- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A)
Tower 1 (1A)

3樓、5樓至12樓、15樓至23樓及25樓至27樓
3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F



圖例 Legend:

-  隨樓附送之嵌入式裝置
-  Built-in Fittings Provided in the Flats

比例：0米(M)

Scale:



5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A)
Tower 1 (1A)

3樓、5樓至12樓、15樓至23樓及25樓至27樓
3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F

描述 Description			每個住宅物業的層與層之間的高度(指該樓層之石屎地台面與上一層石屎地台面之高度距離)(毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板(不包括灰泥)的厚度(毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座(1A) Tower 1 (1A)	3樓、5樓至12樓、15樓至23樓及25樓至26樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F	A	3500, 3500*	150, 200
		B	3500, 3500*	150, 200
		C	3500, 3500*	150
		D	3500, 3500*	150
		E	3500, 3500*	150
		F	3500, 3500*	150, 175, 200
		G	3500, 3500*	150, 175, 200
		H	3500, 3500*	150, 200
		J	3500, 3500*	150, 200
	27樓 27/F	A	3700, 3750, 4000, 4050*, 4350*	150, 200, 400
		B	3650, 3700, 3750, 3775*, 4000, 4100*, 4300*	150, 200, 350, 400
		C	3650, 3675*, 3925, 3950*, 4000, 4000*, 4075*, 4350*	150
		D	3700, 3750, 3750*, 4000, 4000*, 4075*, 4350*	150
		E	3650, 3700, 3750, 3750*, 3775*, 4000, 4000*, 4050*, 4350*	150, 400
		F	3700, 3750, 3750*, 3775*, 4000, 4000*, 4050*, 4075*, 4350*	150, 200
		G	3600, 3650, 3675*, 3700, 3750, 3750*, 3925, 3950*, 4000, 4075*, 4350*	150, 175, 200
		H	3650, 3950*, 4000, 4000*, 4075*, 4200*, 4350*	150, 200, 350, 400, 600
		J	3600, 3650, 3750, 3925, 3950*, 4000, 4000*, 4075*, 4200*, 4350*	150, 200, 350

*包括跌級樓板上之混凝土填充層厚度

*Inclusive of the thickness of mass concrete fill on sunken slab

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

備註：

Notes:

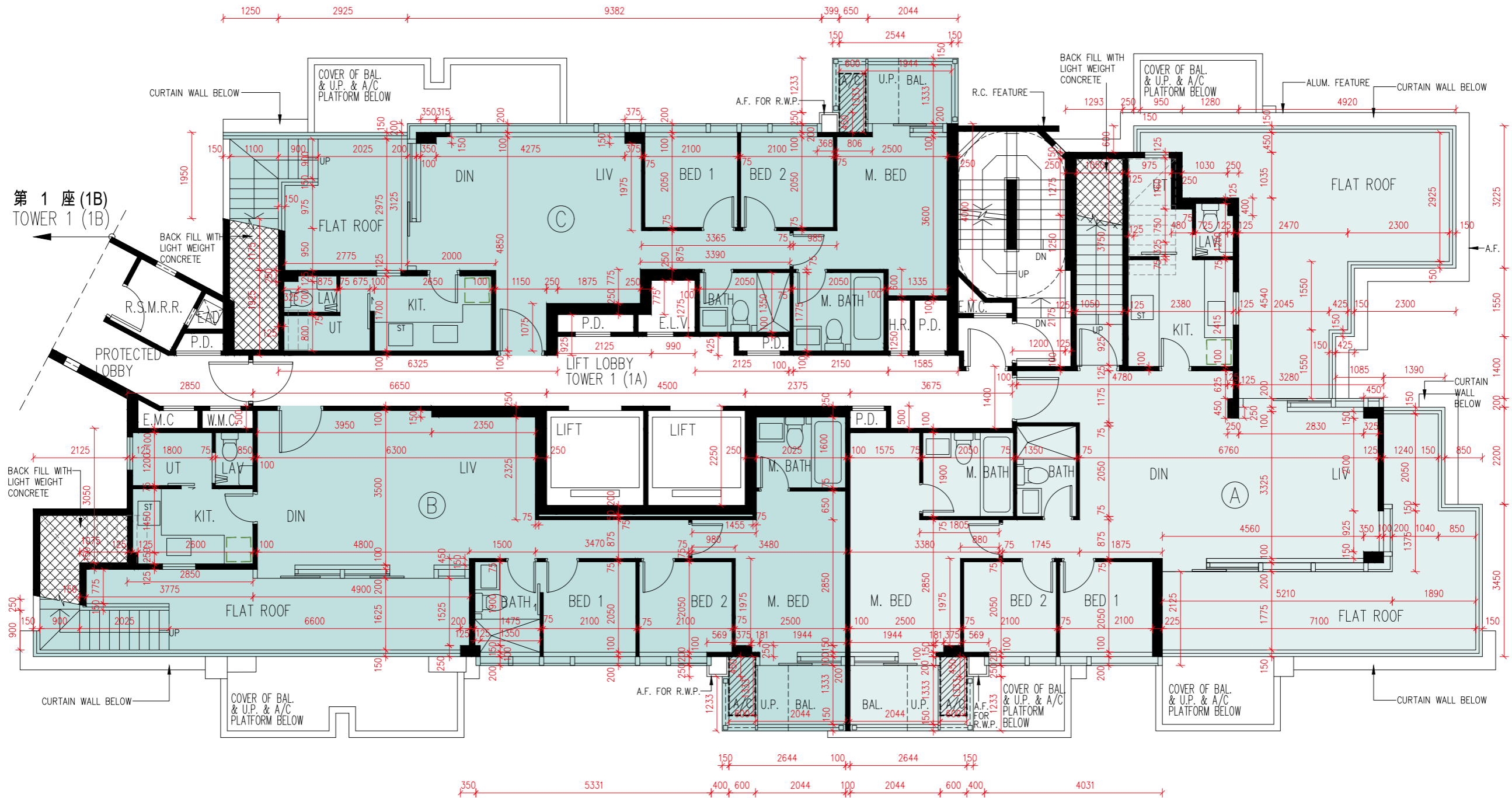
- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A)
Tower 1 (1A)

28樓
28/F



圖例Legend:

-  隨樓附送之嵌入式裝置
-  Built-in Fittings Provided in the Flats

比例：0米(M)

Scale:



5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A) 28樓
Tower 1 (1A) 28/F

描述 Description			每個住宅物業的層與層之間的高度(指該樓層之石屎地台面與上一層石屎地台面之高度距離)(毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板(不包括灰泥)的厚度(毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座(1A) Tower 1 (1A)	28樓 28/F	A	3700, 4000, 4050*, 4075*, 4100*, 4350*, 4400*	150
		B	3700, 3775*, 4000, 4000*, 4050*, 4100*, 4350*	150
		C	3700, 4000, 4000*, 4050*, 4075*, 4350*, 4400*	150,400

*包括跌級樓板上之混凝土填充層厚度

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

*Inclusive of the thickness of mass concrete fill on sunken slab

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

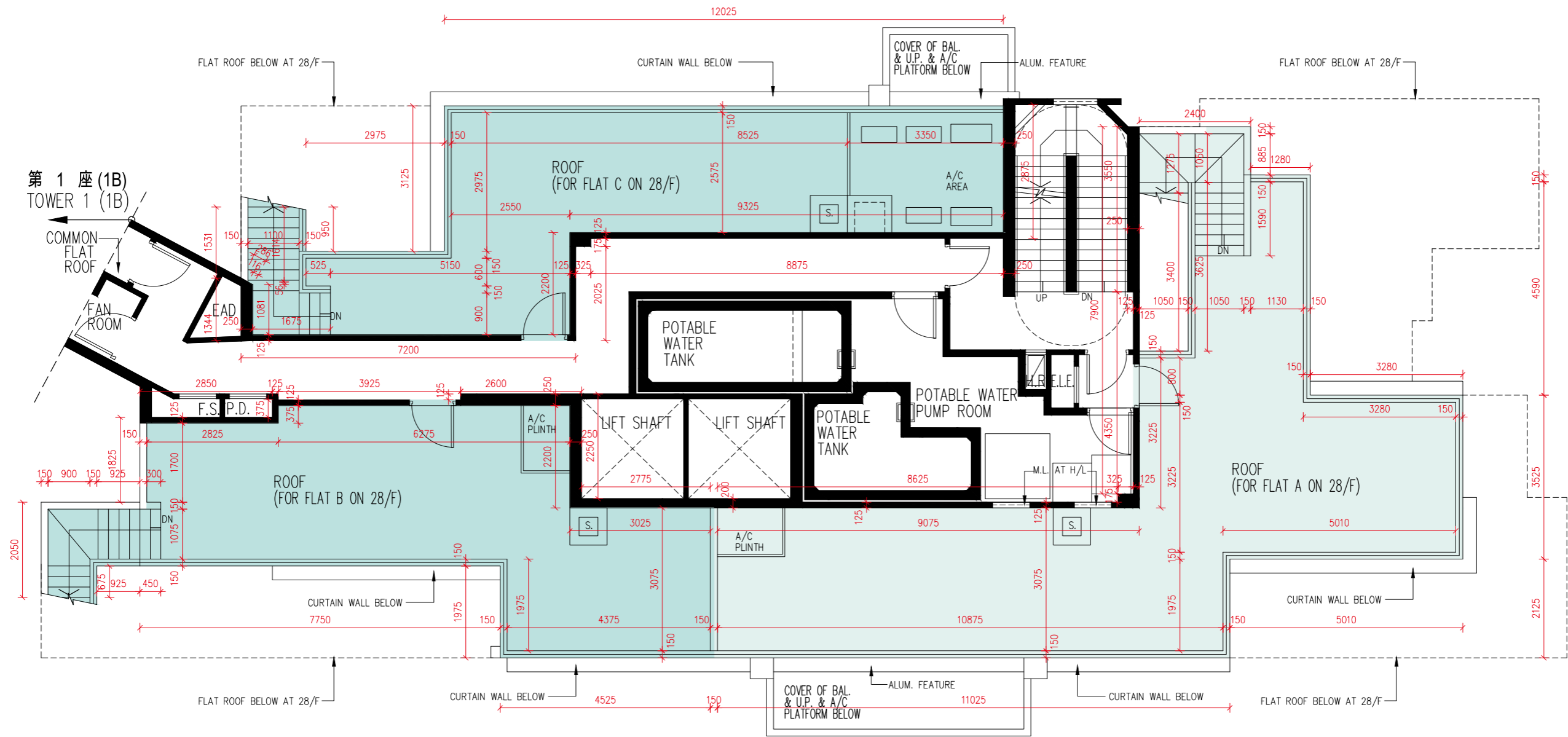
Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖
 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1A)
 Tower 1 (1A)

天台
 Roof



比例：0米(M) 5米(M)
 Scale: 5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座 (1A)
Tower 1 (1A)

天台
Roof

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座 (1A) Tower 1 (1A)	天台 Roof	A	不適用 Not applicable	不適用 Not applicable
		B	不適用 Not applicable	不適用 Not applicable
		C	不適用 Not applicable	不適用 Not applicable

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

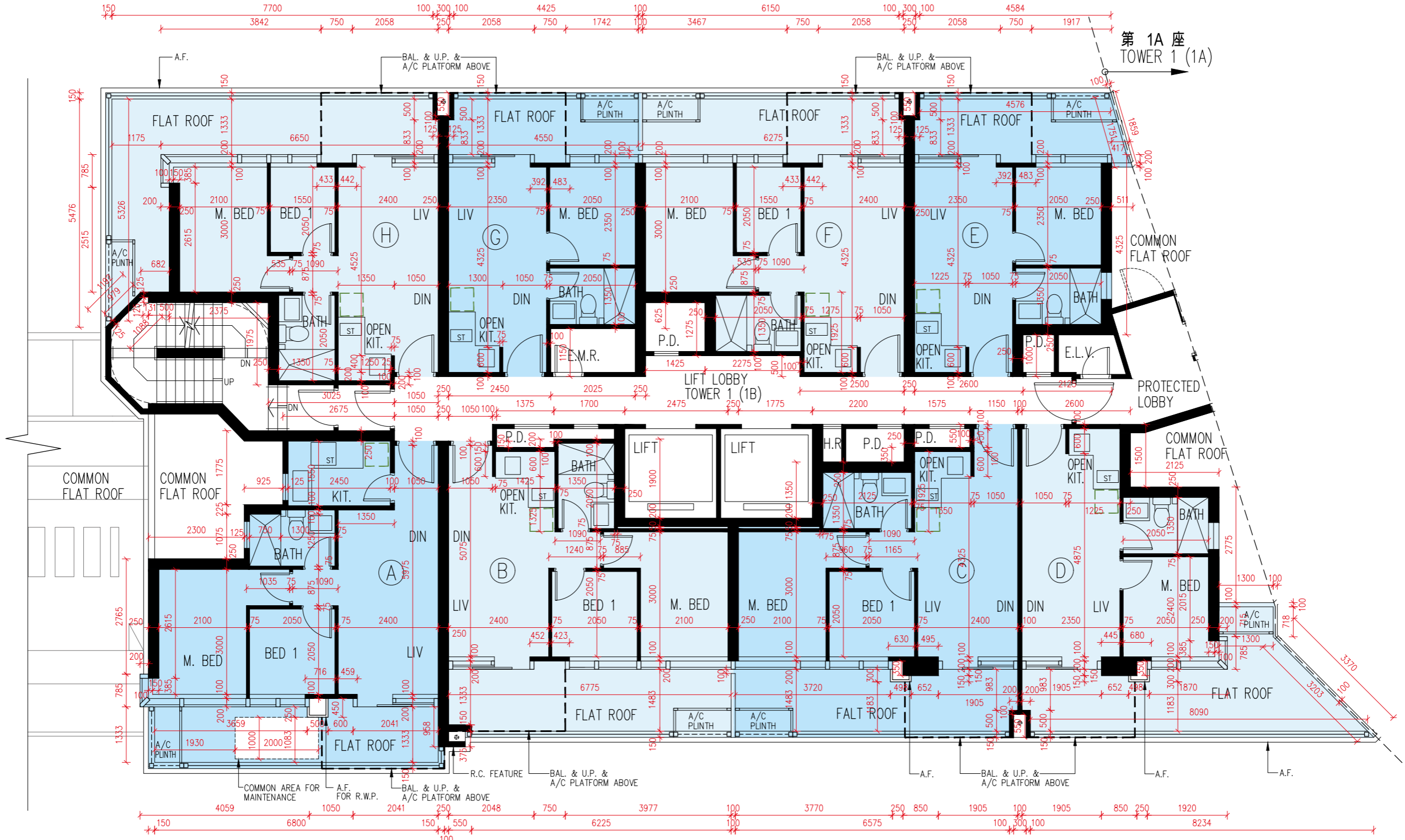
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖
 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1B) 2樓
 Tower 1 (1B) 2/F



圖例 Legend:
 □ 隨樓附送之嵌入式裝置
 □ Built-in Fittings Provided in the Flats

比例：0米(M) 5米(M)
 Scale: 5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座 (1B)
Tower 1 (1B)

2樓
2/F

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座 (1B) Tower 1 (1B)	2樓 2/F	A	3600*, 3800*, 3925*, 4000*	150
		B	3600*, 3650*, 3800*, 3925*, 4000*	150
		C	3600*, 3650*, 3800*, 3925*, 4000*	150
		D	3450*, 3600*, 3650*, 3800*, 3925*, 4000*	150
		E	3450*, 3600*, 3650*, 3700*, 3800*, 3925*, 4000*	150
		F	3600*, 3650*, 3700*, 3800*, 3925*, 4000*	150
		G	3600*, 3650*, 3700*, 3800*, 3925*, 4000*	150
		H	3600*, 3650*, 3700*, 3800*, 3925*, 4000*	150

*包括跌級樓板上之混凝土填充層厚度

*Inclusive of the thickness of mass concrete fill on sunken slab

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

備註：

Notes:

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

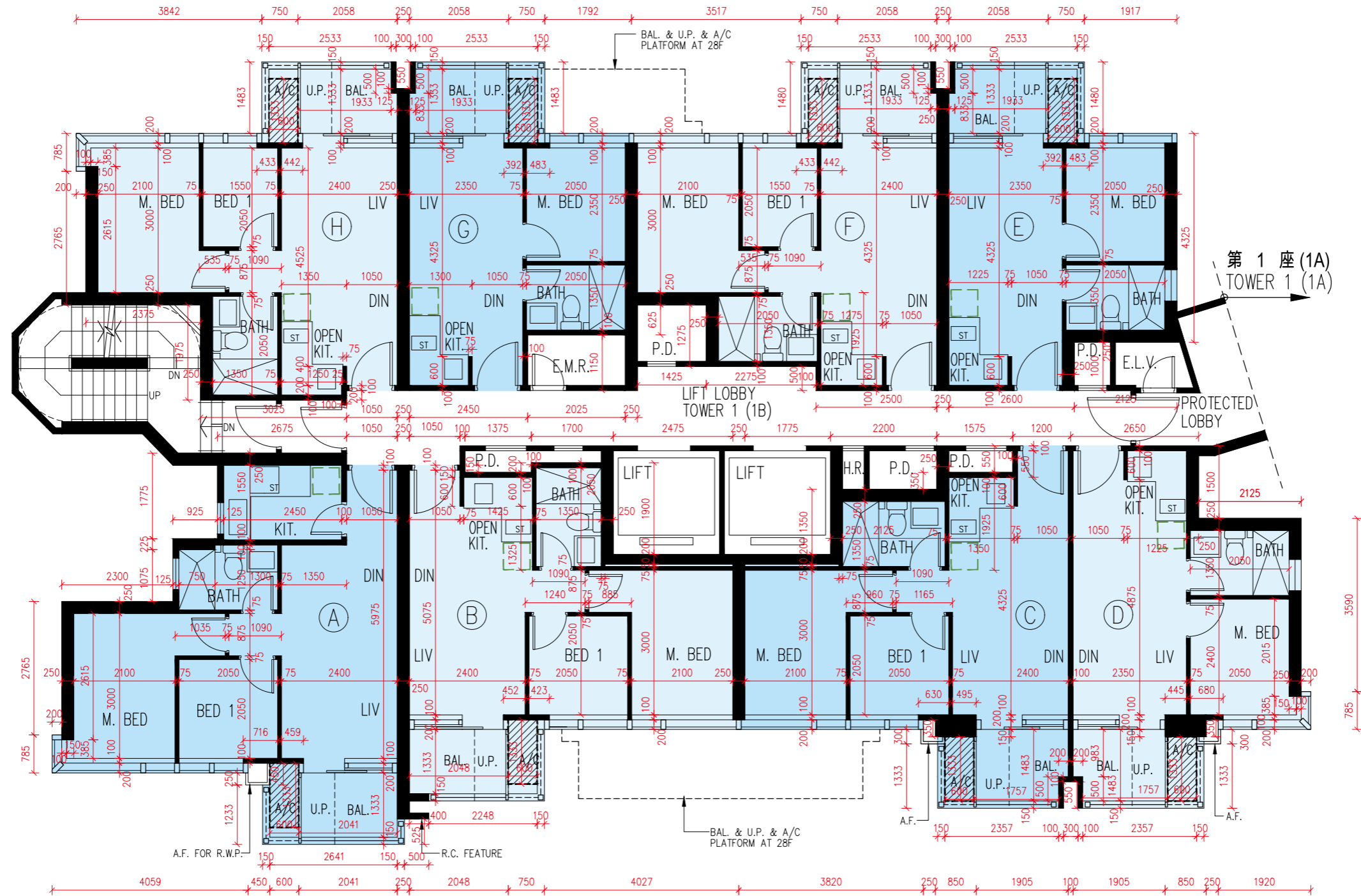
- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1B)
Tower 1 (1B)

3樓、5樓至12樓、15樓至23樓及25樓至27樓
3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F



圖例Legend:

- 隨樓附送之嵌入式裝置
- Built-in Fittings Provided in the Flats

比例：0米(M)

Scale:

5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座 (1B)
Tower 1 (1B)

3樓、5樓至12樓、15樓至23樓及25樓至27樓
3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座 (1B) Tower 1 (1B)	3樓、5樓至12樓、15樓至23樓及 25樓至26樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F	A	3500, 3500*	150
		B	3500, 3500*	150
		C	3500, 3500*	150
		D	3500, 3500*	150
		E	3500, 3500*	150
		F	3500, 3500*	150
		G	3500, 3500*	150
		H	3500, 3500*	150
	27樓 27/F	A	3700, 3750, 3775*, 4000, 4100*	150, 200, 400
		B	3650, 3725*, 3750, 3925, 3950*, 4000, 4000*, 4075*, 4275*, 4350*	150
		C	3650, 3750, 3750*, 4000, 4000*	150, 200
		D	3700, 3750, 3750*, 3775*, 4000, 4050*	150, 200
		E	3700, 3750, 3750*, 3775*, 4000, 4050*, 4300*	150, 200, 400
		F	3650, 3675*, 3750, 3750*, 3925, 3950*, 4000, 4075*	150
		G	3650, 3750, 3750*, 4000, 4000*, 4075*, 4300*, 4350*	150
H	3700, 3750, 3750*, 4000, 4075*, 4300*, 4350*	150, 200, 400		

*包括跌級樓板上之混凝土填充層厚度

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

*Inclusive of the thickness of mass concrete fill on sunken slab

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

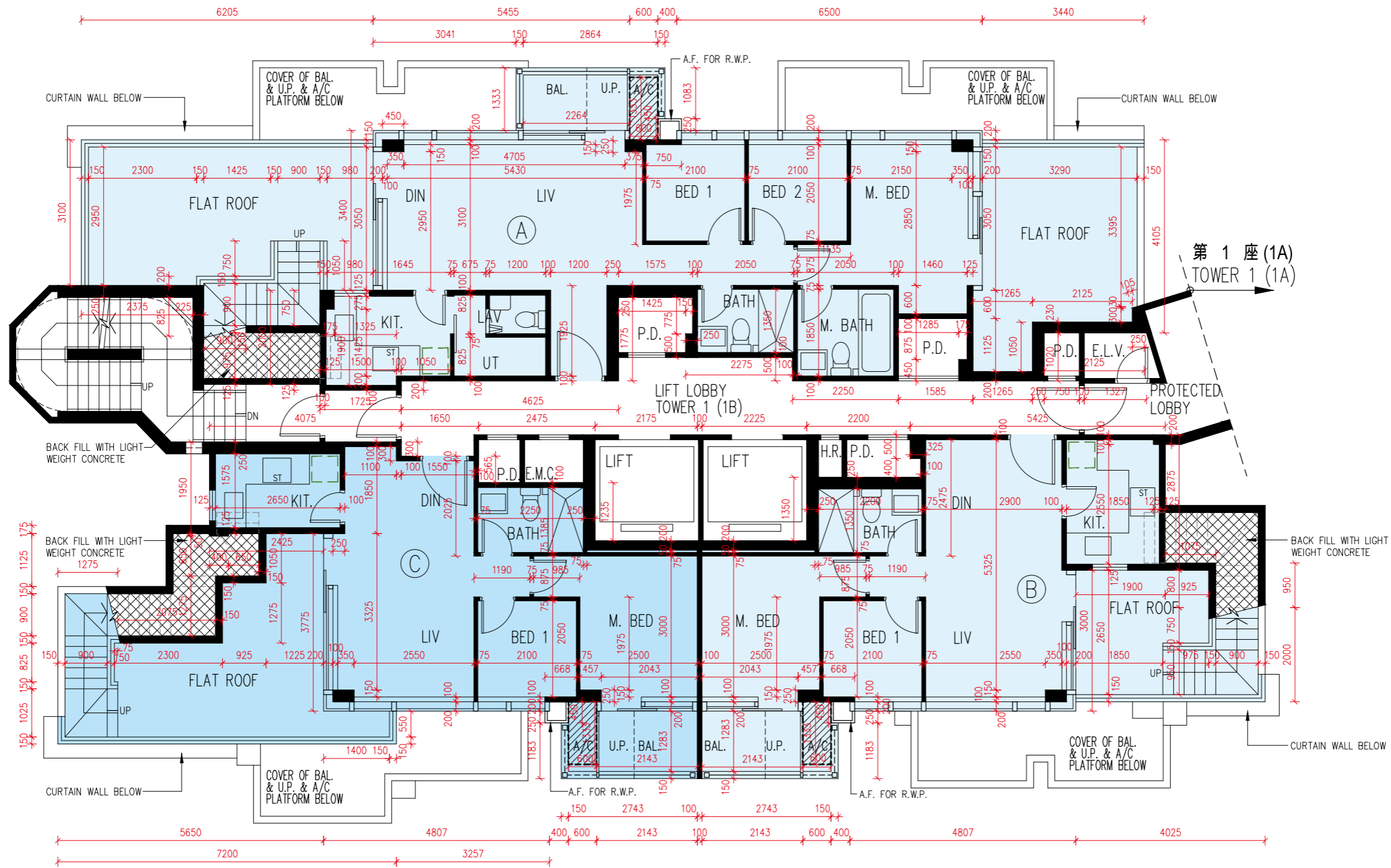
Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖
 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1B)
 Tower 1 (1B)

28樓
 28/F



圖例Legend:

- 隨樓附送之嵌入式裝置
- Built-in Fittings Provided in the Flats

比例：0米(M)

Scale:



5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座 (1B) 28樓
Tower 1 (1B) 28/F

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座 (1B) Tower 1 (1B)	28樓 28/F	A	3650, 3700, 4000, 4000*, 4075*, 4350*, 4400*	150, 200
		B	3700, 3775*, 4000*, 4050*	150
		C	3700, 3775*, 4050*	150

*包括跌級樓板上之混凝土填充層厚度

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

*Inclusive of the thickness of mass concrete fill on sunken slab

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

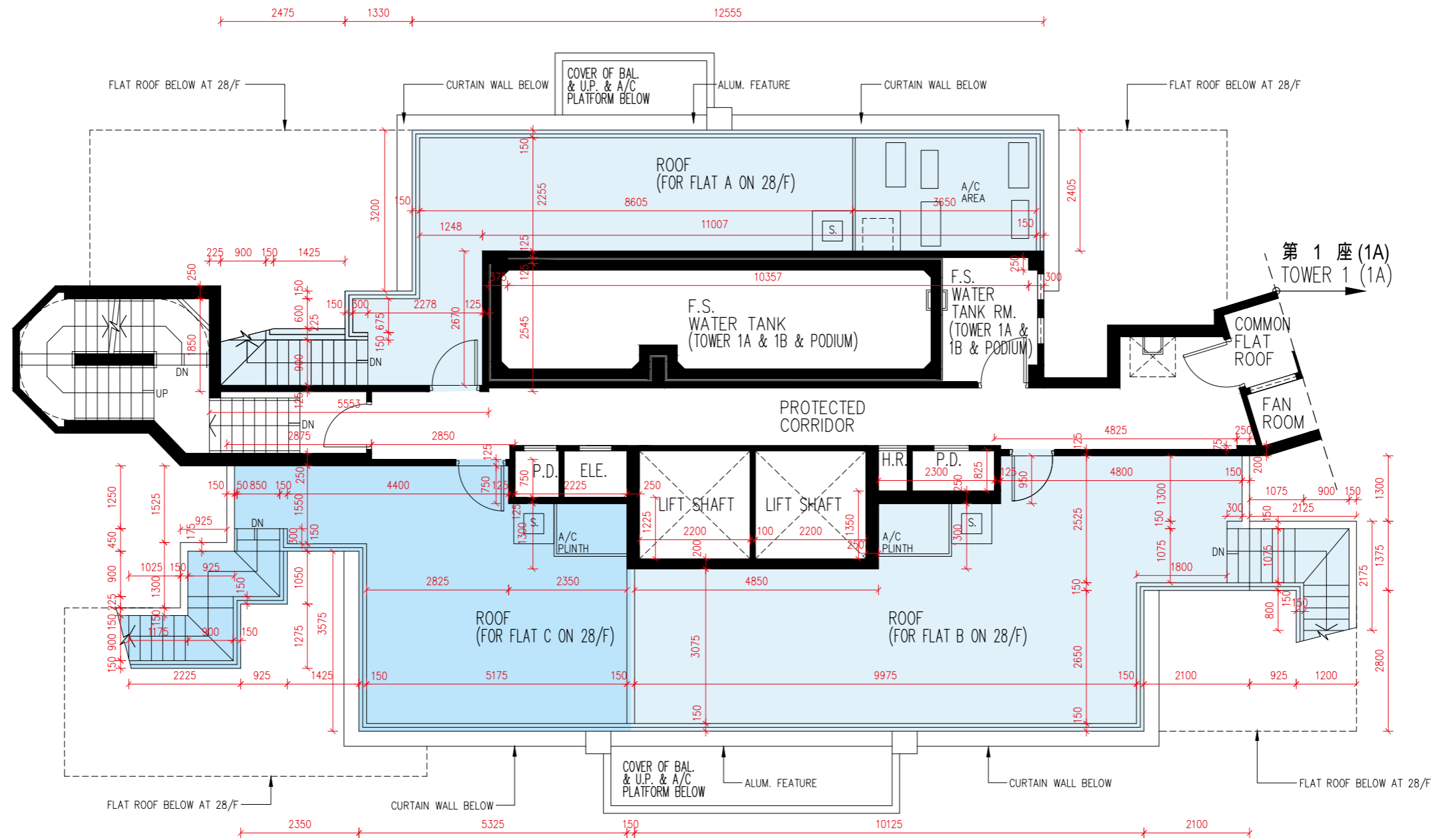
Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖
 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第1座(1B)
 Tower 1 (1B)

天台
 Roof



比例：0米(M) 5米(M)
 Scale: 5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第B座 (1B)
Tower B (1B)

天台
Roof

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第1座 (1B) Tower 1 (1B)	天台 Roof	A	不適用 Not applicable	不適用 Not applicable
		B	不適用 Not applicable	不適用 Not applicable
		C	不適用 Not applicable	不適用 Not applicable

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

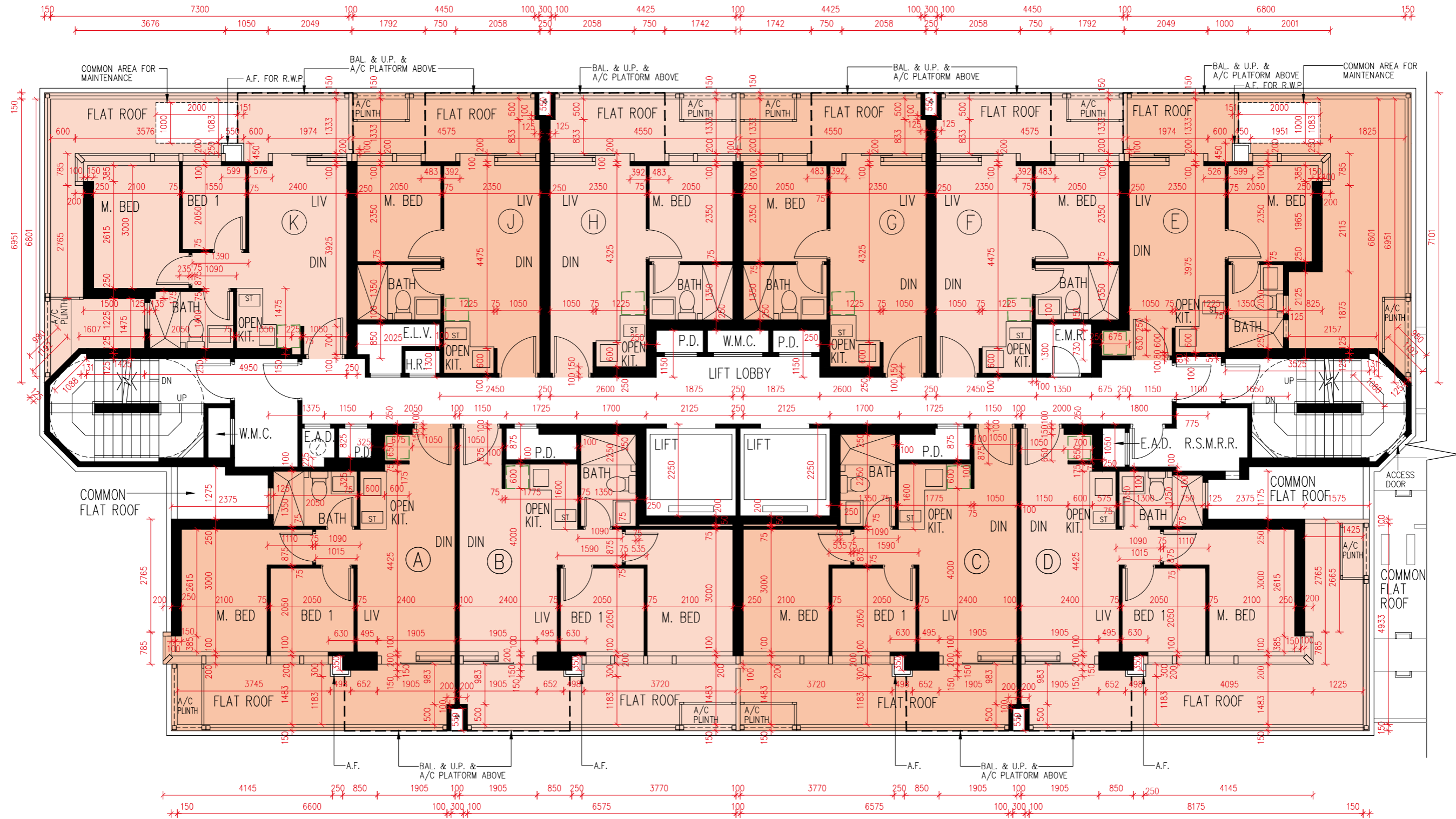
Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
Tower 2

2樓
2/F



圖例 Legend:

- 隨樓附送之嵌入式裝置
- Built-in Fittings Provided in the Flats

比例：0米(M)

Scale:



5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
Tower 2

2樓
2/F

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第2座 Tower 2	2樓 2/F	A	3600*, 3650*, 3800*, 3925*, 4000*	150, 200
		B	3600*, 3650*, 3800*, 3925*, 4000*	150, 200
		C	3450*, 3600*, 3650*, 3800*, 3925*, 4000*	150, 200
		D	3600*, 3650*, 3800*, 3925*, 4000*	150, 200
		E	3650*, 3800*, 3925*, 4000*	150
		F	3600*, 3650*, 3800*, 3925*, 4000*	150, 200
		G	3600*, 3650*, 3800*, 3925*, 4000*	150, 175
		H	3600*, 3650*, 3800*, 3925*, 4000*	150, 175
		J	3600*, 3650*, 3800*, 3925*, 4000*	150, 175
		K	3650*, 3800*, 3925*, 4000*	150

*包括跌級樓板上之混凝土填充層厚度

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

*Inclusive of the thickness of mass concrete fill on sunken slab

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

Notes:

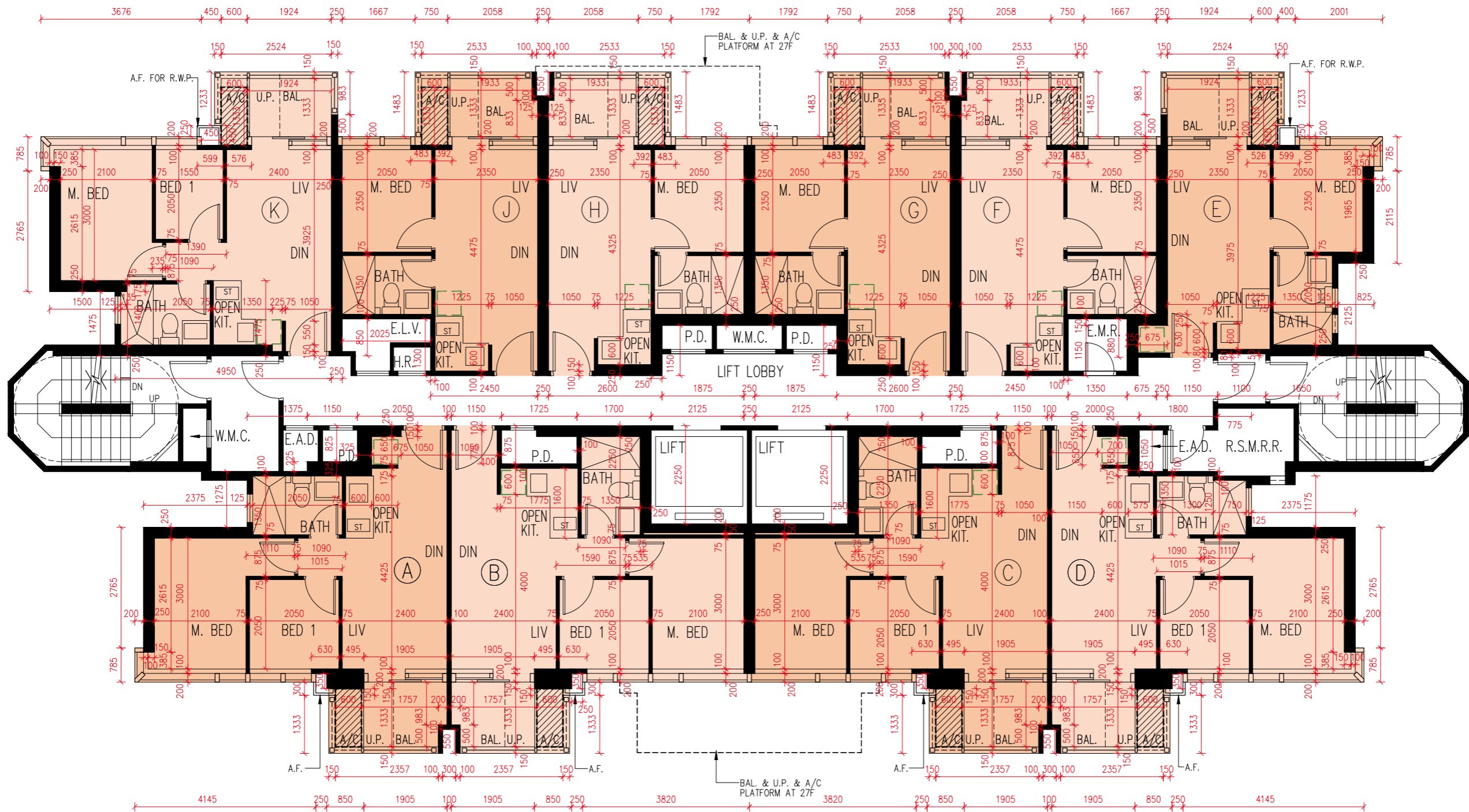
- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
Tower 2

3樓、5樓至12樓、15樓至23樓及25樓至26樓
3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F



圖例Legend:

- 隨樓附送之嵌入式裝置
- Built-in Fittings Provided in the Flats

比例：0米(M)

Scale:



5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
Tower 2

3樓、5樓至12樓、15樓至23樓及25樓至26樓
3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第2座 Tower 2	3樓、5樓至12樓、15樓至23樓及25樓 3/F, 5/F-12/F, 15/F-23/F and 25/F	A	3500, 3500*	150, 200
		B	3500, 3500*	150, 200
		C	3500, 3500*	150, 200
		D	3500, 3500*	150, 200
		E	3500, 3500*	150
		F	3500, 3500*	150, 200
		G	3500, 3500*	150, 175
		H	3500, 3500*	150, 175
		J	3500, 3500*	150, 175
	K	3500, 3500*	150	
	26樓 26/F	A	3700, 3750, 3750*, 3775*, 4000, 4050*, 4350*	150, 200
		B	3650, 3750, 3750*, 3925, 4000, 4000*, 4075*, 4275*, 4350*	150, 200
		C	3650, 3750, 3750*, 3925, 4000, 4000*, 4075*, 4275*, 4350*	150, 200
		D	3700, 3750, 3750*, 3775*, 4000, 4050*, 4075*, 4350*	150, 200
		E	3700, 3750, 3775*, 4000, 4050*	150, 200
		F	3700, 3750, 3750*, 3775*, 4000, 4075*, 4350*	150, 200
		G	3650, 3750, 3750*, 3925, 4000, 4000*, 4075*, 4275*, 4350*	150, 175
		H	3650, 4000, 4000*, 4075*, 4350*	150, 175, 400
		J	3650, 3750, 3750*, 3925, 4000, 4000*, 4075*, 4350*	150, 175
K		3700, 3750, 3775*, 4000, 4000*, 4050*, 4350*	150, 200	

*包括跌級樓板上之混凝土填充層厚度

*Inclusive of the thickness of mass concrete fill on sunken slab

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

備註：

Notes:

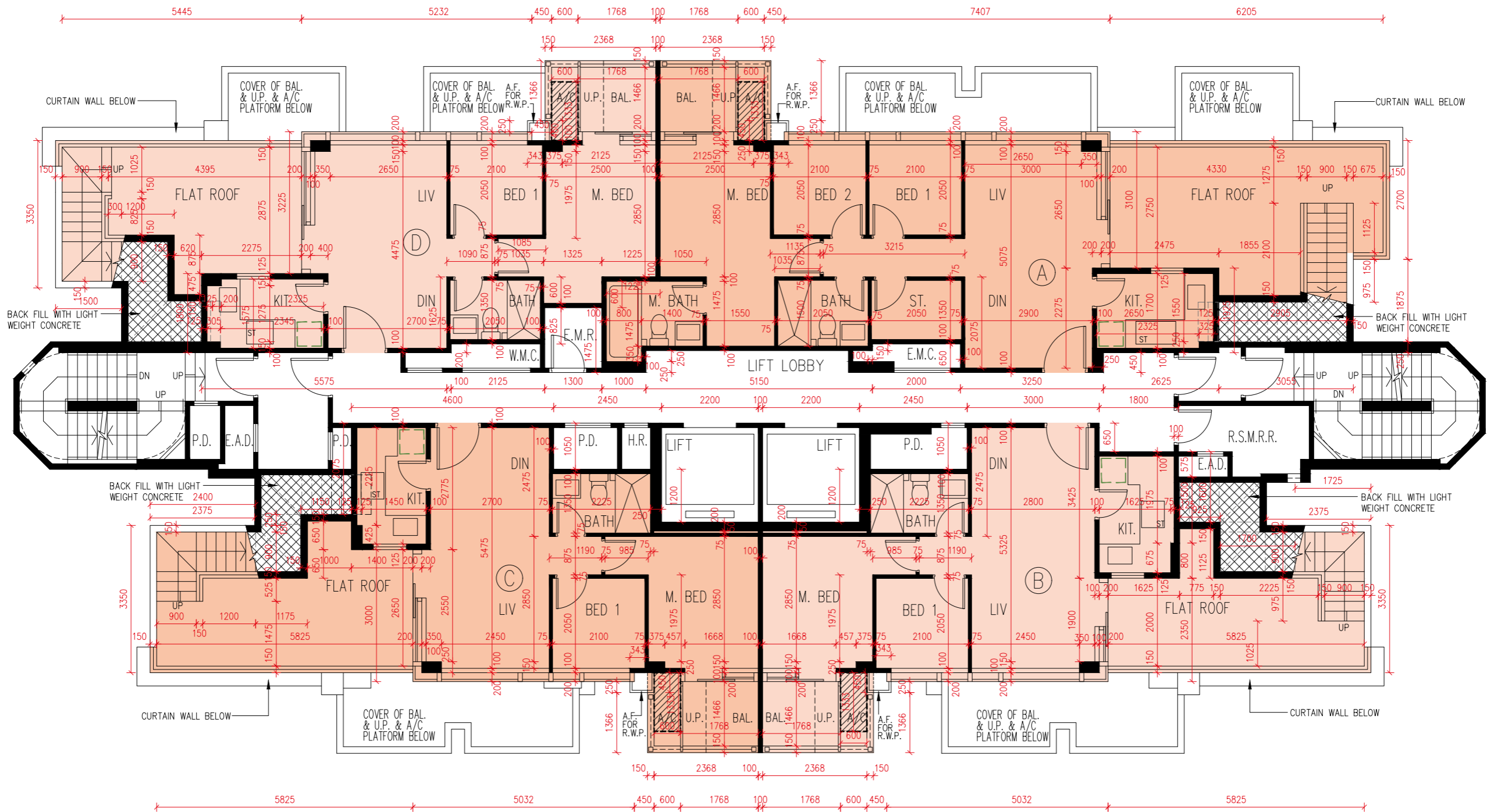
- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖
 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
 Tower 2

27樓
 27/F



圖例 Legend:
 □ 隨樓附送之嵌入式裝置
 □ Built-in Fittings Provided in the Flats

比例：0米(M) 5米(M)
 Scale: 5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
Tower 2

27樓
27/F

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第2座 Tower 2	27樓 27 /F	A	3700, 3900*, 4000, 4000*, 4075*, 4350*	150, 175
		B	3700, 3775*, 3900*, 4000, 4000*, 4050*, 4300*	150, 200
		C	3700, 3775*, 3900*, 4000, 4000*, 4050*	150, 200
		D	3700, 3900*, 4000, 4000*, 4075*, 4350*	150, 175

*包括跌級樓板上之混凝土填充層厚度

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

*Inclusive of the thickness of mass concrete fill on sunken slab

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

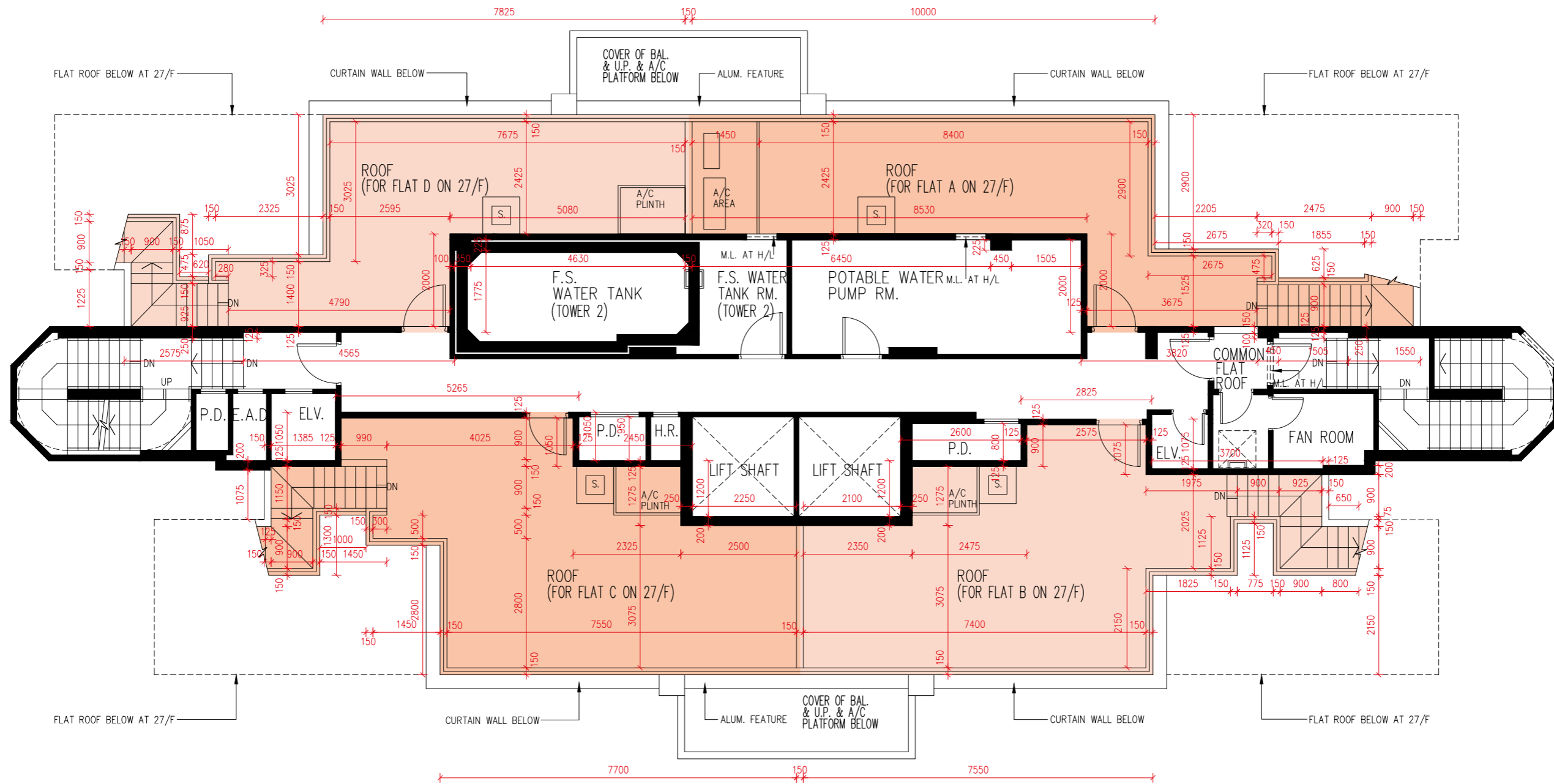
Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目的住宅物業的樓面平面圖
 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
 Tower 2

天台
 Roof



比例：0米(M) 5米(M)
 Scale: 5米(M)

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

第2座
Tower 2

天台
Roof

描述 Description			每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米) The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm)	每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米) The thickness of the floor slabs (excluding plaster) of each residential property (mm)
座 Tower	樓層 Floor	單位 Unit		
第2座 Tower 2	天台 Roof	A	不適用 Not applicable	不適用 Not applicable
		B	不適用 Not applicable	不適用 Not applicable
		C	不適用 Not applicable	不適用 Not applicable
		D	不適用 Not applicable	不適用 Not applicable

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
(不適用於本發展項目)

備註：

- 住宅物業之天花高度將會因應其結構、建築及/或裝修設計上的差異而有所不同。
- 樓面平面圖之尺規所列數字為以毫米標示之建築結構尺寸。
- 請參閱本售樓說明書第21至23頁之圖例以協助閱讀樓面平面圖之名稱和簡稱。

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not Applicable to the Development)

Notes:

- The internal ceiling height within residential properties may vary due to structural, architectural and/or decoration design variations.
- The dimensions in the floor plans are all structural dimensions in millimetre.
- Please refer to pages 21 to 23 of this sales brochure for legend of the terms and abbreviations in studying the floor plans.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1 (1A)	2樓 2/F	A	46.597 (502) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	8.611 (93)	-	-	-	-	-	-
		B	36.371 (391) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	10.821 (116)	-	-	-	-	-	-
		C	32.492 (350) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	8.976 (97)	-	-	-	-	-	-
		D	23.020 (248) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.153 (66)	-	-	-	-	-	-
		E	22.984 (247) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.355 (68)	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1 (1A)	2樓 2/F	F	33.365 (359) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	15.819 (170)	-	-	-	-	-	-
		G	33.896 (365) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	9.700 (104)	-	-	-	-	-	-
		H	33.905 (365) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	9.700 (104)	-	-	-	-	-	-
		J	25.365 (273) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.511 (70)	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1 (1A)	3樓、5樓至12樓、 15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F	A	50.072 (539) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		B	39.871 (429) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		C	35.992 (387) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		D	26.520 (285) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		E	26.484 (285) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積) 平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1 (1A)	3樓、5樓至12樓、 15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F	F	36.865 (397) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		G	37.396 (403) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		H	37.405 (403) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		J	28.860 (311) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1 (1A)	28樓 28/F	A	79.038 (851) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	41.178 (443)	-	-	73.052 (786)	-	-	-
		B	71.831 (773) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	16.039 (173)	-	-	44.228 (476)	-	-	-
		C	67.881 (731) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.787 (116)	-	-	44.671 (481)	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1B) Tower 1 (1B)	2樓 2/F	A	37.977 (409) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	7.059 (76)	-	-	-	-	-	-
		B	33.155 (357) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	10.115 (109)	-	-	-	-	-	-
		C	33.347 (359) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	9.700 (104)	-	-	-	-	-	-
		D	25.100 (270) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	12.945 (139)	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積) 平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1B) Tower 1 (1B)	2樓 2/F	E	23.668 (255) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.69 (72)	-	-	-	-	-	-
		F	30.423 (327) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	8.452 (91)	-	-	-	-	-	-
		G	22.732 (245) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.153 (66)	-	-	-	-	-	-
		H	31.525 (339) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	15.139 (163)	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積) 平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1B) Tower 1 (1B)	3樓、5樓至12樓、 15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F	A	41.477 (446) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		B	36.655 (395) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		C	36.847 (397) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		D	28.600 (308) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1B) Tower 1 (1B)	3樓、5樓至12樓、 15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F	E	27.168 (292) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		F	33.923 (365) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		G	26.232 (282) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		H	35.025 (377) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積) 平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1B) Tower 1 (1B)	28樓 28/F	A	68.537 (738) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	33.968 (366)	-	-	36.012 (388)	-	-	-
		B	48.574 (523) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	9.429 (101)	-	-	48.624 (523)	-	-	-
		C	46.540 (501) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	16.979 (183)	-	-	33.631 (362)	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積) 平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	2樓 2/F	A	33.445 (360) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	9.737 (105)	-	-	-	-	-	-
		B	33.896 (365) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	9.700 (104)	-	-	-	-	-	-
		C	33.896 (365) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	9.700 (104)	-	-	-	-	-	-
		D	33.056 (356) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	16.832 (181)	-	-	-	-	-	-
		E	23.237 (250) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	18.371 (198)	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	2樓 2/F	F	23.042 (248) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.186 (67)	-	-	-	-	-	-
		G	23.555 (254) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.153 (66)	-	-	-	-	-	-
		H	23.536 (253) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.153 (66)	-	-	-	-	-	-
		J	23.041 (248) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	6.186 (67)	-	-	-	-	-	-
		K	30.880 (332) 露台 Balcony : -- (--) 工作平台 Utility Platform : -- (--)	-	-	-	13.454 (145)	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	3樓、5樓至12樓、 15樓至23樓及 25樓至26樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F	A	36.945 (398) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		B	37.396 (403) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		C	37.396 (403) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		D	36.556 (393) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		E	26.712 (288) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)										
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard	
第2座 Tower 2	3樓、5樓至12樓、 15樓至23樓及 25樓至26樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F	F	26.537 (286) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-	
		G	27.055 (291) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-	-
		H	27.036 (291) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-	-
		J	26.536 (286) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-	-
		K	34.355 (370) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

住宅物業的描述 Description of residential property			實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎) Saleable area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積(不計算入實用面積)平方米(平方呎) Area of other specified items (not included in the saleable area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	27樓 27/F	A	63.044 (679) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	18.726 (202)	-	-	33.678 (363)	-	-	-
		B	46.592 (502) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	14.176 (153)	-	-	39.302 (423)	-	-	-
		C	46.093 (496) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	16.223 (175)	-	-	41.207 (444)	-	-	-
		D	44.226 (476) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	-	-	-	15.135 (163)	-	-	30.798 (332)	-	-	-

上述所列之每個住宅物業的實用面積，以及在構成住宅物業的一部分的範圍內的每一個露台、工作平台或陽台(如有的話)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。

上述所列之在構成住宅物業的一部分的範圍內的其他指明項目(如有)的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：

1. 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算，並四捨五入至整數平方呎之方法計算得出，因此與以平方米表述之面積可能有些微差異。
2. 發展項目的住宅物業並無陽台。
3. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) to the extent that it forms part of the residential property set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The areas of other specified items (if any), to the extent they form part of the residential property (not included in the saleable area) set out in the above table are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

1. The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
2. There is no verandah in the residential properties of the Development.
3. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的停車位的樓面平面圖 FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

地庫平面圖 B/F Plan

圖例 Legend



- 住宅停車位
Residential parking spaces
- 住宅電單車停車位
Residential motor cycle parking spaces
- 訪客停車位
Visitors' parking spaces
- ♿ 訪客停車位 (亦作為傷殘人士的暢通易達停車位)
Visitors' parking spaces (which is also an accessible parking space for disabled persons)
- 自行車停車位
Bicycle parking spaces
- 垃圾收集停車位
Parking space for refuse collection operation
- 發展項目的界線
Boundary line of the Development



發展項目中的停車位的樓面平面圖 FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

地下平面圖
G/F Plan

圖例
Legend

-  上落貨停車位
Loading & unloading spaces
-  發展項目的界線
Boundary line of the Development



發展項目中的停車位的樓面平面圖 FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

停車位位置、數目、尺寸及面積表
Schedule of Location, Number, Dimensions and Area of Parking Spaces

樓層 Floor	停車位類別 Type of parking spaces	數目 Total number	每個停車位的尺寸(長 x 闊)(米) Dimensions of each parking space (L x W) (m.)	每個停車位面積(平方米) Area of each parking space (sq.m.)
地庫 B/F	 住宅停車位 Residential parking spaces	60	5 x 2.5	12.5
	 住宅電單車停車位 Residential motor cycle parking spaces	6	2.4 x 1	2.4
	 訪客停車位 Visitors' parking spaces	8	5 x 2.5	12.5
	 訪客停車位 (亦作為傷殘人士的暢通易達停車位) Visitors' parking spaces (which is also an accessible parking space for disabled persons)	2	5 x 2.5	12.5
	 自行車停車位 Bicycle parking spaces	40	1.8 x 0.5	0.9
	 垃圾收集停車位 Parking space for refuse collection operation	1	12 x 5	60
地下 G/F	 上落貨停車位 Loading & unloading spaces	2	11 x 3.5	38.5

臨時買賣合約的摘要

SUMMARY OF PRELIMINARY AGREEMENT FOR SALE AND PURCHASE

1. 在簽署臨時買賣合約時須支付款額為售價之5%的臨時訂金。
 2. 買方在簽署該臨時買賣合約時支付的臨時訂金，會由代表擁有人行事的律師事務所以保證金保存人的身份持有。
 3. 如買方沒有於訂立該臨時買賣合約的日期之後5個工作日內簽立買賣合約 –
 - i) 該臨時買賣合約即告終止；
 - ii) 有關的臨時訂金即予沒收；及
 - iii) 擁有人不得就買方沒有簽立買賣合約而針對買方提出進一步申索。
1. A preliminary deposit of 5% of the purchase price is payable on the signing of the preliminary agreement for sale and purchase.
 2. The preliminary deposit paid by the purchaser on the signing of that preliminary agreement will be held by a firm of solicitors acting for the owner, as stakeholders.
 3. If the purchaser fails to execute the agreement for sale and purchase within 5 working days after the date on which the purchaser enters into that preliminary agreement –
 - i) the preliminary agreement is terminated;
 - ii) the preliminary deposit is forfeited; and
 - iii) the owner does not have any further claim against the purchaser for the failure.

公契的摘要

SUMMARY OF DEED OF MUTUAL COVENANT

1. 發展項目的公用部分

- (a) 「公用地方與設施」指以下項目的總合：(a)「屋苑公用地方與設施」（擬作為發展項目整體業主共同使用及受益的，不是只供發展項目的個別業主或一群業主獨自受益的部分、地方、服務及設施）；(b)「住宅公用地方與設施」（擬作為住宅單位業主和佔用人共同使用及受益的部分、地方、服務及設施）；(c)「停車場公用地方與設施」（擬作為「停車位」（即私人私家車停車位和電單車停車位）和「住宅公用停車位」（即訪客停車位和傷殘人士停車位）業主和佔用人共同使用及受益的部分、地方、服務及設施）；和(d)位於發展項目所建土地內《建築物管理條例》定義的「公用地方」（但特別包括在轉讓的單位內的部分除外）。

「公用地方與設施」包括例如：升降機、康樂地方與設施、綠化範圍、外牆、結構或承重部分等。

- (b) 業主、其租客、僕人、代理、合法佔用人及獲許可人等為了所有有關正當使用與享用其單位的目的可自由進出以及使用公用地方及設施。
- (c) 除非已經取得業主委員會的事先書面批准，業主不得將任何公用地方及設施改作自用或供其受益。
- (d) 公用地方及設施的任何部分不得被阻塞，也不得在其上放置或遺留任何垃圾或其他物品與物件。業主亦不得在該等地方作出或容忍作出或容許作出任何可能或成為對該發展項目其他部分的業主或佔用人造成滋擾的事情。
- (e) 公用地方及設施將專由管理人管理和控制。

2. 分配予發展項目中的每個住宅物業的不分割份數的數目

各住宅物業獲分配有不分割份數。詳細的分配狀況，請參閱下文附表。

分配予發展項目中的每個住宅物業的不分割份數的數目

座數	單位		A	B	C	D	E	F	G	H	J
	樓層										
第1座 (1A)	2樓		475	375	334	236	236	350	349	349	261
	3樓、5樓至12樓、 15樓至23樓及 25樓至27樓		501	399	360	265	265	369	374	374	289
	28樓		904	778	734	-	-	-	-	-	-

座數	單位		A	B	C	D	E	F	G	H
	樓層									
第1座 (1B)	2樓		387	342	343	264	244	312	233	330
	3樓、5樓至12樓、 15樓至23樓及 25樓至27樓		415	367	368	286	272	339	262	350
	28樓		755	544	516	-	-	-	-	-

座數	單位		A	B	C	D	E	F	G	H	J	K
	樓層											
第2座	2樓		344	349	349	348	250	236	242	241	236	322
	3樓、5樓至12樓、 15樓至23樓及 25樓至26樓		369	374	374	366	267	265	271	270	265	344
	27樓		682	519	518	488	-	-	-	-	-	-

附註：不設4樓、13樓、14樓及24樓。

3. 發展項目的管理人的委任年期

管理人的首屆任期為由公契簽署日期起計兩年。管理人的委任可按公契的條文終止。

4. 在發展項目中的住宅物業的擁有人之間分擔管理開支的基準

每名業主須根據其單位分配到的管理份數按公契指明的方式、金額及比例分擔發展項目及土地的管理開支（指按公契管理發展項目及土地時必須地和合理地招致的支出、費用及收費，且須基於管理人擬定之預算）（包括管理人之酬金）。一般而言：

- (a) 業主須按分配到其單位之管理份數之比例分擔管理人認為涉及屋苑公用地方及設施或為了發展項目業主、佔用人、獲許可人或受邀人的共同利益的所有開支。
- (b) 住宅物業業主須按分配到其住宅物業之管理份數之比例分擔管理人認為涉及住宅公用地方及設施或為了住宅物業業主、佔用人、獲許可人或受邀人的共同利益的所有開支。
- (c) 下述將構成(b)提及的開支：

數額相等於管理人認為涉及停車場公用地方及設施或為了停車位及住宅公用停車位業主和佔用人的共同利益的，是由於住宅公用停車位使用停車場公用地方及設施所產生的所有開支的18.5%。

公契的摘要 SUMMARY OF DEED OF MUTUAL COVENANT

每個住宅物業之管理份數相等於其獲分配之不分割份數，唯發展項目不分割份數總數(202,822)與發展項目管理份數總數(201,822)不同。發展項目住宅物業之管理份數總數為201,030。

5. 計算管理費按金的基準

管理費按金相等於三個月之管理開支。

6. 擁有人（即賣方）在發展項目中保留作自用的範圍（如有的話）

本發展項目並無《一手住宅物業銷售條例》（第621章）附表1第1部第14(2)(f)條所提及之擁有人在發展項目中保留作自用的範圍。

公契的摘要

SUMMARY OF DEED OF MUTUAL COVENANT

1. Common Parts of the Development

- (a) Common Areas and Facilities means collectively: (a) the Estate Common Areas and Facilities (those parts, areas, services and facilities which are intended for common use and benefit of the owners of the Development as a whole and not for the sole benefit of any owner or group of owners of the Development); (b) the Residential Common Areas and Facilities (those parts, areas, services and facilities which are intended for common use and benefit of the owners and occupiers of the residential units); (c) the Carpark Common Areas and Facilities (those parts, areas, services and facilities which are intended for common use and benefit of the owners and occupiers of the Parking Spaces (i.e. private parking spaces for motor vehicles or motorcycles) and the Residential Common Parking Spaces (i.e. visitors' parking spaces and parking spaces for disabled persons)); and (d) such areas within the meaning of "common parts" as defined in the Building Management Ordinance within the land on which the Development is constructed (save and except such part(s) as specifically included in a Unit assigned).

Common Areas and Facilities include, e.g. lifts, recreational areas and facilities, greenery areas, external walls, structural or loading bearing elements, etc.

- (b) Owners, their tenants, servants, agents, lawful occupants and licensees etc. have the right to go pass or repass over and along and to use the Common Areas and Facilities for all purposes connected with the proper use and enjoyment of his Unit.
- (c) No Owner shall convert any part or parts of the Common Areas and Facilities to his own use or for his own benefit unless prior written approval of the Owners' Committee has been obtained.
- (d) No part of the Common Areas and Facilities shall be obstructed nor shall any refuse or other matter or things be placed or left thereon and no owner shall do or suffer or permit to be done anything in such areas as may be or become a nuisance to any other owners or occupiers of any other part of the Development.
- (e) The Common Areas and Facilities shall be under the exclusive management and control of the Manager.

2. Number of Undivided Shares assigned to each residential property in the Development

Undivided Shares are allocated to each residential property. They are set out in the table below.

Number Of Undivided Shares Allocated to Each Residential Property in the Development

Tower	Flat Floor	A	B	C	D	E	F	G	H	J
		Tower 1 (1A)	2/F	475	375	334	236	236	350	349
3/F, 5/F-12/F, 15/F-23/F and 25/F - 27/F	501		399	360	265	265	369	374	374	289
28/F	904		778	734	-	-	-	-	-	-

Tower	Flat Floor	A	B	C	D	E	F	G	H
		Tower 1 (1B)	2/F	387	342	343	264	244	312
3/F, 5/F-12/F, 15/F-23/F and 25/F - 27/F	415		367	368	286	272	339	262	350
28/F	755		544	516	-	-	-	-	-

Tower	Flat Floor	A	B	C	D	E	F	G	H	J	K
		Tower 2	2/F	344	349	349	348	250	236	242	241
3/F, 5/F-12/F, 15/F-23/F and 25/F - 26/F	369		374	374	366	267	265	271	270	265	344
27/F	682		519	518	488	-	-	-	-	-	-

Note: No designations of 4th, 13th, 14th and 24th floors.

3. Term of years for which the Manager of the Development is Appointed

The Manager will be appointed for an initial term of two years from the date of the DMC. The appointment of the Manager may be terminated according to the provisions of the DMC.

4. Basis on which the Management Expenses are shared among the owners of residential properties in the Development

Each owner shall contribute towards the management expenses (which shall be the expenses, costs and charges necessarily and reasonably incurred in the management of the Development and the Land under the DMC, and shall be based on the budget prepared by the Manager) (including the Manager's remuneration) of the Development and the Land in such manner, amount and proportion as provided in the DMC by reference to the Management Shares allocated to his Unit. In general:

- (a) The owners shall contribute towards all expenditure which in the opinion of the Manager is specifically referable to the Estate Common Areas and Facilities or for the common benefit of the owners, occupiers, licensees or invitees of the Estate in proportion to the Management Shares allocated to their Units.
- (b) The owners of residential properties shall contribute towards all expenditure which in the opinion of the Manager is specifically referable to the Residential Common Areas and Facilities or for the

公契的摘要

SUMMARY OF DEED OF MUTUAL COVENANT

common benefit of the owners, occupiers, licensees or invitees of the Residential Units in proportion to the Management Shares allocated to their Residential Units.

(c) The following will form part of the expenditure referred to in (b):

an amount equal to 18.5% of all expenditure which in the opinion of the Manager is specifically referable to the Carpark Common Areas and Facilities or for the common benefit of the Owners and occupiers of both the Parking Spaces and the Residential Common Parking Spaces, being expenditure attributable to the use of the Carpark Common Areas and Facilities by the Residential Common Parking Spaces.

The number of Management Shares of a residential property is the same as the number of Undivided Shares allocated to that residential property. However, the total number of Undivided Shares in the Development (202,822) is different from the total number of Management Shares in the Development (201,822). The total number of Management Shares of the residential properties in the Development is 201,030.

5. Basis on which the Management Fee Deposit is fixed

The amount of Management Fee Deposit is 3 months' monthly management expenses.

6. Area (if any) in the Development retained by the owner (i.e. the Vendor) for its own use

There is no area in the Development which is retained by the owner for that owner's own use as referred to in section 14(2)(f), Part 1, Schedule 1 of Residential Properties (First-hand Sales) Ordinance (Cap. 621).

批地文件的摘要

SUMMARY OF LAND GRANT

1. 發展項目所位於的土地的地段編號：

丈量約份第116約地段第5384號

2. 有關租契規定的年期：

由2021年8月3日起計50年

3. 適用於該土地的用途限制：

(a) 該地段或其任何部分或其上之建築物或其任何部分不得用作私人住宅用途以外之用途。

(b) 該地段內不得搭建或建造任何墳墓或骨灰龕，亦不可安葬或放置任何人類遺體或動物遺骸，不論置於陶泥金塔或骨灰盅或以其他方式安葬或放置等亦然。

4. 按規定須興建並提供予政府或供公眾使用的設施：

(a) 在批地文件所夾附的圖則I上以綠色顯示並須由承授人鋪設及塑造的若干公共道路的部分（「綠色範圍」）；以及地政總署署長（「署長」）全權酌情要求須由承授人提供及建造致使綠色範圍可建造建築物及供車輛和行人往來的橋樑、隧道、高架道路、下通道、溝渠、高架橋、行車天橋、行人路、道路或其他構築物（統稱「該等構築物」）。

5. 有關承授人在該土地內外鋪設、塑造或作環境美化的任何範圍，或興建或維持任何構築物或設施的責任：

(a) 發展項目須於2026年9月30日或之前建成至適宜佔用。

(b) 承授人須於批租年期內：(i) 按經批准之設計和規劃及經批准之建築圖則保養所有建築物，不得作出變更或改動；及(ii) 保養所有建築物修葺及狀態良好堅固。

(c) 如任何批地文件條款訂明需要拓建的私家街、私家路及後巷仍屬於批地文件協定批授的範圍，承授人應自費在該處提供照明、路面、路緣石、排水渠、渠道及進行保養工程，致使署長在各方面滿意。署長可基於公眾利益按需要在該處執行或達致執行路燈安裝及維修工程，承授人須承擔路燈安裝工程的資本開支，並且允許工人和車輛自由進出該土地範圍，以便安裝及維修路燈。

(d) (1) 承授人須：

(i) 於2026年9月30日或之前或經署長批准的其他期限內，自費以署長批准的方式和物料，按署長批准的標準、高度、定線及設計，致使署長在各方面滿意；

(I) 鋪設及塑造綠色範圍；及

(II) 提供及建造該等構築物；

致使綠色範圍可建造建築物及供車輛和行人往來；

(ii) 於2026年9月30日或之前或經署長批准的其他期限內，自費於綠色範圍鋪設路面、建造路緣及渠道，以及按署長要求為此等設施提供溝渠、污水管、排水渠、有管道接駁總水管的消防栓、街燈、交通標誌、街道設施及道路標記，致使署長滿意；及

(iii) 自費保養綠色範圍、該等構築物及在該處所建造、安裝及提供之所有構築物、表面、溝渠、污水管、排水渠、消防栓、服務設施、街燈、交通標誌、街道設施、道路標記及植物，以令署長滿意，直至綠色範圍的管有權按照批地文件條款交回予政府。

(2) 若承授人未能履行本分段(1)之責任，政府可進行所需之工程，惟費用由承授人支付，就此承授人須應政府要求向政府繳付一筆款項，數額等於上述工程之費用，該數額由署長釐定，此決定為最終決定並對承授人具約束力。

(3) 就任何對承授人或任何其他人士造成或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，不論是否因承授人履行本分段(1)的責任或政府行使本分段(2)的權利或其他原因而引起或附帶的，政府概不承擔任何責任；承授人亦不得針對政府就該等損失、損壞、滋擾或干擾提出任何申索。

(e) 僅為了進行段(d)指明須進行的工程，承授人將於批地文件日期該日被給予綠色範圍的管有權。綠色範圍須應政府要求交回政府，但無論如何，若署長發出信件表示批地文件各項條款已妥為履行致使其滿意，綠色範圍即被視為已於發信當天被承授人交回政府。承授人須在其管有綠色範圍期間的所有合理時間內，容許政府及公眾車輛及行人自由出入綠色範圍，致使署長在各方面滿意，並確保其通行不受根據分段(d)進行的或其他工程干擾或阻礙。

(f) 未經署長事先書面同意，承授人不得使用綠色範圍作儲存用途或任何臨時構築物之建造或任何除進行段(d)指明之工程外之用途。

(g) (1) 承授人須在其管有綠色範圍期間的所有合理時間內：

(i) 允許政府、署長、其官員、承辦商及代理及其他獲署長授權人士有權進出往返及穿越該地段及綠色範圍，以便視察、檢查及監督任何須按分段(d)(1)進行的工程，及進行、視察、檢查及監督根據分段(d)(2)進行的工程及任何其他署長認為有需要在綠色範圍內進行的工程；

(ii) 允許政府及獲政府授權的相關公共事業公司應其要求進出、往返及穿越該地段及綠色範圍，以供其在綠色範圍或任何毗連土地之內、之上或之下進行任何工程，包括但不限於鋪設及於其後保養管道、電線、導管、電纜管道及其他傳導媒體及為向該地段或任何毗連或鄰近土地或處所提供電訊、電力、氣體（如有）及其他服務而所需的附屬

批地文件的摘要 SUMMARY OF LAND GRANT

設備。承授人須就有關任何上述於綠色範圍內進行之工程之所有事宜與政府及政府妥為授權的有關公共事業公司通力合作；及

(iii) 允許水務監督之官員或其他獲其授權之人士應其要求進出、往返及穿越該地段及綠色範圍，以進行任何與綠色範圍內之水務設施之操作、保養、維修、更換及改動有關的工程；

(2) 就任何因政府、署長、其官員、承辦商及代理及任何其他按本分段(1)獲授權之任何人士或公共事業公司行使權利引起或附帶的，對承授人所造成或承授人蒙受的損失、損壞、滋擾或干擾，政府、署長、其官員、承辦商及代理及任何其他按本分段(1)獲授權之任何人士或公共事業公司概不承擔任何責任。

(h) 受制於批地文件各項條款，如該地段或其任何部分進行發展或重建：

(i) 在不影響批地文件條款的前提下，承授人應自費將一圖則提交屋宇署署長（「屋宇署署長」）以獲得其書面批准，該圖則顯示將於其中或其內提供和保養綠化（包括但不限於提供帶土基的活體植物）的該地段或在該地段之已或將建立的建築物之一部分或多於一部分（「綠化範圍」）、綠化範圍的佈局和大小以及屋宇署署長可全權酌情要求或指定的其他資訊（包括但不限於綠化範圍建築工程的位置和詳情）（該項連圖則之提交以下簡稱「該項綠化提交」）。屋宇署署長就關於何者構成該項綠化提交下之綠化提供及該地段或在該地段之已或將建立的建築物之何一部分或何等部分構成綠化範圍的決定是最終決定，對承授人具有約束力。（上述獲屋宇署署長批准的提交以下簡稱「核准綠化提交」）；

(ii) 承授人應根據核准綠化提交自費進行並完成綠化範圍的建築工程及於之後保養綠化範圍，致使署長在各方面滿意。未經屋宇署署長的事先書面批准，不得對核准綠化提交或顯示綠化範圍的圖則進行任何修改、變更、更改、改動或替代。

(i) 承授人須自費保養該地段內按批地文件條款獲豁免計算總樓面面積的康樂設施及附屬設施（「獲豁免設施」）修葺及狀態良好堅固，並須運作獲豁免設施致使署長滿意。獲豁免設施只准供發展項目的住客及其真實訪客使用，並不得供其他人士使用。

(j) 承授人須自費於該地段內按核准園景設計總圖（即承授人按批地文件條款規定呈交署長以供核准及顯示有關該地段園景美化的建議）進行園景美化工程，並於其後自費將之保持及保養至安全、清潔、整齊、井然及健康的狀態，致使署長滿意。

(k) (i) 須於該地段內按指定比率提供若干車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌之汽車停泊（「住客停車位」），致使運輸署署長（以下簡稱「運輸署署長」）滿意。

(ii) 須按指定比率提供若干額外車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌之汽車停泊（「訪客停車位」）。

(iii) 承授人須遵照建築事務監督所要求或批准，從上述分段(i)及(ii)所提供之車位之中按指定

比率保留及指定若干車位，以供按《道路交通條例》、其附屬規例及任何修訂法例定義的傷殘人士之汽車停泊（「傷殘人士停車位」）。

(l) 須於該地段內按一指定比率提供若干車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌之電單車停泊（「電單車停車位」），致使運輸署署長滿意。

(m) 須於該地段內按一指定比率提供若干車位，以供單車停泊，致使運輸署署長滿意。

(n) 須於該地段內按一定比率提供若干車位供貨車上落貨，致使運輸署署長滿意，且該等車位不得用作與發展項目相關的貨車上落貨之外的其他用途。

(o) 承授人須按經署長批准並存放於運輸署署長處之車場布局圖保養所有停車位、上落貨車位及其他範圍，包括但不限於升降機、樓梯平台及轉轉及通道地方。

(p) (i) 承授人確認一條450毫米的U型排水渠（「排水渠」）沿著、穿過或位於批地文件所夾附的圖則I上以粉紅色黑斜線黑點顯示的地段範圍下方，該U型排水渠在批地文件所夾附的圖則I上以橙色線顯示。承授人須在整個批地文件批租年期內，保養該部分範圍內的排水渠，致使署長滿意。若該責任未履行完畢（政府的意見為最終決定並對承授人具約束力），政府可進行所需之工程，惟費用由承授人支付，承授人須允許政府、其官員、僱員和代理人以及其授權的任何其他人士自由進出批地文件所夾附的圖則I上以粉紅色黑斜線黑點及粉紅色黑點顯示的地段範圍（分別稱為「粉紅色黑斜線黑點範圍」和「粉紅色黑點範圍」），不論是否攜同工具、車輛或設備，以進行保養。

(ii) 承授人不得在該地段開發或佔用過程中干擾或損壞排水渠。如有違反本分段的情況，承授人須自費修復排水渠，致使渠務署署長滿意，但這無損政府就該違約可享之任何權利或補助。儘管有上述規定，承授人可自費將位於粉紅色黑斜線黑點範圍內的部分排水渠改道或移走，致使署長滿意。為避免歧義，在上述改道和拆除工程之後，承授人應負責保養位於粉紅色黑斜線黑點範圍內或該地段其他部分內的排水渠任何部分。

(iii) 就任何對承授人或任何其他人士造成或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，不論是否因排水渠的存在、因政府、其官員、僱員及代理及任何其他獲其授權人士行使本分段(i)下授予的進出、往返及穿越該土地的權利、履行本分段(i)及(ii)下的保養責任、進行本分段(ii)下的改道、拆除工程引起或附帶的，政府、其官員、僱員及代理及任何其他獲其授權人士概不承擔任何責任；承授人亦不得針對政府、其官員、僱員及代理及任何其他獲其授權人士就該等損失、損壞、滋擾或干擾提出任何申索。

(iv) 承授人須就直接或間接因本分段(ii)下的排水渠改道及拆除工程而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序彌償政府及使其維持獲彌償。

(q) 若有或曾有任何土地之削去、清除或後移，或任何種類的堆土、填土或斜坡整理工程，不論該等工程是否已獲署長事先書面同意，不論處於該地段內或任何政府土地上，不論其目的是為塑造、平整或發展該地段或承授人於批地文件條款下須進行的其他工程或為任何其他目的而進行，承授人須自費進行及建造該等有需要之斜坡整理工程、擋土牆或其他支撐、防護措施、排

批地文件的摘要 SUMMARY OF LAND GRANT

水系統或附屬或其他工程，以保護及支持該地段內的該等土地及任何相鄰或毗連之政府土地或已出租土地，及排除及預防其後發生的任何泥土剝落、山泥傾瀉或土地下陷。承授人須在整個批地文件批租年期內，自費保養上述土地、斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程，並保持在良好和修繕妥當的狀態，致使署長滿意。若由於承授人進行的塑造、平整、發展或者其他工程或其他任何原因而於任何時間內造成任何泥土剝落、山泥傾瀉或土地下陷，不論處於或來自該地段內任何土地或來自任何相鄰或毗連之政府土地或已出租土地，承授人須自費修葺使之恢復原狀致使署長滿意，並須就直接或間接因該等泥土剝落、山泥傾瀉或土地下陷而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序彌償政府、其代理及承辦商及使其維持獲彌償。署長有權書面要求承授人進行、建造及保養上述土地、斜坡整理工程、擋土牆、或其他支撐、防護措施和排水系統或附屬或其他工程，或就任何泥土剝落、山泥傾瀉或土地下陷進行修葺使之恢復原狀，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可立即執行和進行任何有需要的工程，而承授人須應要求向政府償還該工程的費用並連同任何行政及專業收費及開支。

- (r) 若於發展或重新發展該地段或其任何部分時曾安裝預應力地錨，承授人須於該等預應力地錨的使用期限內自費進行定期保養及定期監測致使署長滿意，並且在署長不時全權酌情要求時提交上述監測的報告及資料。如承授人忽略或未能進行所須的監測工程，署長可立即執行和進行所須的工程，而承授人須應要求向政府歸還該工程的費用。
- (s) 倘若該地段或其他受開發該地段所影響的區域之泥土、廢土、瓦礫、建築廢料或建材（「該等廢料」）遭侵蝕、沖洗或傾倒在公共巷徑或道路上，或路旁暗渠、前濱或海牀、污水渠、雨水渠或溝渠或其他政府物業（「該等政府物業」），承授人須自費清理該等廢料並修葺該等廢料對該等政府物業造成的損壞。承授人須就直接或間接因上述侵蝕、沖洗或傾倒對私人物業造成的任何損壞或滋擾而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序彌償政府及使其維持獲彌償。署長可以（惟沒有義務）應承授人要求清理該等廢料並修葺該等廢料對該等政府物業造成的損壞，而承授人須應要求向政府支付有關費用。
- (t) 承授人須自費建造及保養署長認為必要的排水渠及溝渠（不論位於該地段範圍內或政府土地上亦然），以將落在或流經該地段上的雨水截流並排送至就近的河道、集水井、溝渠或政府雨水渠，致使署長滿意。承授人須就直接或間接因上述雨水造成的任何損壞或滋擾而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序承擔全部責任並向政府及其官員作出彌償及使其維持獲彌償。

6. 對買方造成負擔的租用條件

- (a) 未經署長事先書面批准，不得移除或干擾該地段上或其相鄰所生長的樹木。署長於給予批准時可附加他認為合適之移植、補償環境美化或重新種植條件。
- (b) (I) 住客停車位及訪客停車位不得用作停泊按《道路交通條例》、其附屬規例及修訂法例獲發牌之汽車之外的其他用途，尤其不得用作存放、展示或展覽汽車作招售等用途或作提供汽車清潔及美容服務之用途。

- (ii) 傷殘人士停車位不得用作停泊按《道路交通條例》、其附屬規例及任何修訂法例所定義的傷殘人士之汽車之外的其他用途，尤其不得用作存放、展示或展覽汽車作招售等用途或作提供汽車清潔及美容服務之用途。
- (iii) 電單車停車位不得用作停泊按《道路交通條例》、其附屬規例及修訂法例獲發牌之電單車之外的其他用途，尤其不得用作存放、展示或展覽汽車作招售等用途或作提供汽車清潔及美容服務之用途。

(c) 住客停車位及電單車停車位不得轉讓，除非：

- (i) 連同發展項目的住宅單位轉讓；或
- (ii) 轉讓予發展項目的住宅單位之擁有人。

但於任何情況下，轉讓予任何一個發展項目住宅單位的擁有人的住客停車位及電單車停車位總數不得多於3個。

(d) 承授人確認與該地段相鄰的以下結構：

- (i) 位於十八鄉道行人道、在批地文件所夾附的圖則I上以紅色線顯示的隔音屏障一部分；及
- (ii) 毗鄰沿十八鄉道與大塘道的地段邊界並附有構築物、在批地文件所夾附的圖則I上顯示的擋土牆的一部分。

上述隔音屏障部分和在其上設置或將設置相關構築物的擋土牆分別稱為「隔音屏障」和「擋土牆」。政府不會因隔音屏障及擋土牆而對承授人所造成或承授人蒙受的損壞、滋擾或干擾承擔任何責任或法律責任，承授人進一步確認其在下文段(e)中規定的義務。

- (e) 承授人不得在該地段開發或佔用過程中干擾、損壞或改造隔音屏障及擋土牆。如有違反本分段的情況，承授人須自費修復隔音屏障及擋土牆，致使路政署署長滿意，但這無損政府就該違約可享之任何權利或濟助。
- (f) 承授人須在整個批地文件批租年期內，允許政府、其官員、僱員和代理人以及其授權的任何其他人士自由進出批地文件所夾附的圖則I上以粉紅色黑斜線顯示的地段範圍（「粉紅色黑斜線範圍」），不論是否攜同工具、車輛或設備，以保養隔音屏障及擋土牆。
- (g) 承授人特此確認該地段底下可能有含溶洞大理石，並接納任何發展或重新發展該地段均須要進行廣泛的岩土工程勘察。承授人進一步接納此等調查可能揭示在該地段進行所需工程時，需要由具備經驗的岩土工程師高度參與涉及的岩土工程設計和監督工作。承授人亦確認所有就岩土工程勘察、設計工作、建築、監督或其他有關事項的成本、開支、收費或其他費用均屬承授人之個人責任，政府將無須就有關成本、開支、收費或其他費用負上任何責任。

批地文件的摘要 SUMMARY OF LAND GRANT

- (h) 承授人須於任何時候，特別是於進行建造、保養、更新或維修工程（「該等工程」）時，採取或安排採取恰當及足夠的謹慎、技巧及預防措施，以免使置於或行經該地段、綠色範圍或其任何組合或其任何部分之上、之下或相鄰的任何政府或其他現存的排水渠、水道或河道、主水管、道路、行人徑、街道設施、污水渠、溝渠、管道、電纜、電線、公用服務或任何其他工程或裝置（「該等服務」）遭受損壞、干擾或阻礙。承授人須於進行任何該等工程前進行或安排進行所需的適當搜查及勘探，以確定該等服務之位置及高度，及須就如何處理或會受該等工程影響之該等服務向署長提交書面建議書供其就各方面批核，且不得於署長就該等工程及上述建議書發出書面批准前進行任何工程。承授人須遵守及自費達成署長於發出上述批准時可就該等服務施加的要求，包括任何必要的改道、重鋪或恢復原狀的成本。承授人須自費在各方面維修、修葺使恢復原狀所有由該等工程以任何方式引起的對該地段、綠色範圍或其任何組合或其任何部分或任何該等服務造成的損壞、干擾或阻礙，致使署長滿意（溝渠、污水渠、雨水渠或主水管除外，其之修葺須由署長進行（除非署長另有決定），且承授人須應政府要求向其支付上述工程之費用）。若承授人未能對該地段、綠色範圍或其任何組合或其任何部分或任何該等服務進行任何所需之改道、重鋪、維修、修葺及使之恢復原狀致使署長滿意，署長可進行其認為有需要之改道、重鋪、維修、修葺及使之恢復原狀，且承授人須應政府要求向其支付上述工程之費用。
- (i) 當承授人未能或忽略履行、遵守或遵從批地文件條款，政府有權收回及重新管有該地段或其任何部分以及所有或任何於該地段或其任何部分上之建築物、搭建物或工程。當該地段被收回：
(a) 承授人在該地段被收回之部分之權利將完全地告停止或終結；(b) 承授人無權獲得任何地價退款、就該地段及其上之建築物的價值之任何款項或賠償，或承授人在整地、地盤平整或發展該地段中花費的任何金額；及(c) 政府之任何其他權利、濟助及申索將不受影響。
- (j) 見上文第5段。

備註：

1. 本節中提述「承授人」一詞指批地文件中的承授人和如文意允許或要求包括其遺囑執行人、遺產管理人、承讓人及（如為法團）其繼承人和承讓人。
2. 本節中提述「該地段」一詞指批地文件中的地段（即「該土地」）。

批地文件的摘要 SUMMARY OF LAND GRANT

1. The lot number of the land on which the Development is situated:

Lot No. 5384 in Demarcation District No. 116

2. The term of years under the lease:

50 years from 3 August 2021

3. The user restrictions applicable to that land:

- (a) The lot or any part thereof or any building or part of any building erected or to be erected thereon shall not be used for any purpose other than for private residential purposes.
- (b) No grave or columbarium shall be erected or made on the lot, nor shall any human remains or animal remains whether in earthenware jars, cinerary urns or otherwise be interred therein or deposited thereon.

4. Facilities that are required to be constructed and provided for the Government, or for public use:

- (a) Such portion of public roads shown coloured green on PLAN I annexed to the Land Grant (“the Green Area”) which are required to be laid and formed by the Grantee; and such bridges, tunnels, over-passes, under-passes, culverts, viaducts, flyovers, pavements, roads or such other structures as the Director of Lands (“the Director”) may in his sole discretion require which are required to be provided and constructed by the Grantee (collectively “the Structures”) so that building, vehicular and pedestrian traffic may be carried on within the Green Area.

5. The grantee's obligations to lay, form or landscape any areas, or to construct or maintain any structures or facilities, within or outside that land:

- (a) The Development is required to be completed and made fit for occupation on or before 30 September 2026.
- (b) The Grantee shall throughout the tenancy: (i) maintain all buildings in accordance with the approved design and disposition and any approved building plans without variation or modification thereto; and (ii) maintain all buildings erected in good and substantial repair and condition.
- (c) If any private streets, roads and lanes which are required to be formed by the provisions of the Land Grant remain part of the area to be leased, they shall be lighted, surfaced, kerbed, drained, channelled and maintained by and at the expense of the Grantee in all respects to the satisfaction of the Director and the Director may carry out or cause to be carried out the installation and maintenance of road lighting for the sake of public interest as required. The Grantee shall bear the capital cost of installation of road lighting and allow free ingress and egress to and from the area to be leased to workmen and vehicles for the purpose of installation and maintenance of the road lighting.

(d) (1) The Grantee shall:

- (i) on or before the 30 September 2026 or such other date as may be approved by the Director, at his own expense, in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in all respects to the satisfaction of the Director:

(I) lay and form the Green Area; and

(II) provide and construct the Structures

so that building, vehicular and pedestrian traffic may be carried on the Green Area;

- (ii) on or before the 30 September 2026 or such other date as may be approved by the Director, at his own expense and to the satisfaction of the Director, surface, kerb and channel the Green Area and provide the same with such gullies, sewers, drains, fire hydrants with pipes connected to water mains, street lights, traffic signs, street furniture and road markings as the Director may require; and

- (iii) maintain at his own expense the Green Area together with the Structures and all structures, surfaces, gullies, sewers, drains, fire hydrants, services, street lights, traffic signs, street furniture, road markings and plant constructed, installed and provided thereon or therein to the satisfaction of the Director until such time as possession of the Green Area has been re-delivered in accordance with the provisions of the Land Grant.

- (2) In the event of the non-fulfilment of the Grantee’s obligations under subparagraph (1), the Government may carry out the necessary works at the cost of the Grantee who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination shall be final and binding upon the Grantee.

- (3) The Government shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Grantee or any other person whether arising out of or incidental to the fulfilment of the Grantee’s obligations under subparagraph (1) or the exercise of the rights by the Government under subparagraph (2) or otherwise, and no claim whatsoever shall be made against the Government by the Grantee in respect of any such loss, damage, nuisance or disturbance.

- (e) For the purpose only of carrying out the necessary works specified in paragraph (d), the Grantee shall on the date of the Land Grant be granted possession of the Green Area. The Green Area shall be re-delivered to the Government on demand and in any event shall be deemed to have been re-delivered to the Government by the Grantee on the date of a letter from the Director indicating that the Conditions of the Land Grant have been complied with to his satisfaction. The Grantee shall at all reasonable times while he is in possession of the Green Area allow free access over and along the Green Area for all Government and public vehicular and pedestrian traffic and shall ensure that such access shall not be interfered with or obstructed by the carrying out of the works whether under subparagraph (d) or otherwise.

- (f) The Grantee shall not without the prior written consent of the Director use the Green Area for the purpose of storage or for the erection of any temporary structure or for any purposes other than the carrying out of the works specified in paragraph (d) hereof.

批地文件的摘要 SUMMARY OF LAND GRANT

- (g) (1) The Grantee shall at all reasonable times while he is in the possession of the Green Area:
- (i) permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director, the right of ingress, egress and regress to, from and through the lot and the Green Area for the purpose of inspecting, checking and supervising any works to be carried out in compliance with subparagraph (d)(1) and the carrying out, inspecting, checking and supervising of the works under subparagraph (d)(2) and any other works which the Director may consider necessary in the Green Area;
 - (ii) permit the Government and the relevant public utility companies authorized by the Government the right of ingress, egress and regress to, from and through the lot and the Green Area as the Government or the relevant public utility companies may require for the purpose of any works to be carried out in, upon or under the Green Area or any adjoining land including but not limited to the laying and subsequent maintenance of all pipes, wire, conduits, cable-ducts and other conducting media and ancillary equipment necessary for the provision of telephone, electricity, gas (if any) and other services intended to serve the lot or any adjoining or neighbouring land or premises, and the Grantee shall co-operate fully with the Government and also with the relevant public utility companies duly authorized by the Government on all matters relating to any of the aforesaid works to be carried out within the Green Area; and
 - (iii) permit the officers of the Water Authority and such other persons as may be authorized by them the right of ingress, egress and regress to, from and through the lot and the Green Area as the officers of the Water Authority or such authorized persons may require for the purpose of carrying out any works in relation to the operation, maintenance, repairing, replacement and alteration of any other waterworks installations within the Green Area.
- (2) The Government, the Director and his officers, contractors and agents and any persons or public utility companies duly authorized under subparagraph (1) shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Grantee or any person arising out of or incidental to the exercise of the rights by the Government, the Director and his officers, contractors and agents and any persons or public utility companies duly authorized under subparagraph (1).
- (h) Subject to the Conditions of the Land Grant, upon development or redevelopment of the lot or any part thereof:
- (i) Without prejudice to the provisions of Land Grant, the Grantee shall at his own expense submit to the Director of Buildings (“the D of B”) for his written approval a plan indicating such portion or portions of the lot or building or buildings erected or to be erected thereon at or within which greening (including but not limited to the provision of live plants with soil base) will be provided and maintained (“the Greenery Area”), the layout and size of the Greenery Area and such other information (including but not limited to the location and particulars of the building works for the Greenery Area) as the D of B may require or specify at his sole discretion (which submission with plan is hereinafter referred to as “the Greenery Submission”). The decision of the D of B as to what constitutes the provision of greening under the Greenery Submission and which portion or portions of the lot or building or buildings constitute the Greenery Area shall be final and binding on the Grantee. The aforesaid submission as approved by the D of B is hereinafter referred to as “the Approved Greenery Submission”;
 - (ii) the Grantee shall at his own expense implement and complete the building works for the Greenery Area in accordance with the Approved Greenery Submission and shall thereafter maintain the same in all respects to the satisfaction of the D of B. No amendment, variation, alteration, modification or substitution of the Approved Greenery Submission or the plan indicating the Greenery Area shall be made without the prior written approval of the D of B.
- (i) The Grantee shall at his own expense maintain the recreational facilities and facilities ancillary thereto within the lot which are exempted from the gross floor area calculation pursuant to the provisions of the Land Grant (“the Exempted Facilities”) in good and substantial repair and condition and shall operate the Exempted Facilities to the satisfaction of the Director. The Exempted Facilities shall only be used by the residents of the Development and their bona fide visitors and by no other persons.
- (j) The Grantee shall at his own expense landscape the lot in accordance with the approved landscape plan (i.e. a plan required by the provisions of the Land Grant to be submitted by the Grantee to the Director for his approval indicating landscaping proposals for the lot) and shall thereafter at his own expense keep and maintain the landscaped works in a safe, clean, neat, tidy and healthy condition all to the satisfaction of the Director.
- (k) (i) Spaces shall be provided within the lot to the satisfaction of the Commissioner for Transport (the “C for T”) for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation according to a prescribed rate (“the Residential Parking Spaces”).
- (ii) Additional spaces for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation shall be provided according to a prescribed rate (“the Visitors’ Parking Spaces”).
- (iii) Out of the spaces provided under subparagraph (i) and (ii) above, the Grantee shall reserve and designate spaces for the parking of motor vehicles by disabled persons as defined in the Road Traffic Ordinance, any regulations made thereunder and any amending legislation as the Building Authority may require or approve (“the Parking Spaces for Disabled Persons”).
- (l) Spaces shall be provided within the lot to the satisfaction of the C for T for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation according to a prescribed rate (“the Motor Cycle Parking Spaces”).
- (m) Spaces shall be provided within the lot to the satisfaction of the C for T for the parking of bicycles according to a prescribed rate.
- (n) Spaces shall be provided within the lot to the satisfaction of the C for T for the loading and unloading of goods vehicles according to a prescribed rate and such spaces shall not be used for any purpose other than for the loading and unloading of goods vehicles in connection with the Development.
- (o) The Grantee shall maintain all parking, loading and unloading spaces and other areas, including but not restricted to the lifts, landings and manoeuvring and circulation areas in accordance with the car park layout plan approved by and deposited with the Director and approved by the C for T.
- (p) (i) The Grantee acknowledges that a 450mm drainage U – channel (“the Drainage Channel”), shown by an orange line on PLAN I annexed to the Land Grant, runs along, through or under the portion of the lot as shown coloured pink hatched black stippled black on PLAN I annexed to the Land Grant. The Grantee shall throughout the term of the Land Grant maintain the Drainage Channel within that portion to the satisfaction of the Director. In the event of non-fulfilment of this obligation (as to which the opinion of the Government shall be final and binding on the

批地文件的摘要 SUMMARY OF LAND GRANT

Grantee) the Government may carry out the necessary works at the cost of the Grantee, and the Grantee shall permit the Government, its officers, servants and agents and any other persons authorized by it or them the right of free ingress, egress and regress to, from and through the portions of the lot as shown coloured pink hatched black stippled black and pink stippled black on PLAN I annexed to the Land Grant (respectively referred to as “the Pink Hatched Black Stippled Black Area” and “the Pink Stippled Black Area”) with or without tools, vehicles or equipment for the purposes of carrying out maintenance.

- (ii) The Grantee shall not interfere with or damage the Drainage Channel in the course of development or occupation of the lot or whatsoever. In the event of a breach of this subparagraph, the Grantee shall at his own expense reinstate the Drainage Channel to the satisfaction of the Director of the Drainage Services but this shall be without prejudice to the rights and remedies that the Government may have in respect of the breach. Notwithstanding the aforesaid, the Grantee may at his own expense and to the satisfaction of the Director carry out diversion or removal of the portion of the Drainage Channel lying within Pink Hatched Black Stippled Black Area. For the avoidance doubt, it shall be the Grantee’s responsibility subsequent to the said diversion and removal works to maintain any portion of the Drainage Channel that may fall within the Pink Hatched Black Stippled Black Area or other part of the lot.
- (iii) The Government, its officers, servants and agents and any other persons so authorized by it or them shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Grantee or any other person whether arising out of or incidental to the presence of the Drainage Channel, the exercise by him or them the right of ingress, egress and regress conferred under subparagraph (i), the maintenance responsibility referred to in subparagraph (i) and (ii) and the carrying out of the diversion and removal works under subparagraph (ii), and no claim shall be made against him or them by the Grantee in respect of any such loss, damage, nuisance or disturbance.
- (iv) The Grantee shall indemnify and keep indemnified the Government from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with such diversion and removal of the portion of the Drainage Channel referred to in subparagraph (ii).
- (q) Where there is or has been any cutting away, removal or setting back of any land, or any building-up or filling-in or any slope treatment works of any kind whatsoever, whether with or without the prior written consent of the Director, either within the lot or on any Government land, which is or was done for the purpose of or in connection with the formation, levelling or development of the lot or any part thereof or any other works required to be done by the Grantee under the provisions of the Land Grant, or for any other purpose, the Grantee shall at his own expense carry out and construct such slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works as shall or may then or at any time thereafter be necessary to protect and support such land within the lot and also any adjacent or adjoining Government or leased land and to obviate and prevent any falling away, landslip or subsidence occurring thereafter. The Grantee shall at all times during the term of the Land Grant maintain at his own expense the said land, slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works in good and substantial repair and condition to the satisfaction of the Director. In the event that as a result of or arising out of any formation, levelling, development or other works done by the Grantee or owing to any other reason, any falling away, landslip or subsidence occurs at any time, whether in or from any land within the lot or from any adjacent or adjoining Government or leased land, the Grantee shall at his own expense reinstate and make good the same to the satisfaction of the Director and shall indemnify and keep indemnified the Government, its agents and contractors from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with such falling away, landslip or subsidence.

The Director shall be entitled by notice in writing to call upon the Grantee to carry out, construct and maintain the said land, slope treatment works, retaining walls, or other support, protection, and drainage or ancillary or other works or to reinstate and make good any falling away, landslip or subsidence, and if the Grantee shall neglect or fail to comply with the notice to the satisfaction of the Director within the period specified therein, the Director may forthwith execute and carry out any necessary works and the Grantee shall on demand repay to the Government the cost thereof, together with any administrative or professional fees and charges.

- (r) Where prestressed ground anchors have been installed, upon development or redevelopment of the lot or any part thereof, the Grantee shall at his own expense carry out regular maintenance and regular monitoring of the prestressed ground anchors throughout their service life to the satisfaction of the Director and shall supply to the Director such reports and information on all such monitoring works as the Director may from time to time in his absolute discretion require. If the Grantee shall neglect or fail to carry out the required monitoring works, the Director may forthwith execute and carry out the monitoring works and the Grantee shall on demand repay to the Government the cost thereof.
 - (s) In the event of earth, spoil, debris, construction waste or building materials (“the waste”) from the lot, or from other areas affected by any development of the lot being eroded, washed down or dumped onto public lanes or roads or into or onto road-culverts, foreshore or seabed, sewers, storm-water drains or nullahs or other Government properties (“the Government properties”), the Grantee shall at his own expense remove the waste from and make good any damage done to the Government properties. The Grantee shall indemnify and keep indemnified the Government from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with any damage or nuisance to private property caused by such erosion, washing down or dumping. The Director may (but is not obliged to), at the request of the Grantee, remove the waste from and make good any damage done to the Government properties and the Grantee shall pay to the Government on demand the cost thereof.
 - (t) The Grantee shall construct and maintain at his own expense and to the satisfaction of the Director such drains and channels, whether within the boundaries of the lot or on Government land, as the Director may consider necessary to intercept and convey into the nearest stream-course, catchpit, channel or Government storm-water drain all storm-water or rain-water falling or flowing on to the lot, and the Grantee shall be solely liable for and shall indemnify and keep indemnified the Government and its officers from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with any damage or nuisance caused by such storm-water or rain-water.
- 6. Lease conditions that are onerous to a purchaser:**
- (a) No tree growing on the lot or adjacent thereto shall be removed or interfered with without the prior written consent of the Director who may, in granting consent, impose such conditions as to transplanting, compensatory landscaping or replanting as he may deem appropriate.
 - (b) (i) The Residential Parking Spaces and the Visitors’ Parking Spaces shall not be used for any purpose other than for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of motor vehicle cleaning and beauty services.

批地文件的摘要 SUMMARY OF LAND GRANT

- (ii) The Parking Spaces for Disabled Persons shall not be used for any purpose other than for the parking of motor vehicles by disabled persons as defined in the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of motor vehicle cleaning and beauty service.
 - (iii) The Motor Cycle Parking Spaces shall not be used for any purpose other than for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of motor vehicle cleaning and beauty services.
- (c) The Residential Parking Spaces and the Motor Cycle Parking Spaces shall not be assigned except:

- (i) together with a residential unit in the Development; or
- (ii) to a person who is already the owner of a residential unit in the Development.

Provided that in any event not more than three in number of the total of the Residential Parking Spaces and the Motor Cycle Parking Spaces shall be assigned to the owner of any one residential unit in the Development.

- (d) The Grantee acknowledges the following structures contiguous to the lot:
- (i) a portion of a noise barrier shown and marked by a red line on PLAN I annexed to the Land Grant on the pavement of Shap Pat Heung Road; and
 - (ii) a portion of a retaining wall shown and marked as such on PLAN I annexed to the Land Grant adjoining the boundary of the lot along Shap Pat Heung Road and Tai Tong Road with associated structures.

The said portion of noise barrier and of retaining wall with associated structures erected or to be erected thereon shall be respectively referred to as the “Noise Barrier” and “Retaining Wall”. The Government will accept no responsibility or liability for any damage, nuisance or disturbance caused to or suffered by the Grantee by reason of their presence, and the Grantee further acknowledges his obligation in respect of them stipulated in paragraph (e) below.

- (e) The Grantee shall not interfere with, damage or modify the Noise Barrier and the Retaining Wall in the course of development or occupation of the lot or whatsoever. In the event of a breach of this subparagraph, the Grantee shall at his own expense reinstate the Noise Barrier and the Retaining Wall to the satisfaction of the Director of Highways but this shall be without prejudice to the rights and remedies that the Government may have in respect of the breach.
- (f) The Grantee shall throughout the term of the Land Grant permit the Government, its officers, servants and agents and any other persons authorized by it or them the right of free ingress, egress and regress to, from and through the portion of the lot as shown coloured pink hatched black on PLAN I annexed to the Land Grant (“the Pink Hatched Black Area”) with or without tools, vehicles or equipment for the purposes of carrying out maintenance of the Noise Barrier and the Retaining Wall.

- (g) The Grantee hereby acknowledges that the lot may be underlain by cavernous marble and accepts that upon any development or redevelopment of the lot extensive geotechnical investigation will be required. The Grantee further accepts that such investigations may reveal the need for a high level of involvement of an experienced geotechnical engineer both in the design and in the supervision of geotechnical aspects of the works required to be carried out on the lot. The Grantee hereby acknowledges that all costs, charges, fees or other expenses whatsoever arising out of any geotechnical investigations, design work, construction, supervision or any other matters whatsoever will be entirely his own responsibility and the Grantee further acknowledges that Government shall be under no liability whatsoever in respect of such costs, charges, fees or other expenses.

- (h) The Grantee shall take or cause to be taken all proper and adequate care, skill and precautions at all times, and particularly when carrying out construction, maintenance, renewal or repair work (“the Works”), to avoid causing any damage, disturbance or obstruction to any Government or other existing drain, waterway or watercourse, water main, road, footpath, street furniture, sewer, nullah, pipe, cable, wire, utility service or any other works or installations being or running upon, over, under or adjacent to the lot or any part thereof or the Green Area or both the lot or any part thereof and the Green Area (“the Services”). The Grantee shall prior to carrying out any of the Works make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and levels of the Services, and shall submit his proposals for dealing with any of the Services which may be affected by the Works in writing to the Director for his approval in all respects, and shall not carry out any work whatsoever until the Director shall have given his written approval to the Works and to such aforesaid proposals. The Grantee shall comply with and at his own expense meet any requirements which may be imposed by the Director in respect of the Services in granting the aforesaid approval, including the cost of any necessary diversion, relaying or reinstatement. The Grantee shall at his own expense in all respects repair, make good and reinstate to the satisfaction of the Director any damage, disturbance or obstruction caused to the lot or any part thereof or the Green Area or both the lot or any part thereof and the Green Area or any of the Services in any manner arising out of the Works (except for nullah sewer, storm-water drain or water main, the making good of which shall be carried out by the Director, unless the Director elects otherwise, and the Grantee shall pay to the Government on demand the cost of such works). If the Grantee fails to carry out any such necessary diversion, relaying, repairing, making good and reinstatement of the lot or any part thereof or the Green Area or both the lot or any part thereof and the Green Area or of any of the Services to the satisfaction of the Director, the Director may carry out any such diversion, relaying, repairing, making good or reinstatement as he considers necessary and the Grantee shall pay to the Government on demand the cost of such works.

- (i) Upon any failure or neglect by the Grantee to perform, observe or comply with the provisions of the Land Grant the Government shall be entitled to re-enter upon and take back possession of the lot or any part thereof and all or any buildings, erections and works on the lot or any part thereof. Upon re-entry: (a) the Grantee’s right on the part of the lot re-entered shall absolutely cease and determine; (b) the Grantee shall not be entitled to any refund of premium, payment or compensation in respect of the value of the lot or the buildings thereon or any amount expended by the Grantee in the preparation, formation or development of the lot; and (c) any other rights, remedies and claims of the Government are not to be thereby prejudiced.

- (j) See 5 above.

Note:

1. The expression “Grantee” as mentioned in this section means the grantee under the Land Grant and where the context so admits or requires includes his executors, administrators and assigns and in case of a corporation its successors and assigns.
2. The expression “lot” as mentioned in this section means the lot granted under the Land Grant (i.e. the land).

公共設施及公眾休憩用地的資料

INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

1. 對根據批地文件規定須興建並提供予政府或供公眾使用的任何設施的描述

在批地文件所夾附的圖則I上以綠色顯示並須由承授人鋪設及塑造的若干公共道路的部分（「綠色範圍」）；以及地政總署署長（「署長」）全權酌情要求須由承授人提供及建造致使綠色範圍可建造建築物及供車輛和行人往來的橋樑、隧道、高架道路、下通道、溝渠、高架橋、行車天橋、行人路、道路或其他構築物。

2. 對根據批地文件規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何設施的描述

見上文第1段。

3. 根據批地文件規定須由該項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何休憩用地的大小

不適用。

4. 發展項目所位於的土地中為施行《建築物（規劃）規例》（第123章，附屬法例F）第22(1)條而撥供公眾用途的任何部分的描述

不適用。

5. 顯示第1及2段所提及之設施、第3段所提及之休憩用地（如有）及第4段所提及之土地中的該等部分（如有）之圖則

見本節內之圖則。

6. 公眾之使用權

就上文第1、2、3及4段所提及供公眾使用的任何該等設施及休憩用地，及該土地中的該等部分，公眾有權按照批地文件或撥出私人地方供公眾使用的契據（視屬何情況而定）使用該等設施或休憩用地，或該土地中的該等部分。

7. 管理、營運及維持

第2段所提及之設施、第3段所提及之休憩用地（如有）按規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持。該等擁有人按規定須以由有關住宅物業分攤的管理開支，應付管理、營運或維持該等設施或休憩用地（如有）的部分開支。

8. 批地文件、撥出私人地方供公眾使用的契據（如有）及發展項目公契中關於第1及2段所提及之設施、第3段所提及之休憩用地（如有）及第4段所提及之土地中的該等部分（如有）的條文

批地文件

特別條款第(5)條

“5 (a) 承授人須：

(i) 於2026年9月30日或之前或經署長批准的其他期限內，自費以署長批准的方式和物料，按署長批准的標準、高度、定線及設計，致使署長在各方面滿意：

(I) 鋪設及塑造在此所夾附的圖則I上以綠色顯示並須由承授人鋪設及塑造的若干公共道路的部分（「綠色範圍」）；及

(II) 提供及建造署長全權酌情要求的橋樑、隧道、高架道路、下通道、溝渠、高架橋、行車天橋、行人路、道路或其他構築物（以下統稱為「該等構築物」）；

致使綠色範圍可建造建築物及供車輛和行人往來；

(ii) 於2026年9月30日或之前或經署長批准的其他期限內，自費於綠色範圍鋪設路面、建造路緣及渠道，以及按署長要求為此等設施提供溝渠、污水管、排水渠、有管道接駁總水管的消防栓、街燈、交通標誌、街道設施及道路標記，致使署長滿意；及

(iii) 自費保養綠色範圍、該等構築物及在該處所建造、安裝及提供之所有構築物、表面、溝渠、污水管、排水渠、消防栓、服務設施、街燈、交通標誌、街道設施、道路標記及植物，以令署長滿意，直至綠色範圍的管有權按照特別條款第(6)條交回予政府。

(b) 若承授人未能按本特別條款(a)分條所載日期或其他署長批准之日期履行本特別條款(a)分條之責任，政府可進行所需之工程，惟費用由承授人支付，就此承授人須應政府要求向政府繳付一筆款項，數額等於上述工程之費用，該數額由署長釐定，此決定為最終決定並對承授人具約束力。

(c) 就任何對承授人或任何其他人士造成或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，不論是否因承授人履行本特別條款(a)分條的責任或政府行使本特別條款(b)分條的權利或其他原因而引起或附帶的，政府概不承擔任何責任；承授人亦不得針對政府就該等損失、損壞、滋擾或干擾提出任何申索。”

特別條款第(6)條

“6 僅為了進行特別條款第(5)條指明須進行的工程，承授人將於此協議日期該日被給予綠色範圍的管有權。綠色範圍須應政府要求交回政府，但無論如何，若署長發出信件表示此等條款已妥為履行致使其滿意，綠色範圍即被視為已於發信當天被承授人交回政府。承授人須在其管有綠色範圍期間的所有合理時間內，容許政府及公眾車輛及行人自由進入及通過綠色範圍，致使署長在各方面滿意，並確保其通行不受根據特別條款第(5)條進行的或其他工程干擾或阻礙。”

公共設施及公眾休憩用地的資料

INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

特別條款第(7)條

“7 未經署長事先書面同意，承授人不得使用綠色範圍作儲存用途或任何臨時構築物之建造或任何除進行特別條款第(5)條指明之工程外之用途。”

由署長進行（除非署長另有決定），且承授人須應政府要求向其支付上述工程之費用）。若承授人未能對該地段、綠色範圍或其任何組合或其任何部分或任何該等服務進行任何所需之改道、重鋪、維修、修葺及使之恢復原狀致使署長滿意，署長可進行其認為有需要之改道、重鋪、維修、修葺及使之恢復原狀，且承授人須應政府要求向其支付上述工程之費用。”

特別條款第(8)條

“8 (a) 承授人須在其管有綠色範圍期間的所有合理時間內：

(i) 允許政府、署長、其官員、承辦商及代理及其他獲署長授權人士有權進出往返及穿越該地段及綠色範圍，以便視察、檢查及監督任何須按特別條款第(5)(a)條進行的工程，及進行、視察、檢查及監督根據特別條款第(5)(b)條進行的工程及任何其他署長認為有需要在綠色範圍內進行的工程；

(ii) 允許政府及獲政府授權的相關公共事業公司應其要求進出往返及穿越該地段及綠色範圍，以供其在綠色範圍或任何毗連土地之內、之上或之下進行任何工程，包括但不限於鋪設及於其後保養管道、電線、導管、電纜管道及其他傳導媒體及為向該地段或任何毗連或鄰近土地或處所提供電訊、電力、氣體（如有）及其他服務而所需的附屬設備。承授人須就有關任何上述於綠色範圍內進行之工程之所有事宜與政府及政府妥為授權的有關公共事業公司通力合作；及

(iii) 允許水務監督之官員或其他獲其授權之人士應其要求進出往返及穿越該地段及綠色範圍，以進行任何與綠色範圍內之水務設施之操作、保養、維修、更換及改動有關的工程；

(b) 就任何因政府、署長、其官員、承辦商及代理及任何其他按本特別條款(a)分條獲授權之任何人士或公共事業公司行使權利引起或附帶的，對承授人所造成或承授人蒙受的損失、損壞、滋擾或干擾，政府、署長、其官員、承辦商及代理及任何其他按本特別條款(a)分條獲授權之任何人士或公共事業公司概不承擔任何責任。”

公契

不適用

撥出私人地方供公眾使用的契據

不適用

特別條款第(43)條

“43 承授人須於任何時候，特別是於進行建造、保養、更新或維修工程（下稱「該等工程」）時，採取或安排採取恰當及足夠的謹慎、技巧及預防措施，以免使置於或行經該地段、綠色範圍或其任何組合或其任何部分之上、之下或相鄰的任何政府或其他現存的排水渠、水道或河道、主水管、道路、行人徑、街道設施、污水渠、溝渠、管道、電纜、電線、公用服務或任何其他其他的工程或裝置（以下統稱「該等服務」）遭受損壞、干擾或阻礙。承授人須於進行任何該等工程前進行或安排進行所需的適當搜查及勘探，以確定該等服務之位置及高度，及須就如何處理或會受該等工程影響之該等服務向署長提交書面建議書供其就各方面批核，且不得於署長就該等工程及上述建議書發出書面批准前進行任何工程。承授人須遵守及自費達成署長於發出上述批准時可就該等服務施加的要求，包括任何必要的改道、重鋪或恢復原狀的成本。承授人須自費在各方面維修、修葺使恢復原狀所有由該等工程以任何方式引起的對該地段、綠色範圍或其任何組合或其任何部分或任何該等服務造成的損壞、干擾或阻礙，致使署長滿意（溝渠、污水渠、雨水渠或主水管除外，其之修葺須

公共設施及公眾休憩用地的資料 INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

1. Description of any facilities that are required under the land grant to be constructed and provided for the Government, or for public use

Such portion of public roads shown coloured green on PLAN I annexed to the Land Grant (“the Green Area”) which are required to be laid and formed by the Grantee; and such bridges, tunnels, over-passes, under-passes, culverts, viaducts, flyovers, pavements, roads or such other structures as the Director of Lands (“the Director”) may in his sole discretion require which are required to be provided and constructed by the Grantee so that building, vehicular and pedestrian traffic may be carried on within the Green Area.

2. Description of any facilities that are required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development

See 1 above.

3. Size of any open space that is required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development

Not applicable.

4. Description of any part of the land (on which the Development is situated) that is dedicated to the public for the purposes of regulation 22(1) of the Building (Planning) Regulations (Cap. 123 sub. leg. F)

Not applicable.

5. Plan(s) showing locations of the facilities mentioned in 1 and 2, open spaces mentioned in 3 (if any) and those parts of the land mentioned in 4 (if any)

See the plan below in this section.

6. General public’s right to use

In relation to any of those facilities and open spaces, and those parts of the land, mentioned in paragraphs 1, 2, 3 and 4 above that are for public use, the general public has the right to use the facilities or open spaces, or the parts of the land, in accordance with the Land Grant or the deed of dedication (as the case may be).

7. Management, operation and maintenance

The facilities mentioned in 2 and open spaces mentioned in 3 (if any) are required to be managed, operated or maintained at the expense of the owners of the residential properties in the Development, and those owners are required to meet a proportion of the expense of managing, operating or maintaining those facilities or open spaces (if any) through the management expenses apportioned to the residential properties concerned.

8. Provisions of the land grant and the deed of dedication (if applicable), and of the deed of mutual covenant in respect of the Development that concern the facilities mentioned in 1 or 2 and open spaces mentioned in 3 (if any), and those parts of the land mentioned in 4 (if any)

Land Grant

Special Condition No. 5

“5 (a) The Grantee shall:

(i) on or before the 30th day of September 2026 or such other date as may be approved by the Director, at his own expense, in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in all respects to the satisfaction of the Director:

(I) lay and form that portion of the public roads shown coloured green on PLAN I annexed hereto (hereinafter referred to as “the Green Area”); and

(II) provide and construct such bridges, tunnels, over-passes, under-passes, culverts, viaducts, flyovers, pavements, roads or such other structures as the Director in his sole discretion may require (hereinafter collectively referred to as “the Structures”)

so that building, vehicular and pedestrian traffic may be carried on the Green Area;

(ii) on or before the 30th day of September 2026 or such other date as may be approved by the Director, at his own expense and to the satisfaction of the Director, surface, kerb and channel the Green Area and provide the same with such gullies, sewers, drains, fire hydrants with pipes connected to water mains, street lights, traffic signs, street furniture and road markings as the Director may require; and

(iii) maintain at his own expense the Green Area together with the Structures and all structures, surfaces, gullies, sewers, drains, fire hydrants, services, street lights, traffic signs, street furniture, road markings and plant constructed, installed and provided thereon or therein to the satisfaction of the Director until such time as possession of the Green Area has been re-delivered in accordance with Special Condition No. (6) hereof.

(b) In the event of the non-fulfilment of the Grantee’s obligations under sub-clause (a) of this Special Condition by the date specified therein or such other date as may be approved by the Director, the Government may carry out the necessary works at the cost of the Grantee who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination shall be final and binding upon the Grantee.

(c) The Government shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Grantee or any other person whether arising out of or incidental to the fulfilment of the Grantee’s obligations under sub-clause (a) of this Special Condition or the exercise of the rights by the Government under sub-clause (b) of this Special Condition or otherwise, and no claim whatsoever shall be made against the Government by the Grantee in respect of any such loss, damage, nuisance or disturbance.”

公共設施及公眾休憩用地的資料 INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

Special Condition No. 6

“6 For the purpose only of carrying out the necessary works specified in Special Condition No. (5) hereof, the Grantee shall on the date of this Agreement be granted possession of the Green Area. The Green Area shall be re-delivered to the Government on demand and in any event shall be deemed to have been re-delivered to the Government by the Grantee on the date of a letter from the Director indicating that these Conditions have been complied with to his satisfaction. The Grantee shall at all reasonable times while he is in possession of the Green Area allow free access over and along the Green Area for all Government and public vehicular and pedestrian traffic and shall ensure that such access shall not be interfered with or obstructed by the carrying out of the works whether under Special Condition No. (5) hereof or otherwise.”

Special Condition No. 7

“7 The Grantee shall not without the prior written consent of the Director use the Green Area for the purpose of storage or for the erection of any temporary structure or for any purposes other than the carrying out of the works specified in Special Condition No. (5) hereof.”

Special Condition No. 8

“8 (a) The Grantee shall at all reasonable times while he is in the possession of the Green Area:

- (i) permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director, the right of ingress, egress and regress to, from and through the lot and the Green Area for the purpose of inspecting, checking and supervising any works to be carried out in compliance with Special Condition No. (5)(a) hereof and the carrying out, inspecting, checking and supervising of the works under Special Condition No. (5)(b) hereof and any other works which the Director may consider necessary in the Green Area;
- (ii) permit the Government and the relevant public utility companies authorized by the Government the right of ingress, egress and regress to, from and through the lot and the Green Area as the Government or the relevant public utility companies may require for the purpose of any works to be carried out in, upon or under the Green Area or any adjoining land including but not limited to the laying and subsequent maintenance of all pipes, wire, conduits, cable-ducts and other conducting media and ancillary equipment necessary for the provision of telephone, electricity, gas (if any) and other services intended to serve the lot or any adjoining or neighbouring land or premises, and the Grantee shall co-operate fully with the Government and also with the relevant public utility companies duly authorized by the Government on all matters relating to any of the aforesaid works to be carried out within the Green Area; and
- (iii) permit the officers of the Water Authority and such other persons as may be authorized by them the right of ingress, egress and regress to, from and through the lot and the Green Area as the officers of the Water Authority or such authorized persons may require for the purpose of carrying out any works in relation to the operation, maintenance, repairing, replacement and alteration of any other waterworks installations within the Green Area.

(b) The Government, the Director and his officers, contractors and agents and any persons or public utility companies duly authorized under sub-clause (a) of this Special Condition shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Grantee or any person arising out of or incidental to the exercise of the rights by the Government,

the Director and his officers, contractors and agents and any persons or public utility companies duly authorized under sub-clause (a) of this Special Condition.”

Special Condition No. 43

“43 The Grantee shall take or cause to be taken all proper and adequate care, skill and precautions at all times, and particularly when carrying out construction, maintenance, renewal or repair work (hereinafter referred to as “the Works”), to avoid causing any damage, disturbance or obstruction to any Government or other existing drain, waterway or watercourse, water main, road, footpath, street furniture, sewer, nullah, pipe, cable, wire, utility service or any other works or installations being or running upon, over, under or adjacent to the lot or any part thereof or the Green Area or both the lot or any part thereof and the Green Area (hereinafter collectively referred to as “the Services”). The Grantee shall prior to carrying out any of the Works make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and levels of the Services, and shall submit his proposals for dealing with any of the Services which may be affected by the Works in writing to the Director for his approval in all respects, and shall not carry out any work whatsoever until the Director shall have given his written approval to the Works and to such aforesaid proposals. The Grantee shall comply with and at his own expense meet any requirements which may be imposed by the Director in respect of the Services in granting the aforesaid approval, including the cost of any necessary diversion, relaying or reinstatement. The Grantee shall at his own expense in all respects repair, make good and reinstate to the satisfaction of the Director any damage, disturbance or obstruction caused to the lot or any part thereof or the Green Area or both the lot or any part thereof and the Green Area or any of the Services in any manner arising out of the Works (except for nullah sewer, storm-water drain or water main, the making good of which shall be carried out by the Director, unless the Director elects otherwise, and the Grantee shall pay to the Government on demand the cost of such works). If the Grantee fails to carry out any such necessary diversion, relaying, repairing, making good and reinstatement of the lot or any part thereof or the Green Area or both the lot or any part thereof and the Green Area or of any of the Services to the satisfaction of the Director, the Director may carry out any such diversion, relaying, repairing, making good or reinstatement as he considers necessary and the Grantee shall pay to the Government on demand the cost of such works.”

Deed of Mutual Covenant

Not applicable

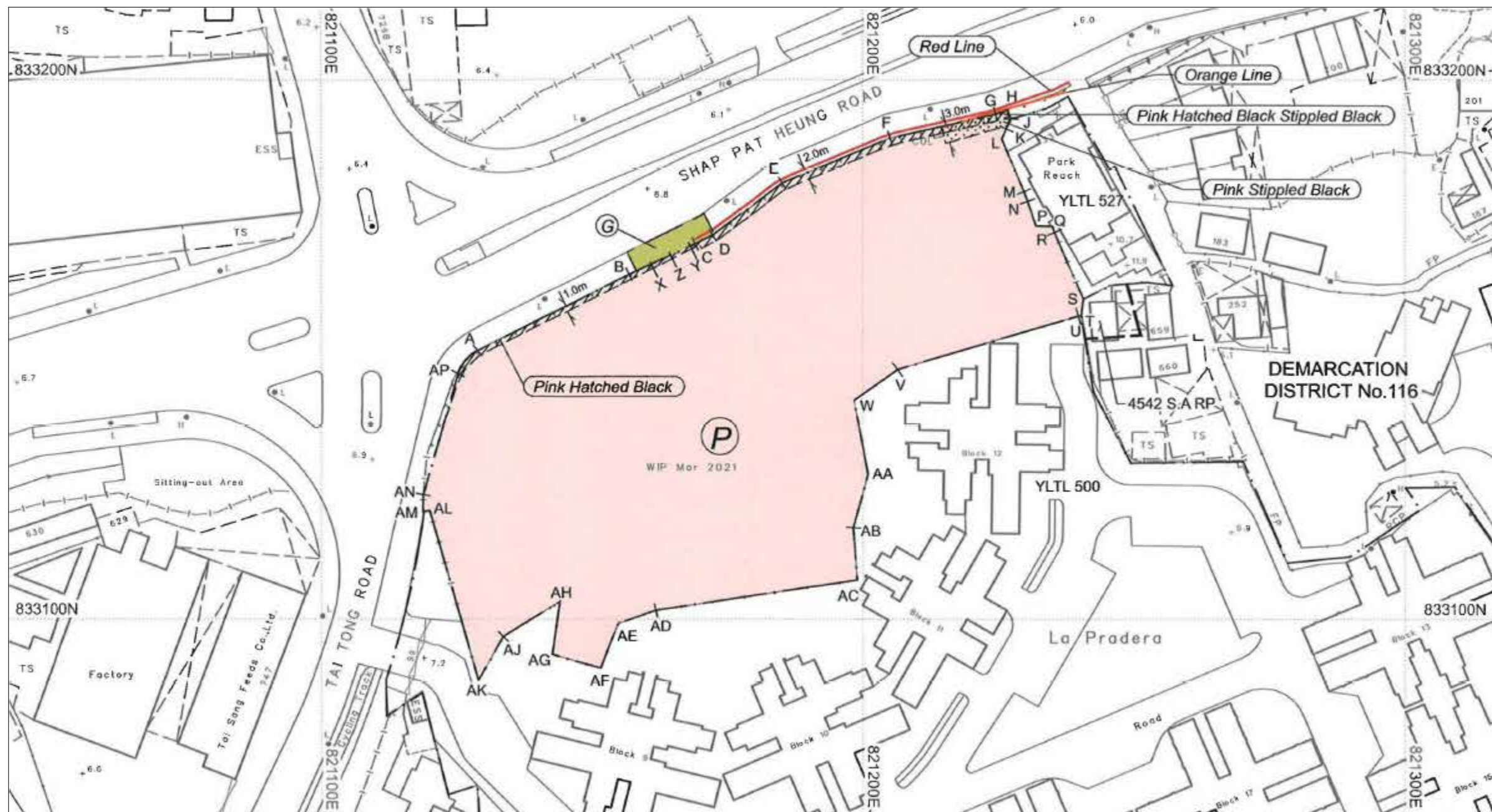
Deed of Dedication

Not applicable

公共設施及公眾休憩用地的資料 INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

圖例 Legend

 綠色範圍
Green area



備註：

此圖複製附於批地文件的圖則I，有需要處經修正處理。「綠色範圍」於圖中以綠色顯示。上圖僅作顯示「綠色範圍」的位置，圖中所示之其他事項未必能反映其最新狀況。

Remark :

This plan is reproduction of Plan I as annexed to the Land Grant, with adjustment where necessary. "The Green Area" is shown coloured green in the plan above. The plan above is for showing the location of the Green Area only. Other matters shown in this plan may not reflect their latest conditions.

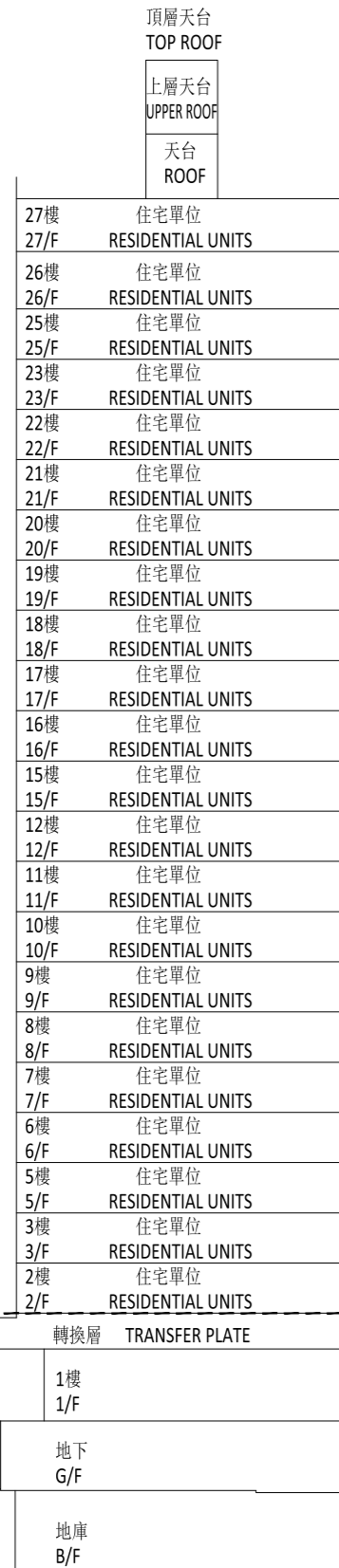
對買方的警告 WARNING TO PURCHASERS

1. 謹此建議買方聘用一間獨立的律師事務所（代表擁有人行事者除外），以在交易中代表買方行事。
 2. 如買方聘用上述的獨立的律師事務所，以在交易中代表買方行事，該律師事務所將會能夠向買方提供獨立意見。
 3. 如買方聘用代表擁有人行事的律師事務所同時代表買方行事，而擁有人與買方之間出現利益衝突：
 - (a) 該律師事務所可能不能夠保障買方的利益；及
 - (b) 買方可能要聘用一間獨立的律師事務所。
 4. 如屬上述 3(b) 段的情況，買方須支付的律師費用總數，可能高於如買方自一開始即聘用一間獨立的律師事務所便須支付的費用。
1. The purchaser is hereby recommended to instruct a separate firm of solicitors (other than that acting for the owner) to act for the purchaser in relation to the transaction.
 2. If the purchaser instructs such separate firm of solicitors to act for the purchaser in relation to the transaction, that firm will be able to give independent advice to the purchaser.
 3. If the purchaser instructs the firm of solicitors acting for the owner to act for the purchaser as well, and a conflict of interest arises between the owner and the purchaser:
 - (a) that firm may not be able to protect the purchaser's interests; and
 - (b) the purchaser may have to instruct a separate firm of solicitors.
 4. In the case of paragraph 3(b) above, the total solicitors' fees payable by the purchaser may be higher than the fees that would have been payable if the purchaser had instructed a separate firm of solicitors in the first place.

發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 A-A
Cross-section plan A-A

第2座
Tower 2



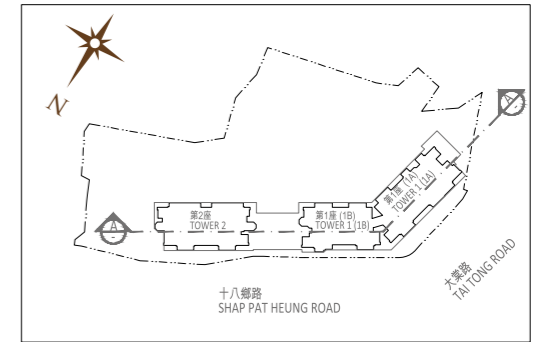
第1座(1B)
Tower 1 (1B)



第1座(1A)
Tower 1 (1A)



索引圖
Key Plan



- 虛線為最低住宅樓層水平
Dotted line denotes the level of the lowest residential floor
- ▽ 香港主水平基準以上高度(米)
Height (in Meters) above the Hong Kong Principal Datum (HKPD)
- E&M ROOM 機電房
Electrical & Mechanical Plant Room

毗連建築物的一段行車通道為香港主水平基準以上6.70米。

The part of carriageway adjacent to the building is 6.70 metres above the Hong Kong Principal Datum.

毗連建築物的一段車輛通道為香港主水平基準以上7.04米。

The part of driveway adjacent to the building is 7.04 metres above the Hong Kong Principal Datum.

發展項目的界線
BOUNDARY LINE OF THE DEVELOPMENT

備註：

1. 此橫截面圖並非按照比例繪圖。
2. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

Remark:

1. This cross-section plan is not drawn to scale.
2. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 B-B
Cross-section plan B-B

第2座
Tower 2

頂層天台 TOP ROOF
上層天台 UPPER ROOF
天台 ROOF
27樓 住宅單位 27/F RESIDENTIAL UNITS
26樓 住宅單位 26/F RESIDENTIAL UNITS
25樓 住宅單位 25/F RESIDENTIAL UNITS
23樓 住宅單位 23/F RESIDENTIAL UNITS
22樓 住宅單位 22/F RESIDENTIAL UNITS
21樓 住宅單位 21/F RESIDENTIAL UNITS
20樓 住宅單位 20/F RESIDENTIAL UNITS
19樓 住宅單位 19/F RESIDENTIAL UNITS
18樓 住宅單位 18/F RESIDENTIAL UNITS
17樓 住宅單位 17/F RESIDENTIAL UNITS
16樓 住宅單位 16/F RESIDENTIAL UNITS
15樓 住宅單位 15/F RESIDENTIAL UNITS
12樓 住宅單位 12/F RESIDENTIAL UNITS
11樓 住宅單位 11/F RESIDENTIAL UNITS
10樓 住宅單位 10/F RESIDENTIAL UNITS
9樓 住宅單位 9/F RESIDENTIAL UNITS
8樓 住宅單位 8/F RESIDENTIAL UNITS
7樓 住宅單位 7/F RESIDENTIAL UNITS
6樓 住宅單位 6/F RESIDENTIAL UNITS
5樓 住宅單位 5/F RESIDENTIAL UNITS
3樓 住宅單位 3/F RESIDENTIAL UNITS
2樓 住宅單位 2/F RESIDENTIAL UNITS

毗連建築物(第2座)的一段十八鄉路為香港主水平基準以上6.33米至6.38米。

The part of Shap Pat Heung Road adjacent to the building (Tower 2) is 6.33 metres to 6.38 metres above the Hong Kong Principal Datum.

毗連建築物(第2座)的一段鋪平道路為香港主水平基準以上6.35米。

The part of paved way adjacent to the building (Tower 2) is 6.35 metres above the Hong Kong Principal Datum.

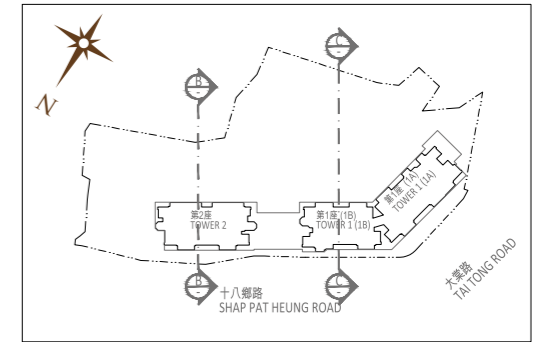
毗連建築物(第2座)的一段行車通道為香港主水平基準以上6.70米。

The part of carriageway adjacent to the building (Tower 2) is 6.70 metres above the Hong Kong Principal Datum.

橫截面圖 C-C
Cross-section plan C-C

第1座(1B)
Tower 1 (1B)

頂層天台 TOP ROOF
上層天台 UPPER ROOF
天台 ROOF
28樓 住宅單位 28/F RESIDENTIAL UNITS
27樓 住宅單位 27/F RESIDENTIAL UNITS
26樓 住宅單位 26/F RESIDENTIAL UNITS
25樓 住宅單位 25/F RESIDENTIAL UNITS
23樓 住宅單位 23/F RESIDENTIAL UNITS
22樓 住宅單位 22/F RESIDENTIAL UNITS
21樓 住宅單位 21/F RESIDENTIAL UNITS
20樓 住宅單位 20/F RESIDENTIAL UNITS
19樓 住宅單位 19/F RESIDENTIAL UNITS
18樓 住宅單位 18/F RESIDENTIAL UNITS
17樓 住宅單位 17/F RESIDENTIAL UNITS
16樓 住宅單位 16/F RESIDENTIAL UNITS
15樓 住宅單位 15/F RESIDENTIAL UNITS
12樓 住宅單位 12/F RESIDENTIAL UNITS
11樓 住宅單位 11/F RESIDENTIAL UNITS
10樓 住宅單位 10/F RESIDENTIAL UNITS
9樓 住宅單位 9/F RESIDENTIAL UNITS
8樓 住宅單位 8/F RESIDENTIAL UNITS
7樓 住宅單位 7/F RESIDENTIAL UNITS
6樓 住宅單位 6/F RESIDENTIAL UNITS
5樓 住宅單位 5/F RESIDENTIAL UNITS
3樓 住宅單位 3/F RESIDENTIAL UNITS
2樓 住宅單位 2/F RESIDENTIAL UNITS



索引圖
Key Plan

- 虛線為最低住宅樓層水平
Dotted line denotes the level of the lowest residential floor
- ▽ 香港主水平基準以上高度(米)
Height (in Meters) above the Hong Kong Principal Datum (HKPD)
- E&M ROOM 機電房
Electrical & Mechanical Plant Room

毗連建築物(第1座(1B))的一段十八鄉路為香港主水平基準以上6.45米至6.47米。

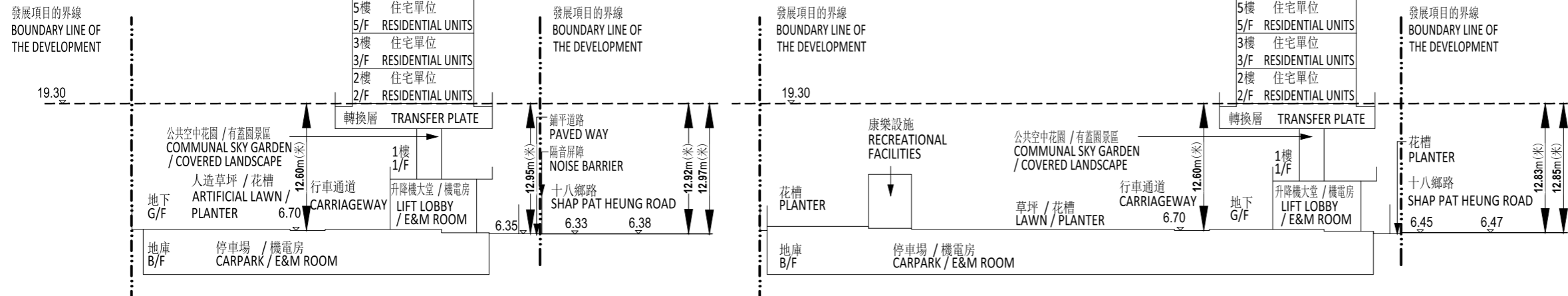
The part of Shap Pat Heung Road adjacent to the building (Tower 1 (1B)) is 6.45 metres to 6.47 metres above the Hong Kong Principal Datum.

毗連建築物(第1座(1B))的一段行車通道為香港主水平基準以上6.70米。

The part of carriageway adjacent to the building (Tower 1 (1B)) is 6.70 metres above the Hong Kong Principal Datum.

發展項目的界線
BOUNDARY LINE OF THE DEVELOPMENT

19.30



備註:

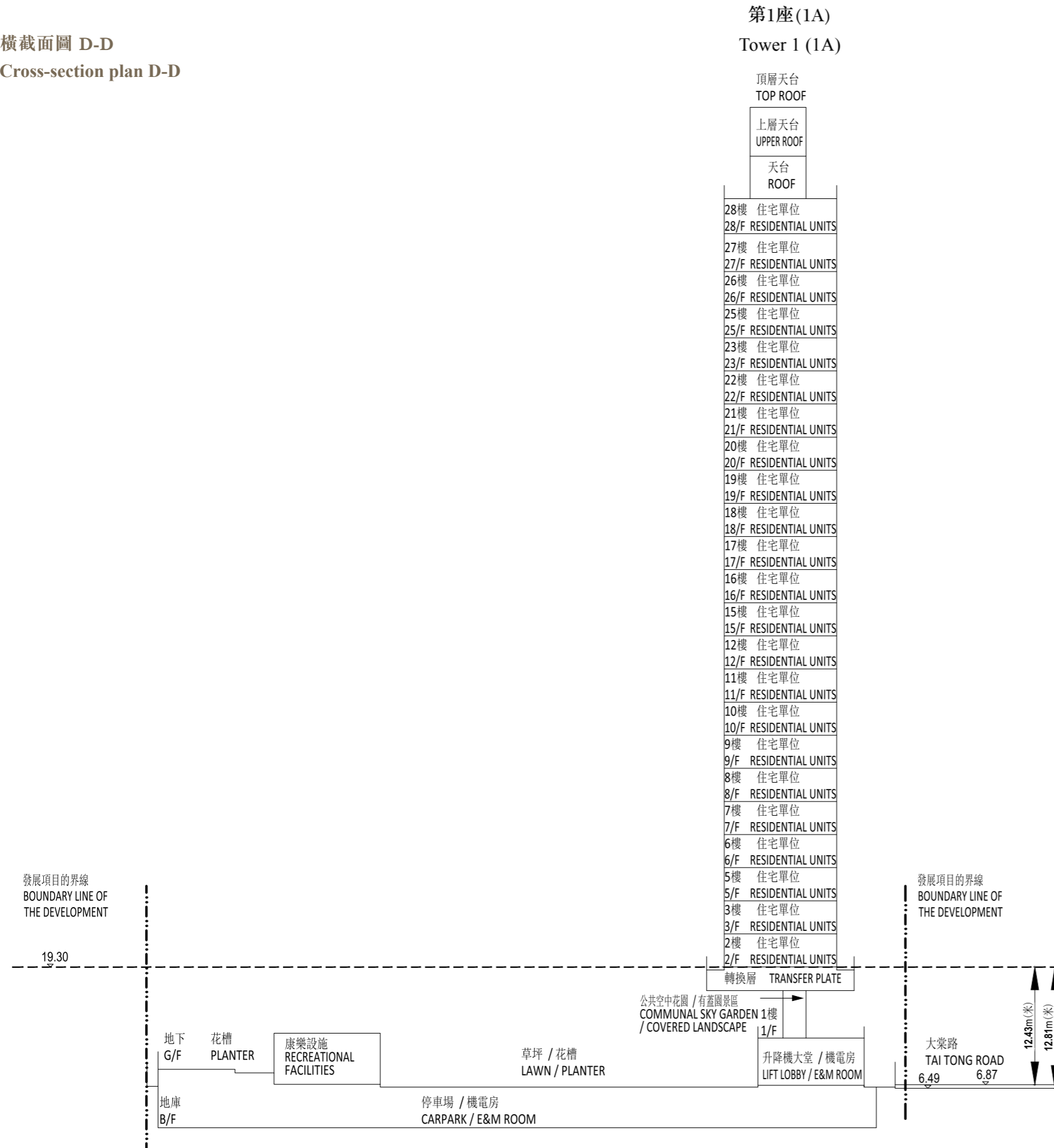
1. 此橫截面圖並非按照比例繪圖。
2. 發展項目的住宅樓層由2樓開始, 不設4樓、13樓、14樓及24樓。

Remark:

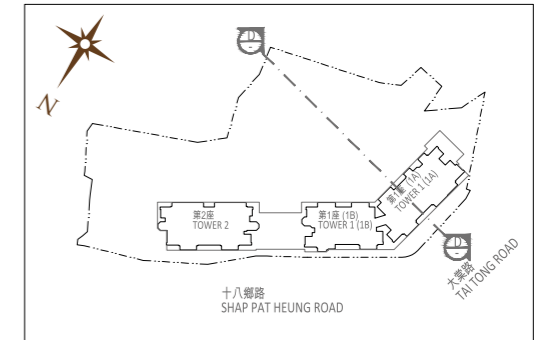
1. This cross-section plan is not drawn to scale.
2. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 D-D
Cross-section plan D-D



索引圖
Key Plan



- 虛線為最低住宅樓層水平
Dotted line denotes the level of the lowest residential floor
- ▽ 香港主水平基準以上高度(米)
Height (in Meters) above the Hong Kong Principal Datum (HKPD)
- E&M ROOM 機電房
Electrical & Mechanical Plant Room

毗連建築物的一段大棠路為香港主水平基準以上6.49米至6.87米。

The part of Tai Tong Road adjacent to the building is 6.49 metres to 6.87 metres above the Hong Kong Principal Datum.

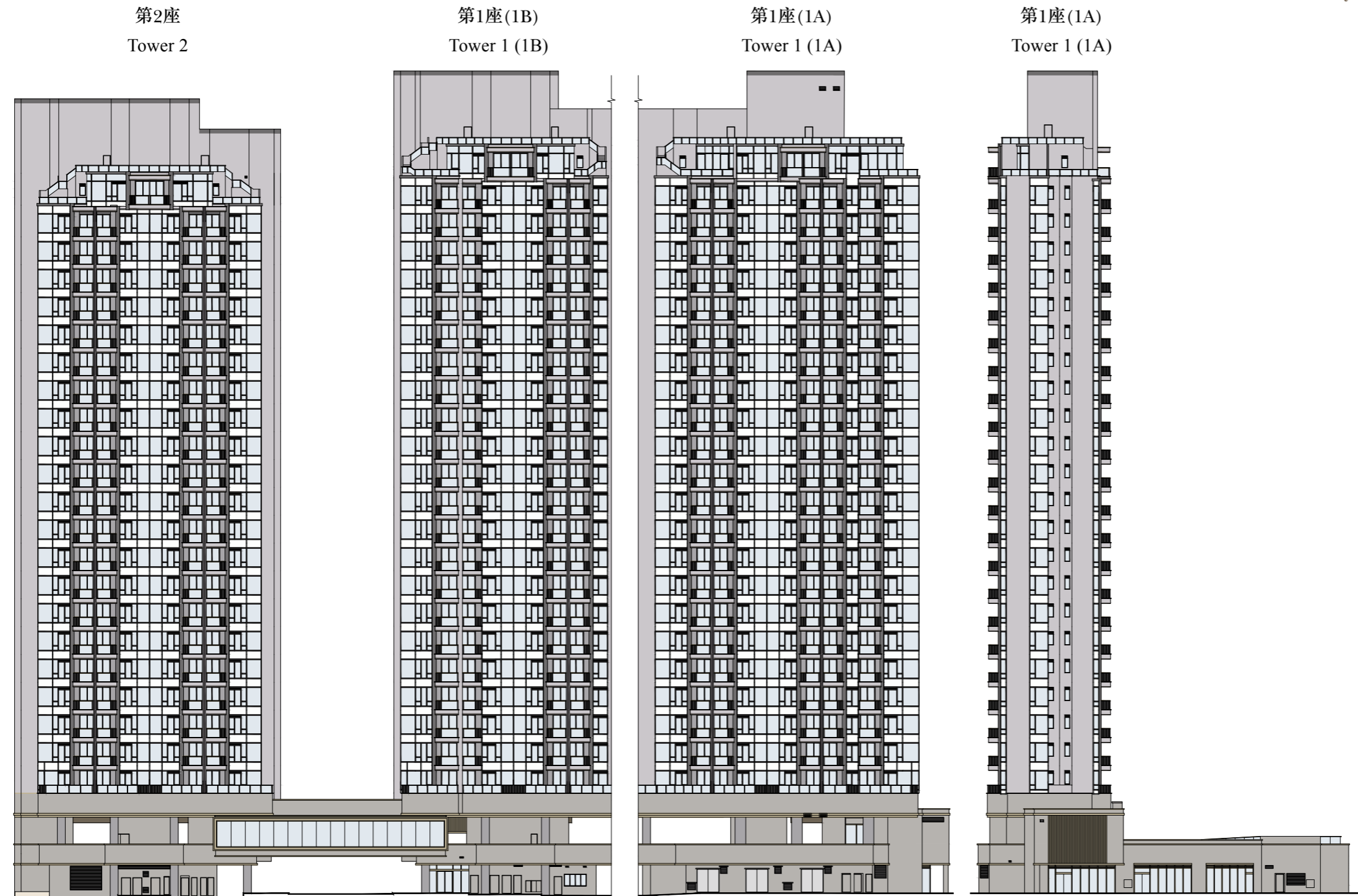
備註:

1. 此橫截面圖並非按照比例繪圖。
2. 發展項目的住宅樓層由2樓開始，不設4樓、13樓、14樓及24樓。

Remark:

1. This cross-section plan is not drawn to scale.
2. Residential floors of the Development start from 2/F. 4/F, 13/F, 14/F and 24/F are omitted.

立面圖
ELEVATION PLAN



第2座
Tower 2

第1座(1B)
Tower 1 (1B)

第1座(1A)
Tower 1 (1A)

第1座(1A)
Tower 1 (1A)

發展項目之另一邊立面
請參閱立面圖2
FOR THE OTHER SIDE OF ELEVATION OF THE DEVELOPMENT,
PLEASE REFER TO ELEVATION PLAN 2

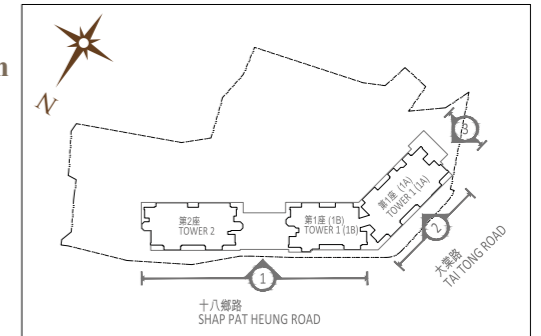
發展項目之另一邊立面
請參閱立面圖1
FOR THE OTHER SIDE OF ELEVATION OF THE DEVELOPMENT,
PLEASE REFER TO ELEVATION PLAN 1

立面圖 1
Elevation Plan 1

立面圖 2
Elevation Plan 2

立面圖 3
Elevation Plan 3

索引圖
Key Plan



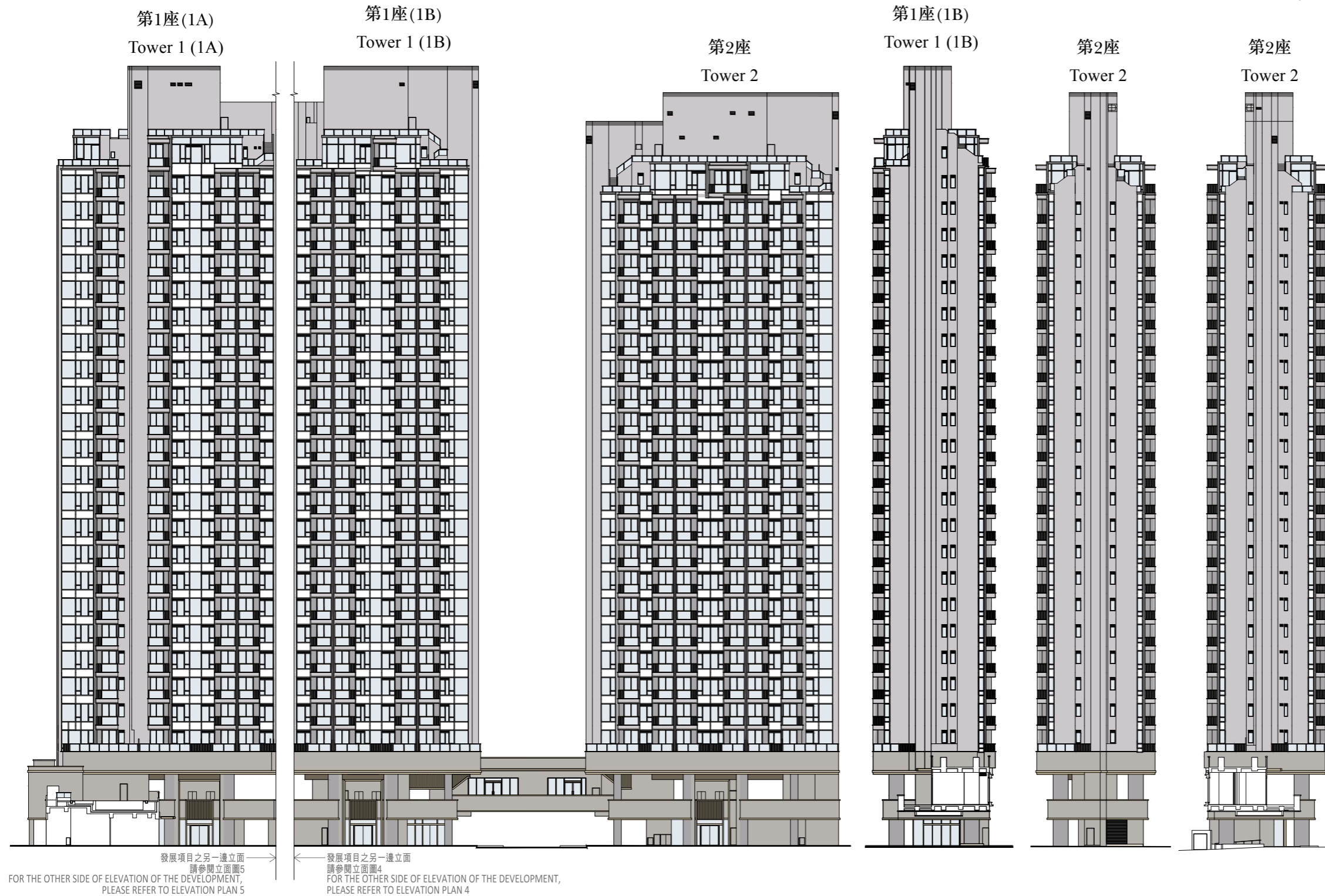
發展項目的認可人士證明本圖所顯示的立面：

1. 以2025年6月27日的情況為準的發展項目經批准的建築圖則為基礎擬備；及
2. 大致上與該發展項目的外觀一致。

The Authorized Person for the Development has certified that elevations shown on these plans:

1. are prepared on the basis of the approved building plans for the Development as of 27 June 2025; and
2. are in general accordance with the outward appearance of the Development.

立面圖 ELEVATION PLAN



立面圖 4
Elevation Plan 4

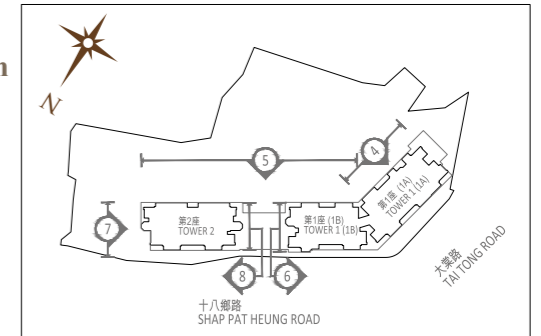
立面圖 5
Elevation Plan 5

立面圖 6
Elevation Plan 6

立面圖 7
Elevation Plan 7

立面圖 8
Elevation Plan 8

索引圖
Key Plan



發展項目的認可人士證明本圖所顯示的立面：

1. 以2025年6月27日的情況為準的發展項目經批准的建築圖則為基礎擬備；及
2. 大致上與該發展項目的外觀一致。

The Authorized Person for the Development has certified that elevations shown on these plans:

1. are prepared on the basis of the approved building plans for the Development as of 27 June 2025; and
2. are in general accordance with the outward appearance of the Development.

發展項目中的公用設施的資料 INFORMATION ON COMMON FACILITIES IN THE DEVELOPMENT

公用設施 Common Facilities		有上蓋面積 Covered Area	無上蓋面積 Uncovered Area	總面積 Total Area
住客會所 (包括供住客使用的任何康樂設施) Residents' clubhouse (including any recreational facilities for residents' use)	平方呎 sq.ft	10,724	4,366	15,090
	平方米 sq.m	996.247	405.657	1,401.904
位於發展項目中的建築物的天台或在天台和最低一層住宅樓層之間的任何一層的、供住客使用的公用花園或遊樂地方 (不論是稱為公用空中花園或其他名稱) Communal garden or play area for residents' use on the roof, or on any floor between the roof and the lowest residential floor, of a building in the development (whether known as a communal sky garden or otherwise)	平方呎 sq.ft	不適用 Not applicable		
	平方米 sq.m			
位於發展項目中的建築物的最低一層住宅樓層以下的、供住客使用的公用花園或遊樂地方 (不論是稱為有蓋及園景的遊樂場或有其他名稱) Communal garden or play area for residents' use below the lowest residential floor of a building in the development (whether known as a covered and landscaped play area or otherwise)	平方呎 sq.ft	17,363	37,049	54,411
	平方米 sq.m	1,613.053	3,441.892	5,054.945

備註：
以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。

Note:
Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

閱覽圖則及公契 INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT

- 備有關乎本發展項目的分區計劃大綱圖的文本供閱覽的互聯網網站的網址為：www.ozp.tpb.gov.hk。
- (a) 指明住宅物業的每一公契在將指明住宅物業提供出售的日期的最新擬稿的文本存放在指明住宅物業的售樓處，以供閱覽。

(b) 無須為閱覽付費。

- The address of the website on which a copy of the Outline Zoning Plan relating to the Development is available: www.ozp.tpb.gov.hk.
- (a) A copy of the latest draft of every deed of mutual covenant in respect of the specified residential properties as at the date on which the specified residential properties are offered to be sold is available for inspection at the place at which the specified residential properties are offered to be sold.

(b) The inspection is free of charge.

裝置、裝修物料及設備

FITTINGS, FINISHES AND APPLIANCES

1. 外部裝修物料				
細項	描述			
a	外牆	裝修物料的類型	大廈外牆鋪砌瓷磚、幕牆、鋁飾面、鋁質格柵及油漆。 基座外牆鋪砌瓷磚、玻璃牆、鋁飾面、鋁質格柵及油漆。	
b	窗	框的用料	氟碳噴塗鋁質窗框	
		玻璃的用料	客廳、飯廳、睡房(不適用於第1座(1A)2樓A單位及B單位的主人睡房向空調機的部分玻璃;第1座(1B)及第2座2樓A單位主人睡房向空調機的部分玻璃)及浴室(只適用於第1座(1A)28樓B單位的浴室)(如有)	雙層中空玻璃配低幅射鍍膜
			主人睡房(只適用於向空調機的部分玻璃於第1座(1A)2樓A單位及B單位;第1座(1B)及第2座2樓A單位)	雙層中空磨砂玻璃配低幅射鍍膜
			廚房及工作間(如有)	強化清玻璃
			浴室(不適用於第1座(1A)28樓B單位)(如有)	磨砂玻璃
c	窗台	窗台的用料	不適用	
		窗台板的裝修物料	不適用	
d	花槽	裝修物料的類型	不適用	
e	陽台或露台	裝修物料的類型	(i) 露台 圍欄: 玻璃圍欄及鋁質扶手 天花: 外牆漆 牆身: 瓷磚 地台: 瓷磚 (ii) 沒有陽台	
		是否有蓋	露台有蓋	
		類型	不適用	
f	乾衣設施	類型	不適用	
		用料	不適用	

備註: *不設4樓、13樓、14樓及24樓。

1. Exterior finishes				
Item	Description			
a	External wall	Type of finishes	External wall of tower finished with tiles, curtain wall, aluminium cladding, aluminium grille and paint. External wall of podium finished with tiles, glass wall, aluminium cladding, aluminium grille and paint.	
b	Window	Material of the frame	Fluorocarbon coated aluminium frame	
		Material of the glass	Living room, dining room, bedroom (not applicable to part of glass facing air-conditioning unit at master bedroom of Flat A, Flat B on 2/F of Tower 1 (1A); part of glass facing air-conditioning unit at master bedroom of Flat A on 2/F of Tower 1 (1B) and Tower 2) and bathroom (applicable to bathroom of Flat B on 28/F of Tower 1(1A) only)(if any)	Insulated-Glass-Unit (IGU) with low emissivity coating
			Master Bedroom (applicable to part of glass facing air-conditioning unit at Flat A, Flat B on 2/F of Tower 1 (1A); Flat A on 2/F of Tower 1 (1B) and Tower 2 only)	Frosted Insulated-Glass-Unit (IGU) with low emissivity coating
			Kitchen and utility room (if any)	Clear tempered glass
			Bathroom (not applicable to Flat B on 28/F of Tower 1(1A)) (if any)	Frosted glass
c	Bay window	Material of bay window	Not applicable	
		Finishes of window sill	Not applicable	
d	Planter	Type of finishes	Not applicable	
e	Verandah or balcony	Type of finishes	(i) Balcony Balustrade : Glass balustrade with aluminium top rail Ceiling : External paint Wall : Tiles Floor : Tiles (ii) There is no verandah.	
		Whether it is covered	Balconies are covered	
		Type	Not applicable	
f	Drying facilities for clothing	Material	Not applicable	

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

2. 室內裝修物料					
細項	描述				
a	大堂	牆壁的裝修物料的類型 (外露表面)	地板的裝修物料的類型 (外露表面)	天花板的裝修物料的類型 (外露表面)	
		地庫停車場升降機大堂	瓷磚、膠板裝飾面板	瓷磚	髹乳膠漆的石膏板假天花
		地下升降機大堂 第1座(1A)、第1座(1B) 及第2座	瓷磚、膠板裝飾面板	天然石	髹乳膠漆的石膏板假天花及膠板裝飾面板
		住宅層的升降機大堂 第1座(1A)及第1座(1B): 2樓至3樓、5樓至12樓、 15至23樓、25至28樓; 第2座: 2樓至3樓、5樓至12樓、 15樓至23樓、25樓至27樓	瓷磚、金屬面板及 膠板裝飾面板	瓷磚	髹乳膠漆的石膏板假天花及膠板裝飾面板
		住宅層的防護門廊 第1座(1A)及第1座(1B): 2樓至3樓、5樓至12樓、 15樓至23樓、25樓至28樓; 第2座: 2樓至3樓、5樓至12樓、 15樓至23樓、25樓至27樓;	瓷磚	瓷磚	髹乳膠漆的石膏板假天花
b	內牆及天花板	牆壁的裝修物料的類型 (外露表面)	天花板的裝修物料的類型 (外露表面)		
		客廳、飯廳及睡房	乳膠漆(不適用於第1座(1A)18樓J單位客廳及主人睡房;第1座(1A)26樓A單位客廳、飯廳、主人睡房、睡房1及睡房2;第1座(1A)26樓C單位客廳、主人睡房及睡房1;第1座(1B)26樓F單位客廳、主人睡房及睡房1) 乳膠漆及牆紙(只適用於第1座(1A)18樓J單位客廳及主人睡房;第1座(1A)26樓A單位客廳、飯廳、主人睡房、睡房1及睡房2;第1座(1A)26樓C單位客廳、主人睡房及睡房1;第1座(1B)26樓F單位客廳、主人睡房及睡房1)	乳膠漆。部分天花位置裝設髹乳膠漆的石膏板假天花及髹乳膠漆的假陣	

備註：*不設4樓、13樓、14樓及24樓。

2. Interior finishes					
Item	Description				
a	Lobby	Type of wall finishes (on exposed surface)	Type of floor finishes (on exposed surface)	Type of ceiling finishes (on exposed surface)	
		Basement Floor Carpark Lift Lobby	Tiles, plastic laminate panel	Tiles	Gypsum board false ceiling painted with emulsion paint
		G/F Lift Lobby Tower 1 (1A), Tower 1 (1B) & Tower 2	Tiles, plastic laminate panel	Natural stone	Gypsum board false ceiling painted with emulsion paint and plastic laminate panel
		Residential Floor Lift Lobby Tower 1 (1A) & Tower 1 (1B): 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-28/F; Tower 2: 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F	Tiles, metal panel and plastic laminate panel	Tiles	Gypsum board false ceiling painted with emulsion paint and plastic laminate panel
		Residential Floor protected lobby Tower 1 (1A) & Tower 1 (1B): 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-28/F; Tower 2: 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F;	Tiles	Tiles	Gypsum board false ceiling painted with emulsion paint
b	Internal wall and ceiling	Type of wall finishes (on exposed surface)	Type of ceiling finishes (on exposed surface)		
		Living Room, Dining Room and Bedroom	Emulsion paint (not applicable to the living room and master bedroom of Flat J on 18/F of Tower 1(1A); the living room, dining room, master bedroom, bedroom 1 and bedroom 2 of Flat A on 26/F of Tower 1(1A); the living room, master bedroom and bedroom 1 of Flat C on 26/F of Tower 1(1A); the living room, master bedroom and bedroom 1 of Flat F on 26/F of Tower 1(1B)) Emulsion paint and wallpaper (applicable to the living room and master bedroom of Flat J on 18/F of Tower 1(1A); the living room, dining room, master bedroom, bedroom 1 and bedroom 2 of Flat A on 26/ F of Tower 1(1A); the living room, master bedroom and bedroom 1 of Flat C on 26/F of Tower 1(1A); the living room, master bedroom and bedroom 1 of Flat F on 26/F of Tower 1(1B) only)	Emulsion paint. Partial areas of ceiling are equipped with gypsum board false ceiling, painted with emulsion paint and bulkhead painted with emulsion paint	

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

2. 室內裝修物料				
細項	描述			
c	內部地板	地板用料 (外露表面)	牆腳線用料 (外露表面)	
		客廳、飯廳及睡房	瓷磚	木皮
d	浴室	牆壁的裝修物料的类型 (外露表面)	地板的裝修物料的类型 (外露表面)	天花板的裝修物料的类型 (外露表面)
		裝修物料的类型	瓷磚	瓷磚及天然石 防潮石膏板假天花 髹防霉乳膠漆及金屬
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平	

2. Interior finishes				
Item	Description			
c	Internal floor	Material of floor (on exposed surface)	Material of skirting (on exposed surface)	
		Living Room, Dining Room and Bedroom	Tiles	Wood veneer
d	Bathroom	Type of wall finishes (on exposed surface)	Type of floor finishes (on exposed surface)	Type of ceiling finishes (on exposed surface)
		Type of finishes	Tiles	Tiles and natural stone Moisture-resistant gypsum board false ceiling painted with anti-mould emulsion paint and metal
		Whether the wall finishes run up to ceiling	Up to false ceiling level	

備註：*不設4樓、13樓、14樓及24樓。

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

2. 室內裝修物料						
細項	描述					
e	廚房		牆壁的裝修物料的类型 (外露表面)	地板的裝修物料的类型 (外露表面)	天花板的裝修物料的类型 (外露表面)	灶台的裝修物料的类型 (外露表面)
		裝修物料的类型	實心面材、膠板裝飾面板及瓷磚 (被廚櫃遮蓋的區域除外; 瓷磚只適用於洗滌盆背面外露的牆身) 只適用於以下單位: 第1座(1A) 2樓至27樓C單位、D單位、E單位、F單位及J單位; 第1座(1B) 2樓至27樓B單位、C單位、D單位、E單位、F單位、G單位及H單位; 第2座2樓至26樓A單位、D單位、E單位、F單位、G單位、H單位及J單位	瓷磚	髹乳膠漆的石膏板假天花 不適用於以下單位: 第1座(1A) 2樓至28樓A單位及B單位; 28樓C單位; 第1座(1B) 2樓至28樓A單位、28樓B單位及C單位 第2座27樓A單位、B單位、C單位及D單位	實心面材
			實心面材及瓷磚 (被廚櫃遮蓋的區域除外; 瓷磚只適用於洗滌盆背面外露的牆身) 只適用於以下單位: 第1座(1A) 2樓至27樓G單位及H單位; 第2座2樓至26樓B單位、C單位及K單位			

2. Interior finishes						
Item	Description					
e	Kitchen		Type of wall finishes (on exposed surface)	Type of floor finishes (on exposed surface)	Type of ceiling finishes (on exposed surface)	Type of cooking bench finishes (on exposed surface)
		Type of finishes	Solid surface material, plastic laminate panel and tiles (except areas covered by kitchen cabinet; tiles only applicable to exposed area of the wall behind the sink) <u>Applicable to the following flats:</u> Flat C, Flat D, Flat E, Flat F and Flat J on 2/F-27/F of Tower 1 (1A); Flat B, Flat C, Flat D, Flat E, Flat F, Flat G and Flat H on 2/F-27/F of Tower 1 (1B); Flat A, Flat D, Flat E, Flat F, Flat G, Flat H and Flat J on 2/F-26/F of Tower 2	Tiles	Gypsum board false ceiling with emulsion paint <u>Not Applicable to the following flats:</u> Flat A and Flat B on 2/F- 28/F; Flat C on 28/F of Tower 1 (1A); Flat A on 2/F-28/F, Flat B and Flat C on 28/F of Tower 1 (1B) Flat A, Flat B, Flat C and Flat D on 27/F of Tower 2	Solid surface material
			Solid surface material and tiles (except areas covered by kitchen cabinet; tiles only applicable to exposed area of the wall behind the sink) <u>Applicable to the following flats only:</u> Flat G and Flat H on 2/F-27/F of Tower 1 (1A); Flat B, Flat C and Flat K on 2/F-26/F of Tower 2			

備註：*不設4樓、13樓、14樓及24樓。

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

2. 室內裝修物料					
細項	描述				
e	廚房	牆壁的裝修物料的类型 (外露表面)	地板的裝修物料的类型 (外露表面)	天花板的裝修物料的类型 (外露表面)	灶台的裝修物料的类型 (外露表面)
	裝修物料的类型	瓷磚 (被廚櫃遮蓋的區域除外; 瓷磚只適用於洗滌盆背面外露的牆身) 只適用於以下單位: 第1座(1A) 2樓至28樓A單位及B單位; 28樓C單位; 第1座(1B) 2樓至28樓A單位、28樓B單位及C單位; 第2座27樓A單位、B單位、C單位及D單位	瓷磚	髹乳膠漆的石膏板假天花及鋁質裝飾面板及金屬 只適用於以下單位: 第1座(1A) 2樓至28樓A單位及B單位; 28樓C單位; 第1座(1B) 2樓至28樓A單位、28樓B單位及C單位; 第2座27樓A單位、B單位、C單位及D單位	實心面材
	牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			

2. Interior finishes					
Item	Description				
e	Kitchen	Type of wall finishes (on exposed surface)	Type of floor finishes (on exposed surface)	Type of ceiling finishes (on exposed surface)	Type of cooking bench finishes (on exposed surface)
	Type of finishes	Tiles (except areas covered by kitchen cabinet; tiles only applicable to exposed area of the wall behind the sink) Applicable to the following flats only: Flat A and Flat B on 2/F- 28/F; Flat C on 28/F of Tower 1 (1A); Flat A on 2/F- 28/F, Flat B and Flat C on 28/F of Tower 1 (1B); Flat A, Flat B, Flat C and Flat D on 27/F of Tower 2	Tiles	Gypsum board false ceiling with emulsion paint, aluminium panel and metal Applicable to the following flats only: Flat A and Flat B on 2/F- 28/F; Flat C on 28/F of Tower 1 (1A); Flat A on 2/F- 28/F, Flat B and Flat C on 28/F of Tower 1 (1B); Flat A, Flat B, Flat C and Flat D on 27/F of Tower 2	Solid surface material
	Whether the wall finishes run up to ceiling	Up to false ceiling level			

備註：*不設4樓、13樓、14樓及24樓。

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

3. 室內裝置				
細項	描述			
a	門	用料	裝修物料	配件
	大門	實心防火木掩門	膠板及木皮飾面	電子門鎖連門柄、防盜眼、氣鼓、防盜扣及門擋
	主人睡房及睡房門	空心木掩門	膠板及木皮飾面	門鎖連門柄及門擋
	主人浴室門及浴室門	空心木掩門配木製百葉	膠板及木皮飾面	門鎖連門柄及門擋
		<p>不適用於以下單位:</p> <p>第1座(1A)2樓至27樓B單位的浴室門;</p> <p>第1座(1A)28樓B單位的浴室門;</p> <p>第1座(1B)2樓至27樓A單位的浴室門;</p> <p>第2座2樓至26樓E單位的浴室門</p>		
		空心木掩門		
		<p>只適用於以下單位:</p> <p>第1座(1A)2樓至27樓B單位的浴室門;</p> <p>第1座(1A)28樓B單位的浴室門;</p> <p>第1座(1B)2樓至27樓A單位的浴室門;</p> <p>第2座2樓至26樓E單位的浴室門</p>		

3. Interior fittings				
Item	Description			
a	Doors	Materials	Finishes	Accessories
	Entrance door	Solid core fire rated timber swing door	Plastic laminate and wood veneer finish	Electrical lockset with door handle, eye viewer, door closer, security door guard and door stopper
	Master Bedroom and Bedroom door	Hollow core timber swing door	Plastic laminate and wood veneer finish	Lockset with door handle and door stopper
	Master Bathroom door and Bathroom door	Hollow core timber swing door with timber louvre	Plastic laminate and wood veneer finish	Lockset with door handle and door stopper
		<p>Not Applicable to the following flats:</p> <p>Bathroom door of Flat B on 2/F-27/F of Tower 1 (1A);</p> <p>Bathroom door of Flat B on 28/F of Tower 1 (1A);</p> <p>Bathroom door of Flat A on 2/F-27/F of Tower 1 (1B);</p> <p>Bathroom door of Flat E on 2/F-26/F of Tower 2</p>		
		Hollow core timber swing door		
		<p>Applicable to the following flats only:</p> <p>Bathroom door of Flat B on 2/F-27/F of Tower 1 (1A);</p> <p>Bathroom door of Flat B on 28/F of Tower 1 (1A);</p> <p>Bathroom door of Flat A on 2/F-27/F of Tower 1 (1B);</p> <p>Bathroom door of Flat E on 2/F-26/F of Tower 2</p>		

備註：*不設4樓、13樓、14樓及24樓。

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

3. 室內裝置				
細項	描述			
a	門	用料	裝修物料	配件
	廚房門	實心防火木掩門配防火玻璃視窗	膠板裝飾面板及木皮飾面	門鎖連門柄、氣鼓及門擋
	工作間門 (只適用於第1座(1A) 28樓所有單位及第1座(1B)28樓A單位)	空心木趟門	膠板裝飾面板及木皮飾面	門鎖
	儲物室門 (只適用於第2座27樓A單位)	空心木掩門	膠板裝飾面板及木皮飾面	門鎖連門柄及門擋
	洗手間門 (只適用於第1座(1A) 28樓所有單位及第1座(1B)28樓A單位)	鋁框玻璃摺門	磨砂玻璃	門鎖連門柄
	露台及工作平台門	鋁框玻璃趟門	雙層中空玻璃配低幅射鍍膜	門鎖連門柄
	平台門	鋁框玻璃趟門	雙層中空玻璃配低幅射鍍膜	門鎖連門柄
	天台門	金屬掩門	金屬板	門鎖及門擋
	飯廳往天台門 (只適用於第1座(1A) 28樓A單位)	鋁質玻璃掩門	強化清玻璃	門鎖連門柄及氣鼓

3. Interior fittings				
Item	Description			
a	Doors	Materials	Finishes	Accessories
	Kitchen door	Solid core fire rated timber swing door with fire rated glass vision panel	Plastic laminate panel and wood veneer finish	Lockset with door handle, door closer and door stopper
	Utility Room door (Applicable to all flats on 28/F of Tower 1 (1A) and Flat A on 28/F of Tower 1 (1B) only)	Hollow core timber sliding door	Plastic laminate panel and wood veneer finish	Lockset
	Store door (Applicable to Flat A on 27/F of Tower 2 only)	Hollow core timber swing door	Plastic laminate panel and wood veneer finish	Lockset with door handle and door stopper
	Lavatory door (Applicable to all flats on 28/F of Tower 1 (1A) and Flat A on 28/F of Tower 1 (1B) only)	Aluminium framed glass folding door	Frosted glass	Lockset with door handle
	Balcony and Utility Platform door	Aluminium framed glass sliding door	Insulated-Glass-Unit (IGU) with low emissivity coating	Lockset with door handle
	Flat Roof door	Aluminium framed glass sliding door	Insulated-Glass-Unit (IGU) with low emissivity coating	Lockset with door handle
	Roof door	Metal swing door	Metal plate	Lockset and door stopper
	Dining Room to Roof door (Applicable to Flat A on 28/F of Tower 1 (1A) only)	Aluminium framed glass swing door	Clear tempered glass	Lockset with door handle and door closer

備註：*不設4樓、13樓、14樓及24樓。

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

3. 室內裝置				
細項	描述			
b	浴室	(i) 裝置及設備的類型及用料	類型	用料
			洗滌盆櫃檯面	實心面材
			洗滌盆櫃	木製洗滌盆櫃配以木皮飾面、金屬及膠板裝飾飾面
			櫃	木製櫃配以金屬、鏡及膠板裝飾飾面
			洗滌盆水龍頭	鍍鉻
			洗滌盆	陶瓷
			座廁	陶瓷
			廁紙架	鍍鉻
			衣鈎	鍍鉻
			浴簾桿 (只適用於第1座(1A)2樓至27樓A單位之浴室; 28樓A單位、B單位及C單位的主人浴室及第1座(1B)28樓A單位的主人浴室; 第2座27樓A單位的主人浴室)	不銹鋼
		(ii) 供水系統的類型及用料	冷水供應	配有隔熱外層之銅喉
			熱水供應	配有隔熱外層之銅喉
		(iii) 沐浴設施 (包括花灑或浴缸(如適用))	花灑頭及花灑套裝	鍍鉻
			浴缸水龍頭 (只適用於第1座(1A)2樓至27樓A單位之浴室; 28樓所有單位的主人浴室及第1座(1B)28樓A單位的主人浴室; 第2座27樓A單位的主人浴室)	鍍鉻
			浴缸 (只適用於第1座(1A)2樓至27樓A單位之浴室; 28樓所有單位的主人浴室及第1座(1B)28樓A單位的主人浴室; 第2座27樓A單位的主人浴室)	瓷釉壓製鋼

備註：*不設4樓、13樓、14樓及24樓。

3. Interior fittings				
Item	Description			
b	Bathroom	(i) Type and material of fittings and equipment	Type	Material
			Basin counter top	Solid surface material
			Basin cabinet	Wooden basin cabinet with wood veneer, metal and plastic laminate finish
			Cabinet	Wooden cabinet with metal, mirror and plastic laminate finish
			Wash basin mixer	Chrome plated
			Wash basin	Vitreous china
			Water closet	Vitreous china
			Toilet paper roll holder	Chrome plated
			Robe hook	Chrome plated
			Shower curtain rod (Applicable to bathroom of Flat A on 2/F to 27/F and master bathroom of Flat A, Flat B, Flat C on 28/F of Tower 1 (1A); master bathroom of Flat A on 28/F of Tower 1 (1B); master bathroom of Flat A on 27/F of Tower 2 only)	Stainless steel
		(ii) Type and material of water supply system	Cold water supply	Copper water pipes with thermal insulation
			Hot water supply	Copper water pipes with thermal insulation
		(iii) Type and material of bathing facilities (including shower or bath tub (if applicable))	Hand shower and shower set	Chrome plated
			Bath mixer (Applicable to bathroom of Flat A on 2/F to 27/F and master bathroom of all flats on 28/F of Tower 1 (1A); master bathroom of Flat A on 28/F of Tower 1 (1B); master bathroom of Flat A on 27/F of Tower 2 only)	Chrome plated
			Bath tub (Applicable to bathroom of Flat A on 2/F to 27/F and master bathroom of all flats on 28/F of Tower 1 (1A); master bathroom of Flat A on 28/F of Tower 1 (1B); master bathroom of Flat A on 27/F of Tower 2 only)	Enamelled pressed steel

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

3. 室內裝置							
細項	描述						
b	浴室	(iii) 沐浴設施 (包括花灑或浴缸(如適用))	類型		用料 強化 清玻璃		
			淋浴間 只適用於以下單位：				
			座數	樓層		單位	位置
			第1座(1A)	2樓至27樓		B、C、D、E、F、 G、H及J	浴室
				28樓		A、B及C	浴室
			第1座(1B)	2樓至27樓		A、B、C、D、E、 F、G及H	浴室
				28樓		A、B及C	浴室
			第2座	2樓至26樓		A、B、C、D、E、 F、G、H、J及K	浴室
				27樓		A、B、C及D	浴室
			(iv) 浴缸大小 (如適用)	主人浴室		第1座(1A)28樓A單位及C單位； 第1座(1B)28樓A單位；第2座27 樓A單位	
第1座(1A)28樓B單位		1500毫米(長) x 700毫米(闊) x 410毫米(高)					
浴室	第1座(1A)2樓至27樓A單位			1500毫米(長) x 700毫米(闊) x 410毫米(高)			
c	廚房	(i) 洗滌盆的用料	不銹鋼				
		(ii) 供水系統的用料	冷熱水供應均採用配有隔熱外層之銅喉管				
		(iii) 廚櫃的用料及 裝修物料	木製廚櫃配膠板裝飾面門連嵌入式金屬手柄				
		(iv) 所有其他裝置 及設備的類型	鍍鉻水龍頭、金屬掛件 消防花灑頭及煙霧偵測器：請參閱「住宅物業機電裝置數量說明 表」				
d	睡房	裝置(包括嵌入式 衣櫃)的類型及用料	不適用				

備註：*不設4樓、13樓、14樓及24樓。

3. Interior fittings							
Item	Description						
b	Bathroom	(iii) Type and material of bathing facilities (including shower or bath tub (if applicable))	Type		Material Clear tempered glass		
			Shower cubicle Applicable to the following flats only:				
			Tower	Floor		Flat	Location
			Tower 1 (1A)	2/F-27/F		B, C, D, E, F, G, H & J	Bathroom
				28/F		A, B & C	Bathroom
			Tower 1 (1B)	2/F-27/F		A, B, C, D, E, F, G & H	Bathroom
				28/F		A, B & C	Bathroom
			Tower 2	2/F-26/F		A, B, C, D, E, F, G, H, J & K	Bathroom
				27/F		A, B, C & D	Bathroom
			(iv) Size of bath tub (if applicable)	Master Bathroom		Flat A and Flat C on 28/F of Tower 1 (1A) ; Flat A on 28 of Tower 1 (1B) and Flat A on 27/F of Tower 2	
Flat B on 28/F of Tower 1 (1A)		1500mm (L) x 700mm (W) x 410mm (H)					
Bathroom	Flat A on 2/F to 27/F of Tower 1 (1A)			1500mm (L) x 700mm (W) x 410mm (H)			
c	Kitchen	(i) Material of sink unit	Stainless steel				
		(ii) Material of water supply system	Copper water pipes with thermal insulation for cold and hot water supply				
		(iii) Material and finishes of kitchen cabinet	Wooden kitchen cabinet finished with plastic laminate panel doors with recessed metal handles				
		(iv) Type of all other fittings and equipment	Chrome plated mixer, metal hanging accessories Smoke detector and sprinkler head: Please refer to the "SCHEDULE OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"				
d	Bedroom	Type and material of fittings (including built-in wardrobe)	Not Applicable				

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

3. 室內裝置			
細項	描述		
e	電話	接駁點的位置及數目	請參閱「住宅物業機電裝置數量說明表」
f	天線	接駁點的位置及數目	請參閱「住宅物業機電裝置數量說明表」
g	電力裝置	(i) 供電附件 (包括安全裝置)	提供開關掣及插座之面板。每戶均裝有微型斷路器配電箱
		(ii) 導管是隱藏或外露	導管部份隱藏及部份外露。除部份隱藏於混凝土內之導管外，其他部份的導管均為外露。外露的導管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏
		(iii) 電插座及空調機接駁點的位置及數目	請參閱「住宅物業機電裝置數量說明表」
h	氣體供應	類型及系統	提供煤氣喉接駁煤氣煮食爐及煤氣熱水爐 - 只適用於以下單位:
		第1座(1A)	2樓至3樓、5樓至12樓、15樓至23樓、25樓至27樓的A單位及B單位; 28樓A單位、B單位及C單位
		第1座(1B)	2樓至3樓、5樓至12樓、15樓至23樓、25樓至27樓的A單位; 28樓A單位、B單位及C單位
		第2座	27樓A單位、B單位、C單位及D單位
	位置	煤氣接駁位於氣體錶旁。關於氣體錶位置請參閱「住宅物業機電裝置數量說明表」	
i	洗衣機接駁點	設計	設有洗衣機來水接駁喉位(直徑為15毫米)及去水接駁喉位(直徑為40毫米)
		位置	請參閱「住宅物業機電裝置數量說明表」
j	供水	(i) 水管的用料	冷熱水供應均採用配有隔熱外層之銅喉管
		(ii) 水管是隱藏或外露	水管部份隱藏及部份外露。除部份隱藏於混凝土內之水管外，其他部份的水管均為外露。外露的水管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏
		(iii) 有否熱水供應	廚房、主人浴室、浴室及洗手間均有熱水供應

備註：*不設4樓、13樓、14樓及24樓。

3. Interior fittings			
Item	Description		
e	Telephone	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
f	Aerials	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
g	Electrical Installations	(i) Electrical fittings (including safety devices)	Faceplate for all switches and power sockets are provided. Miniature circuit breaker distribution board is provided for each flat
		(ii) Whether conduits are concealed or exposed	Conduits are partly concealed and partly exposed. Other than those parts of the conduits concealed within concrete, the rest of them are exposed. Exposed conduits may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials
		(iii) Location and number of power points and air-conditioner points	Please refer to the "SCHEDULE OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
h	Gas Supply	Type and system	Gas supply pipe is provided and connected to gas hob and gas water heater - applicable to the following flat(s) only:
		Tower 1 (1A)	Flat A and Flat B on 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F; Flat A, Flat B and Flat C on 28/F
		Tower 1 (1B)	Flat A on 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F; Flat A, Flat B and Flat C on 28/F
		Tower 2	Flat A, Flat B, Flat C and Flat D on 27/F
	Location	Gas connection points are located next to gas meters. For the location of gas meters, please refer to the "SCHEDULE OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"	
i	Washing Machine Connection Point	Design	Water inlet connection point (15mm in diameter) and water outlet connection point (40mm in diameter) are provided for washing machine
		Location	Please refer to the "SCHEDULE OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
j	Water Supply	(i) Material of water pipes	Copper water pipes with thermal insulation for cold and hot water supply system
		(ii) Whether water pipes are concealed or exposed	Water pipes are partly concealed and partly exposed. Other than those parts of the water pipes concealed within concrete, the rest of them are exposed. The exposed water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials
		(iii) Whether hot water is available	Hot water is available in kitchen, master bathroom, bathroom and lavatory

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

4. 雜項					
細項	描述				
a	升降機	(i)	品牌名稱	迅達	
			產品型號	5500	
		(ii)	升降機的數目及到達的樓層	住宅升降機	第1座(1A) 兩部升降機到達地庫、地下、1樓至3樓、5樓至12樓、15樓至23樓、25樓至28樓
					第1座(1B) 兩部升降機到達地庫、地下、1樓至3樓、5樓至12樓、15樓至23樓、25樓至28樓
	第2座 兩部升降機到達地庫、地下、1樓至3樓、5樓至12樓、15樓至23樓、25樓至27樓				
會所至公共空中花園升降機: 1部升降機到達地下及1樓					
b	信箱	用料	不銹鋼		
c	垃圾收集	(i) 垃圾收集的方法	由清潔工人收集垃圾		
		(ii) 垃圾房的位置	垃圾及物料回收室位於每座的每層住宅樓層，並於地庫設垃圾及物料回收房作中央處理。		
d	水錶、電錶及氣體錶	(i) 位置	(ii) 就住宅單位而言是獨立抑或公用的錶		
		水錶	每層住宅樓層之公共水錶櫃內	獨立錶	
		電錶	每層住宅樓層之公共電錶房或公共電錶櫃內	獨立錶	
		氣體錶	住宅單位的廚房內 - 只適用於以下單位:		獨立錶
			第1座(1A)	2樓至3樓、5樓至12樓、15樓至23樓、25樓至27樓的A單位及B單位；28樓A單位、B單位及C單位	
第1座(1B)	2樓至3樓、5樓至12樓、15樓至23樓、25樓至27樓的A單位；28樓A單位、B單位及C單位				
第2座	27樓A單位、B單位、C單位及D單位				

備註：*不設4樓、13樓、14樓及24樓。

4. Miscellaneous					
Item	Description				
a	Lifts	(i)	Brand name	Schindler	
			Model number	5500	
		(ii)	Number of lifts and floors served	Residential Lift	Tower 1 (1A) 2 lifts serving B/F, G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-28/F
					Tower 1 (1B) 2 lifts serving B/F, G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-28/F
	Tower 2 2 lifts serving B/F, G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F				
Lift for Clubhouse to Communal Sky Garden: 1 lift serving G/F & 1/F					
b	Letter Box	Material	Stainless steel		
c	Refuse Collection	(i) Means of refuse collection	Refuse will be collected by cleaner		
		(ii) Location of refuse room	Refuse Storage and Material Recovery Room at each residential floor of each Tower and centrally handled at Refuse Storage and Material Recovery Chamber on Basement.		
d	Water Meter, Electricity Meter and Gas Meter	(i) Location	(ii) Whether they are separate or communal meters for residential properties		
		Water meter	In common water meter cabinet on each residential floor	Separate meter	
		Electricity meter	In common electrical meter room or common electrical meter cabinet on each residential floor	Separate meter	
		Gas meter	In the kitchen of residential unit - applicable to the following flat(s) only:		Separate meter
			Tower 1 (1A)	Flat A and Flat B on 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F; Flat A, Flat B and Flat C on 28/F	
Tower 1 (1B)	Flat A on 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-27/F; Flat A, Flat B and Flat C on 28/F				
Tower 2	Flat A, Flat B, Flat C and Flat D on 27/F				

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

5. 保安設施	
保安系統及設備 (包括嵌入式的裝備的 細節及其位置)	發展項目入口、園景地方、每座升降機大堂、停車場、車路、升降機、會所及公用地方均裝設有閉路電視 智能咭識別系統設於發展項目正門入口、地庫及地下升降機大堂、升降機、會所及地下升降機大堂信箱

6. 設備
有關設備的品牌名稱和產品型號，請參閱「設備說明表」。

賣方承諾如發展項目中沒有安裝分別於第4(a)及6項指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

5. Security facilities	
Security system and equipment (including details of built-in provisions and their locations)	CCTV cameras are provided at entrance of the Development, landscape area, lift lobbies of each tower, car park, driveway, lift cars, clubhouse and common areas. Proximity card access system is provided at entrance of the Development, lift lobbies on Basement Floor and G/F, lift cars, clubhouse and mailboxes at lift lobbies on G/F.

6. Appliances
For brand name and model number of the appliances, please refer to “APPLIANCES SCHEDULE”

The Vendor undertakes that if lifts or appliances of the specified brand name or model number as stated respectively in items 4(a) and 6 are not installed in the Development, lifts or appliances of comparable quality will be installed.

備註：*不設4樓、13樓、14樓及24樓。

Note: *No designation of 4/F, 13/F, 14/F and 24/F.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

設備說明表 Appliances Schedule

第1座 (1A) Tower 1 (1A)

設備 Appliance	品牌名稱 Brand Name	型號 Model Number	2樓 2/F										3樓、5樓至12樓、15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F										28樓 28/F		
			A	B	C	D	E	F	G	H	J	A	B	C	D	E	F	G	H	J	A	B	C		
雙頭電磁爐 Double Induction Hob	西門子 Siemens	EH375FBB1E	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-			
雙頭電磁爐 Double Induction Hob	Miele	CS1212-1i	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓			
煤氣單頭煮食爐 Single Gas Wok Burner	西門子 Siemens	ER3A6AB70X	✓	✓	-	-	-	-	-	-	-	✓	✓	-	-	-	-	-	-	-	-	-			
煤氣單頭煮食爐 Single Gas Wok Burner	Miele	CS1018G	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓			
煤氣雙頭煮食爐 Double Gas Wok Burner	Miele	CS1013-1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-			
抽拉式抽油煙機 Telescopic Type Cooker Hood	西門子 Siemens	LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-			
抽拉式抽油煙機 Telescopic Type Cooker Hood	Miele	DAS2920	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-			
抽拉式抽油煙機 Telescopic Type Cooker Hood	Miele	DAS2620	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓			
雪櫃 Refrigerator	飛歌 Philco	PBF7320NF	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-			
雪櫃 Refrigerator	西門子 Siemens	KI86NAF31K	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓			
微波爐 Microwave Oven	西門子 Siemens	BE732L1B1B / BE732R1B1B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-			
蒸焗爐 Steam Oven	西門子 Siemens	CS736G1B1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓			
洗衣乾衣機 Washer Dryer	飛歌 Philco	PBS1485BI	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-			
洗衣乾衣機 Washer Dryer	西門子 Siemens	WK14S250HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓			
電熱水爐 Electric Water Heater	斯寶亞創 Stiebel Eltron	HDB-E27Trend	-	-	✓	✓	✓	✓	✓	✓	✓	-	-	✓	✓	✓	✓	✓	✓	✓	✓	✓			
煤氣熱水爐 Gas Water Heater	中華煤氣 TGC	TRJW222TFQL	✓	✓	-	-	-	-	-	-	-	✓	✓	-	-	-	-	-	-	✓	✓	✓			
浴室寶 Thermal Ventilator	Panasonic	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
抽氣扇 Exhaust Fan	Panasonic	FV-02NU1H	✓	-	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	✓	✓	✓	✓	✓	✓	✓			
	Ostberg	LPK 200A1	✓	✓	-	-	-	-	-	-	-	✓	✓	-	-	-	-	-	-	✓	✓	✓			
分體式空調機 (室內機) Split Type Air-conditioner Indoor Unit	東芝 Toshiba	RAS-10J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓			
		RAS-13J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓		
		RAS-18J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓		
分體式空調機 (室外機) Split Type Air-conditioner Outdoor Unit	東芝 Toshiba	RAS10J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓			
		RAS13J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓		
		RAS18J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓		
分體式空調機 (室內機) Multi Split Type Air-conditioner (Indoor Unit)	東芝 Toshiba	RAS-M10N4KV	-	-	-	✓	✓	-	-	-	✓	-	-	-	✓	✓	-	-	-	✓	-	-			
		RAS-M22N4KV	-	-	-	✓	✓	-	-	-	✓	-	-	-	✓	✓	-	-	-	✓	-	-	-		
分體式空調機 (室外機) Multi Split Type Air-conditioner (Outdoor Unit)	東芝 Toshiba	RAS-4M27S3AV-E	-	-	-	✓	✓	-	-	-	✓	-	-	-	✓	✓	-	-	-	✓	-	-			

備註：
“✓”表示此設備於該住宅物業內提供及/或安裝。

Note:
“✓” means such appliance(s) is / are provided and / or installed in the residential property.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

設備說明表
Appliances Schedule

第1座 (1A)
Tower 1 (1A)

設備 Appliance	品牌名稱 Brand Name	型號 Model Number	2樓 2/F										3樓、5樓至12樓、15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F										28樓 28/F		
			A	B	C	D	E	F	G	H	J	A	B	C	D	E	F	G	H	J	A	B	C		
可變冷媒流量空調機 (室內機) Variable Refrigerant Flow Air-conditioner (Indoor Unit)	東芝 Toshiba	MMK-UP0071HP-E	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	-		
		MMK-UP0091HP-E	✓	✓	✓	-	-	✓	✓	✓	-	✓	✓	✓	-	-	✓	✓	✓	-	-	-	-		
		MMK-UP0121HP-E	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	-		
		MMK-UP0151HP-E	✓	✓	✓	-	-	✓	✓	✓	-	✓	✓	✓	-	-	✓	✓	✓	-	-	-	-		
		MMK-UP0181HP-E	✓	✓	✓	-	-	✓	✓	✓	-	✓	✓	✓	-	-	✓	✓	✓	-	✓	✓	-		
		MMK-UP0241HP-E	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-		
可變冷媒流量空調機 (室外機) Variable Refrigerant Flow Air-conditioner (Outdoor Unit)	東芝 Toshiba	MCY-MAP0407HT-HK	-	✓	✓	-	-	✓	✓	✓	-	-	✓	✓	-	-	✓	✓	✓	-	-	-			
		MCY-MAP0507HT-HK	✓	-	-	-	-	-	-	-	-	✓	-	-	-	-	-	-	-	-	✓	✓	-		
		MCY-MHP0805HT8	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-		

備註：
“✓”表示此設備於該住宅物業內提供及/或安裝。

Note:
“✓” means such appliance(s) is / are provided and / or installed in the residential property.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

設備說明表 Appliances Schedule

第1座 (1B) Tower 1 (1B)

設備 Appliance	品牌名稱 Brand Name	型號 Model Number	2樓 2/F								3樓、5樓至12樓、15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F								28樓 28/F			
			A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H	A	B	C	
雙頭電磁爐 Double Induction Hob	西門子 Siemens	EH375FBB1E	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
雙頭電磁爐 Double Induction Hob	Miele	CS1212-1I	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	
煤氣單頭煮食爐 Single Gas Wok Burner	西門子 Siemens	ER3A6AB70X	✓	-	-	-	-	-	-	-	✓	-	-	-	-	-	-	-	-	✓	✓	
煤氣單頭煮食爐 Single Gas Wok Burner	Miele	CS1018G	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	
抽拉式抽油煙機 Telescopic Type Cooker Hood	西門子 Siemens	LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
抽拉式抽油煙機 Telescopic Type Cooker Hood	Miele	DAS2620	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	
雪櫃 Refrigerator	飛歌 Philco	PBF7320NF	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-	
雪櫃 Refrigerator	西門子 Siemens	KI86NAF31K	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓	
微波爐 Microwave Oven	西門子 Siemens	BE732L1B1B / BE732R1B1B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-	
蒸焗爐 Steam Oven	西門子 Siemens	CS736G1B1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓	
洗衣乾衣機 Washer Dryer	飛歌 Philco	PBS1485BI	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	-	-	
洗衣乾衣機 Washer Dryer	西門子 Siemens	WK14S250HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓	
電熱水爐 Electric Water Heater	斯寶亞創 Stiebel Eltron	HDB-E27Trend	-	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	✓	✓	✓	✓	✓	-	-	
煤氣熱水爐 Gas Water Heater	中華煤氣 TGC	TRJW222TFQL	✓	-	-	-	-	-	-	-	✓	-	-	-	-	-	-	-	✓	✓	✓	
浴室寶 Thermal Ventilator	Panasonic	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Panasonic	FV-02NU1H	-	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Ostberg	LPK 200A1	✓	-	-	-	-	-	-	-	✓	-	-	-	-	-	-	-	✓	✓	✓	
分體式空調機 (室內機) Split Type Air-conditioner Indoor Unit	東芝 Toshiba	RAS-10J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	
		RAS-13J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
		RAS-18J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
		RAS-22J2KV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
分體式空調機 (室外機) Split Type Air-conditioner Outdoor Unit	東芝 Toshiba	RAS10J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	
		RAS13J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
		RAS18J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
		RAS22J2AV-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
分體式空調機 (室內機) Multi Split Type Air-conditioner (Indoor Unit)	東芝 Toshiba	RAS-M10N4KV	-	-	-	✓	✓	-	✓	-	-	-	-	✓	✓	-	✓	-	-	-	-	
		RAS-M22N4KV	-	-	-	✓	✓	-	✓	-	-	-	-	✓	✓	-	✓	-	-	-	-	-
分體式空調機 (室外機) Multi Split Type Air-conditioner (Outdoor Unit)	東芝 Toshiba	RAS-4M27S3AV-E	-	-	-	✓	✓	-	✓	-	-	-	-	✓	✓	-	✓	-	-	-	-	

備註：
“✓”表示此設備於該住宅物業內提供及/或安裝。

Note:
“✓” means such appliance(s) is / are provided and / or installed in the residential property.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

設備說明表 Appliances Schedule

第1座 (1B) Tower 1 (1B)

設備 Appliance	品牌名稱 Brand Name	型號 Model Number	2樓 2/F								3樓、5樓至12樓、15樓至23樓及 25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F								28樓 28/F		
			A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H	A	B	C
可變冷媒流量空調機 (室內機) Variable Refrigerant Flow Air-conditioner (Indoor Unit)	東芝 Toshiba	MMK-UP0091HP-E	✓	✓	✓	-	-	✓	-	✓	✓	✓	✓	-	-	✓	-	✓	-	-	-
		MMK-UP0121HP-E	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓
		MMK-UP0151HP-E	✓	✓	✓	-	-	✓	-	✓	✓	✓	✓	-	-	✓	-	✓	-	✓	✓
		MMK-UP0181HP-E	✓	✓	✓	-	-	✓	-	✓	✓	✓	✓	-	-	✓	-	✓	-	✓	✓
可變冷媒流量空調機 (室外機) Variable Refrigerant Flow Air-conditioner (Outdoor Unit)	東芝 Toshiba	MCY-MAP0407HT-HK	✓	✓	✓	-	-	✓	-	✓	✓	✓	✓	-	-	✓	-	✓	-	✓	✓

備註：
“✓”表示此設備於該住宅物業內提供及/或安裝。

Note:
“✓” means such appliance(s) is / are provided and / or installed in the residential property.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

設備說明表 Appliances Schedule

第2座 Tower 2

設備 Appliance	品牌名稱 Brand Name	型號 Model Number	2樓 2/F										3樓、5樓至12樓、15樓至23樓及25樓至26樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F										27樓 27/F			
			A	B	C	D	E	F	G	H	J	K	A	B	C	D	E	F	G	H	J	K	A	B	C	D
可變冷媒流量空調機 (室內機) Variable Refrigerant Flow Air-conditioner (Indoor Unit)	東芝 Toshiba	MMK-UP0091HP-E	✓	✓	✓	✓	-	-	-	-	-	✓	✓	✓	✓	✓	-	-	-	-	-	✓	-	-	-	-
		MMK-UP0121HP-E	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	✓	✓	✓
		MMK-UP0151HP-E	✓	✓	✓	✓	-	-	-	-	-	✓	✓	✓	✓	✓	-	-	-	-	-	✓	✓	✓	✓	✓
		MMK-UP0181HP-E	✓	✓	✓	✓	-	-	-	-	-	✓	✓	✓	✓	✓	-	-	-	-	-	✓	✓	✓	✓	✓
可變冷媒流量空調機 (室外機) Variable Refrigerant Flow Air-conditioner (Outdoor Unit)	東芝 Toshiba	MCY-MAP0407HT-HK	✓	✓	✓	✓	-	-	-	-	-	✓	✓	✓	✓	✓	-	-	-	-	-	✓	-	✓	✓	✓
		MCY-MAP0507HT-HK	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	-

備註：
“✓”表示此設備於該住宅物業內提供及/或安裝。

Note:
“✓” means such appliance(s) is / are provided and / or installed in the residential property.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第1座 (1A) Tower 1 (1A)

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F										3樓、5樓至12樓、15樓至23樓及25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F										28樓 28/F		
		A	B	C	D	E	F	G	H	J	A	B	C	D	E	F	G	H	J	A	B	C		
大門入口 Main Entrance	門鈴按鈕 Door Bell Push Button	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
客廳/飯廳 Living Room/ Dining Room	電視天線插座 TV Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	1		
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	1		
	單位電插座 Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	1	2	2		
	空調機開關掣 Switch for Air-conditioner Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	2	2		
	燈掣 Lighting Switch	5	5	4	4	4	4	4	4	4	5	5	4	4	4	4	4	4	4	9	9	5		
	燈位 Lighting Point	4	3	4	3	3	4	4	4	3	4	3	4	3	3	4	4	4	3	6	5	5		
	抽氣扇開關掣 Switch for Exhaust Fan	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1	1		
	門鐘 Door Bell	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	煙霧探測器及蜂鳴底座 Smoke Detector with Sounder Base	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-	-		
主人睡房 Master Bedroom	電視天線插座 TV Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1			
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1			
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1			
	單位電插座 Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	3	3			
	空調機開關掣 Switch for Air-conditioner Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1			
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	3	3			
	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	2			
睡房 1 Bedroom 1	電視天線插座 TV Outlet	1	1	1	-	-	1	1	1	1	1	1	-	-	1	1	1	-	1	1	1			
	電話接駁位 Telephone Connection Point	1	1	1	-	-	1	1	1	1	1	1	-	-	1	1	1	-	1	1	1			
	單位電插座 Single Socket Outlet	2	2	2	-	-	2	2	2	2	2	2	-	-	2	2	2	-	2	2	2			
	空調機開關掣 Switch for Air-conditioner Unit	1	1	1	-	-	1	1	1	1	1	1	-	-	1	1	1	-	1	1	1			
	燈掣 Lighting Switch	1	1	1	-	-	1	1	1	1	1	1	-	-	1	1	1	-	1	1	1			
	燈位 Lighting Point	1	1	1	-	-	1	1	1	1	1	1	-	-	1	1	1	-	1	1	1			
睡房 2 Bedroom 2	電視天線插座 TV Outlet	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	1	1			
	電話接駁位 Telephone Connection Point	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	1	1			
	單位電插座 Single Socket Outlet	2	-	-	-	-	-	-	-	2	-	-	-	-	-	-	-	-	2	2	2			
	空調機開關掣 Switch for Air-conditioner Unit	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	1	1			
	燈掣 Lighting Switch	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	1	1			
	燈位 Lighting Point	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	1	1			
工作間 Utility Room	單位電插座 Single Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	空調機開關掣 Switch for Air-conditioner Unit	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	總電掣箱 Miniature Circuit Breakers Board	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	抽氣扇開關掣 Switch for Exhaust Fan	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第1座 (1A) Tower 1 (1A)

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F										3樓、5樓至12樓、15樓至23樓及25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F										28樓 28/F		
		A	B	C	D	E	F	G	H	J	A	B	C	D	E	F	G	H	J	A	B	C		
廚房 / 開放式廚房 Kitchen / Open Kitchen	雙位電插座 (連USB插座) Twin Socket Outlet (with USB Socket)	2	2	1	1	1	1	1	1	1	2	2	1	1	1	1	1	1	1	2	2	2		
	廚房電器單位電插座 Single Socket Outlet for Kitchen Appliances	2	2	1	1	1	1	1	1	1	2	2	1	1	1	1	1	1	1	2	2	2		
	抽氣扇保險菲士蘇 Fused Spur Unit for Exhaust Fan	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1	1		
	廚櫃燈接線座 Connection Unit for Kitchen Cabinet Light	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	抽油煙機單位電插座 Single Socket Outlet for Cooker Hood	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	微波爐單位插座 Single Socket Outlet for Microwave Oven	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-	-		
	微波爐及氣體煮食爐雙位插座 Twin Socket Outlet for Microwave Oven and Gas Burner	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-		
	氣體煮食爐單位插座 Single Socket Outlet for Gas Burners	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1		
	氣體煮食爐雙位插座 Twin Socket Outlet for Gas Burners	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-		
	蒸焗爐雙極開關 Double Pole Switch for Steam Oven	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		
	蒸焗爐接線座 Connection Unit for Steam Oven	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		
	電磁爐雙極開關 Double Pole Switch for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	電磁爐接線座 Connection Unit for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	煤氣熱水爐保險菲士蘇 Fused Spur Unit for Gas Water Heater	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1	1		
	燈位 Lighting Point	2	3	2	2	2	2	2	2	2	2	3	2	2	2	2	2	2	2	2	2	2		
	總電掣箱 Miniature Circuit Breakers Board	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	-		
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	洗衣機來水位 Water Inlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	煤氣錶 Towngas Meter	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1	1		
	隱蔽式花灑器 Concealed type sprinkler	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-	-		
主人浴室 Master Bathroom	單位電插座 (連USB插座)(鏡櫃內) Single Socket Outlet (with USB Socket)(at Mirror Cabinet)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3	3	3			
	換氣暖風機雙極開關 Double Pole Switch for Thermal Ventilator	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		
	換氣暖風機控制器 Thermo Ventilator Controller	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		
	電熱水爐控制器 Electric Water Heater Controller	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		
	鏡櫃接線座 Connection Unit for Mirror Cabinet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1		

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第1座 (1A) Tower 1 (1A)

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F										3樓、5樓至12樓、15樓至23樓及25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F										28樓 28/F		
		A	B	C	D	E	F	G	H	J	A	B	C	D	E	F	G	H	J	A	B	C		
浴室 Bathroom	單位電插座 (連USB插座)(鏡櫃內) Single Socket Outlet (with USB Socket)(at Mirror Cabinet)	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	燈位 Lighting Point	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3		
	換氣暖風機雙極開關 Double Pole Switch for Thermal Ventilator	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	換氣暖風機控制器 Thermo Ventilator Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	煤氣熱水爐控制器 Towngas Water Heater Controller	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1	1		
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-	-		
	電熱水爐控制器 Electric Water Heater Controller	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-	-		
	鏡櫃接線座 Connection Unit for Mirror Cabinet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
洗手間 Lavatory	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	抽氣扇保險非士蘇 Fused Spur Unit for Exhaust Fan	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	煤氣熱水爐溫度控制器 Towngas Water Heater Remote Control	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
露台及工作平台 Balcony and Utility Platform	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	-	-	-	-	-	-	-	-	1	1	1	1	1	1	1	1	1	1	1	1			
	燈位 Lighting Point	-	-	-	-	-	-	-	-	1	1	1	1	1	1	1	1	1	1	1	1			
外置樓梯 External Staircase	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	8	5	7			
平台 Flat Roof	燈位 Lighting Point	1	1	1	1	1	1	1	1	-	-	-	-	-	-	-	-	-	8	4	4			
	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	1	1	1	1	1	1	1	1	-	-	-	-	-	-	-	-	-	-	-	-			
	防水單位電插座 Waterproof Single Socket Outlet	1	1	1	1	1	1	1	1	-	-	-	-	-	-	-	-	-	2	1	1			
天台 Roof	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3	3	3			
	防水單位電插座 Waterproof Single Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2	2	2			
	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	7	10	9			
	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	5			
	洗手盆去水位 Water Outlet Connection Point for Sink	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			
	洗手盆來水位 Water Inlet Connection Point for Sink	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1			

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第1座 (1B) Tower 1 (1B)

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F								3樓、5樓至12樓、15樓至23樓及25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F								28樓 28/F		
		A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H	A	B	C
大門入口 Main Entrance	門鈴按鈕 Door Bell Push Button	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
客廳/飯廳 Living Room/ Dining Room	電視天線插座 TV Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	單位電插座 Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	3	3
	空調機開關掣 Switch for Air-conditioner Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	2
	燈掣 Lighting Switch	5	4	4	4	4	4	4	4	5	4	4	4	4	4	4	4	6	5	5
	燈位 Lighting Point	4	4	4	3	3	4	3	4	4	4	4	3	3	4	3	4	5	3	3
	抽氣扇開關掣 Switch for Exhaust Fan	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	1	1
	門鐘 Door Bell	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	煙霧探測器及蜂鳴底座 Smoke Detector with Sounder Base	-	1	1	1	1	1	1	1	-	1	1	1	1	1	1	1	-	-	-
主人睡房 Master Bedroom	電視天線插座 TV Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	單位電插座 Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	2	2
	空調機開關掣 Switch for Air-conditioner Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	2	2
	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	1	1
睡房 1 Bedroom 1	電視天線插座 TV Outlet	1	1	1	-	-	1	-	1	1	1	1	-	-	1	-	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	-	-	1	-	1	1	1	1	-	-	1	-	1	1	1	1
	單位電插座 Single Socket Outlet	2	2	2	-	-	2	-	2	2	2	2	-	-	2	-	2	2	2	2
	空調機開關掣 Switch for Air-conditioner Unit	1	1	1	-	-	1	-	1	1	1	1	-	-	1	-	1	1	1	1
	燈掣 Lighting Switch	1	1	1	-	-	1	-	1	1	1	1	-	-	1	-	1	1	1	1
	燈位 Lighting Point	1	1	1	-	-	1	-	1	1	1	1	-	-	1	-	1	1	1	1
睡房 2 Bedroom 2	電視天線插座 TV Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	電話接駁位 Telephone Connection Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	單位電插座 Single Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2	-	-
	空調機開關掣 Switch for Air-conditioner Unit	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
工作間 Utility Room	單位電插座 Single Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	空調機開關掣 Switch for Air-conditioner Unit	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	總電掣箱 Miniature Circuit Breakers Board	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	抽氣扇開關掣 Switch for Exhaust Fan	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第1座 (1B) Tower 1 (1B)

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F								3樓、5樓至12樓、15樓至23樓及25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F								28樓 28/F		
		A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H	A	B	C
廚房 / 開放式廚房 Kitchen / Open Kitchen	雙位電插座 (連USB插座) Twin Socket Outlet (with USB Socket)	2	1	1	1	1	1	1	1	2	1	1	1	1	1	1	1	2	2	2
	廚房電器單位電插座 Single Socket Outlet for Kitchen Appliances	2	1	1	1	1	1	1	1	2	1	1	1	1	1	1	1	2	2	2
	抽氣扇保險非士蘇 Fused Spur Unit for Exhaust Fan	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	1	1
	廚櫃燈接線座 Connection Unit for Kitchen Cabinet Light	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	抽油煙機單位電插座 Single Socket Outlet for Cooker Hood	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	微波爐單位插座 Single Socket Outlet for Microwave Oven	-	1	1	1	1	1	1	1	-	1	1	1	1	1	1	1	-	-	-
	微波爐及氣體煮食爐雙位插座 Twin Socket Outlet for Microwave Oven and Gas Burner	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-
	氣體煮食爐單位插座 Single Socket Outlet for Gas Burner	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1
	蒸焗爐雙極開關 Double Pole Switch for Steam Oven	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1
	蒸焗爐接線座 Connection Unit for Steam Oven	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1
	電磁爐雙極開關 Double Pole Switch for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電磁爐接線座 Connection Unit for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	煤氣熱水爐保險非士蘇 Fused Spur Unit for Gas Water Heater	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	1	1
	燈位 Lighting Point	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	3	2	2	2
	總電掣箱 Miniature Circuit Breakers Board	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	1	1
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	洗衣機來水位 Water Inlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	煤氣錶 Towngas Meter	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	1	1
	隱蔽式花灑器 Concealed type sprinkler	-	1	1	1	1	1	1	1	-	1	1	1	1	1	1	1	-	-	-
	主人浴室 Master Bathroom	單位電插座 (連USB插座)(鏡櫃內) Single Socket Outlet (with USB Socket)(at Mirror Cabinet)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
燈位 Lighting Point		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3	-	-	
換氣暖風機雙極開關 Double Pole Switch for Thermal Ventilator		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	
換氣暖風機控制器 Thermo Ventilator Controller		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	
電熱水爐隔離開關掣 Isolator for Electric Water Heater		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	
電熱水爐控制器 Electric Water Heater Controller		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	
鏡櫃接線座 Connection Unit for Mirror Cabinet		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	
浴室 Bathroom	單位電插座 (連USB插座)(鏡櫃內) Single Socket Outlet (with USB Socket)(at Mirror Cabinet)	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	燈位 Lighting Point	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
	換氣暖風機雙極開關 Double Pole Switch for Thermal Ventilator	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	換氣暖風機控制器 Thermo Ventilator Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	煤氣熱水爐控制器 Towngas Water Heater Controller	1	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	1	1	
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	-	1	1	1	1	1	1	-	1	1	1	1	1	1	1	-	-	-	
	電熱水爐控制器 Electric Water Heater Controller	-	1	1	1	1	1	1	-	1	1	1	1	1	1	1	-	-	-	
鏡櫃接線座 Connection Unit for Mirror Cabinet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第1座 (1B) Tower 1 (1B)

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F								3樓、5樓至12樓、15樓至23樓及25樓至27樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-27/F								28樓 28/F		
		A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H	A	B	C
洗手間 Lavatory	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	抽氣扇保險非士蘇 Fused Spur Unit for Exhaust Fan	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
	煤氣熱水爐控制器 Towngas Water Heater Controller	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-
露台及工作平台 Balcony and Utility Platform	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	-	-	-	-	-	-	-	-	1	1	1	1	1	1	1	1	1	1	
	燈位 Lighting Point	-	-	-	-	-	-	-	-	1	1	1	1	1	1	1	1	1	1	
外置樓梯 External Staircase	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	7	6	7	
平台 Flat Roof	燈位 Lighting Point	1	1	1	1	1	1	1	1	-	-	-	-	-	-	-	8	3	4	
	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	1	1	1	1	1	1	1	1	-	-	-	-	-	-	-	-	-	-	
	防水單位電插座 Waterproof Single Socket Outlet	1	1	1	1	1	1	1	1	-	-	-	-	-	-	-	2	1	1	
天台 Roof	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3	3	3	
	防水單位電插座 Waterproof Single Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2	2	2	
	燈位 Lighting Point	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	9	8	7	
	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	5	1	1	
	洗手盆去水位 Water Outlet Connection Point for Sink	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	
	洗手盆來水位 Water Inlet Connection Point for Sink	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

裝置、裝修物料及設備 FITTINGS, FINISHES AND APPLIANCES

住宅物業機電裝置數量說明表 Schedule of Mechanical and Electrical Provisions of Residential Properties

第2座 Tower 2

位置 Location	機電裝置 Mechanical & Electrical Provisions	2樓 2/F										3樓、5樓至12樓、15樓至23樓及25樓至26樓 3/F, 5/F-12/F, 15/F-23/F and 25/F-26/F										27樓 27/F			
		A	B	C	D	E	F	G	H	J	K	A	B	C	D	E	F	G	H	J	K	A	B	C	D
廚房 / 開放式廚房 Kitchen / Open Kitchen	雙位電插座 (連USB插座) Twin Socket Outlet (with USB Socket)	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	2	2	
	廚房電器單位電插座 Single Socket Outlet for Kitchen Appliances	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	2	2	
	抽氣扇保險菲士蘇 Fused Spur Unit for Exhaust Fan	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	廚櫃燈接線座 Connection Unit for Kitchen Cabinet Light	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	抽油煙機單位電插座 Single Socket Outlet for Cooker Hood	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	微波爐單位插座 Single Socket Outlet for Microwave Oven	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	-	-	
	氣體煮食爐單位插座 Single Socket Outlet for Gas Burner	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	蒸焗爐雙極開關 Double Pole Switch for Steam Oven	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	蒸焗爐接線座 Connection Unit for Steam Oven	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	電磁爐雙極開關 Double Pole Switch for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	電磁爐接線座 Connection Unit for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	煤氣熱水爐保險菲士蘇 Fused Spur Unit for Gas Water Heater	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	燈位 Lighting Point	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	
	總電掣箱 Miniature Circuit Breakers Board	-	1	1	-	1	1	1	1	1	1	-	1	1	-	1	1	1	1	1	1	1	1	1	
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	洗衣機來水位 Water Inlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	煤氣錶 Towngas Meter	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	隱蔽式花灑器 Concealed type sprinkler	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	-	-	
	主人浴室 Master Bathroom	單位電插座 (連USB插座) (鏡櫃內) Single Socket Outlet (with USB Socket)(at Mirror Cabinet)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	
燈位 Lighting Point		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3	-	-	-	
換氣暖風機雙極開關 Double Pole Switch for Thermal Ventilator		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	
換氣暖風機控制器 Thermo Ventilator Controller		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	
電熱水爐隔離開關掣 Isolator for Electric Water Heater		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	
電熱水爐控制器 Electric Water Heater Controller		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	
鏡櫃接線座 Connection Unit for Mirror Cabinet		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	
浴室 Bathroom	單位電插座 (連USB插座) (鏡櫃內) Single Socket Outlet (with USB Socket)(at Mirror Cabinet)	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	燈位 Lighting Point	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3		
	換氣暖風機雙極開關 Double Pole Switch for Thermal Ventilator	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	換氣暖風機控制器 Thermo Ventilator Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	煤氣熱水爐控制器 Towngas Water Heater Controller	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	1	1	
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	-	-	
	電熱水爐控制器 Electric Water Heater Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	-	-	
鏡櫃接線座 Connection Unit for Mirror Cabinet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		

備註：

1. 上表顯示的數目代表提供的數量。
2. 上表顯示的“-”表示“不提供”。

Notes:

1. The numbers as shown in the above table denote the numbers provided.
2. The symbol “-” as shown in the above table denotes “Not Provided”.

服務協議 SERVICE AGREEMENTS

食水及沖廁水由水務署供應。
電力由中華電力有限公司供應。
煤氣由香港中華煤氣有限公司供應。

Potable and flushing water is supplied by Water Supplies Department.
Electricity is supplied by CLP Power Hong Kong Limited.
Towngas is supplied by The Hong Kong and China Gas Company Limited.

地稅 GOVERNMENT RENT

擁有人（即賣方）有法律責任繳付發展項目內每一個指明住宅物業直至有關的住宅物業轉讓契之日期（包括簽署轉讓契當日）之地稅。

The owner (i.e. the Vendor) is liable to pay the Government rent in respect of each of the specified residential properties in the Development up to and including the date of the assignment of the relevant residential property.

買方的雜項付款 MISCELLANEOUS PAYMENTS BY PURCHASER

1. 在向買方交付指明住宅物業在空置情況下的管有權時，買方須負責向擁有人補還水及電力的按金。
2. 在交付時，買方不須向擁有人支付清理廢料的費用。
3. 縱使上述繳付金額在售樓說明書的印製日期仍有待確定，買方仍須在交付時繳付上述按金及費用。

備註：

在交付時，買方須根據公契向發展項目的管理人（而非賣方）支付清理廢料的費用，而如賣方已支付清理廢料的費用，買方須向賣方補還清理廢料的費用。

1. On the delivery of the vacant possession of the specified residential property to the purchaser, the purchaser is liable to reimburse the owner for the deposits for water and electricity.
2. On that delivery, the purchaser is not liable to pay to the owner a debris removal fee.
3. The purchaser is liable to pay the above deposits and fee on that delivery notwithstanding that the exact amount is yet to be ascertained at the date on which the sales brochure is printed.

Notes:

On that delivery, the purchaser is liable to pay a debris removal fee to the manager (not the Vendor) of the Development under the deed of mutual covenant, and where the Vendor has paid that debris removal fee, the purchaser shall reimburse the Vendor for the same.

欠妥之處的保養責任期 DEFECT LIABILITY WARRANTY PERIOD

凡指明住宅物業或於買賣合約列出裝設於住宅物業內的裝置、裝修物料或設備有欠妥之處，而該欠妥之處並非由買方行為或疏忽造成，則賣方在接獲買方在買賣成交日期後的6個月內送達的書面通知後，須於合理地切實可行的範圍內盡快自費作出補救。

The Vendor shall, at its own cost and as soon as reasonably practicable after receipt of a written notice served by the purchaser within 6 months after the date of completion of the sale and purchase of the specified residential property, remedy any defects to that residential property, or the fittings, finishes or appliances incorporated into the residential property as set out in the agreement for sale and purchase concerned, caused otherwise than by the act or neglect of the Purchaser.

斜坡維修 MAINTENANCE OF SLOPES

不適用

Not applicable

修訂 MODIFICATION

不適用

Not applicable



有關資料
RELEVANT INFORMATION

不適用

Not applicable

發展項目之互聯網網站
WEBSITE OF THE DEVELOPMENT

賣方為施行《一手住宅物業銷售條例》(第621章)第2部而就發展項目指定的互聯網網站的網址為：
www.thehava.hk

The address of the website designated by the Vendor for the Development for the purposes of Part 2 of the Residential Properties (First-hand Sales) Ordinance (Cap. 621) is: www.thehava.hk

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

獲寬免總樓面面積的設施分項

Breakdown of GFA Concessions Obtained for All Features

於印製售樓說明書前呈交予並已獲建築事務監督批准的一般建築圖則上有關總樓面面積寬免的分項的最新資料，請見下表。如印製售樓說明書時尚未呈交最終修訂圖則予建築事務監督，則有 (#) 號的資料可以由認可人士提供的資料作為基礎。直至最終修訂圖則於發出佔用許可證前呈交予並獲建築事務監督批准前，以下分項資料仍可能有所修改。

Latest information on breakdown of GFA concessions as shown on the general building plans submitted to and approved by the Building Authority (BA) prior to the printing of the sales brochure is tabulated below. Information marked (#) may be based on information provided by the Authorized Person if the sales brochure is printed prior to submission of the final amendment plans to the BA. The breakdown of GFA concessions may be subject to further changes until final amendment plans are submitted to and approved by the BA prior to the issuance of the occupation permit for the development.

		面積(平方米) Area (m ²)
根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積 Disregarded GFA under Building (Planning) Regulations 23(3)(b)		
1(#)	停車場及上落客貨地方(公共交通總站除外) Carpark and loading/unloading area excluding public transport terminus	3525.202
2	機房及相類設施 Plant rooms and similar services	
2.1	所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》(《作業備考》)或規例限制的強制性設施或必要機房，例如升降機機房、電訊及廣播設備室(訊播室)、為流動通訊接達設施而設的訊播室、天台電訊設備室、中層電訊設備室、垃圾房等 Mandatory feature or essential plant room, area of which is limited by respective Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) or regulation such as lift machine room, telecommunications and broadcasting (TBE) room, TBE room for access facilities for mobile services, rooftop telecommunications equipment room, intermediate telecommunications equipment room, refuse storage chamber, etc.	425.216
2.2(#)	所佔面積不受任何(《作業備考》)或規例限制的強制性設施或必要機房，例如僅由消防裝置及設備佔用的房間、電錶房、電力變壓房、食水及鹹水缸等 Mandatory feature or essential plant room, area of which is NOT limited by any PNAP or regulation such as room occupied solely by fire services installations (FSI) and equipment, meter room, transformer room, potable and flushing water tank, etc.	1766.736
2.3	非強制性或非必要機房，例如空調機房、送風櫃房等 Non-mandatory or non-essential plant room such as air-conditioning (A/C) plant room, air handling unit (AHU) room, etc.	不適用 Not applicable
根據聯合作業備考第1及第2號提供的環保設施 Green Features under Joint Practice Notes 1 and 2		
3	露台 Balcony	621.000
4	加闊的公用走廊及升降機大堂 Wider common corridor and lift lobby	不適用 Not applicable
5	公用空中花園 Communal sky garden	695.416
6	隔聲鰭 Acoustic fin	不適用 Not applicable
7	翼牆、捕風器及風斗 Wing wall, wind catcher and funnel	不適用 Not applicable

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

8	非結構預製外牆 Non-structural prefabricated external wall	不適用 Not applicable
9	工作平台 Utility platform	465.750
10	隔音屏障 Noise barrier	不適用 Not applicable
適意設施 Amenity Features		
11	管理員宿舍、供保安人員和管理處員工使用的櫃位、辦事處、貯物室、警衛室和廁所，以及業主立案法團辦事處 Caretaker's quarters, counter, office, store, guard room and lavatory for watchman and management staff and owners' corporation office	64.916
12	住戶康樂設施，包括僅供康樂設施使用的中空空間、機房、游泳池的濾水機房、有蓋人行道等 Residential recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway, etc. serving solely the recreational facilities	996.247
13	有蓋園景區及遊樂場地 Covered landscaped and play area	998.160
14	橫向屏障/ 有蓋人行道及花棚 Horizontal screen / covered walkway and trellis	不適用 Not applicable
15	擴大升降機槽 Larger lift shaft	127.746
16	煙囪管道 Chimney shaft	不適用 Not applicable
17	其他非強制性或非必要機房、例如鍋爐房、衛星電視共用天線房 Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room	不適用 Not applicable
18(#)	強制性設施或必要機房所需的管槽、氣槽及垂直立管 Pipe duct, air duct and vertical riser for mandatory feature or essential plant room	582.621
19	非強制性設施或非必要機房所需的管槽及氣槽 Pipe duct, air duct for non-mandatory feature or non-essential plant room	不適用 Not applicable
20	環保系統及設施所需的機房、管槽及氣槽 Plant room, pipe duct, air duct for environmentally friendly system and feature	不適用 Not applicable
21	複式住宅單位及洋房的中空空間 Void in duplex domestic flat and house	不適用 Not applicable
22	遮陽篷及反光罩 Sunshade and reflector	不適用 Not applicable
23(#)	伸出式花槽及小型伸出物，例如空調機箱、空調機平台、窗檻及伸出的窗台 Projecting planters and minor projection such as A/C box, A/C platform, window cill and projecting window	不適用 Not applicable
24	《作業備考》APP-19 第3(b)及(c)段沒有涵蓋的其他伸出物，如空調機箱及空調機平台，及維修通道 Other projection such as A/C box and A/C platform not covered in paragraph 3(b) and (c) of PNAP APP-19, and maintenance walkway	不適用 Not applicable

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

其他項目 Other Exempted Items		
25(#)	庇護層，包括庇護層兼空中花園 Refuge floor including refuge floor cum sky garden	不適用 Not applicable
26	大型伸出/ 外懸設施下的有蓋地方 Covered area under large projecting/ overhanging feature	不適用 Not applicable
27	公共交通總站 Public transport terminus	不適用 Not applicable
28(#)	共用構築物及公用樓梯 Party structure and common staircase	不適用 Not applicable
29(#)	僅供獲接納不計入總樓面面積的樓層使用的樓梯、升降機槽及垂直管道的水平面積 Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA	434.599
30	公眾通道 Public passage	不適用 Not applicable
31	有蓋的後移部分 Covered set back area	不適用 Not applicable
額外總樓面面積 Bonus GFA		
32	額外總樓面面積 Bonus GFA	不適用 Not applicable
根據聯合作業備考 (第 8 號) 提供的額外環保設施 Additional Green Features under Joint Practice Note (No. 8)		
33	採用「組裝合成」建築法的樓宇 Buildings adopting Modular Integrated Construction	不適用 Not applicable

備註：

上述表格是根據屋宇署所發出的《認可人士、註冊結構工程師及註冊岩土工程師作業備考》ADM-2 規定的要求而制訂的。屋宇署會按實際需要不時更改有關要求。

Note :

The above table is based on the requirements as stipulated in the Practice Note for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers ADM-2 issued by the Buildings Department. The Buildings Department may revise such requirements from time to time as appropriate.

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

建築物的環境評估

Environmental Assessment of the Building



發展項目的公用部分的預計能量表現或消耗

Estimated Energy Performance or Consumption for the Common Parts of the Development

於印製售樓說明書前呈交予建築事務監督發展項目的公用部份的預計能量表現或消耗的最近期資料：

Latest information on the estimated energy performance or consumption for the common parts of the development as submitted to the Building Authority prior to the printing of the sales brochures

第I部分 Part I	
提供中央空調 Provision of Central Air Conditioning	是 Yes
提供具能源效益的設施 Provision of Energy Efficient Features	是 Yes
擬安裝的具能源效益的設施 Energy Efficient Features proposed	1. 高能源效益的照明燈具供停車場、後勤區及機房 High efficient luminaries for carpark, back of house and plant room
	2. 高能源效益的空調機 High coefficient performance air conditioning units

第II部分：擬興建樓宇/部分樓宇預計每年能源消耗量^(備註1)

Part II : The predicted annual energy use of the proposed building / part of building ^(Note 1)

位置 Location	使用有關裝置的內部樓面面積 (平方米) Internal Floor Area Served (m ²)	基線樓宇每年能源消耗量 ^(備註2) Annual Energy Use of Baseline Building ^(Note 2)		擬興建樓宇每年能源消耗量 Annual Energy Use of Proposed Building	
		電力 千瓦小時/平方米/年 Electricity kWh / m ² / annum	煤氣/石油氣 用量單位/平方米/年 Town Gas / LPG unit / m ² / annum	電力 千瓦小時/平方米/年 Electricity kWh / m ² / annum	煤氣/石油氣 用量單位/平方米/年 Town Gas / LPG unit / m ² / annum
有使用中央屋宇裝備裝置 ^(備註3) 的部分 Area served by central building services installation ^(Note 3)	3,567.6	315.4	0	260.8	0

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

第 III 部分：以下裝置乃按機電工程署公布的相關實務守則設計：-

Part III : The following installations are designed in accordance with the relevant Codes of Practice published by the Electrical & Mechanical Services Department (EMSD)

裝置類型 Type of Installations	是 YES	否 NO	不適用 NOT APPLICABLE
照明裝置 Lighting Installations	✓	-	-
空調裝置 Air Conditioning Installations	✓	-	-
電力裝置 Electrical Installations	✓	-	-
升降機及自動梯的裝置 Lift & Escalator Installations	✓	-	-
以總能源為本的方法 Performance-based Approach	-	-	✓

備註：

- 一般而言，一棟樓宇的預計“每年能源消耗量”愈低，其節約能源的效益愈高。如一棟樓宇預計的“每年能源消耗量”低於該樓宇的“基線樓宇每年能源消耗量”，則代表預計該樓宇的能源應用較其基線樓宇有效，削減幅度愈大則代表有關樓宇能源節約的效益愈高。

預計每年能源消耗量[以耗電量(千瓦小時/平方米/年)及煤氣/石油氣消耗量(用量單位/平方米/年)計算]，指將發展項目的每年能源消耗總量除以使用有關裝置的內部樓面面積所得出的商，其中：

- “每年能源消耗量”與新建樓宇 BEAM Plus 標準（現行版本）中的「年能源消耗」具有相同涵義；及
 - 樓宇、空間或單位的“內部樓面面積”，指外牆及/或共用牆的內壁之內表面起量度出來的樓面面積。
- “基準樓宇”與新建樓宇 BEAM Plus 標準（現行版本）中的“基準建築物模式（零分標準）”具有相同涵義。
 - “中央屋宇裝備裝置”與機電工程署發出的《屋宇裝備裝置能源效益實務守則》中的涵義相同。

Notes :

- In general, the lower the estimated “Annual Energy Use” of the building, the more efficient of the building in terms of energy use. For example, if the estimated “annual energy use of proposed building” is less than the estimated “annual energy use of baseline building”, it means the predicted use of energy is more efficient in the proposed building than in the baseline building. The larger the reduction, the greater the efficiency.
The predicted annual energy use, in terms of electricity consumption (kWh/m²/annum) and town gas/LPG consumption (unit/m²/annum), of the development by the internal floor area served, where:
(a) “total annual energy use” has the same meaning of “annual energy use” in the BEAM Plus New Buildings (current version); and
(b) “internal floor area”, in relation a building, a space or a unit means the floor area of all enclosed space measured to the internal faces of enclosing external and/or party walls.
- “Baseline Building” has the same meaning as “Baseline Building Model (zero-credit benchmark)” in the BEAM Plus New Buildings (current version).
- “Central Building Services Installation” has the same meaning as that in the Code of Practice for Energy Efficiency of Building Services Installation issued by the Electrical and Mechanical Services Department.

此頁保留空白
This page is left blank intentionally

發展項目及其周邊地區日後可能出現改變。

There may be future changes to the Development and the surrounding areas.

印製日期：2025年1月22日

Date of Printing : 22 January 2025

檢視記錄

Examination Record

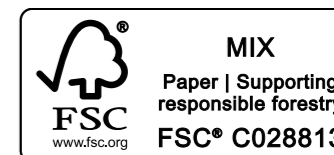
檢視/ 修改日期 Examination / Revision Date	所出修改 Revision Made	
	頁次 Page Number	所出修改 Revision Made
2025年3月10日 10th March 2025	13	更新發展項目的所在位置圖 Location Plan of the Development is updated
	26	更新發展項目的住宅物業的樓面平面圖 Floor Plans of Residential Properties in the Development is updated
2025年6月5日 5th June 2025	13	更新發展項目的所在位置圖 Location Plan of the Development is updated
	14, 15	更新發展項目的鳥瞰照片 Aerial photograph of the Development is updated
	16, 17	刪除發展項目的鳥瞰照片 Aerial photograph of the Development is deleted
	44	更新發展項目的住宅物業的樓面平面圖 Floor Plans of Residential Properties in the Development is updated

檢視/ 修改日期 Examination / Revision Date	所出修改 Revision Made	
	頁次 Page Number	所出修改 Revision Made
2025年9月3日 3rd September 2025	13	更新發展項目的所在位置圖 Location Plan of the Development is updated
	18	更新關乎發展項目的分區計劃大綱圖等 Outline Zoning Plan ETC. Relating to the Development is updated
	20	更新發展項目的布局圖 Layout Plan of the Development is updated
	28, 32, 38, 40, 44, 46	更新發展項目的住宅物業的樓面平面圖 Floor Plans of Residential Properties in the Development is updated
	63, 64	更新發展項目中的停車位的樓面平面圖 Floor Plans of Parking Spaces in the Development is updated
	88, 89	更新立面圖 Elevation Plan is updated
	90	更新發展項目中的公用設施的資料 Information on Common Facilities in the Development is updated
	92, 110, 115	更新裝置、裝修物料及設備 Fittings, Finishes and Appliances is updated
	122-124	更新申請建築物總樓面面積寬免的資料 Information in Application for Concession on Gross Floor Area of Building is updated

檢視記錄

Examination Record

檢視/ 修改日期 Examination / Revision Date	所出修改 Revision Made	
	頁次 Page Number	所出修改 Revision Made
2025年12月2日 2nd December 2025	8	更新發展項目的資料 Information on the Development is updated
	9	更新賣方及有參與發展項目的其他人的資料 Information on Vendor and Others Involved in the Development is updated
	13	更新發展項目的所在位置圖 Location Plan of the Development is updated
	14	更新發展項目的鳥瞰照片 Aerial photograph of the Development is updated
	15	刪除發展項目的鳥瞰照片 Aerial photograph of the Development is deleted
	127	刪除地政總署署長作為給予預售樓花同意書的條件而規定列於售樓說明書的資料 Information Required by the Director of Lands to be Set Out in the Sales Brochure as a Condition for Giving the Presale Consent is deleted
2026年3月2日 2nd March 2026	12	更新物業管理的資料 Information on Property Management is updated
	13	更新發展項目的所在位置圖 Location Plan of the Development is updated
	14	更新發展項目的鳥瞰照片 Aerial photograph of the Development is updated



www.thehava.hk

賣方為施行《一手住宅物業銷售條例》(第621章)第2部而就發展項目指定的互聯網網站的網址。
The address of the website designated by the Vendor for the Development for the purposes
of Part 2 of the Residential Properties (First-hand Sales) Ordinance (Cap. 621).