

ZENDO
瑜意 HOUSE

SALES BROCHURE
售樓說明書

TABLE OF CONTENTS

目錄

1	NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES 一手住宅物業買家須知	18	WARNING TO PURCHASERS 對買方的警告
2	INFORMATION ON THE DEVELOPMENT 發展項目的資料	19	CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT 發展項目中的建築物的橫截面圖
3	INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE DEVELOPMENT 賣方及有參與發展項目的其他人的資料	20	ELEVATION PLAN 立面圖
4	RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE DEVELOPMENT 有參與發展項目的各方的關係	21	INFORMATION ON COMMON FACILITIES IN THE DEVELOPMENT 發展項目中的公用設施的資料
5	INFORMATION ON DESIGN OF THE DEVELOPMENT 發展項目的設計的資料	22	INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT 閱覽圖則及公契
6	INFORMATION ON PROPERTY MANAGEMENT 物業管理的資料	23	FITTINGS, FINISHES AND APPLIANCES 裝置、裝修物料及設備
7	LOCATION PLAN OF THE DEVELOPMENT 發展項目的所在位置圖	24	SERVICE AGREEMENTS 服務協議
8	AERIAL PHOTOGRAPH OF THE DEVELOPMENT 發展項目的鳥瞰照片	25	GOVERNMENT RENT 地稅
9	OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT 關乎發展項目的分區計劃大綱圖等	26	MISCELLANEOUS PAYMENTS BY PURCHASER 買方的雜項付款
10	LAYOUT PLAN OF THE DEVELOPMENT 發展項目的布局圖	27	DEFECT LIABILITY WARRANTY PERIOD 欠妥之處的保養責任期
11	FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT 發展項目的住宅物業的樓面平面圖	28	MAINTENANCE OF SLOPES 斜坡維修
12	AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT 發展項目中的住宅物業的面積	29	MODIFICATION 修訂
13	FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT 發展項目中的停車位的樓面平面圖	30	RELEVANT INFORMATION 有關資料
14	SUMMARY OF PRELIMINARY AGREEMENT FOR SALE AND PURCHASE 臨時買賣合約的摘要	31	ADDRESS OF THE WEBSITE DESIGNATED BY THE VENDOR FOR THE DEVELOPMENT 賣方就發展項目指定的互聯網網站的網址
15	SUMMARY OF DEED OF MUTUAL COVENANT 公契的摘要	32	INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING 申請建築物總樓面面積寬免的資料
16	SUMMARY OF LAND GRANT 批地文件的摘要	33	DATE OF PRINTING OF SALES BROCHURE 售樓說明書印製日期
17	INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES 公共設施及公眾休憩用地的資料	34	POSSIBLE FUTURE CHANGES 日後可能出現的改變

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 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;

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.

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.

- 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.
- 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.

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.

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.

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

1

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

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。
- 如您擬選任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。

- 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 and 內部尺寸²。售樓說明書所提供有關住宅物業外部和內部的尺寸，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。

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。

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。

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。

1

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

- 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 -
 - 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）。
 - 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；

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。

- 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

Name of the Development:

ZENDO HOUSE

發展項目的名稱：

瑜意

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

8 Tak Hing Street*

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

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

德興街8號*

*此臨時門牌號數有待發展項目建成時確認。

Total number of storeys of the multi-unit building

13 storeys (excluding G/F, 1/F and Roof)

該幢多單位建築物的樓層的總數

13層(不包括地下、1樓及天台)

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

G/F, 1/F-3/F, 5/F-12/F, 15/F-17/F and Roof

發展項目的經批准的建築圖則所規定的該幢多單位建築物內的樓層號數

地下、1樓至3樓、5樓至12樓、15樓至17樓及天台

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

4/F, 13/F and 14/F are omitted

該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

不設4樓、13樓及14樓

Refuge floors (if any) of the multi-unit building

Not applicable

該幢多單位建築物內的庇護層(如有的話)

不適用

This development is an uncompleted Development:

- (a) The estimated material date for the Development, as provided by the Authorized Person for the Development is 16 September 2026.
- (b) The estimated material date is subject to any extension of time that is permitted under the agreement for sale and purchase.
- (c) For the purpose of the agreement for sale and purchase, the Development is deemed to be completed on the date on which an occupation permit for the Development is issued.

本發展項目屬未落成發展項目：

- (a) 由發展項目的認可人士提供的發展項目的預計關鍵日期為2026年9月16日。
- (b) 預計關鍵日期，是受到買賣合約所允許的任何延期所規限的。
- (c) 為買賣合約的目的，發展項目當作在佔用許可證就該發展項目發出的日期落成。

Vendor

Well Will Corporation Limited

賣方

良志有限公司

Holding companies of the Vendor

Chinachem Properties Holding Company Limited

Chinachem Group Holdings Limited

賣方的控權公司

華懋物業控股有限公司

華懋集團控股有限公司

Authorized Person for the Development

Cheung Hoi Fo

發展項目的認可人士

張凱科

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

TCA Design Limited

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
集思設計有限公司**Building contractor for the Development**

Build King Construction Limited

發展項目的承建商

Build King Construction Limited

The firm of solicitors acting for the Owner in relation to the sale of residential properties in the Development

Grandall Zimmern Law Firm

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**Any authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Development**

Not applicable

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

Chinachem Agencies Limited

已為發展項目的建造提供貸款的任何其他人
華懋代理有限公司

(a)	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. 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。	Not applicable 不適用
(b)	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. 賣方或該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。	Not applicable 不適用
(c)	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. 賣方或該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。	No 否
(d)	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. 賣方或該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。	Not applicable 不適用
(e)	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. 賣方或該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。	Not applicable 不適用
(f)	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. 賣方或該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。	No 否
(g)	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. 賣方或該項目的承建商屬個人，並屬就該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。	Not applicable 不適用
(h)	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. 賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬就該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。	Not applicable 不適用
(i)	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. 賣方或該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。	No 否
(j)	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. 賣方、賣方的控權公司或有關項目的承建商屬私人公司，而該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。	No 否

(k)	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. 賣方、賣方的控權公司或該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。	No 否
(l)	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. 賣方或該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。	No 否
(m)	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. 賣方或該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。	Not applicable 不適用
(n)	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. 賣方、賣方的控權公司或該項目的承建商屬私人公司，而就該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。	No 否
(o)	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. 賣方、賣方的控權公司或該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。	No 否
(p)	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. 賣方或該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。	No 否
(q)	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. 賣方或該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。	Not applicable 不適用
(r)	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. 賣方或該項目的承建商屬法團，而該項目的認可人士以其專業身份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。	No 否
(s)	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. 賣方或該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。	No 否

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

發展項目將不會有構成圍封牆的一部份的非結構的預製外牆。

There will be curtain 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份的幕牆。

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

建築物的幕牆的厚度範圍將為200毫米。

Schedule of the Total Area of Curtain Walls of Each Residential Property

每個住宅物業的幕牆的總面積表

Floor 樓層	Unit 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
2/F 2樓	A	0.355
	B	0.449
	C	0.449
	D	0.355
	E	-
	F	-
	G	-
	H	-
	J	-
	K	0.602
	L	0.375
	M	0.480
	N	0.375

Note: 4/F, 13/F and 14/F is omitted

備註：不設4樓、13樓及14樓

Floor 樓層	Unit 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
3/F, 5/F-12/F 3樓、5樓至12樓	A	0.831
	B	0.925
	C	0.925
	D	0.831
	E	0.747
	F	0.524
	G	0.503
	H	0.514
	J	0.514
	K	1.006
	L	0.911
	M	0.975
	N	0.881

Floor 樓層	Unit 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
15/F 15樓	A	0.831
	B	0.925
	C	0.925
	D	0.831
	E	1.290
	G	0.503
	H	0.514
	J	0.514
	K	1.006
	L	0.911
	M	0.975
	N	0.881

Floor 樓層	Unit 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
16/F 16樓	A	0.831
	B	0.925
	C	0.925
	D	0.831
	E	1.810
	G	0.503
	H	0.514
	J	0.514
	L	0.911
	M	0.975
	N	0.881

Floor 樓層	Unit 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
17/F 17樓	A	0.831
	B	0.925
	C	0.925
	D	0.831
	E	1.344
	G	0.503
	H	0.514
	J	0.514
	L	0.911
	M	0.975
	N	0.881

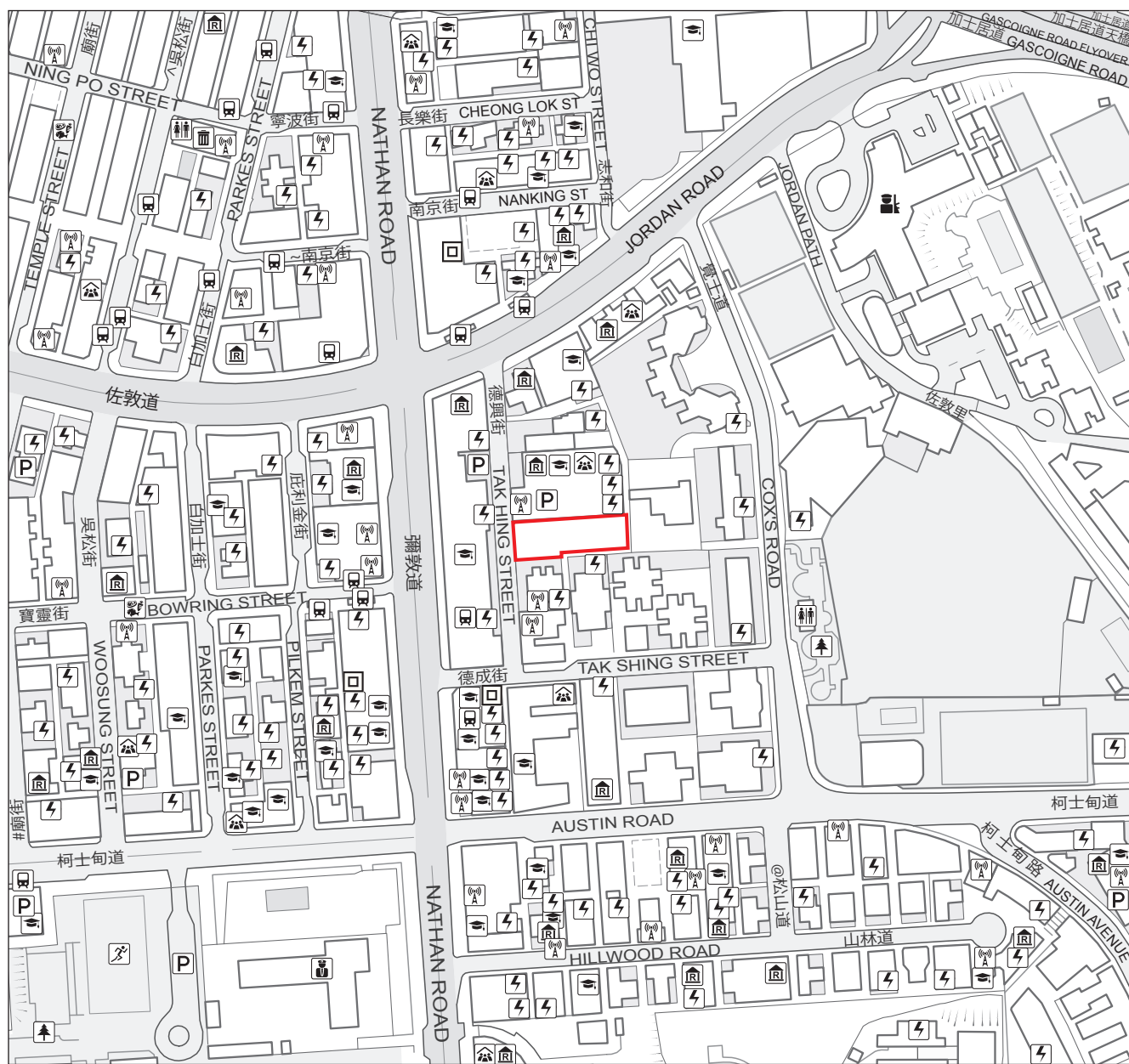
Note: 4/F, 13/F and 14/F is omitted

備註：不設4樓、13樓及14樓

The latest draft of Deed of Mutual Covenant incorporating a Management Agreement of the Development does not provide the name of the manager of the Development, and the Vendor intends to appoint Together Management Company Limited as the manager of the Development upon the execution of the Deed of Mutual Covenant incorporating a Management Agreement.

發展項目的公契包含管理協議的最新擬稿未有提供發展項目的管理人的名稱，而賣方擬在簽立公契包含管理協議時委任合眾物業管理有限公司為發展項目的管理人。

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



Boundary of the Development
發展項目的邊界

Scale: 0M/米
比例: 250M/米



This location plan is prepared by the Vendor with reference to the Digital Topographic Map No. T11-NW-D dated 15 January 2026 from Survey and Mapping Office of the Lands Department, with adjustments where necessary.

此位置圖是由賣方擬備並參考於2026年1月15日出版之地政總署測繪處之數碼地形圖，圖幅編號T11-NW-D，有需要處經修正處理。

Notation 圖例

- | | |
|---|--|
| a ventilation shaft for the Mass Transit Railway
香港鐵路的通風井 | a public transport terminal (including a rail station)
公共交通總站(包括鐵路車站) |
| a barrack
軍營 | a public utility installation
公用事業設施裝置 |
| a power plant (including electricity sub-stations)
發電廠(包括電力分站) | a religious institution (including a church, a temple and a Tsz Tong)
宗教場所(包括教堂、廟宇及祠堂) |
| a refuse collection point
垃圾收集站 | a school (including a kindergarten)
學校(包括幼稚園) |
| a market (including a wet market and a wholesale market)
市場(包括濕貨市場及批發市場) | social welfare facilities (including an elderly centre and a home for the mentally disabled)
社會福利設施(包括老人中心及弱智人士護理院) |
| a police station
警署 | sports facilities (including a sports ground and a swimming pool)
體育設施(包括運動場及游泳池) |
| a public carpark (including a lorry park)
公眾停車場(包括貨車停泊處) | a public park
公園 |
| a public convenience
公廁 | |

Street name(s) not shown in full on the Location Plan of the Development:

於發展項目的所在位置圖未能顯示之街道全名：

@PINETREE HILL ROAD 松山道 ~NANKING STREET 南京街 #TEMPLE STREET 廟街
^WOOSUNG STREET 吳松街

Notes:

1. The Vendor advises prospective purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
2. The location plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to the technical reason that the boundary of the Development is irregular.

備註：

1. 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
2. 由於發展項目的邊界不規則的技術原因，此位置圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。

The Map is provided by the CSDI Portal and intellectual property rights are owned by the Government of the HKSAR.

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。



Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 3,000 feet, Photo No. E248744C dated 7 January 2025.

摘錄自地政總署測繪處於2025年1月7日在3,000呎飛行高度拍攝之鳥瞰照片，編號為E248744C。

● Location of the Development
發展項目的位置

Survey and Mapping Office, Lands Department, The Government of HKSAR © Copyright reserved—reproduction by permission only.

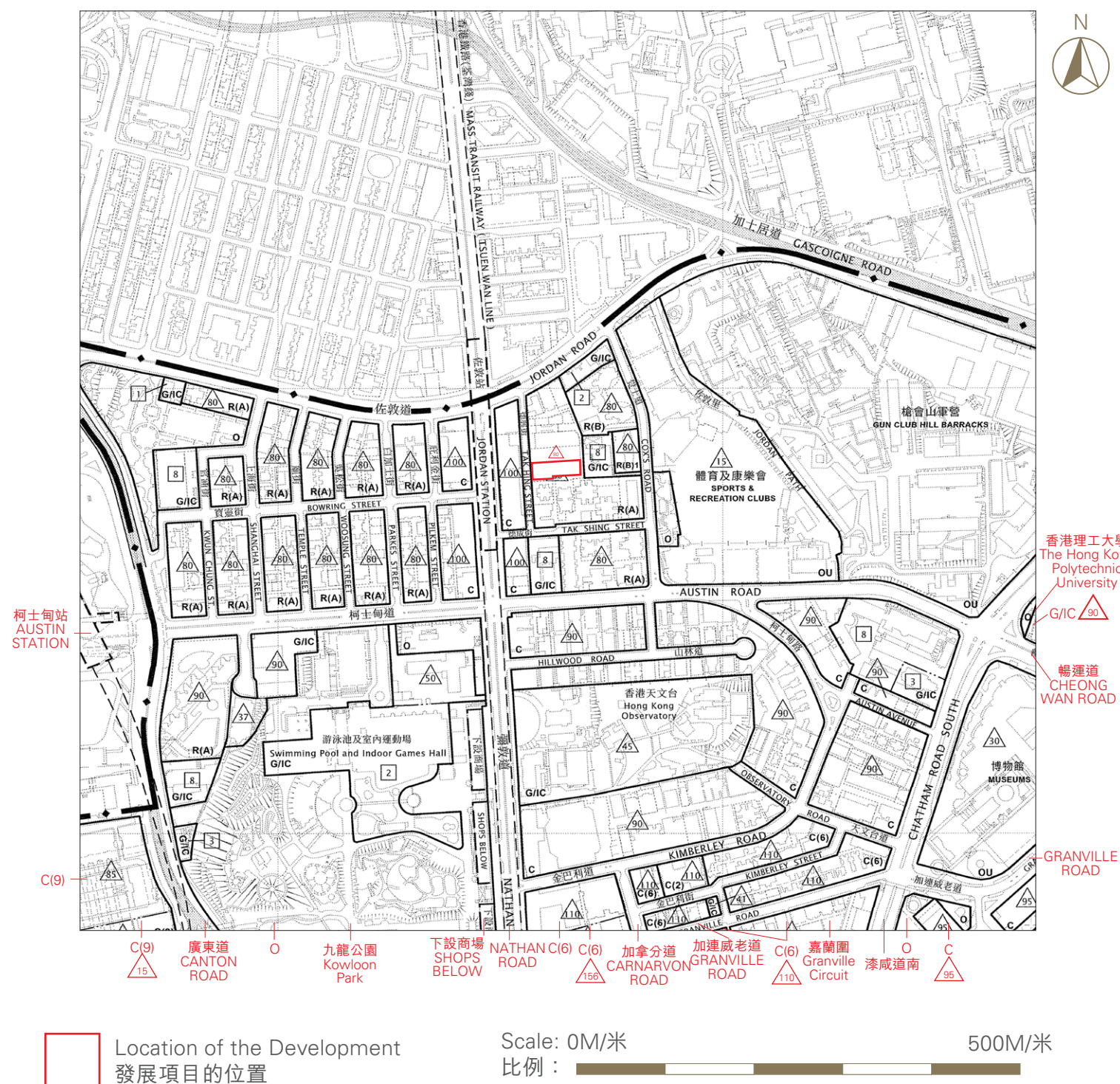
香港特別行政區政府地政總署測繪處 © 版權所有，未經許可，不得複製。

Notes:

1. Copy of the aerial photograph of the Development is available for free inspection at the sales office during opening hours.
2. The aerial photograph may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to the technical reason that the boundary of the Development is irregular.
3. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.

備註：

1. 發展項目的鳥瞰照片之副本可於售樓處開放時間內免費查閱。
2. 由於發展項目的邊界不規則的技術原因，此鳥瞰照片所顯示的範圍可能多於《一手住宅物業銷售條例》所規定的範圍。
3. 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。



Adopted from part of the approved Tsim Sha Tsui Outline Zoning Plan No. S/K1/30, gazetted on 17 October 2025, with adjustments where necessary as shown in red.

摘錄自2025年10月17日刊憲之尖沙咀分區計劃大綱核准圖編號S/K1/30，有需要處經修正處理，以紅色表示。

Notation 圖例

Zones 地帶

C	Commercial 商業
R(A)	Residential (Group A) 住宅(甲類)
R(B)	Residential (Group B) 住宅(乙類)
G/IC	Government, Institution or Community 政府、機構或社區
O	Open Space 休憩用地
OU	Other Specified Uses 其他指定用途

Communications 交通

	Railway and Station (Underground) 鐵路及車站(地下)
	Major Road and Junction 主要道路及路口
	Elevated Road 高架道路
	Pedestrian Precinct / Street 行人專用區或街道

Miscellaneous 其他

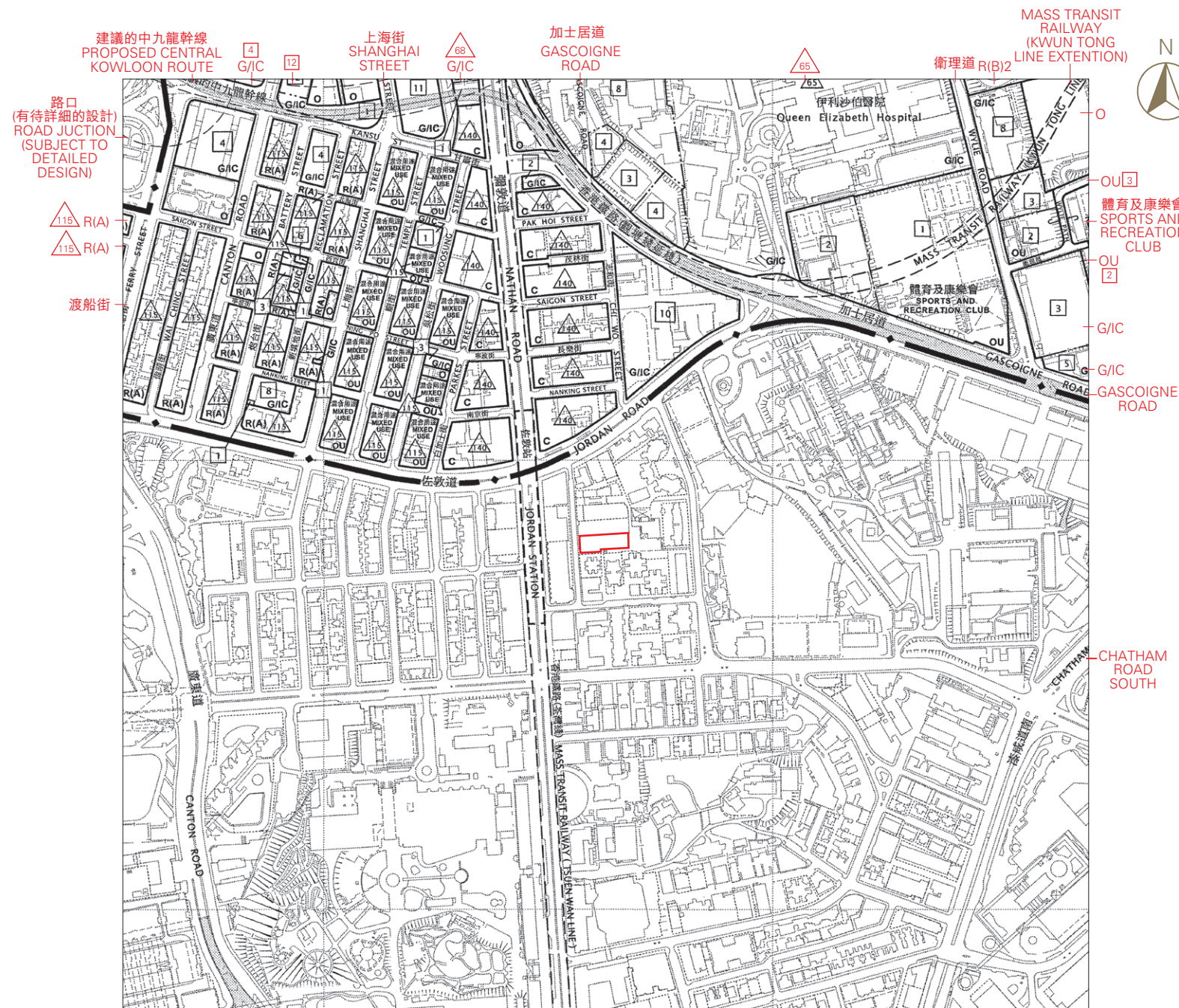
	Boundary of Planning Scheme 規劃範圍界線
	Building Height Control Zone Boundary 建築物高度管制區界線
	Maximum Building Height (in metres above Principal Datum) 最高建築物高度(在主水平基準上若干米)
	Maximum Building Height (in number of storeys) 最高建築物高度(樓層數目)

Notes:

- The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
- The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
- This Outline Zoning Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.
- This Outline Zoning 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.

備註:

- 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
- 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 由於發展項目的邊界不規則的技術原因，此分區計劃大綱圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
- 此分區計劃大綱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。



Adopted from part of the approved Yau Ma Tei Outline Zoning Plan No. S/K2/26, gazetted on 26 July 2024, with adjustments where necessary as shown in red.

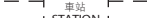
摘錄自2024年7月26日刊憲之油麻地分區計劃大綱核准圖編號S/K2/26，有需要處經修正處理，以紅色表示。

Notation 圖例

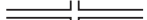
Zones 地帶

C	Commercial 商業
R(A)	Residential (Group A) 住宅(甲類)
R(B)	Residential (Group B) 住宅(乙類)
G/IC	Government, Institution or Community 政府、機構或社區
O	Open Space 休憩用地
OU	Other Specified Uses 其他指定用途

Communications 交通


 Railway and Station (Underground)
 鐵路及車站(地下)


 Major Road and Junction
 主要道路及路口


 Elevated Road
 高架道路

Miscellaneous 其他

	Boundary of Planning Scheme 規劃範圍界線
	Building Height Control Zone Boundary 建築物高度管制區界線
	Maximum Building Height (in metres above Principal Datum) 最高建築物高度(在主水平基準上若干米)
	Maximum Building Height (in number of storeys) 最高建築物高度(樓層數目)

Location of the Development
發展項目的位置

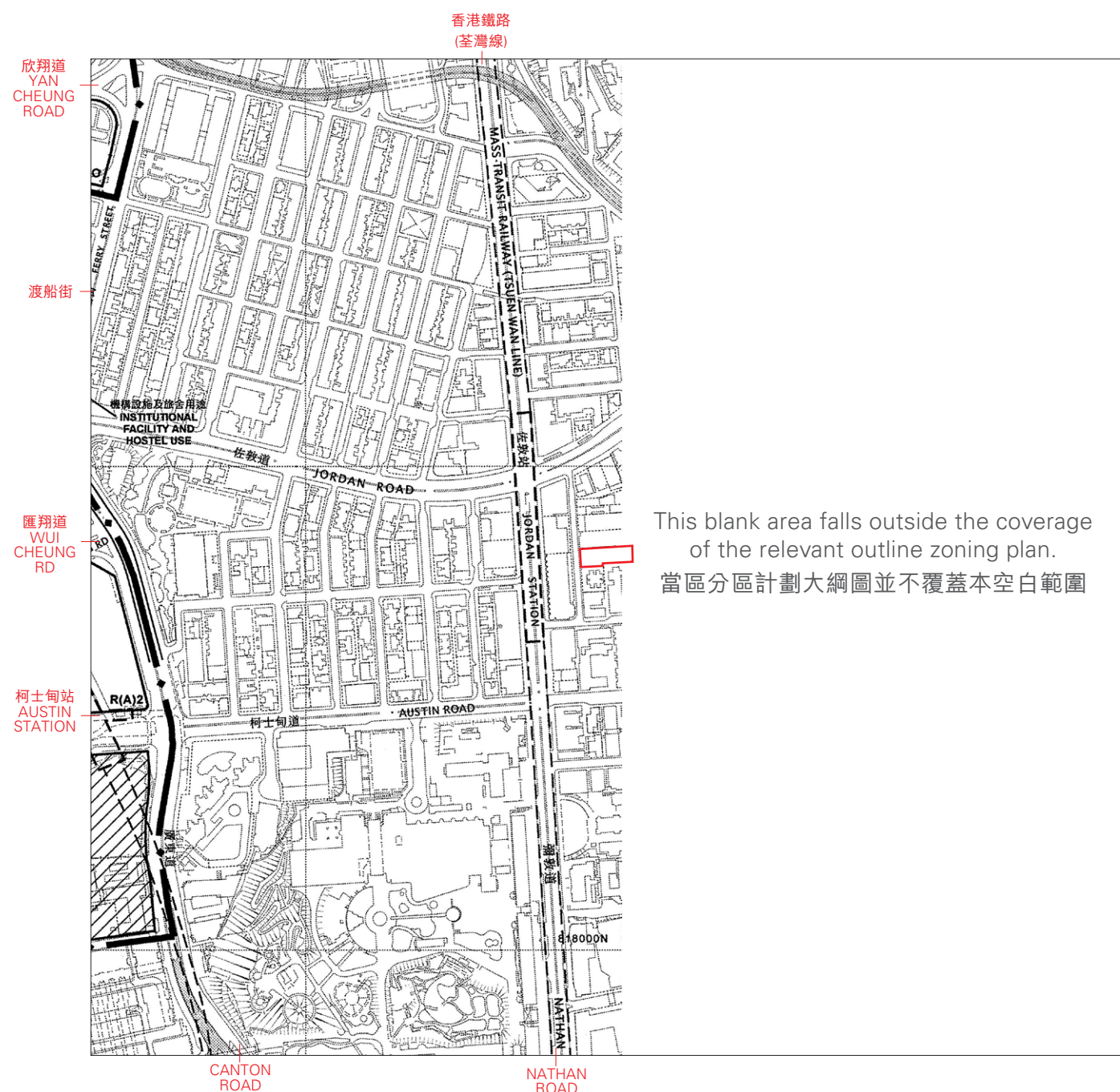
Scale: 0M/米 500M/米
比例： 

Notes:

1. The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
3. This Outline Zoning Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.
4. This Outline Zoning 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.

備註：

1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 由於發展項目的邊界不規則的技術原因，此分區計劃大綱圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
4. 此分區計劃大綱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。



Adopted from part of the approved South West Kowloon Outline Zoning Plan No. S/K20/30, gazetted on 3 October 2014, with adjustments where necessary as shown in red.

摘錄自2014年10月3日刊憲之西南九龍分區計劃大綱核准圖編號S/K20/30，有需要處經修正處理，以紅色表示。

Notation 圖例

Zones 地帶

R(A)	Residential (Group A) 住宅(甲類)
O	Open Space 休憩用地

Communications 交通

— [STATION] —	Railway and Station (Underground) 鐵路及車站(地下)
==	Major Road and Junction 主要道路及路口
===	Elevated Road 高架道路

Miscellaneous 其他

— • —	Boundary of Planning Scheme 規劃範圍界線
▨	West Kowloon Cultural District Development Plan Area 西九文化區發展圖則範圍

Location of the Development
發展項目的位置

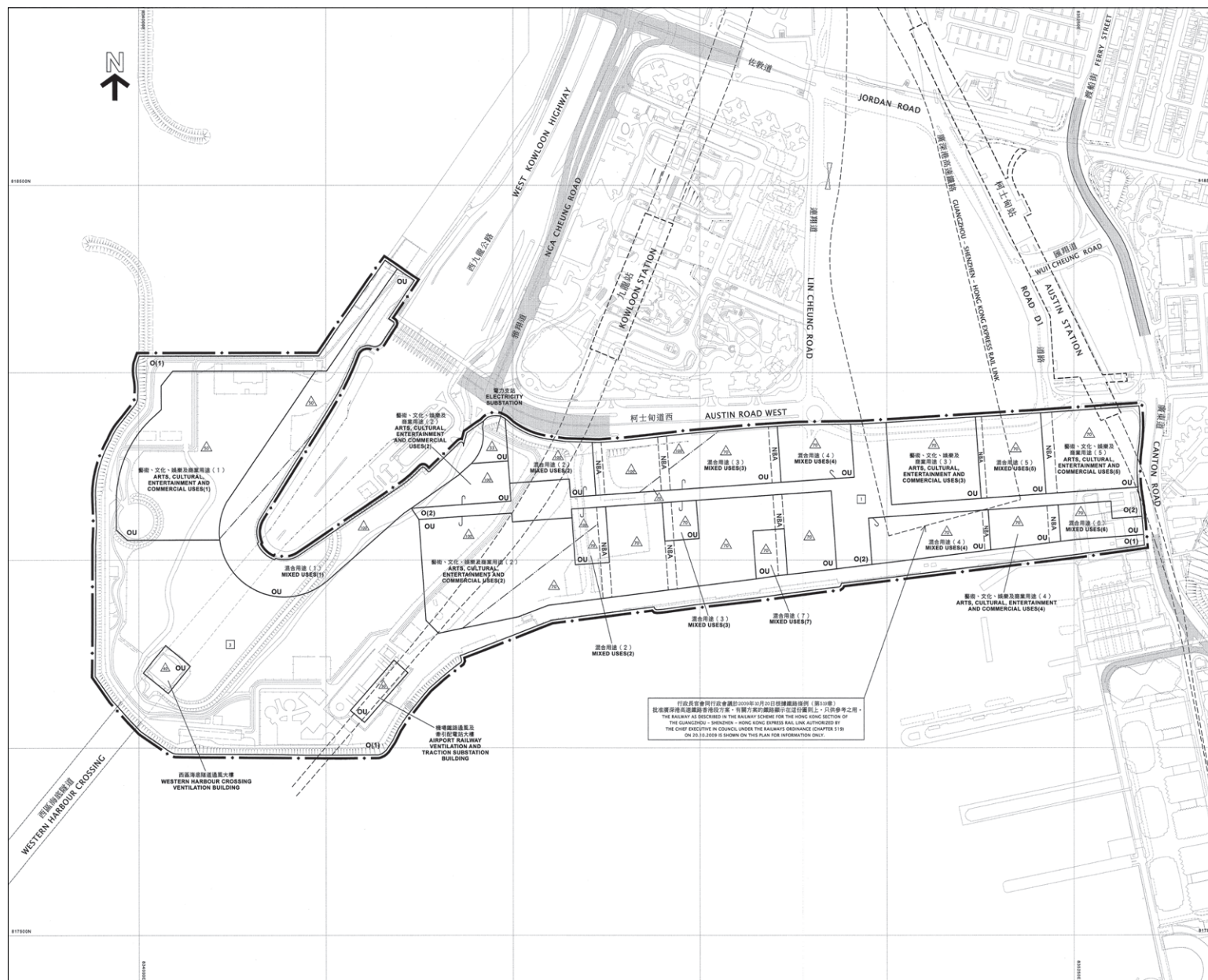
Scale: 0M/米 500M/米
比例：

Notes:

- The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
- The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
- This Outline Zoning Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.
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備註：

- 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
- 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 由於發展項目的邊界不規則的技術原因，此分區計劃大綱圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
- 此分區計劃大綱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。



Adopted from part of the West Kowloon Cultural District Development Plan No. S/K20/WKCD/2, approved on 8 January 2013.

摘錄自2013年1月8日核准之西九龍文化區發展圖則編號S/K20/WKCD/2。

Notation 圖例

Zones 地帶

- O Open Space
休憩用地
- OU Other Specified Uses
其他指定用途

Communications 交通

- STATION Railway and Station (Underground)
鐵路及車站(地下)
- Elevated Road
高架道路

Miscellaneous 其他

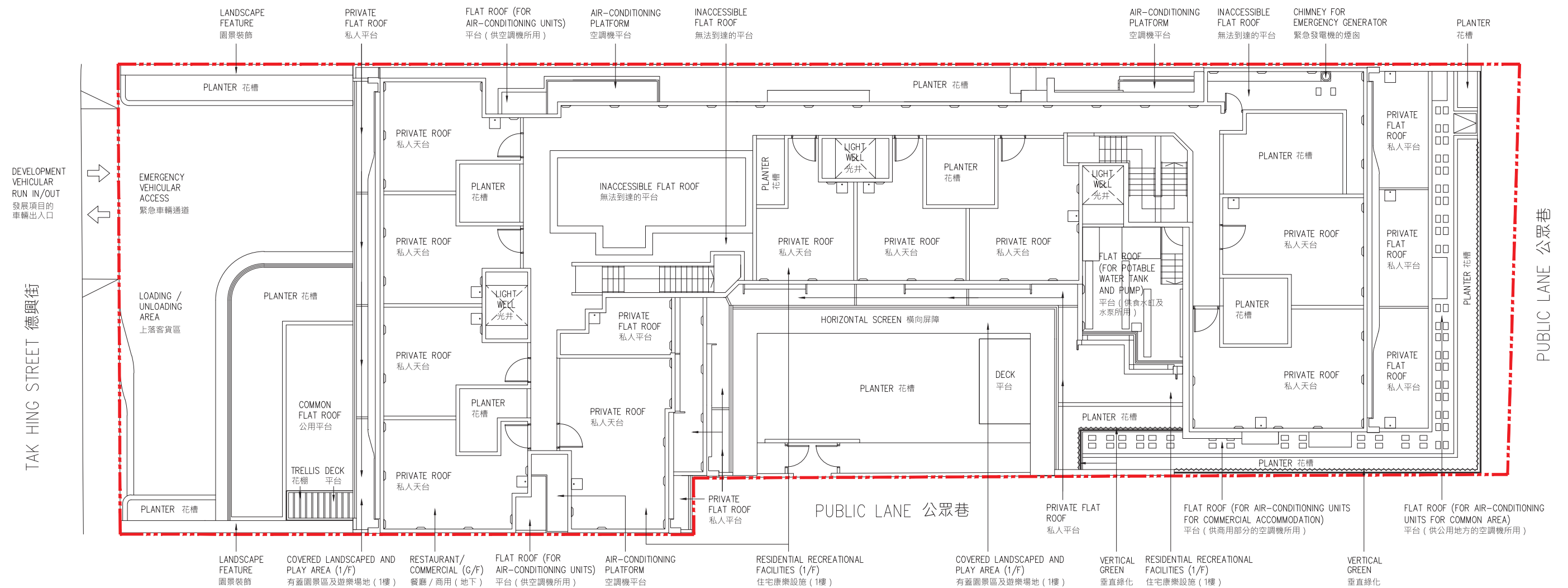
- Boundary of Planning Scheme
規劃範圍界線
- Building Height Control Zone Boundary
建築物高度管制區界線
- 70 Maximum Building Height (in metres above Principal Datum)
最高建築物高度(在主水平基準上若干米)
- 1 Maximum Building Height (in number of storeys)
最高建築物高度(樓層數目)
- NBA Non-building Area
非建築用地

Notes:

- The last updated Development Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
- The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
- This Development Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.
- This Development 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.
- For location of the Development, please refer to the approved South West Kowloon Outline Zoning Plan No. S/K20/30 shown in the preceding page.

備註：

- 在印刷售樓說明書當日所適用的最近期發展圖則及其附表，可於售樓處開放時間內免費查閱。
- 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 由於發展項目的邊界不規則的技術原因，此發展圖則所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
- 此發展圖則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。
- 關於發展項目的位置，請參閱載於前一頁的西南九龍分區計劃大綱核准圖編號S/K20/30。



Legend 圖例

-  Boundary of the Development
發展項目的界線
-  Davit Arm Bracket
吊船吊臂支架

Scale: 0M/ 米 10M/ 米
比例： 

The estimated date of completion of these buildings and facilities, as provided by the Authorized Person for the Development is 16 September 2026.

由發展項目的認可人士提供的該等建築物及設施的預計落成日期為2026年9月16日。

Legend of terms and abbreviations used on the floor plans**樓面平面圖中所使用名詞及簡稱之圖例**

AC UNITS LOCATION FOR UNIT / UNITS	= Air-conditioner Outdoor Units Location for Unit / Units	= 空調機室外機位置供單位	FLAT ROOF (FOR AC UNITS)	= Flat Roof (for Air-conditioning Units)	= 平台(供空調機所用)
ARCH. FEATURE	= Architectural Features	= 建築裝飾	FLAT ROOF (FOR AC UNITS FOR COMMERCIAL ACCOMMODATION)	= Flat Roof (for Air-conditioning Units for Commercial Accommodation)	= 平台(供商用部分的空調機所用)
ARCH. FEATURE ABOVE	= Architectural Feature Above	= 上層建築裝飾	FLAT ROOF (FOR AC UNITS FOR COMMON AREA)	= Flat Roof (for Air-conditioning Units for Common Area)	= 平台(供公用地方的空調機所用)
A.D. FOR RSMRR	= Air Duct for Refuse Storage and Material Recovery Room	= 垃圾及物料回收房通風槽	FLAT ROOF (FOR PORTABLE WATERTANK AND PUMP)	= Flat Roof (for Portable Water Tank and Pump)	= 平台(供食水缸及水泵所用)
AC PLATFORM	= Air-conditioning Platform	= 空調機平台	HORIZONTAL ARCH. FEATURE	= Horizontal Architectural Feature	= 橫向建築裝飾
AT 17/F	= at 17/F	= 於17樓	HORIZONTAL SCREEN	= Horizontal Screen	= 橫向屏障
BATH 1	= Bathroom 1	= 浴室 1	HR	= Hose Reel	= 消防喉轆
BR 1	= Bedroom 1	= 睡房 1	INACCESSIBLE FLAT ROOF	= Inaccessible Flat Roof	= 無法到達的平台
BUILDING LINE ABOVE	= Building Line Above	= 上層建築物界線	LANDSCAPE FEATURE	= Landscape Feature	= 綠化建築裝飾
CHIMNEY FOR EMERGENCY GENERATOR	= Chimney for Emergency Generator	= 緊急發電機的煙囪	LIFT	= Lift	= 升降機
COMMON AREA FOR MAINTENANCE	= Common Area for Maintenance	= 供維修用的公用地方	LIFT LOBBY	= Lift Lobby	= 升降機大堂
COMMON CORRIDOR	= Common Corridor for Staircase Interchange	= 樓梯轉換之公共走廊	LIGHT WELL	= Light Well	= 光井
CURB	= Curb	= 邊緣	LIV / DIN	= Living Room / Dining Room	= 客廳/飯廳
	= Davit Arm Bracket	= 吊船吊臂支架	MBR	= Master Bedroom	= 主人睡房
DN	= Down	= 落	METAL HATCH DOOR	= Metal Hatch Door	= 金屬艙口門
DOG HOUSE	= Dog House	= 檢修井	METER ROOM A	= Meter Room A	= 電錶房 A
ELV	= Extra Low Voltage Room	= 特低壓電力房	METER ROOM B	= Meter Room B	= 電錶房 B
EXT. P.D.	= Extended Pipe Duct	= 延長管道槽	O KIT	= Open Kitchen	= 開放式廚房
FIREMAN'S LIFT LOBBY	= Fireman's Lift Lobby	= 消防員升降機大堂	PERFORATED METAL SCREEN	= Perforated Metal Screen	= 金屬穿孔屏障
			PLANTER	= Planter	= 花槽

Legend of terms and abbreviations used on the floor plans

樓面平面圖中所使用名詞及簡稱之圖例

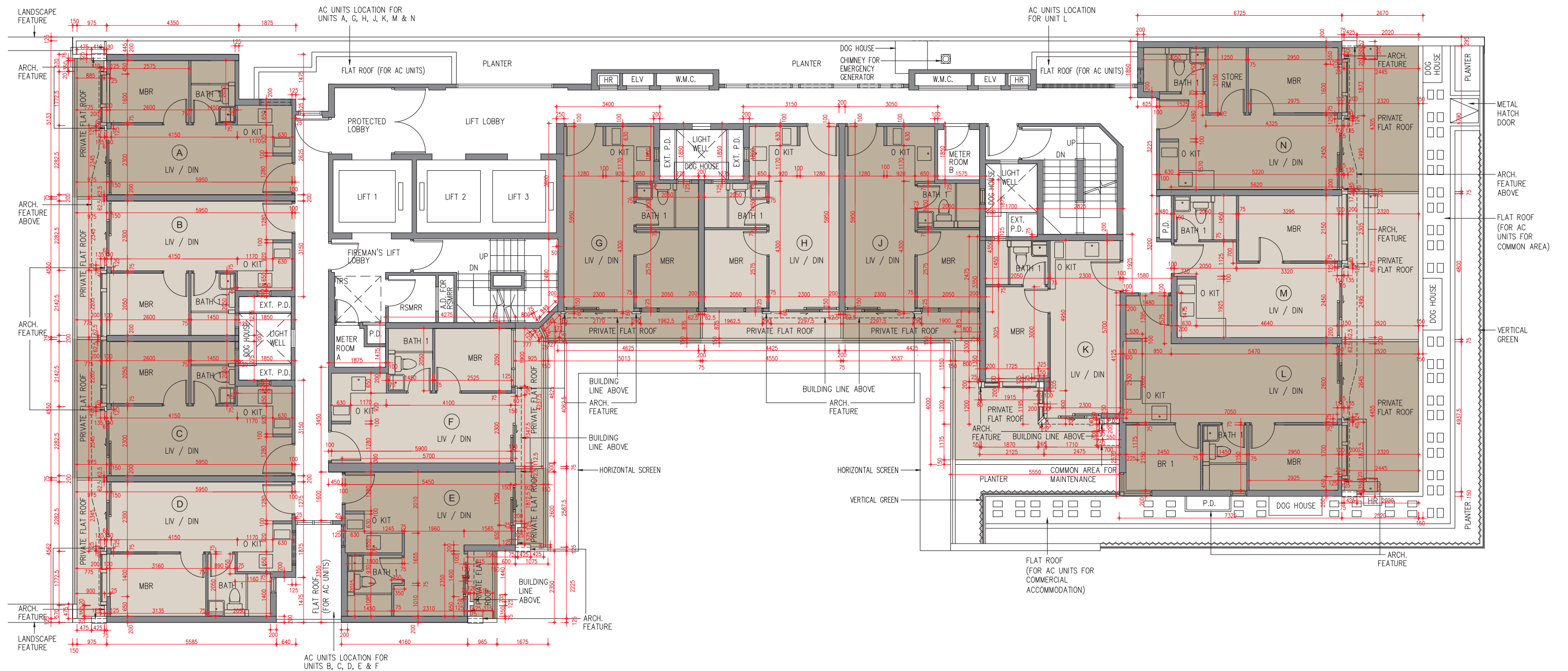
PNEUMATIC TANK	= Pneumatic Tank	= 加壓缸	TOP OF CURTAIN WALL	= Top of Curtain Wall	= 玻璃幕牆頂部
POTABLE WATER TANK	= Potable Water Tank	= 食水缸	TOP VENT FOR STAIRCASE	= Top Vent for Staircase	= 樓梯的最高通風孔
PRIVATE FLAT ROOF	= Private Flat Roof	= 私人平台	TRS	= Temporary Refuge Space	= 臨時庇護處
PRIVATE ROOF	= Private Roof	= 私人天台	UNIT / UNITS	= Unit / Units	= 單位
PROTECTED LOBBY	= Protected Lobby	= 防護門廊	UP	= Up	= 上
P.D.	= Pipe Duct	= 管道槽	VERTICAL GREEN	= Vertical Green	= 垂直綠化
RSMRR	= Refuse Storage and Material Recovery Room	= 垃圾及物料回收房	WATER PUMP	= Water Pump	= 水泵
STORE RM	= Store Room	= 儲物室	W.M.C.	= Water Meter Cabinet	= 水錶櫃

Notes :

- Common pipes exposed or enclosed in cladding may be located at the private flat roof and/or private roof and/or external wall of some residential properties.
- There may be sunken slabs at some parts of the ceiling inside some residential properties for the installation of mechanical and electrical services of the floor above or due to the structural, architectural and/or decoration design requirements of the floor above.
- There may be ceiling bulkheads or false ceiling inside some residential properties for the installation of air-conditioning conduits and/or other mechanical and electrical services.
- The dimensions of the floor plans are all structural dimensions in millimeter.
- Those icons of fittings and appliances shown on the floor plans of residential properties like bathtubs, wash basins, water closets, shower cubicles, sink units, cabinets (if any) etc. are prepared in accordance with the latest approved building plans. Their shapes, dimensions, scales may be differed from the fittings and appliances actually provided and they are for indication and reference only.
- 4/F, 13/F and 14/F are omitted.
- The floor plans are floor plans of the residential properties in the Development. Please refer to the Deed of Mutual Covenant for the demarcation and location of common parts and other units in the Development.

備註：

- 部份住宅物業的私人平台及/或私人天台及/或外牆或設有外露之公用喉管或內藏於裝飾板內之公用喉管。
- 部份住宅物業內之部分天花或有跌級樓板，用以安裝上層之機電設備或配合上層之結構、建築設計及/或裝修設計上的需要。
- 部份住宅物業內或設有假陣或假天花用以安裝冷氣喉管及/或其他機電設備。
- 樓面平面圖所列之數字為以毫米標示之建築結構尺寸。
- 各住宅物業的樓面平面圖內所展示之裝置及設備的圖標如浴缸、洗面盆、座廁、淋浴間、洗滌盆、櫃(如有)等乃根據最新經批准的建築圖則擬備，其形狀、尺寸、比例或與實際提供的裝置及設備存在差異，僅供示意及參考之用。
- 不設4樓、13樓及14樓。
- 樓面平面圖為發展項目中的住宅物業的樓面平面圖。發展項目公用部分和其他單位的邊界和位置，請參閱公契。

2/F Floor Plan
2樓 樓面平面圖Scale: 0M/ 米
比例:

5M/ 米

2/F Floor Plan

2樓 樓面平面圖

Description 描述	Floor 樓層	Unit 單位												
		A	B	C	D	E	F	G	H	J	K	L	M	N
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	2/F 2樓	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 2675, 3000	2650, 2800, 3000	2650, 3000	2650, 3000	2650, 3000
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		175	175	175	175	175	175	175	175	175	175	175	175	175

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:
1. The dimensions in the floor plans are all structural dimensions in millimetre and rounded off to the nearest integer.

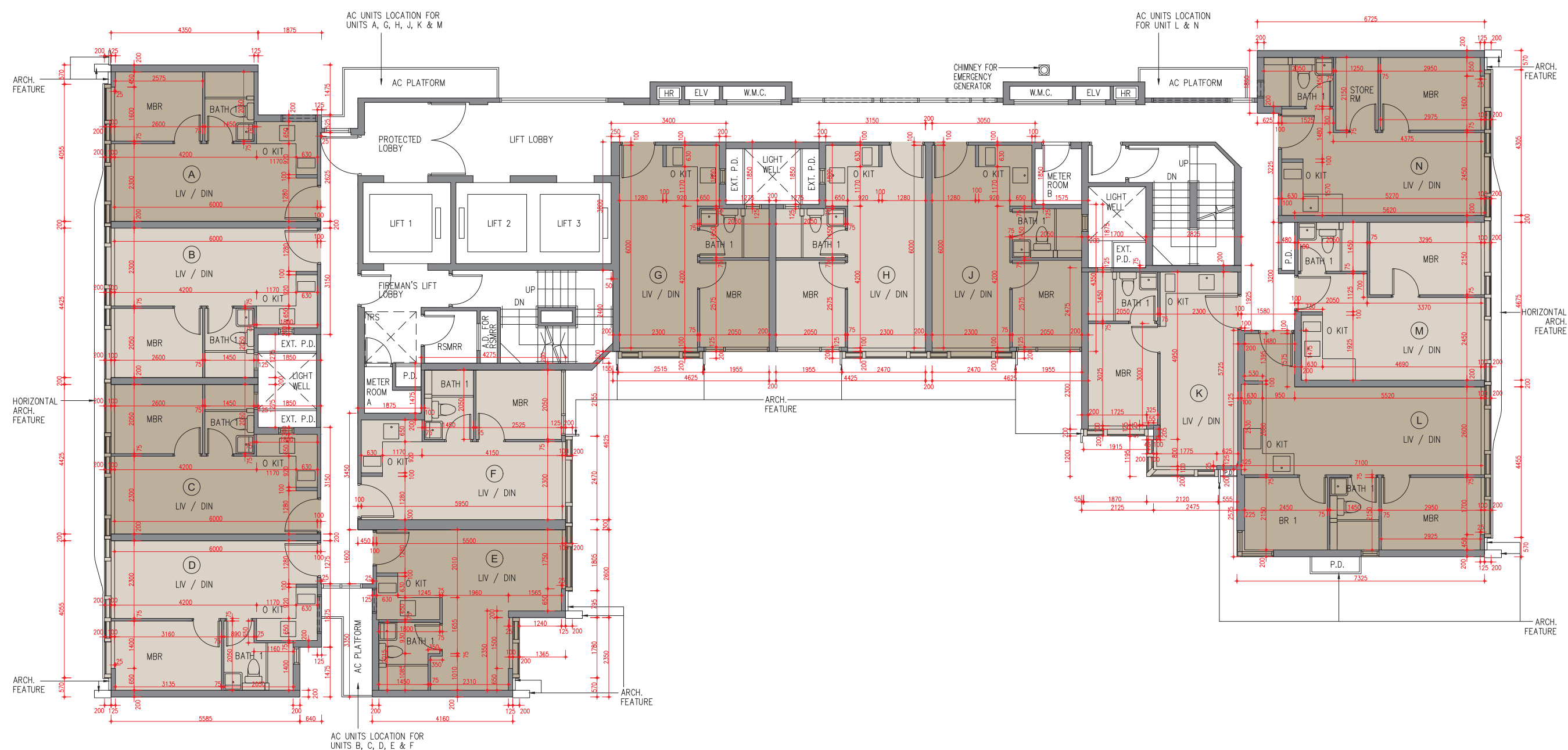
2. Please refer to the first page of the section “Floor plans of residential properties in the Development” for legend of the terms and abbreviations used in the floor plan.

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：
1. 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，並以四捨五入至整數。

2. 平面圖中所使用之名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」一節的首頁。

3樓、5樓至12樓 樓面平面圖



5M/ 米

3/F, 5/F-12/F Floor Plan

3樓、5樓至12樓 樓面平面圖

Description 描述	Floor 樓層	Unit 單位												
		A	B	C	D	E	F	G	H	J	K	L	M	N
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	3/F, 5/F-11/F 3樓、5樓至11樓	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 2675, 3000	2650, 2800, 3000	2650, 3000	2650, 3000	2650, 3000
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		175	175	175	175	175	175	175	175	175	175	175	175	175
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	12/F 12樓	2650, 3000	2650, 3000	2650, 3000	2650, 3000	3000	2650, 2700, 3000	2650, 3000	2650, 3000	2650, 2675, 3000	2650, 2800, 3000	2650, 3000	2650, 3000	2650, 3000
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		175	175	175	175	175	175	175	175	175	175	175	175	175

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)

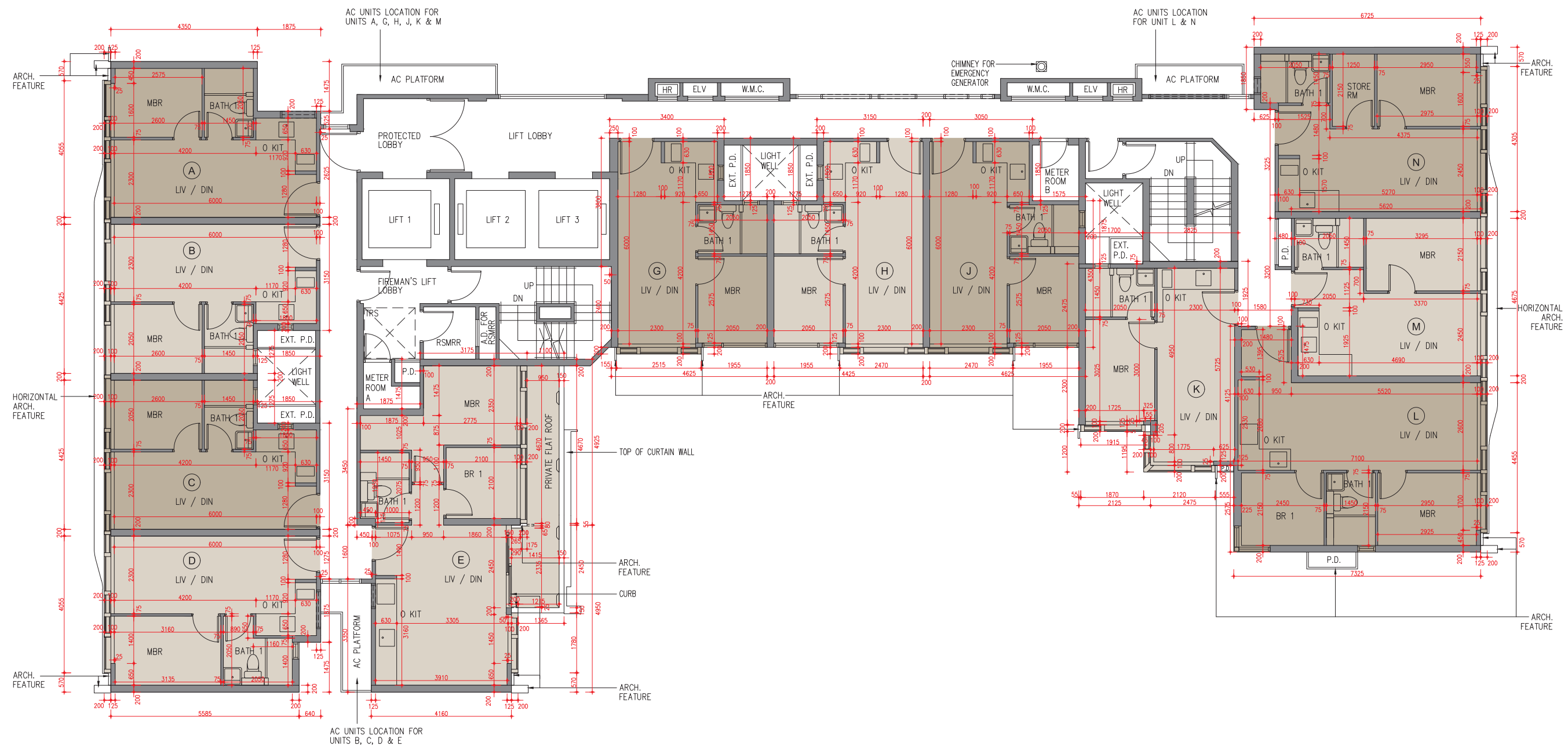
- Notes:
1. The dimensions in the floor plans are all structural dimensions in millimetre and rounded off to the nearest integer.

2. Please refer to the first page of the section “Floor plans of residential properties in the Development” for legend of the terms and abbreviations used in the floor plan.

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：
1. 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，並以四捨五入至整數。

2. 平面圖中所使用之名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」一節的首頁。

15/F Floor Plan
15樓 樓面平面圖Scale: 0M/ 米
比例:

5M/ 米

15/F Floor Plan

15樓 樓面平面圖

Description 描述	Floor 樓層	Unit 單位											
		A	B	C	D	E	G	H	J	K	L	M	N
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	15/F 15樓	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 2700, 3000	2650, 3000	2650, 3000	2650, 2675, 3000	3000	2650, 3000	2650, 3000	2650, 3000
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		175	175	175	175	175	175	175	175	175	175	175	175

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)

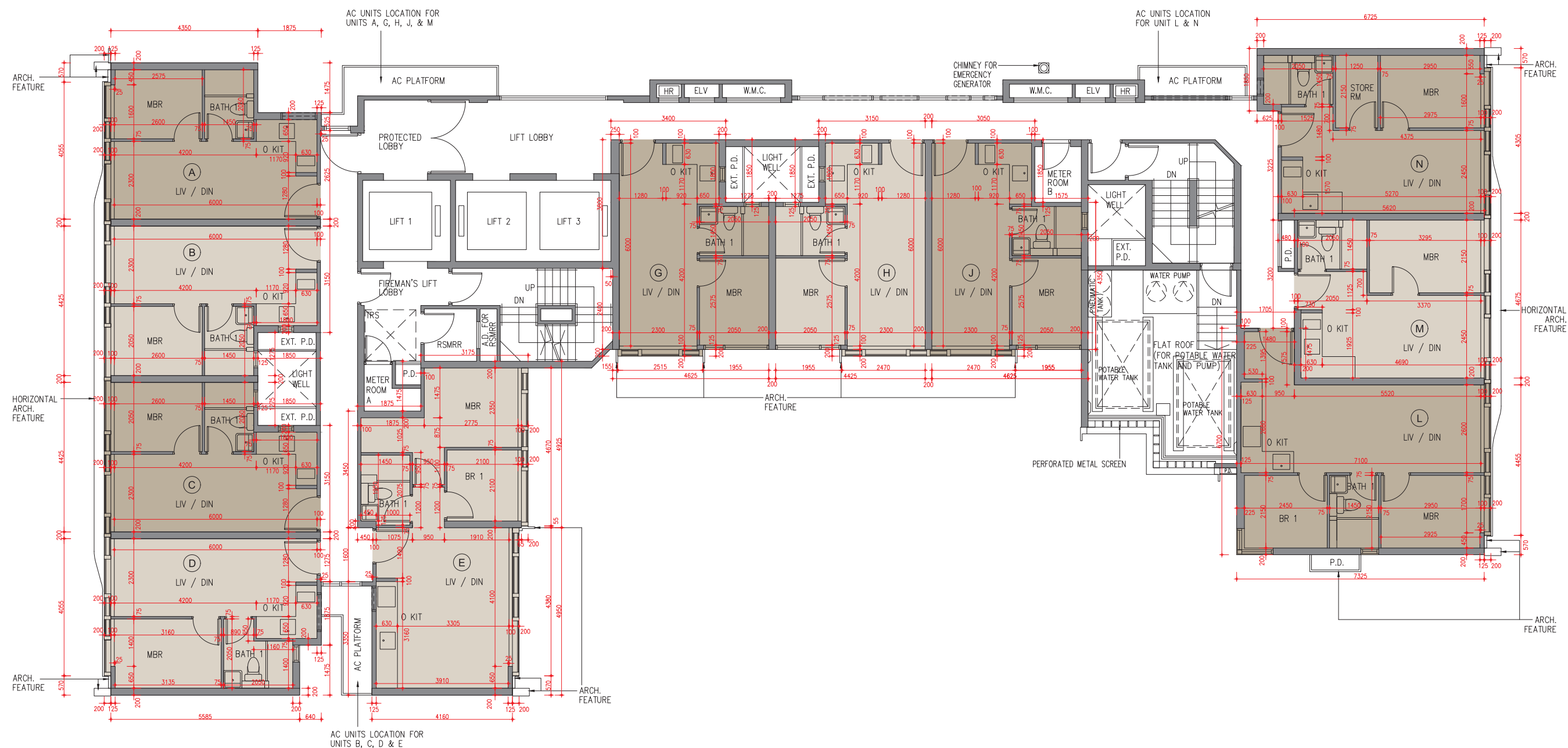
- Notes:
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2. Please refer to the first page of the section “Floor plans of residential properties in the Development” for legend of the terms and abbreviations used in the floor plan.

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：
1. 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，並以四捨五入至整數。

2. 平面圖中所使用之名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」一節的首頁。

16/F Floor Plan
16樓 樓面平面圖Scale: 0M/ 米
比例:

5M/ 米

16/F Floor Plan

16樓 樓面平面圖

Description 描述	Floor 樓層	Unit 單位										
		A	B	C	D	E	G	H	J	L	M	N
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	16/F 16樓	2650, 3000	2650, 3000	2650, 3000	2650, 3000	2650, 2700, 3000	2650, 3000	2650, 3000	2650, 2675, 3000	2650, 3000	2650, 3000	2650, 3000
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		175	175	175	175	175	175	175	175	175	175	175

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)

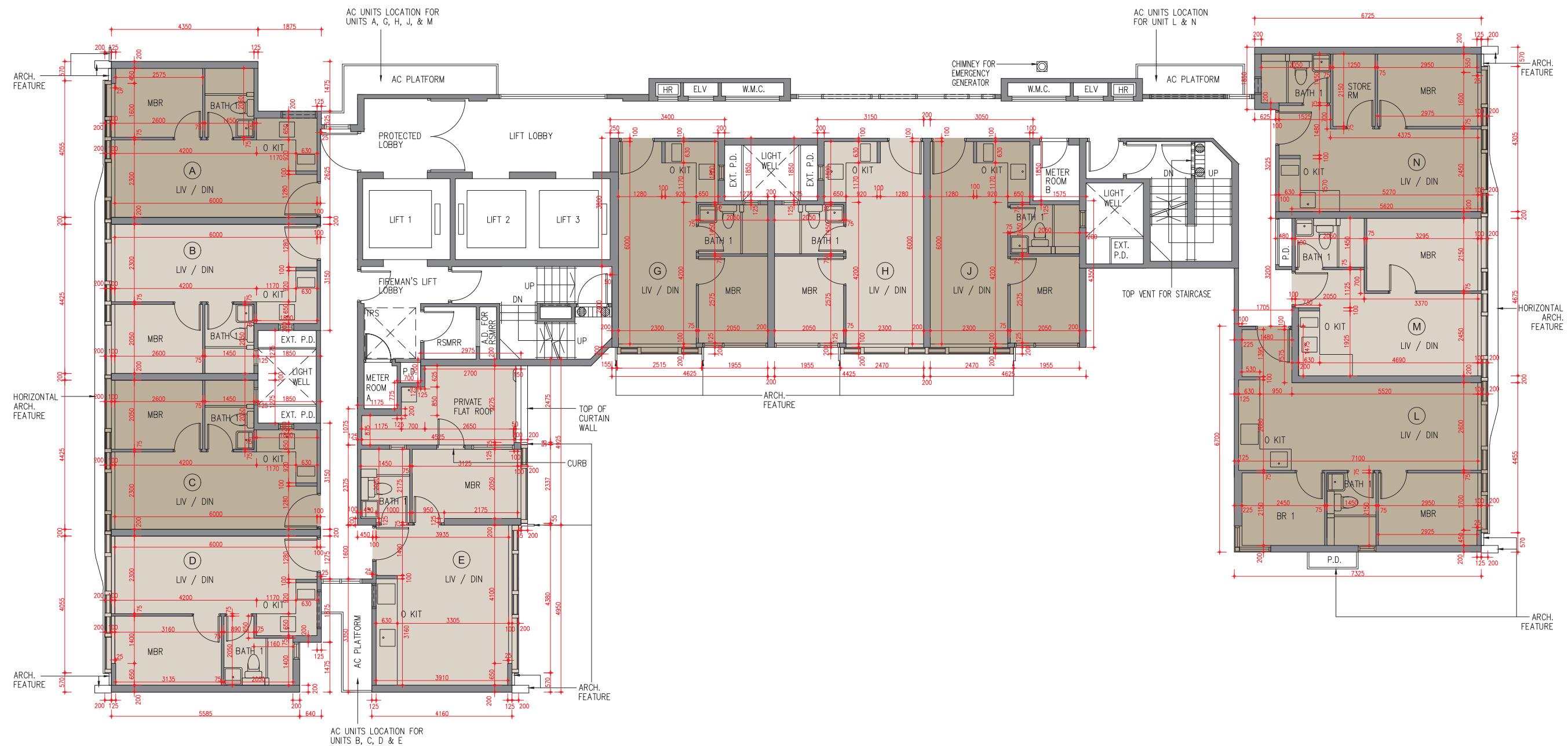
- Notes:
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因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（不適用於本發展項目）

- 備註：
1. 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，並以四捨五入至整數。

2. 平面圖中所使用之名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」一節的首頁。

17/F Floor Plan
17樓 樓面平面圖Scale: 0M/ 米
比例:

5M/ 米

17/F Floor Plan
17樓 樓面平面圖

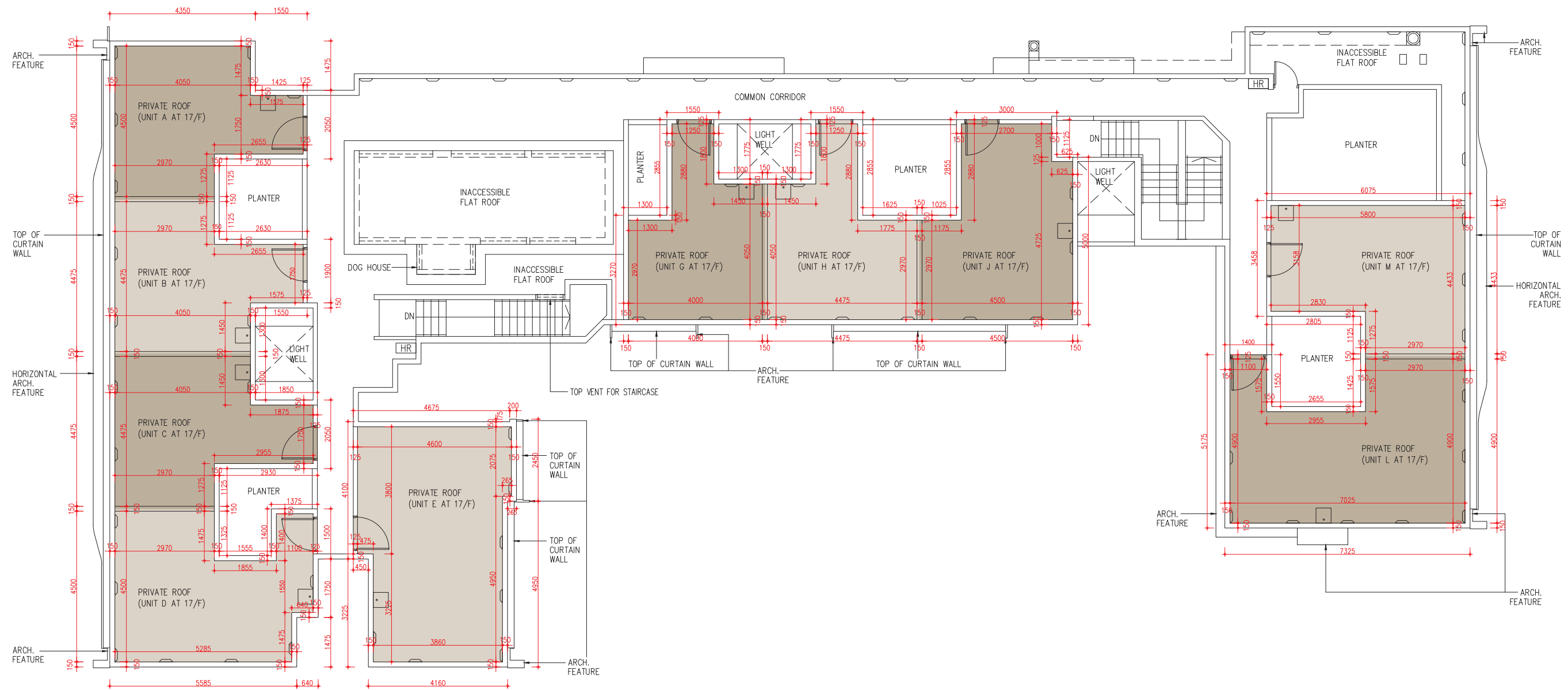
Description 描述	Floor 樓層	Unit 單位										
		A	B	C	D	E	G	H	J	L	M	N
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	17/F 17樓	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		175	175	175	175	175	175	175	175	175	175	175

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 dimensions in the floor plans are all structural dimensions in millimetre and rounded off to the nearest integer.
 - Please refer to the first page of the section “Floor plans of residential properties in the Development” for legend of the terms and abbreviations used in the floor plan.

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：
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 - 平面圖中所使用之名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」一節的首頁。

Roof Floor Plan
天台 樓面平面圖Scale: 0M/ 米
比例:

5M/ 米



Roof Floor Plan

天台 樓面平面圖

Description 描述	Floor 樓層	Unit 單位									
		A	B	C	D	E	G	H	J	L	M
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度 (毫米)	Roof 天台	Not applicable 不適用									
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)		Not applicable 不適用									

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:
1. The dimensions in the floor plans are all structural dimensions in millimetre and rounded off to the nearest integer.

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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：
1. 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，並以四捨五入至整數。

2. 平面圖中所使用之名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」一節的首頁。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
2/F 2樓	A	26.934 (290) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	4.005 (43)	-	-	-	-	-	-
	B	26.580 (286) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	3.979 (43)	-	-	-	-	-	-
	C	26.580 (286) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	3.979 (43)	-	-	-	-	-	-
	D	28.790 (310) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	4.010 (43)	-	-	-	-	-	-
	E	25.476 (274) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	3.995 (43)	-	-	-	-	-	-
	F	26.668 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	4.158 (45)	-	-	-	-	-	-
	G	26.941 (290) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	4.413 (48)	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Notes:

- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：

- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目的住宅物業並無陽台。
- 不設4樓、13樓及14樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
2/F 2樓	H	26.131 (281) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	3.964 (43)	-	-	-	-	-	-
	J	26.134 (281) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	3.909 (42)	-	-	-	-	-	-
	K	26.117 (281) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	10.726 (115)	-	-	-	-	-	-
	L	40.374 (435) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	11.995 (129)	-	-	-	-	-	-
	M	27.720 (298) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	11.619 (125)	-	-	-	-	-	-
	N	31.927 (344) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	11.609 (125)	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Notes:

- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：

- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目的住宅物業並無陽台。
- 不設4樓、13樓及14樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
3/F, 5/F-12/F 3樓、5樓至12樓	A	27.410 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	B	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	C	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	D	29.266 (315) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	E	26.223 (282) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	F	27.192 (293) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	G	27.444 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Notes:

- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：

- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目的住宅物業並無陽台。
- 不設4樓、13樓及14樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
3/F, 5/F-12/F 3樓、5樓至12樓	H	26.645 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	J	26.648 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	K	26.521 (285) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	L	40.910 (440) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	M	28.215 (304) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	N	32.433 (349) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Notes:

- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：

- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目的住宅物業並無陽台。
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12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
15/F 15樓	A	27.410 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	B	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	C	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	D	29.266 (315) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	E	42.963 (462) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	7.920 (85)	-	-	-	-	-	-
	G	27.444 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

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- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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。

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- 發展項目的住宅物業並無陽台。
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12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
15/F 15樓	H	26.645 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	J	26.648 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	K	26.521 (285) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	L	40.910 (440) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	M	28.215 (304) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	N	32.433 (349) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

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- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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。

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- 發展項目的住宅物業並無陽台。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
16/F 16樓	A	27.410 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	B	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	C	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	D	29.266 (315) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	E	43.483 (468) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	G	27.444 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Notes:

- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：

- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目的住宅物業並無陽台。
- 不設4樓、13樓及14樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
16/F 16樓	H	26.645 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	J	26.895 (289) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	L	41.295 (444) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	M	28.215 (304) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-
	N	32.433 (349) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

- Notes:
- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
 - There is no verandah in the residential properties in the Development.
 - 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：
- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
 - 發展項目的住宅物業並無陽台。
 - 不設4樓、13樓及14樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
17/F 17樓	A	27.410 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	19.604 (211)	-	-	-
	B	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	19.503 (210)	-	-	-
	C	27.056 (291) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	20.028 (216)	-	-	-
	D	29.266 (315) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	22.900 (246)	-	-	-
	E	33.430 (360) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	8.577 (92)	-	-	29.471 (317)	-	-	-
	G	27.444 (295) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	17.046 (183)	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Notes:

- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.
- 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：

- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目的住宅物業並無陽台。
- 不設4樓、13樓及14樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述		Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積(包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Floor 樓層	Unit 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
17/F 17樓	H	26.645 (287) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	18.457 (199)	-	-	-
	J	26.895 (289) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	22.238 (239)	-	-	-
	L	41.295 (444) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	29.768 (320)	-	-	-
	M	28.215 (304) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	22.103 (238)	-	-	-
	N	32.433 (349) Balcony 露台：-- (--) Utility Platform 工作平台：-- (--)	-	-	-	-	-	-	-	-	-	-

The saleable area of each residential property and the floor area of balcony, utility platform and verandah (if any), to the extent that they form part of the residential property, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (if any) (not included in the saleable area), to the extent that they form part of the residential property (not included in the saleable area), are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

- Notes:
- 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 off to the nearest integer, which may be slightly different from the area presented in square metres.
 - There is no verandah in the residential properties in the Development.
 - 4/F, 13/F and 14/F is omitted.

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露台、工作平台及陽台(如有)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。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：
- 上述以平方呎表述之面積是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之方法計算得出，與以平方米表述之面積可能有些微差異。
 - 發展項目的住宅物業並無陽台。
 - 不設4樓、13樓及14樓。

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

Not applicable.

不適用。

14 SUMMARY OF PRELIMINARY AGREEMENT FOR SALE AND PURCHASE 臨時買賣合約的摘要

1. A preliminary deposit of 5% of the purchase price is payable on the signing of the preliminary agreement for sale and purchase **(the “Preliminary Agreement”)**.
 2. The preliminary deposit paid by the purchaser on the signing of the 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 the 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.
1. 在簽署臨時買賣合約（該「**臨時合約**」）時須支付款額為售價5%的臨時訂金。
 2. 買方在簽署該臨時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分持有。
 3. 如買方沒有於訂立該臨時合約的日期之後5個工作日內簽立買賣合約：-
 - (i) 該臨時合約即告終止；
 - (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. Common Parts of the Development

- (a) Common Areas and Facilities means those parts, areas, structures, services, facilities and conduits of the Development and the Land which are intended for common use and benefit of different owners and not for the sole benefit of any owner including (subject to the provisions of the Deed of Mutual Covenant of the Development (the "DMC")) such areas within the meaning of "common parts" as specified in Schedule 1 to the Building Management Ordinance (Cap. 344) and such additional Common Areas and Facilities designated under the provisions of the DMC.

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

Common Areas and Facilities are categorized under the DMC into Development Common Areas and Facilities (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) and Residential Common Areas and Facilities (intended for common use and benefit of the owners of different residential properties).

- (b) The owners and lawful occupants etc. have the full right and liberty to go, pass and repass and to use the Common Areas and Facilities for all purposes connected with the proper use and enjoyment of his Unit.
- (c) The owners shall not convert any of the Common Areas and Facilities to his own use or for his own benefit unless the 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 the Common Areas and Facilities as may be or become a nuisance to any other owners or occupiers of any other part of the Development.
- (e) The owners shall not damage, alter or interfere with the Common Areas and Facilities or adversely affect the normal functioning of the Common Areas and Facilities.
- (f) The Common Areas and Facilities shall be under the exclusive management and control of the Manager. The Manager shall hold the Common Areas and Facilities as trustee for the benefit of all owners.

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 at the end of this section.

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 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 the management expenses relating to the Development Common Areas and Facilities in proportion to the Management Shares allocated to their Units; and
- (b) the owners of residential properties shall contribute towards the management expenses relating to the Residential Common Areas and Facilities in proportion to the Management Shares allocated to their residential properties.

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 (5,257) is different from the total number of Management Shares in the Development (5,157). The total number of Management Shares of the residential properties in the Development is 5,157.

5. Basis on which the Management Fee Deposit is fixed

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

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).

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

Unit Floor	A	B	C	D	E	F	G	H	J	K	L	M	N
2/F	27#	27#	27#	29#	26#	27#	27#	27#	27#	27#	42#	29#	33#
3/F	27	27	27	29	26	27	27	27	27	27	41	28	32
5/F	27	27	27	29	26	27	27	27	27	27	41	28	32
6/F	27	27	27	29	26	27	27	27	27	27	41	28	32
7/F	27	27	27	29	26	27	27	27	27	27	41	28	32
8/F	27	27	27	29	26	27	27	27	27	27	41	28	32
9/F	27	27	27	29	26	27	27	27	27	27	41	28	32
10/F	27	27	27	29	26	27	27	27	27	27	41	28	32
11/F	27	27	27	29	26	27	27	27	27	27	41	28	32
12/F	27	27	27	29	26	27	27	27	27	27	41	28	32
15/F	27	27	27	29	44#	--	27	27	27	27	41	28	32
16/F	27	27	27	29	43	--	27	27	27	--	41	28	32
17/F	29*	29*	29*	32*	37#*	--	29*	28*	29*	--	44*	30*	32

- Notes:
- Numbers as set out above are the numbers of Undivided Shares allocated to the Residential Units concerned and also the numbers of Management Shares allocated to the Residential Units concerned.
 - There are no designations of 4th, 13th and 14th floors. There is no designation of Unit I.
 - # denotes those Residential Units with flat roof held therewith.
 - * denotes those Residential Units with roof held therewith.

1. 發展項目的公用部分

- (a) 公用地方及設施指所有在發展項目及土地上擬供發展項目不同業主共同使用與享用，並非供個別業主獨享的部分、地方、設施及設備，包括(受制於發展項目的公契(「公契」))《建築物管理條例》(第344章)附表1所訂明的「公用部分」的地方，以及按公契而指定的額外公用地方及設施。

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

公用地方及設施按公契分為發展項目公用地方及設施(旨在供發展項目整體業主共同使用及享用，而非供發展項目中任何一位業主或任何一群業主個別享用)及住宅公用地方及設施(旨在供不同住宅物業的業主共同使用及享用)。

- (b) 業主及合法佔用人等為了所有有關正當使用與享用其單位的目的是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。業主亦不得在公用地方及設施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) 業主不得毀壞、更改或干擾公用地方及設施或對公用地方及設施的正常運作造成不良影響。
- (f) 公用地方及設施將專由管理人管理和控制。管理人須作為全體業主的受託人以所有業主為受益人持有公用地方及設施。

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，請參閱本節最後的附表。

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有關發展項目公用地方及設施之管理開支；及
- (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有關住宅公用地方及設施之管理開支。

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(5,257)與發展項目管理份數總數(5,157)不同。發展項目住宅物業之管理份數總數為5,157。

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費。

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。

分配予發展項目中的每個住宅物業的不分割份數的數目

單位 樓層	A	B	C	D	E	F	G	H	J	K	L	M	N
2樓	27#	27#	27#	29#	26#	27#	27#	27#	27#	27#	42#	29#	33#
3樓	27	27	27	29	26	27	27	27	27	27	41	28	32
5樓	27	27	27	29	26	27	27	27	27	27	41	28	32
6樓	27	27	27	29	26	27	27	27	27	27	41	28	32
7樓	27	27	27	29	26	27	27	27	27	27	41	28	32
8樓	27	27	27	29	26	27	27	27	27	27	41	28	32
9樓	27	27	27	29	26	27	27	27	27	27	41	28	32
10樓	27	27	27	29	26	27	27	27	27	27	41	28	32
11樓	27	27	27	29	26	27	27	27	27	27	41	28	32
12樓	27	27	27	29	26	27	27	27	27	27	41	28	32
15樓	27	27	27	29	44#	--	27	27	27	27	41	28	32
16樓	27	27	27	29	43	--	27	27	27	--	41	28	32
17樓	29*	29*	29*	32*	37#*	--	29*	28*	29*	--	44*	30*	32

註：

- 上述所列出的數字為住宅單位所獲分配的不分割份數，同時亦為住宅單位所獲分配的管理份數。
- 不設4樓、13樓及14樓。不設單位 I。
- #代表住宅單位設有平台。
- *代表住宅單位設有天台。

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

The Development is situated on Kowloon Inland Lot No.10555 (the “Land”).

2. The term of years under the lease

The terms of years shall be 150 years commencing from 8 October 1901.

3. The user restrictions applicable to that Land

- (a) The Land or any part thereof or any building erected thereon or any part of such building shall not be used for any purpose other than non-industrial purposes.
- (b) The Land or any part thereof shall not be used for the trade or business of a brazier slaughterman soap-maker sugar-baker fellmonger melter of tallow oilman butcher distiller victualler or tavern-keeper blacksmith nightman scavenger or any other noisy noisome or offensive trade or business whatever without the previous licence of the relevant Government Authority(ies).

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

Not applicable.

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 grantee shall and will from time to time and at all times hereafter when where and as often as need or occasion shall be and require at the grantee's own proper costs and charges well and sufficiently repair uphold support maintain pave purge scour cleanse empty amend and keep the messuage or tenement messuages or tenements and all other erections and buildings standing upon the Land and all the walls banks cuttings hedges ditches rails lights pavements privies sinks drains and watercourses thereunto belonging and which shall in any-wise belong or appertain unto the same in by and with all and all manner of needful and necessary reparations cleansings and amendments whatsoever the whole to be done to the satisfaction of the Government.
- (b) In the event of the demolition at any time during the continuance of the term of the lease the said messuage or tenement messuages or tenements or any other erections and buildings standing upon the Land or any part thereof the grantee will replace the same either by sound and substantial buildings of the same type and of no less volume or by buildings of such type and value as shall be approved by the Government AND in the event of demolition as aforesaid the grantee will within one month of such demolition apply to the Government for consent to carry out building works for the redevelopment of the Land and upon receiving such consent will within three months thereof commence the necessary work of redevelopment and will complete the same to the satisfaction of and within such time limit as shall be laid down by the Government.

6. The lease conditions that are onerous to a purchaser

- (a) The Government has reserved rights to all mines minerals mineral oils and quarries of stone in under and upon the Land and all such earth soil marl clay chalk brick-earth gravel sand stone and stones and other earths or materials which at the time of the Land Grant or thereafter during the continuance of the grant, shall be under or upon the Land or any part or parts thereof as the Government may require for the roads public buildings or other public purposes of Hong Kong with full liberty of ingress egress and regress to and for the Government at reasonable times in the day during the continuance of the Land Grant with or without horses carts carriages and all other necessary things into upon from and out of all or any part or parts of the Land to view dig for convert and carry away the said excepted minerals stone earths and other things respectively or any part or parts thereof respectively thereby doing as little damage as possible to the Land.
- (b) The Government has also reserved the power to make and conduct in through and under the Land all and any public or common sewers drains or watercourses.
- (c) The grantee as often as need shall require bear pay and allow a reasonable share and proportion for and towards the costs and charges of making building repairing and amending all or any roads lanes pavements channels fences and party-walls draughts private or public sewers and drains requisite for or in or belonging to the Land or any part thereof in common with other premises near or adjoining thereto and that such proportion shall be fixed and ascertained by the Government and shall be recoverable in the nature of rent in arrear.
- (d) The Government may twice or oftener in every year at all reasonable times in the day enter into and upon the Land to view, search and see the condition of same and of all decays defects and wants of reparation and amendment which upon every such view shall be found to give or leave notice or warning in writing at or upon the Land or some part thereof unto or for the grantee to repair and amend the same within three calendar months then next following within which time the grantee will repair and amend the same accordingly.
- (e) The grantee shall surrender to the Government free of cost and clear of structures the portion of the Land coloured pink hatched blue on the plan annexed to the Land Grant comprising nineteen square metres and eight tenth parts of a square metre when required by the Government and to the satisfaction of the Government.
- (f) Upon any redevelopment of the Land the grantee will not erect or allow to be erected thereon any building or buildings which does not or do not accord with the alignment of the Land as set out by the Government and in the event of any building or buildings being erected otherwise than in due accord with such alignment the grantee will demolish such building or buildings when called upon by the Government so to do and will rebuild upon the correct alignment and if the grantee shall fail so to demolish the building or buildings as aforesaid it shall be lawful for the Government to cause such building or buildings to be demolished and the grantee will on demand pay to the Government a sum as the Government shall certify to be the cost of such demolition.
- (g) In case of the breach or non-performance of any covenant and condition on the part of the grantee to be performed in the Land Grant or a failure to pay the Government Rent by the

grantee, it shall be lawful for the Government to re-enter, repossess and enjoy the Land or any part thereof and expel the grantee and occupiers of the Land.

- (h) The Government shall have full power to resume enter into and re-take possession of the Land or any part thereof if required for the improvement of Hong Kong or for any other public purpose whatsoever by giving three calendar months' notice and paying a full and fair compensation at a valuation to be made by the Government.
- (i) See paragraph 5.

Notes:

1. The expression "grantee" as mentioned in this section means the grantee under the Land Grant and where the context admits or requires includes his executors, administrators and assigns.
2. For full details, please refer to the Land Grant. Full script of the Land Grant is available for free inspection upon request at the sales office during opening hours and copies of the Land Grant can be obtained upon paying necessary photocopying charges.

1. 發展項目所位於的土地的地段編號

發展項目位於九龍內地段第10555號(以下簡稱「該土地」)。

2. 有關租契規定的年期

租期為150年，由1901年10月8日起計。

3. 適用於該土地的用途限制

- (a) 除非工業用途外，該土地或其任何部分或該土地上已建成的建築物或其建築物的任何部分不可作任何其他用途。
- (b) 未經相關政府部門事先許可，不得利用該土地或其中任何部分經營或從事銅工、屠宰、肥皂製造、製糖、獸皮、溶脂、油料、售肉、釀酒、食物供應或旅館、打鐵、淘糞、垃圾清理或任何發出噪音、有害或令人厭惡的行業或業務。

4. 按規定須興建並提供予政府或供公眾使用的設施

不適用。

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) 承授人須不時及此後的任何時候在情況需要時經常及隨時以適當及妥善的方式自費維修、維護、承托、保養、鋪設、清除、擦淨、清潔、排空、更改及保持位於該土地上之宅院、住房宅院、住房搭建物及建築物，以及屬於或附屬該土地或其之內或旁邊的一切牆壁、堤岸、路塹、籬笆、溝渠、路軌、照明、行人道、廁所、溝渠、排水渠及水道，並且透過適當及必要的安排，進行維修、清潔及改善，在一切方面以達致政府滿意。
- (b) 在租契租期內任何時候，若將所述宅院、住房宅院、住房搭建物或建築物或該土地或其任何部分的任何其他架設物及建築物拆除，承授人須以同類型且不比其的體積小之穩妥及堅固的建築物，或經政府批准的類型及價值的建築物作替代。若發生上述拆除，承授人須於拆除後一個月內向政府申請同意進行建築工程以重新發展該土地，並在獲得該同意後三個月內開始必要的重建工作，並在政府規定的時間限制內完成該重建工作，達到政府滿意的標準。

6. 對買方造成負擔的租用條件

- (a) 政府為香港的道路、公共建築物或其他公共目的所需，保留在該土地之內、之下或之上的所有礦產、礦物、礦油、石礦及所有於批地文件發出之時或其後於批地持續期內於該土地或其任何部分之下或之上的土壤、泥土、泥灰岩、黏土、白堊、製磚土、礫石、砂、石頭及石堆、及其他土料或材料之權利；政府於批地文件存續時日間合理時間有完全自由出入和再出入該土地所有或任何部分，不論是否連同馬匹、馬車、車輛及其他必要之物件，以視察、挖掘、轉用及移走上述保留之礦產、石、泥土及其他物件或其任何部分，惟須對該土地造成盡可能少的損害。

- (b) 政府亦保留權力，於該土地內、穿過、及於其之下加置及接駁所有及任何公共或公用排污渠、排水渠或水道。

- (c) 承授人必須根據情況需要承擔、支付及允許有關建造、建築、維修及更改在該土地或與毗鄰或毗連物業共用的任何部分之內或擁有的所有或任何道路、巷、行人道、渠道、圍欄、共用牆、通風裝置、私家或公共污水渠及排水渠的費用及開支之合理部分及比例。有關比例由政府釐定及確定，並且可當作欠租的性質追討。

- (d) 政府可每年兩次或多次在日間所有合理時間進入該土地從而視察、搜查及查看其狀況。每當視察時發現有任何頹敗、損壞及需要維修及改善之處，將會發出或在該土地或其某部分留下書面通知或警告，要求承授人在其後三個公曆月內對其進行維修及改善，承授人須按照規定維修及改善之。

- (e) 承授人須在政府要求時無償向政府交還附於批地文件圖則中以粉紅色間藍斜顯示的其面積為十九又十分之八平方米的該土地部分並清空所有構築物且令政府滿意。

- (f) 在重新發展該土地時，承授人不得在該土地上建造或允許建造任何不符合政府規定該土地界線的建築物。如有任何建築物未按該界線正確建造，承授人須在政府要求下拆除該等建築物，並按正確界線重建。如受讓人未能按上述要求拆除該等建築物，政府有權拆除該等建築物，而受讓人須按政府要求支付政府所核證的拆除費用。

- (g) 如承授人違反或不履行批地文件內其須履行的任何契諾及條件，或承授人未能繳付地稅，政府可合法重新進入、重新管有及享用該土地或其任何部分，並逐出承授人及該土地的佔用人。

- (h) 政府為改善香港或任何其他公共目的之需要，擁有全權在給予承授人三個公曆月的通知並根據政府釐定的估值作出全部及公正的賠償後，收回、進入及重新管有該土地或其任何部分。

- (i) 參閱第5段。

備註：

1. 本節中提述「承授人」一詞指根據批地文件中的承授人，且如文意允許時，包括其遺囑執行人、遺產管理人及受讓人。
2. 詳情請參閱批地文件。批地文件全文現存於售樓處，於開放時間可供免費查閱，並可在支付所需影印費後取得其複印本。

Not applicable.

不適用。

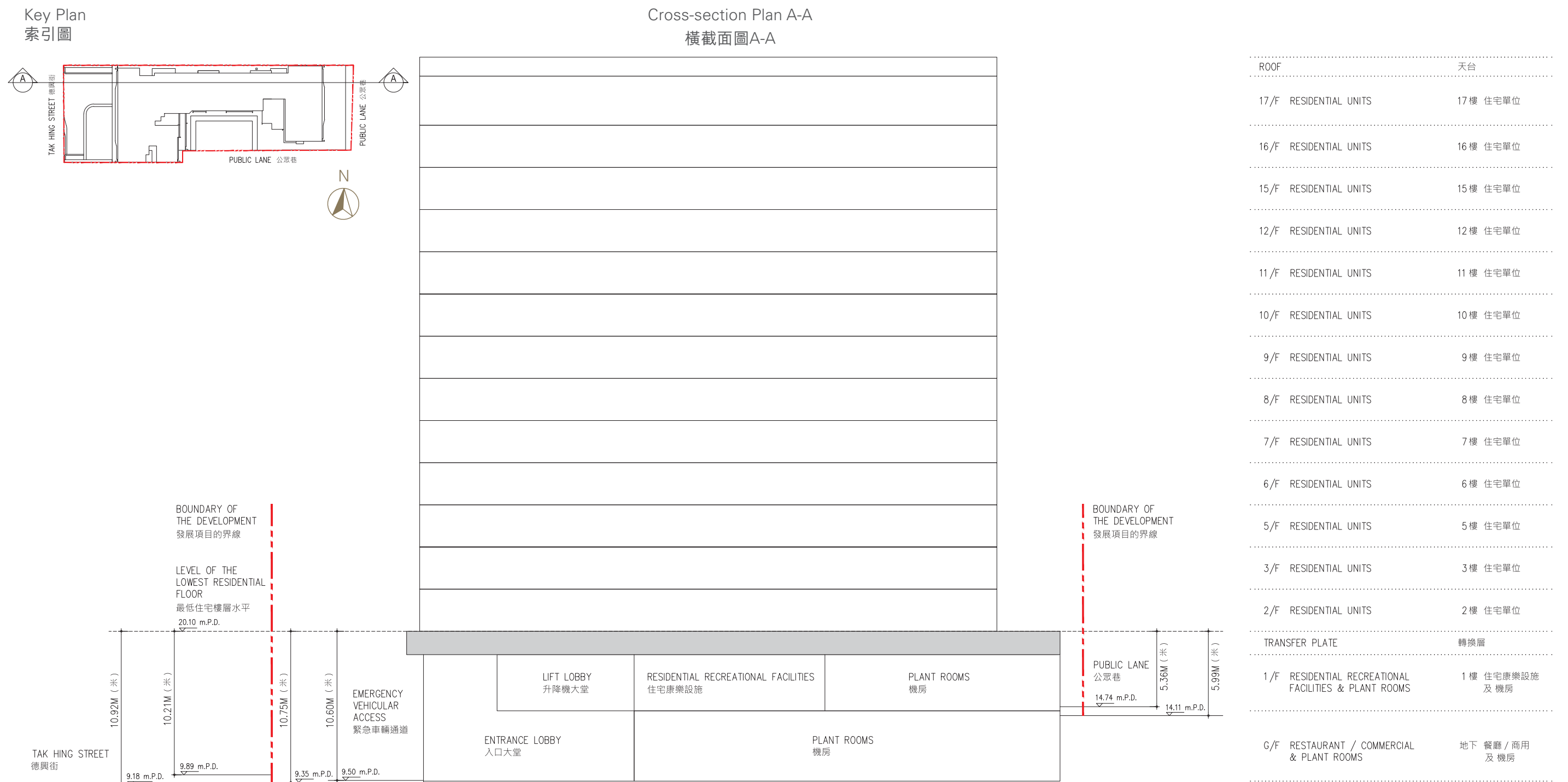
18

WARNING TO PURCHASERS 對買方的警告

- (a) 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.
- (b) 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.
- (c) 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:
 - (i) that firm may not be able to protect the purchaser's interests; and
 - (ii) the purchaser may have to instruct a separate firm of solicitors.
- (d) In the case of paragraph (c)(ii) 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.

- (a) 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。
- (b) 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。
- (c) 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：
 - (i) 該律師事務所可能不能夠保障買方的利益；及
 - (ii) 買方可能要聘用一間獨立的律師事務所。
- (d) 如屬上述(c)(ii)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。

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

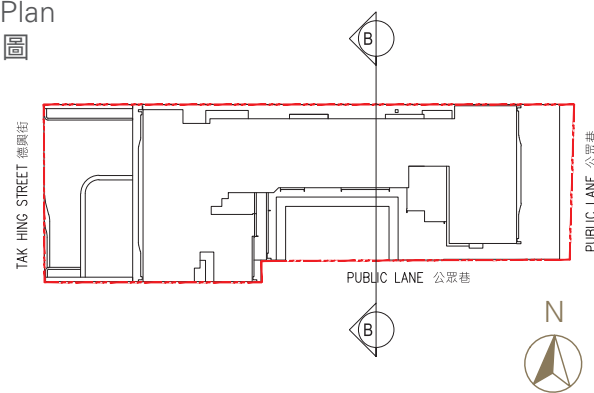


1. The part of Tak Hing Street adjacent to the building is in the range of 9.18 metres to 9.89 metres above the Hong Kong Principal Datum.
2. The part of Public Lane adjacent to the building is in the range of 14.11 metres to 14.74 metres above the Hong Kong Principal Datum.
3. The part of Emergency Vehicular Access adjacent to the building is in the range of 9.35 metres to 9.50 metres above the Hong Kong Principal Datum.
4. m.P.D. denotes height (in metres) above the Hong Kong Principal Datum.
5. Dotted line (- - - - -) denotes the level of the lowest residential floor of the building.
6. Red dotted line (-) denotes the boundary of the Development.

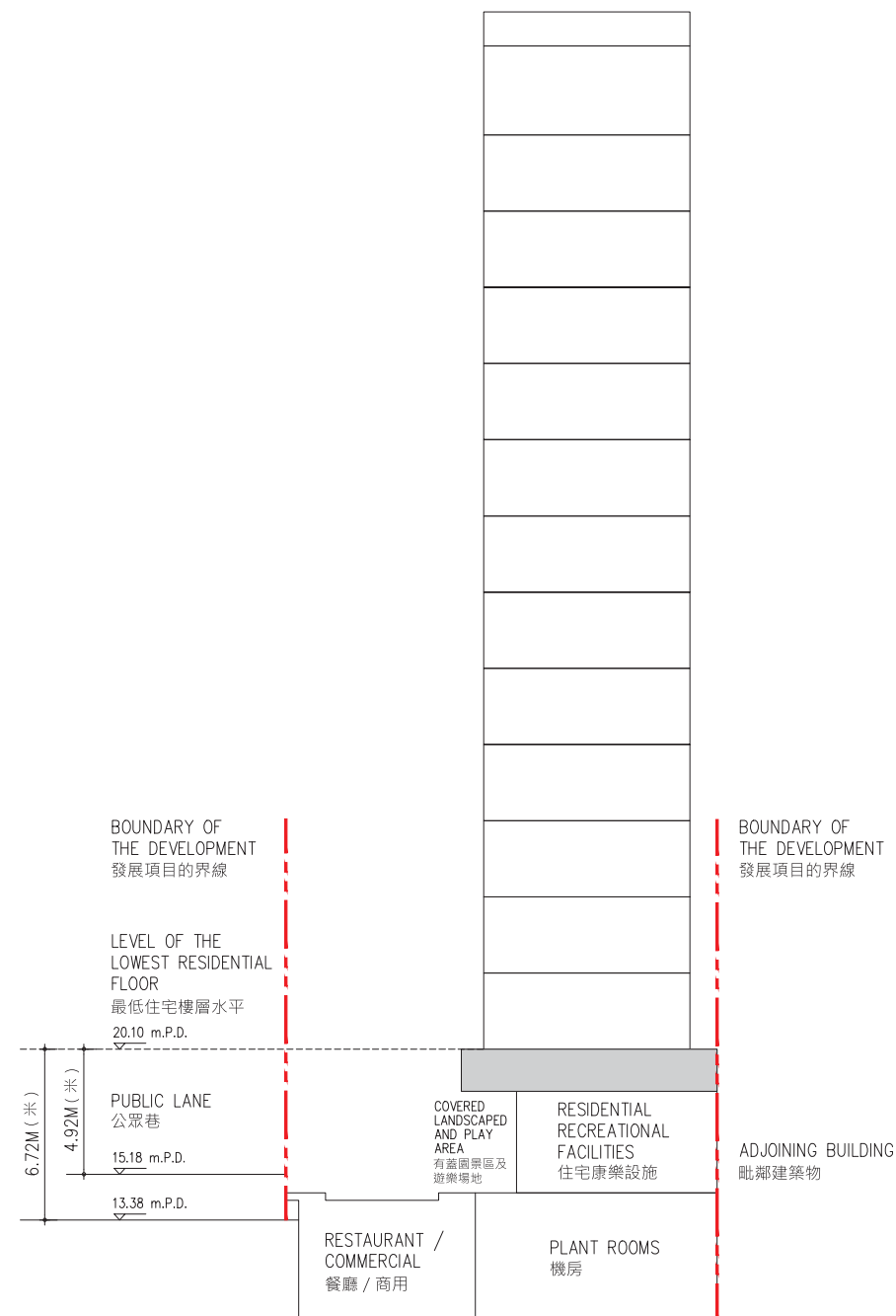
1. 毗連建築物的一段德興街為香港主水平基準以上9.18米至9.89米。
2. 毗連建築物的一段公眾巷為香港主水平基準以上14.11米至14.74米。
3. 毗連建築物的一段緊急車輛通道為香港主水平基準以上9.35米至9.50米。
4. m.P.D. 代表香港主水平基準以上高度(米)。
5. 虛線(- - - - -)代表建築物最低住宅樓層水平。
6. 紅色虛線(-)代表發展項目的界線。

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

Key Plan
索引圖



Cross-section Plan B-B
橫截面圖B-B



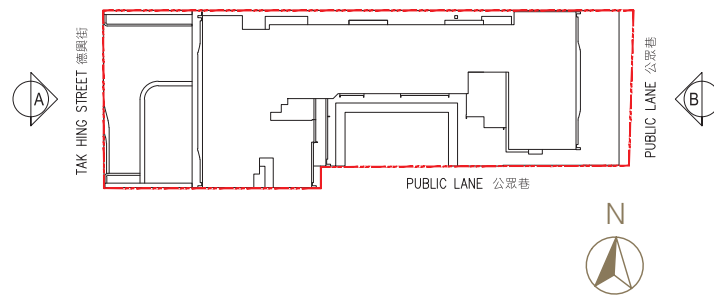
ROOF	天台
17/F RESIDENTIAL UNITS	17樓 住宅單位
16/F RESIDENTIAL UNITS	16樓 住宅單位
15/F RESIDENTIAL UNITS	15樓 住宅單位
12/F RESIDENTIAL UNITS	12樓 住宅單位
11/F RESIDENTIAL UNITS	11樓 住宅單位
10/F RESIDENTIAL UNITS	10樓 住宅單位
9/F RESIDENTIAL UNITS	9樓 住宅單位
8/F RESIDENTIAL UNITS	8樓 住宅單位
7/F RESIDENTIAL UNITS	7樓 住宅單位
6/F RESIDENTIAL UNITS	6樓 住宅單位
5/F RESIDENTIAL UNITS	5樓 住宅單位
3/F RESIDENTIAL UNITS	3樓 住宅單位
2/F RESIDENTIAL UNITS	2樓 住宅單位
TRANSFER PLATE	轉換層
1/F RESIDENTIAL RECREATIONAL FACILITIES & PLANT ROOMS	1樓 住宅康樂設施及 機房
G/F RESTAURANT / COMMERCIAL & PLANT ROOMS	地下 餐廳 / 商用及 機房

1. The part of Public Lane adjacent to the building is in the range of 13.38 metres to 15.18 metres above the Hong Kong Principal Datum.
2. m.P.D. denotes height (in metres) above the Hong Kong Principal Datum.
3. Dotted line (- - - - -) denotes the level of the lowest residential floor of the building.
4. Red dotted line (- . . . -) denotes the boundary of the Development.

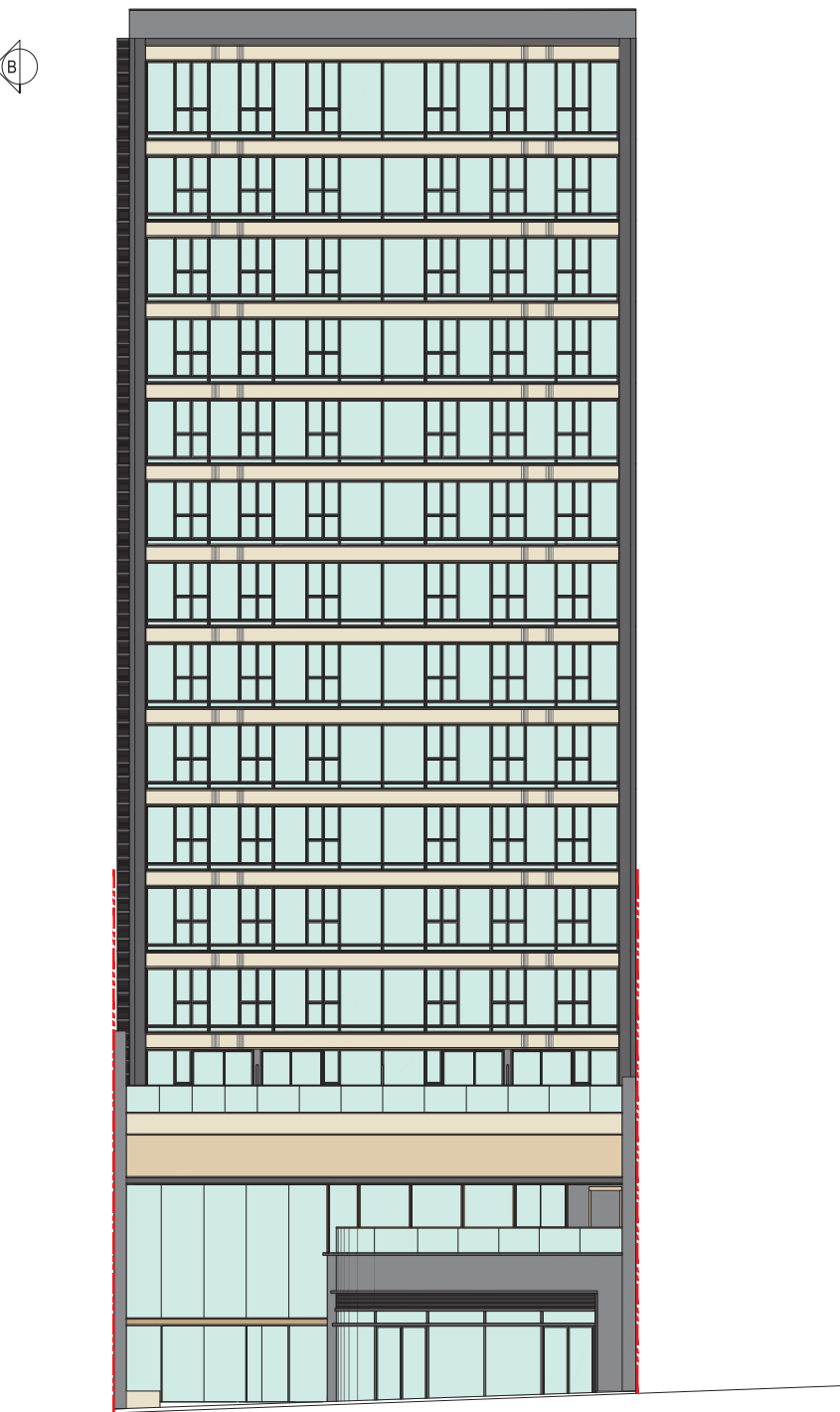
1. 毗連建築物的一段公眾巷為香港主水平基準以上13.38米至15.18米。
2. m.P.D. 代表香港主水平基準以上高度(米)。
3. 虛線(- - - - -)代表建築物最低住宅樓層水平。
4. 紅色虛線(- . . . -)代表發展項目的界線。

20 ELEVATION PLAN 立面圖

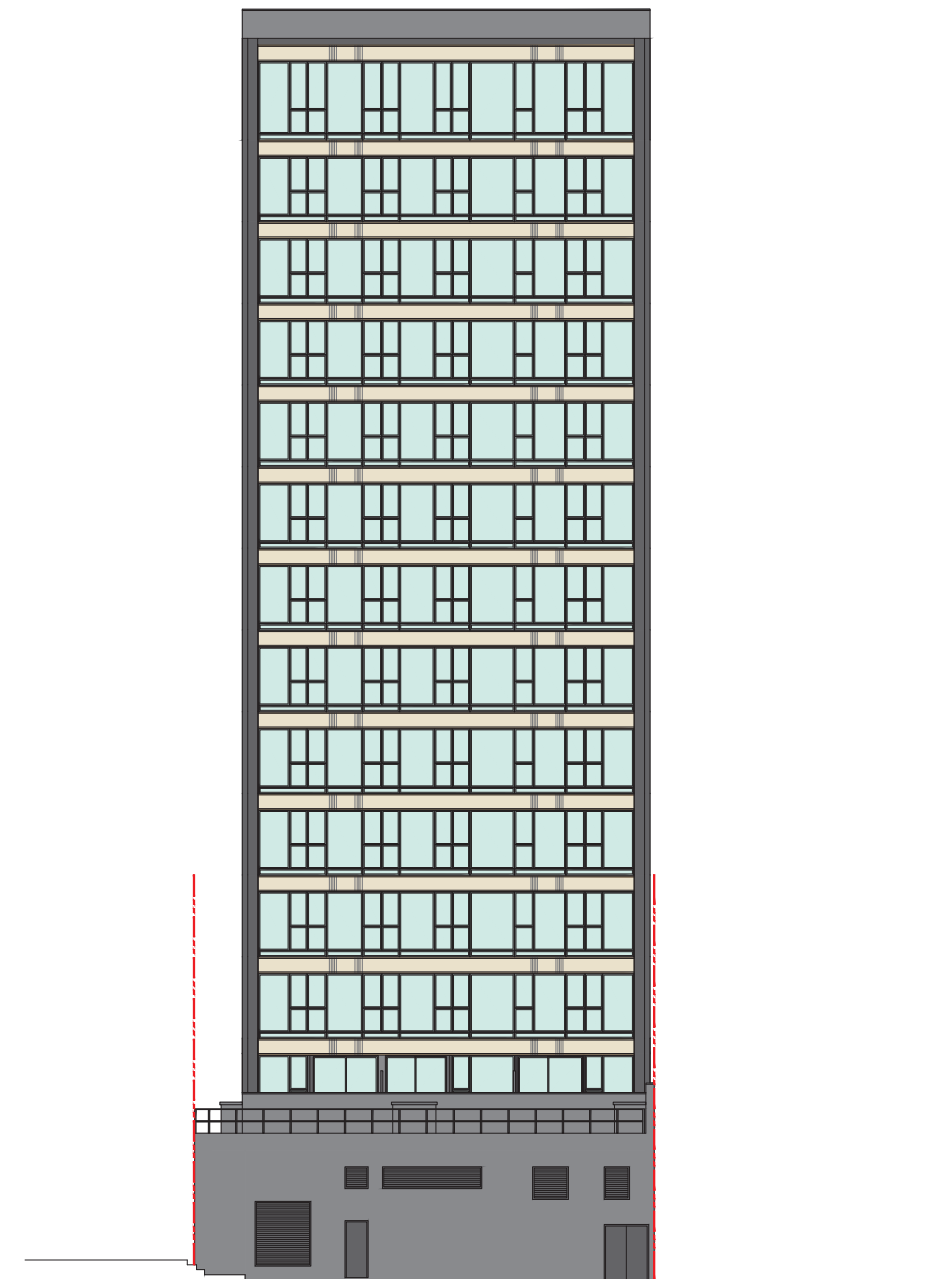
Key Plan
索引圖



Elevation Plan A
立面圖 A



Elevation Plan B
立面圖 B



Legend 圖例

- Boundary of the Development
發展項目的界線

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

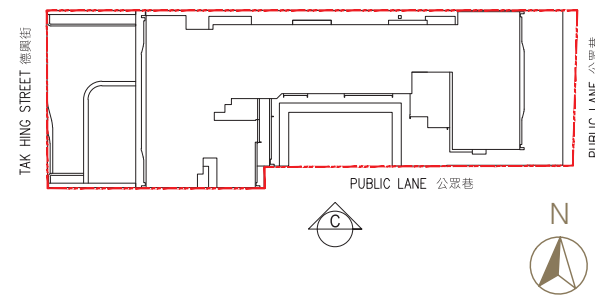
1. are prepared on the basis of the approved building plans for the Development as of 10 November 2025 and 22 January 2026; and
2. are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖所顯示的立面：

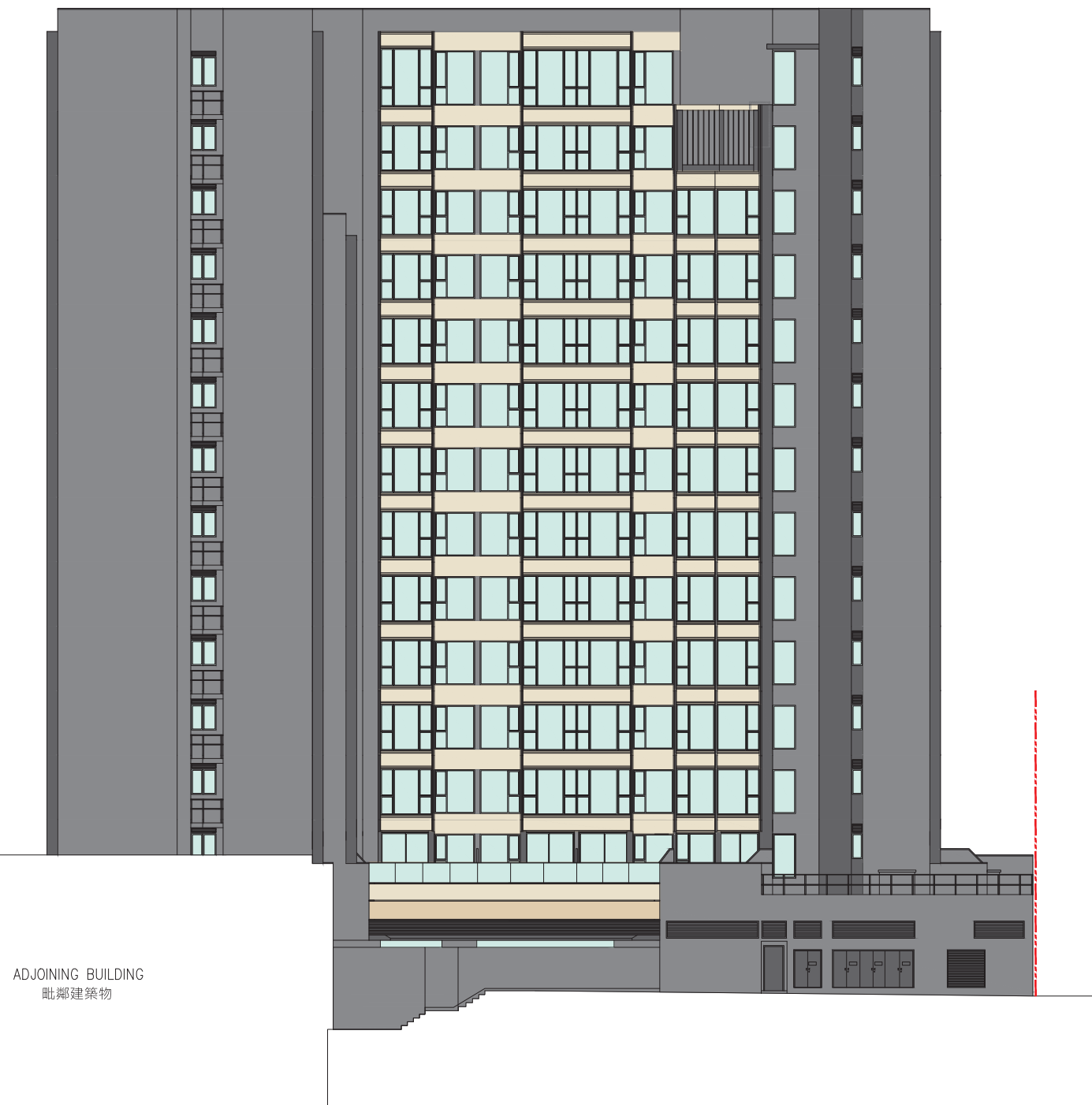
1. 以2025年11月10日及2026年1月22日的發展項目經批准的建築圖則為基礎擬備；及
2. 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

Key Plan
索引圖



Elevation Plan C
立面圖 C



Legend 圖例

- Boundary of the Development
發展項目的界線

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

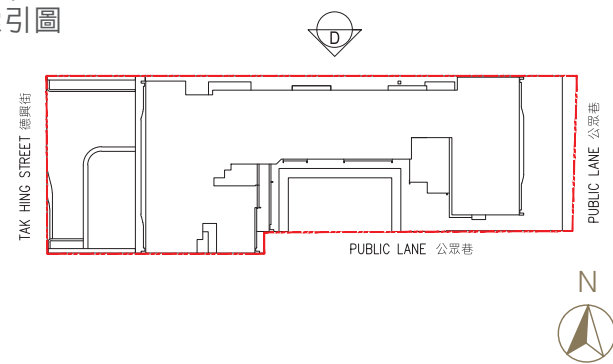
1. are prepared on the basis of the approved building plans for the Development as of 10 November 2025 and 22 January 2026; and
2. are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖所顯示的立面：

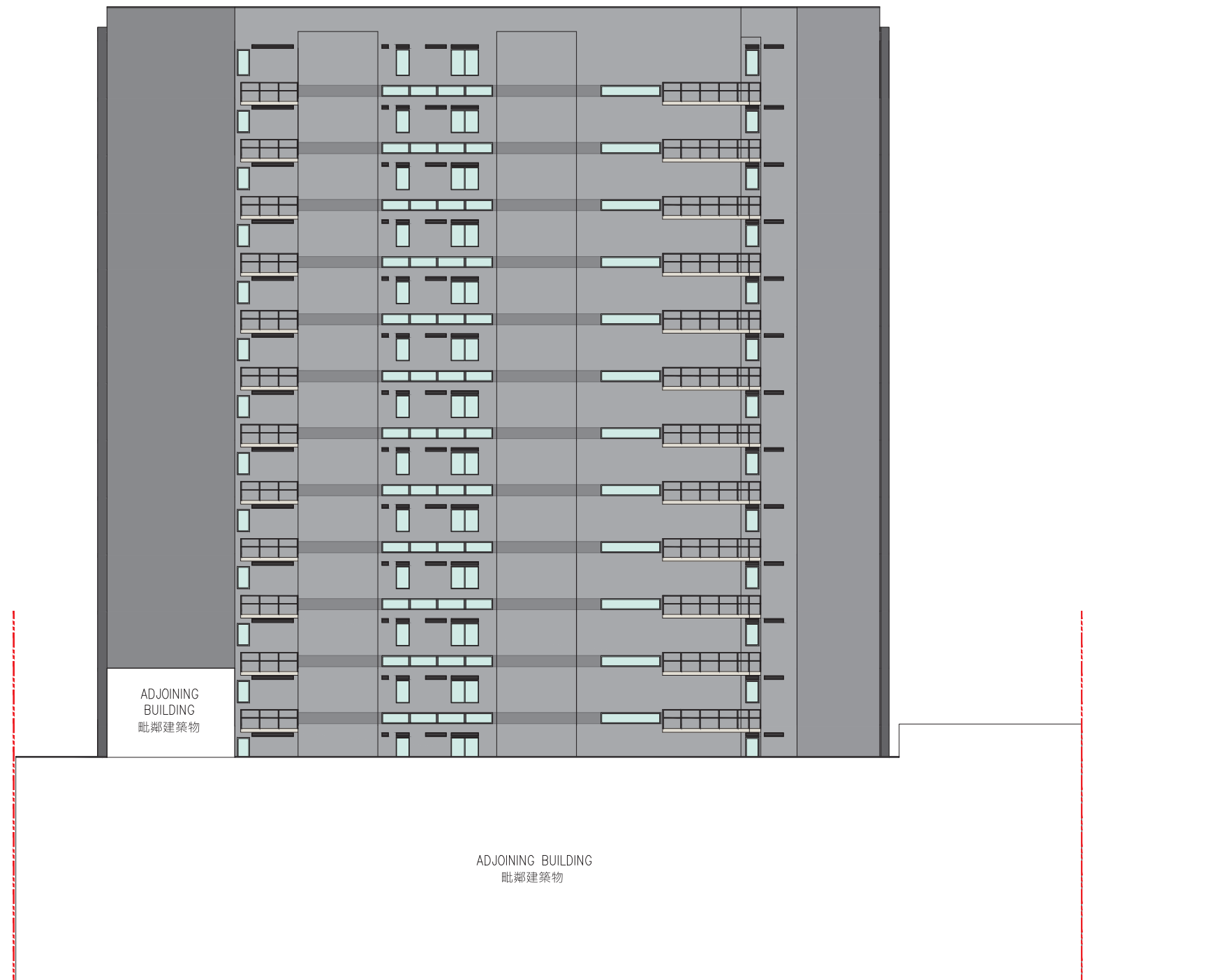
1. 以2025年11月10日及2026年1月22日的發展項目經批准的建築圖則為基礎擬備；及
2. 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

Key Plan
索引圖



Elevation Plan D
立面圖 D



Legend 圖例

- Boundary of the Development
發展項目的界線

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

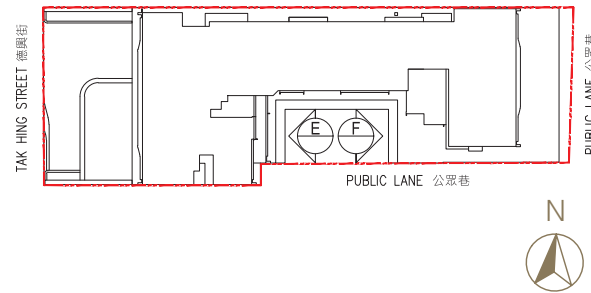
- are prepared on the basis of the approved building plans for the Development as of 10 November 2025 and 22 January 2026; and
- are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖所顯示的立面：

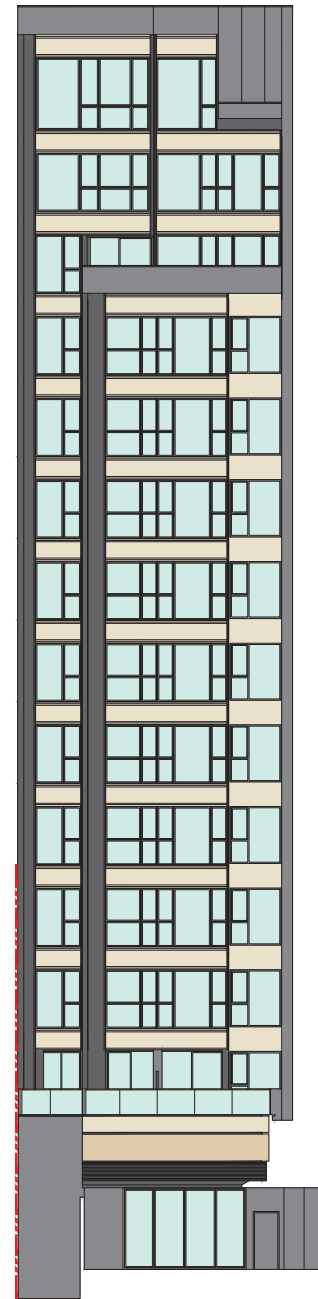
- 以2025年11月10日及2026年1月22日的發展項目經批准的建築圖則為基礎擬備；及
- 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

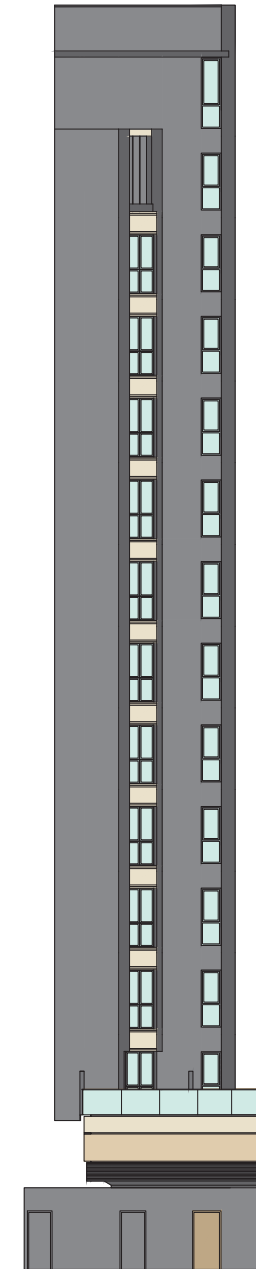
Key Plan
索引圖



Elevation Plan E
立面圖 E



Elevation Plan F
立面圖 F



Legend 圖例

- Boundary of the Development
發展項目的界線

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

1. are prepared on the basis of the approved building plans for the Development as of 10 November 2025 and 22 January 2026; and
2. are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖所顯示的立面：

1. 以2025年11月10日及2026年1月22日的發展項目經批准的建築圖則為基礎擬備；及
2. 大致上與發展項目的外觀一致。

21 INFORMATION ON COMMON FACILITIES IN THE DEVELOPMENT

發展項目中的公用設施的資料

Category of common facilities 公用設施的類別	Covered area 有上蓋遮蓋面積		Uncovered area 沒有上蓋遮蓋面積		Total area 總面積	
	Area (sq.m.) 面積 (平方米)	Area (sq.ft.) 面積 (平方呎)	Area (sq.m.) 面積 (平方米)	Area (sq.ft.) 面積 (平方呎)	Area (sq.m.) 面積 (平方米)	Area (sq.ft.) 面積 (平方呎)
Residents' clubhouse (including any recreational facilities for residents' use) 住客會所 (包括供住客使用的任何康樂設施)	310.610	3,343	Not applicable 不適用		310.610	3,343
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) 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有其他名稱)	Not applicable 不適用		Not applicable 不適用		Not applicable 不適用	
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) 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)	88.145	949	116.031	1,249	204.176	2,198

Notes:

- Areas in square metres as specified above are based on the latest approved building plans.
- Areas in square feet are converted from the areas in square metres at a rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer and may be slightly different from the area in square metres.

備註：

- 上述所列以平方米顯示之面積乃依據最新的經批准的建築圖則。
- 以平方呎列出的面積均依據以平方米表述的面積以1平方米 = 10.764平方呎換算，並四捨五入至整數計算得出，與以平方米表述的面積可能有些微差異。

22 INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT

閱覽圖則及公契

- The address of the website on which copies of the Outline Zoning Plans relating to the Development are available: www.ozp.tpb.gov.hk.
- 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 property is offered to be sold is available for inspection at the place at which the specified residential properties are offered to be sold.
 - The inspection is free of charge.

- 備有關於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。
- 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。
 - 無須為閱覽付費。

1. EXTERIOR FINISHES

Item		Description			
(a)	External wall	Type of finishes	Glass wall, curtain wall, tiles, metal claddings, metal louvre, metal grille, natural stone claddings and paint		
(b)	Window	Material of frame	Fluorocarbon coated aluminium frame		
		Material of glass	Living Room / Dining Room	Insulated glass units (IGU)	
			Bedroom	Insulated glass units (IGU)	
				Monolithic tempered glass for the following unit(s) Master Bedroom:	
				Unit	Floor
				F	2/F-3/F, 5/F-12/F
				G, H, J	2/F-3/F, 5/F-12/F, 15/F-17/F
			Insulated glass units (IGU) and monolithic tempered glass for the following unit(s) Master Bedroom:		
Unit	Floor				
E	17/F				
Monolithic tempered glass for the following unit(s) Bedroom 1:					
Unit	Floor				
L	2/F-3/F, 5/F-12/F, 15/F-17/F				
Bathroom	Monolithic tempered glass with frosted coating				
Kitchen	Monolithic tempered glass with frosted coating				
(c)	Bay window	Material of bay window	Not applicable		
		Window sill finishes	Not applicable		
(d)	Planter	Type of finishes	Natural stone, tiles and paint		
(e)	Verandah or balcony	Type of finishes of balcony	Balcony	Not applicable	
			Floor	Not applicable	
			Wall	Not applicable	
			Ceiling	Not applicable	
		Whether balcony is covered	Not applicable		
		Verandah	Not applicable		
(f)	Drying facilities for clothing	Type	Not applicable		
		Material	Not applicable		

Note: 4/F, 13/F and 14/F are omitted

1. 外部裝修物料

細 項		描 述			
(a)	外牆	裝修物料的類型	玻璃牆、玻璃幕牆、瓷磚、金屬覆蓋板、金屬百葉、金屬格柵、天然石覆蓋板及油漆		
(b)	窗	框的用料	氟化碳塗層鋁質框		
		玻璃的用料	客廳 / 飯廳	雙層中空玻璃	
			睡房	雙層中空玻璃	
				以下單位之主人睡房配置單片鋼化玻璃：	
				單位	樓層
				F	2樓至3樓、5樓至12樓
				G、H、J	2樓至3樓、5樓至12樓、15樓至17樓
				以下單位之主人睡房配置雙層中空玻璃及單片鋼化玻璃：	
				單位	樓層
			E	17樓	
以下單位之睡房1配置單片鋼化玻璃：					
單位	樓層				
L	2樓至3樓、5樓至12樓、15樓至17樓				
		浴室	磨砂單片鋼化玻璃		
		廚房	磨砂單片鋼化玻璃		
(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	天然石、瓷磚及油漆		
(e)	陽台或露台	露台裝修物料的類型	露台	不適用	
			地台	不適用	
			牆身	不適用	
			天花	不適用	
		露台是否有蓋	不適用		
		陽台	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樓及14樓

2. INTERIOR FINISHES

Item		Description			
			Wall	Floor	Ceiling
(a)	Lobby	Entrance lobby on G/F (on exposed surfaces)	Natural stone, metal finish and plastic laminate	Natural stone and metal finish	Plastic laminate
		Lift lobby on 1/F (on exposed surfaces)	Natural stone, metal finish and plastic laminate	Natural stone and metal finish	Plastic laminate
		Lift lobby on typical residential floors (on exposed surfaces)	Natural stone, metal finish and plastic laminate	Tiles	Plastic laminate
		Firemen's lift lobby on typical residential floors (on exposed surfaces)	Emulsion paint	Tiles	Emulsion paint
		Protected lobby on 1/F (on exposed surfaces)	Emulsion paint	Tiles	Emulsion paint
		Protected lobby on typical residential floors (on exposed surfaces)	Natural stone, wood veneer, metal finish and plastic laminate	Tiles	Plastic laminate
			Wall	Ceiling	
(b)	Internal wall and ceiling	Living room / Dining room (on exposed surfaces)	Emulsion paint	Emulsion paint where exposed and gypsum board bulkhead finished (if applicable) with emulsion paint	
		Bedroom (on exposed surfaces)	Emulsion paint	Emulsion paint where exposed and gypsum board bulkhead finished (if applicable) with emulsion paint	

Note: 4/F, 13/F and 14/F are omitted

2. 室內裝修物料

細項		描述			
			牆壁	地板	天花板
(a)	大堂	地下入口大堂 (於外露位置)	天然石、金屬飾面及膠板	天然石及金屬飾面	膠板
		1樓升降機大堂 (於外露位置)	天然石、金屬飾面及膠板	天然石及金屬飾面	膠板
		標準住宅層升降機大堂 (於外露位置)	天然石、金屬飾面及膠板	瓷磚	膠板
		標準住宅層消防員升降機大堂 (於外露位置)	乳膠漆	瓷磚	乳膠漆
		1樓防護門廊 (於外露位置)	乳膠漆	瓷磚	乳膠漆
		標準住宅層防護門廊 (於外露位置)	天然石、木皮飾面、金屬飾面及膠板	瓷磚	膠板
			牆壁	天花板	
(b)	內牆及天花板	客廳 / 飯廳 (於外露位置)	乳膠漆	外露位置髹上乳膠漆及石膏板假樑 (如適用)髹上乳膠漆	
		睡房 (於外露位置)	乳膠漆	外露位置髹上乳膠漆及石膏板假樑 (如適用)髹上乳膠漆	

備註：不設4樓、13樓及14樓

2. INTERIOR FINISHES

Item		Description				
			Floor			Skirting
(c)	Internal floor	Living room / Dining room (on exposed surfaces)	Tiles			Timber
		Bedroom (on exposed surfaces)	Tiles			Timber
			Wall	Floor		Ceiling
(d)	Bathroom	Type of finishes (on exposed surfaces)	Tiles	Tiles, natural stone and metal		Emulsion paint on gypsum board false ceiling
		Whether the wall finishes run up to ceiling	Wall finishes on exposed surfaces run up to level of false ceiling			
			Wall	Floor	Ceiling	Cooking Bench
(e)	Kitchen	Type of finishes (on exposed surfaces)	Tiles, plastic laminate and metal	Tiles	Emulsion paint on gypsum board false ceiling	Reconstituted stone
		Whether the wall finishes run up to ceiling	Wall finishes on exposed surfaces run up to level of false ceiling			

Note: 4/F, 13/F and 14/F are omitted

2. 室內裝修物料

細項		描述				
			地板		牆腳線	
(c)	內部地板	客廳/飯廳 (於外露位置)	瓷磚		木	
		睡房 (於外露位置)	瓷磚		木	
			牆壁	地板	天花板	
(d)	浴室	裝修物料的類型 (於外露位置)	瓷磚	瓷磚、天然石 及金屬	乳膠漆髹於石 膏板假天花上	
		牆壁的裝修物料是否鋪至天花板	牆身外露位置的裝修物料鋪砌至假天花			
			牆壁	地板	天花板	灶台
(e)	廚房	裝修物料的類型 (於外露位置)	瓷磚、 膠板及 金屬	瓷磚	乳膠漆髹於石 膏板假天花上	人造石
		牆壁的裝修物料是否鋪至天花板	牆身外露位置的裝修物料鋪砌至假天花板			

備註：不設4樓、13樓及14樓

3. INTERIOR FITTINGS

Item		Description			
			Materials	Finishes	Accessories
(a)	Doors	Unit main entrance	Fire-rated solid core timber door	Plastic laminate with metal trim	Digital lockset with handle, concealed door closer, door hinges, smoke seal, drop seal and door stopper
		Master Bedroom (Except Unit K)	Hollow core timber door	Plastic laminate with metal trim	Lockset, door handle, door hinges and door stopper
		Master Bedroom in Unit K	Hollow core timber door	Plastic laminate with metal trim	Lockset, door handle, door hinges and door retainer
		Bedroom 1	Hollow core timber door	Plastic laminate with metal trim	Lockset, door handle, door hinges and door stopper
		Bathroom	Hollow core timber door	Plastic laminate with metal trim	Lockset, door handle, door hinges, timber louvre and door stopper
		Living Room and Dining Room to Private Flat Roof and Master Bedroom to Private Flat Roof at Unit E on 17/F	Aluminum framed glass door	Insulated Glass Unit (IGU) and fluorocarbon coated aluminium frame	Lockset with handle
		Private Roof on Roof Floor	Metal gate	Paint	Lockset with handle
		Store Room	Hollow core timber door	Plastic laminate with metal trim	Lockset, door handle, door hinges and door stopper

Note: 4/F, 13/F and 14/F are omitted

3. 室內裝置

細項		描述			
			用料	裝修物料	配件
(a)	門	單位主入口	防火實心木門	膠板配金屬飾條	電子門鎖連拉手、隱藏氣鼓、門鉸、防煙條、隔聲條及門擋
		主人睡房(除K單位外)	空心木門	膠板配金屬飾條	門鎖、門把手、門鉸及門擋
		K單位主人睡房	空心木門	膠板配金屬飾條	門鎖、門把手、門鉸及限角器
		睡房1	空心木門	膠板配金屬飾條	門鎖、門把手、門鉸及門擋
		浴室	空心木門	膠板配金屬飾條	門鎖、門把手、門鉸、木百葉及門擋
		客廳及飯廳至私人平台及17樓E單位主人睡房至私人平台	鋁質框玻璃門	雙層中空玻璃及氟化碳塗層鋁質框	門鎖連拉手
		天台層的私人天台	金屬閘	油漆	門鎖連拉手
		儲物室	空心木門	膠板配金屬飾條	門鎖、門把手、門鉸及門擋

備註：不設4樓、13樓及14樓

3. INTERIOR FITTINGS

Item		Description		
			Type	Material
(b)	Bathroom	Fittings and equipment	Basin and basin counter	Reconstituted stone
			Basin cabinet	Wooden cabinet with plastic laminate and metal
			Mirror cabinet	Wooden cabinet with plastic laminate, metal, glass and glass mirror
			Wash basin mixer	Metal
			Water closet	Vitreous china
			Paper holder	Metal
			Towel bar	Metal
			Robe hook	Metal
			Shelf	Natural stone
		Water supply system	Cold water supply	Copper pipes
			Hot water supply	Copper pipes with thermal insulation
		Bathing facilities (including shower or bath tub, if applicable)	Shower set	Metal
			Shower cubicle	Tempered glass and metal
			Bath tub	Not applicable
		Size of bath tub (if applicable)	Not applicable	

Note: 4/F, 13/F and 14/F are omitted

3. 室內裝置

細項		描述		
			類型	用料
(b)	浴室	裝置及設備	洗臉盆及洗臉盆檯面	人造石
			洗臉盆櫃	木製櫃配膠板及金屬
			鏡櫃	木製櫃配膠板、金屬、玻璃及玻璃鏡
			洗臉盆水龍頭	金屬
			坐廁	搪瓷
			紙巾架	金屬
			毛巾杆	金屬
			衣鉤	金屬
			層架	天然石
		供水系統	冷水供應	銅喉
			熱水供應	配有隔熱層之銅喉
		沐浴設施 (包括花灑或浴缸(如適用的話))	花灑套裝	金屬
			淋浴間	鋼化玻璃及金屬
			浴缸	不適用
		浴缸大小(如適用的話)	不適用	

備註：不設4樓、13樓及14樓

3. INTERIOR FITTINGS

Item		Description			
(c)	Kitchen			Material	
		Sink unit		Stainless steel	
		Water supply system		Cold water supply	Copper pipes
				Hot water supply	Copper pipes with thermal insulation
				Material	Finishes
		Kitchen cabinet		Timber	Plastic laminate and metal
		Type of all other fittings and equipment	Other fittings	Metal sink mixer	
	Wooden hanging shelf with plastic laminate				
		Other equipment	Fire service installations and equipment fitted in or near open kitchen, including addressable smoke detectors with sounder base and sprinkler heads		
		Fittings	Type	Material	
(d)	Bedroom	Type and material of fittings (including built-in wardrobe)	Built-in wardrobe	Not applicable	Not applicable
			Other fittings	Not applicable	Not applicable

Note: 4/F, 13/F and 14/F are omitted

3. 室內裝置

細項		描述			
(c)	廚房			用料	
		洗滌盆		不銹鋼	
		供水系統		冷水供應	銅喉
				熱水供應	配有隔熱層之銅喉
				用料	裝修物料
		廚櫃		木	膠板及金屬
		所有其他裝置及設備的類型	其他裝置	金屬洗滌盆水龍頭 膠板飾面木制吊架	
其他設備	在開放式廚房內或附近的消防裝置及設備，包括可定位消防蜂鳴式煙霧探測器及消防花灑頭				
		裝置	類型	用料	
(d)	睡房	裝置(包括嵌入式衣櫃)的類型及用料	嵌入式衣櫃	不適用	不適用
			其他裝置	不適用	不適用

備註：不設4樓、13樓及14樓

3. INTERIOR FITTINGS

Item		Description		
(e)	Telephone	Location and number of connection points		Please refer to the “Schedule of Mechanical & Electrical Provisions of Residential Units”
(f)	Aerials	Location and number of connection points		Please refer to the “Schedule of Mechanical & Electrical Provisions of Residential Units”
(g)	Electrical installations	Electrical fittings (including safety devices)	Electrical fittings	Faceplate for all switches and power sockets
			Safety devices	Three-phase electricity supply with miniature circuit breakers distribution board are provided in all residential units
		Whether conduits are concealed or exposed		Conduits are partly concealed and partly exposed ¹
		Location and number of power points and air-conditioner points		Please refer to the “Schedule of Mechanical & Electrical Provisions of Residential Units”
(h)	Gas supply	Type		Not applicable
		System		Not applicable
		Location		Not applicable
(i)	Washing machine connection point	Location		Open Kitchen
		Design		Water point and drain point are provided
(j)	Water supply	Material of water pipes		Cold water supply: Copper pipes Hot water supply: Copper pipes with thermal insulation
		Whether water pipes are concealed or exposed		Water pipes are partly concealed and partly exposed ¹
		Whether hot water is available		Hot water supply for Open Kitchens and Bathrooms

Note:

¹ Other than those parts of the conduits and water pipes concealed within concrete, the rest of the conduits and water pipes are exposed. The exposed conduits and water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials.

3. 室內裝置

細項		描述		
(e)	電話	接駁點的位置及數目		請參閱「住宅單位機電裝置數量說明表」
(f)	天線	接駁點的位置及數目		請參閱「住宅單位機電裝置數量說明表」
(g)	電力裝置	供電附件 (包括安全裝置)	供電附件	所有開關和電源插座的面板
			安全裝置	所有住宅單位提供三相電力供應並裝妥微型斷路器配電箱
		導管是隱藏或外露		導管是部分隱藏及部分外露 ¹
		電插座及空調機接駁點的位置及數目		請參閱「住宅單位機電裝置數量說明表」
(h)	氣體供應	類型		不適用
		系統		不適用
		位置		不適用
(i)	洗衣機接駁點	位置		開放式廚房
		設計		設有來水及去水接駁點
(j)	供水	水管的用料		冷水供應：銅喉 熱水供應：配有隔熱層之銅喉
		水管是隱藏或外露		水管是部分隱藏及部分外露 ¹
		有否熱水供應		開放式廚房及浴室均有熱水供應

備註：

¹ 除部分隱藏於混凝土內之導管及水管外，其他部分的導管及水管均為外露。外露的導管及水管可能被假天花板、假陣、貯存櫃、面板、非混凝土間隔牆、指定之管道槽位或其他物料遮蓋或暗藏。

4. MISCELLANEOUS

Item		Description				
(a)	Lifts	Residential Lift	Brand name and model number	Brand name	OTIS	
				Model number	Gen3(MRL)	
			Number and floors served by them	Number of lifts	3	
				Floor served by the lift	Lift no L1, L2 and L3: G/F, 1/F-3/F, 5/F-12/F, 15/F-17/F	
(b)	Letter box	Material			Metal	
(c)	Refuse collection	Means of refuse collection			Refuse will be collected by cleaners	
		Location of refuse room			Refuse storage and material recovery room is provided in the common area of each residential floor. Refuse storage and material recovery chamber is provided on 1/F.	
				Water meter	Electricity meter	Gas meter
(d)	Water meter, electricity meter and gas meter	Location		Common water meter cabinet on each floor	Common electric meter room A & B on each floor	Not applicable
		Whether they are separate or communal meters for residential properties		Separate meter	Separate meter	Not applicable

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.

4. 雜項

細項		描述			
(a)	升降機	住宅升降機	品牌名稱及產品型號	品牌名稱	奧的斯
				產品型號	Gen3(MRL)
			升降機的數目及到達的樓層	升降機的數目	3
				到達的樓層	升降機號碼L1、L2及L3： 地下、1樓至3樓、5樓至12樓、15樓至17樓
(b)	信箱	用料			金屬
(c)	垃圾收集	垃圾收集的方法			由清潔工人收集垃圾
		垃圾房的位置			各住宅樓層之公用地方均設有垃圾及物料回收房。垃圾及物料回收站設於 1 樓。
			水錶	電錶	氣體錶
(d)	水錶、電錶及氣體錶	位置	每層的公用水錶櫃	每層的公用電錶房 A 及 B	不適用
		就住宅單位而言是獨立抑或公用的錶	獨立錶	獨立錶	不適用

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。

5. SECURITY FACILITIES

Item	Description
Security system and equipment (including details of built-in provisions and their locations)	Video door phone is provided for all residential units and connected to caretaker counter at entrance lobby on G/F. Access control and security system : Smart card and QR code visitor verification access control system is installed at entrance lobby on G/F, lift lobby on 1/F and clubhouse for residents’ or visitors’ access. Smart card and QR code visitor verification access control system is installed at residential lifts for residents’ or visitors' access. CCTV : CCTV cameras are provided at boundary fence wall, clubhouse, G/F residential entrance lobby, major passages, lift lobbies on G/F & 1/F, Protected lobby at 1/F and Fireman's lift lobby at 2/F-3/F, 5/F -12/F, 15/F -17/F, landscape area, staircase exits at roof and all lifts are connected to the management office.

6. APPLIANCES

Item	Description
Brand name and model number	Please refer to the "Appliances Schedule"

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.

5. 保安設施

細項	描述
保安系統及設備 (包括嵌入式的裝備的細節及其位置)	所有住宅單位均設門口視像對講機接駁到地下入口大堂的管理處。 入口通道控制及保安系統： 地下住宅入口大堂、1樓升降機大堂及會所裝有智能咭及二維碼訪客識別入口通道控制系統供住客或訪客進出。 住客升降機裝有智能咭及二維碼訪客識別入口通道控制系統供住客或訪客進出。 閉路電視： 邊界圍牆、會所、地下住宅入口大堂、主要通道、地下及1樓升降機大堂、1樓防護門廊及2樓至3樓、5樓至12樓、15樓至17樓消防員升降機大堂、園景區、天台之樓梯出口及所有升降機均裝有閉路電視並連接管理處。

6. 設備

細項	描述
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。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	2/F 2樓													
				A	B	C	D	E	F	G	H	J	K	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	Comelit	6815W	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Split Type Air-conditioner (Indoor Unit) 分體式空調機(室內機)	Daikin 大金	FTXP71MV1H	-	-	-	-	-	-	-	-	-	-	✓	-	-	
	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM50RVMN	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
			CTXM25RVMN	-	-	-	-	✓	-	-	-	-	-	-	-	-	
Master Bedroom 主人睡房	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	✓	✓	✓	✓	-	✓	✓	✓	✓	✓	✓	✓	✓	
Bedroom 1 睡房 1	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	✓	-	-	
Store Room 儲物室	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	-	-	✓	
Flat Roof (for Air-conditioning Units) 平台(供空調機所用)	Split Type Air-conditioner (Outdoor Unit) 分體式空調機(室外機)		RXP71MV1H	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
	Multi Split Type Air-conditioner (Outdoor Unit) 多聯式分體式空調機(室外機)		5MXM100RVMA	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓
			3MXM52RVMA	-	-	-	-	-	-	-	-	-	-	-	✓	-	-

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.

Notes :

1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
2. "-" denotes "not applicable".
3. 4/F, 13/F and 14/F are omitted.

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。

備註：

1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
2. "-" 代表 "不適用"。
3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	2/F 2樓													
				A	B	C	D	E	F	G	H	J	K	L	M	N	
Open Kitchen 開放式廚房	Built-in Washer Dryer 嵌入式洗衣乾衣機	SIEMENS 西門子	WK14S251HK	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Built-in Refrigerator 嵌入式雪櫃		KI86NHFD0K	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Built-in Induction Hob 嵌入式電磁爐		EH375FBB1E	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
			EH675LDC2E	-	-	-	-	-	-	-	-	-	-	✓	-	-	
	Telescopic Cooker Hood 拉趟式抽油煙機		LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Built-in Microwave Oven with Grill 嵌入式微波燒烤爐		BE732L1B1B	-	✓	-	✓	-	✓	✓	-	✓	-	-	-	-	
			BE732R1B1B	✓	-	✓	-	✓	-	-	✓	-	✓	-	✓	✓	
	Built-in Combination Steam Oven 嵌入式蒸焗爐		CS589ABS0H	-	-	-	-	-	-	-	-	-	-	✓	-	-	
	Network Switch 網絡交換機	TP-Link	LS1008G	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM6	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bathroom 1 浴室 1	Thermo Ventilator 換氣暖風機	Panasonic 樂聲牌	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Exhaust Fan 抽氣扇	Wolter 華德	RA 150-16	-	✓	✓	-	-	✓	✓	✓	✓	✓	-	✓	-	
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Multi-functional Mirror Defogger 多功能除霧鏡	On Grace	OG-THS-001	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	

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.

Notes :

1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
2. "-" denotes "not applicable".
3. 4/F, 13/F and 14/F are omitted.

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。

備註：

1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
2. "-" 代表 "不適用"。
3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	3/F, 5/F-12/F 3樓、5樓至12樓													
				A	B	C	D	E	F	G	H	J	K	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	Comelit	6815W	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Split Type Air-conditioner (Indoor Unit) 分體式空調機(室內機)	Daikin 大金	FTXP71MV1H	-	-	-	-	-	-	-	-	-	-	✓	-	-	
	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM50RVMN	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
			CTXM25RVMN	-	-	-	-	✓	-	-	-	-	-	-	-	-	
Master Bedroom 主人睡房	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	✓	✓	✓	✓	-	✓	✓	✓	✓	✓	✓	✓	✓	
Bedroom 1 睡房 1	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	✓	-	-	
Store Room 儲物室	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	-	-	✓	
Air-Conditioning Platform 空調機平台	Split Type Air-conditioner (Outdoor Unit) 分體式空調機(室外機)		RXP71MV1H	-	-	-	-	-	-	-	-	-	-	-	✓	-	-
	Multi Split Type Air-conditioner (Outdoor Unit) 多聯式分體式空調機(室外機)		5MXM100RVMA	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓
		3MXM52RVMA	-	-	-	-	-	-	-	-	-	-	-	✓	-	-	

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.

Notes :

1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
2. "-" denotes "not applicable".
3. 4/F, 13/F and 14/F are omitted.

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。

備註：

1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
2. "-" 代表 "不適用"。
3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	3/F, 5/F- 12/F 3樓、5樓至12樓													
				A	B	C	D	E	F	G	H	J	K	L	M	N	
Open Kitchen 開放式廚房	Built-in Washer Dryer 嵌入式洗衣乾衣機	SIEMENS 西門子	WK14S251HK	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Built-in Refrigerator 嵌入式雪櫃		KI86NHFD0K	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Built-in Induction Hob 嵌入式電磁爐		EH375FBB1E	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
			EH675LDC2E	-	-	-	-	-	-	-	-	-	-	✓	-	-	
	Telescopic Cooker Hood 拉趟式抽油煙機		LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Built-in Microwave Oven with Grill 嵌入式微波燒烤爐		BE732L1B1B	-	✓	-	✓	-	✓	✓	-	✓	-	-	-	-	
			BE732R1B1B	✓	-	✓	-	✓	-	-	✓	-	✓	-	✓	✓	
	Built-in Combination Steam Oven 嵌入式蒸焗爐		CS589ABS0H	-	-	-	-	-	-	-	-	-	-	✓	-	-	
	Network Switch 網絡交換機	TP-Link	LS1008G	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM6	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bathroom 1 浴室 1	Thermo Ventilator 換氣暖風機	Panasonic 樂聲牌	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Exhaust Fan 抽氣扇	Wolter 華德	RA 150-16	-	✓	✓	-	-	✓	✓	✓	✓	✓	-	✓	-	
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Multi-functional Mirror Defogger 多功能除霧鏡	On Grace	OG-THS-001	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	

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.

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。

- Notes :
1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
 2. "-" denotes "not applicable".
 3. 4/F, 13/F and 14/F are omitted.

- 備註：
1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
 2. "-" 代表 "不適用"。
 3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	15/F 15樓												
				A	B	C	D	E	G	H	J	K	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	Comelit	6815W	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Split Type Air-conditioner (Indoor Unit) 分體式空調機(室內機)	Daikin 大金	FTXP71MV1H	-	-	-	-	✓	-	-	-	-	✓	-	-	
	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM50RVMN	✓	✓	✓	✓	-	✓	✓	✓	✓	-	✓	✓	
Master Bedroom 主人睡房	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bedroom 1 睡房 1	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	✓	-	-	-	-	✓	-	-	
Store Room 儲物室	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	-	✓	
Air-conditioning Platform 空調機平台	Split Type Air-conditioner (Outdoor Unit) 分體式空調機(室外機)		RXP71MV1H	-	-	-	-	✓	-	-	-	-	-	✓	-	-
	Multi Split Type Air-conditioner (Outdoor Unit) 多聯式分體式空調機(室外機)		5MXM100RVMA	✓	✓	✓	✓	-	✓	✓	✓	✓	✓	-	✓	✓
			3MXM52RVMA	-	-	-	-	✓	-	-	-	-	-	✓	-	-

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.

- Notes :
1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
 2. "-" denotes "not applicable".
 3. 4/F, 13/F and 14/F are omitted.

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。

- 備註：
1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
 2. "-" 代表 "不適用"。
 3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	15/F 15樓											
				A	B	C	D	E	G	H	J	K	L	M	N
Open Kitchen 開放式廚房	Built-in Washer Dryer 嵌入式洗衣乾衣機	SIEMENS 西門子	WK14S251HK	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Refrigerator 嵌入式雪櫃		KI86NHFD0K	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Induction Hob 嵌入式電磁爐		EH375FBB1E	✓	✓	✓	✓	-	✓	✓	✓	✓	-	✓	✓
			EH675LDC2E	-	-	-	-	✓	-	-	-	-	✓	-	-
	Telescopic Cooker Hood 拉趟式抽油煙機		LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Microwave Oven with Grill 嵌入式微波燒烤爐		BE732L1B1B	-	✓	-	✓	-	✓	-	✓	-	-	-	-
			BE732R1B1B	✓	-	✓	-	-	-	✓	-	✓	-	✓	✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐		CS589ABS0H	-	-	-	-	✓	-	-	-	-	✓	-	-
	Network Switch 網絡交換機	TP-Link	LS1008G	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM6	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
Bathroom 1 浴室 1	Thermo Ventilator 換氣暖風機	Panasonic 樂聲牌	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Exhaust Fan 抽氣扇	Wolter 華德	RA 150-16	-	✓	✓	-	✓	✓	✓	✓	✓	-	✓	-
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Multi-functional Mirror Defogger 多功能除霧鏡	On Grace	OG-THS-001	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

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.

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。

- Notes :
1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
 2. "-" denotes "not applicable".
 3. 4/F, 13/F and 14/F are omitted.

- 備註：
1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
 2. "-" 代表 "不適用"。
 3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	16/F 16樓											
				A	B	C	D	E	G	H	J	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	Comelit	6815W	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Split Type Air-conditioner (Indoor Unit) 分體式空調機(室內機)	Daikin 大金	FTXP71MV1H	-	-	-	-	✓	-	-	-	✓	-	-	
	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM50RVMN	✓	✓	✓	✓	-	✓	✓	✓	-	✓	✓	
Master Bedroom 主人睡房	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bedroom 1 睡房 1	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	✓	-	-	-	✓	-	-	
Store Room 儲物室	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	✓	
Air-conditioning Platform 空調機平台	Split Type Air-conditioner (Outdoor Unit) 分體式空調機(室外機)		RXP71MV1H	-	-	-	-	✓	-	-	-	-	✓	-	-
	Multi Split Type Air-conditioner (Outdoor Unit) 多聯式分體式空調機(室外機)		5MXM100RVMA	✓	✓	✓	✓	-	✓	✓	✓	-	✓	✓	✓
			3MXM52RVMA	-	-	-	-	✓	-	-	-	-	✓	-	-

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.

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。

- Notes :
1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
 2. "-" denotes "not applicable".
 3. 4/F, 13/F and 14/F are omitted.

- 備註：
1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
 2. "-" 代表 "不適用"。
 3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	16/F 16樓										
				A	B	C	D	E	G	H	J	L	M	N
Open Kitchen 開放式廚房	Built-in Washer Dryer 嵌入式洗衣乾衣機	SIEMENS 西門子	WK14S251HK	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Refrigerator 嵌入式雪櫃		KI86NHFD0K	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Induction Hob 嵌入式電磁爐		EH375FBB1E	✓	✓	✓	✓	-	✓	✓	✓	-	✓	✓
			EH675LDC2E	-	-	-	-	✓	-	-	-	✓	-	-
	Telescopic Cooker Hood 拉趟式抽油煙機		LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Microwave Oven with Grill 嵌入式微波燒烤爐		BE732L1B1B	-	✓	-	✓	-	✓	-	✓	-	-	-
			BE732R1B1B	✓	-	✓	-	-	-	✓	-	-	✓	✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐		CS589ABS0H	-	-	-	-	✓	-	-	-	✓	-	-
	Network Switch 網絡交換機	TP-Link	LS1008G	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bathroom 1 浴室 1	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM6	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Thermo Ventilator 換氣暖風機	Panasonic 樂聲牌	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Exhaust Fan 抽氣扇	Wolter 華德	RA 150-16	-	✓	✓	-	✓	✓	✓	✓	-	✓	-
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Multi-functional Mirror Defogger 多功能除霧鏡	On Grace	OG-THS-001	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

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.

Notes :

1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
2. "-" denotes "not applicable".
3. 4/F, 13/F and 14/F are omitted.

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。

備註：

1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
2. "-" 代表 "不適用"。
3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	17/F 17樓											
				A	B	C	D	E	G	H	J	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	Comelit	6815W	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Split Type Air-conditioner (Indoor Unit) 分體式空調機(室內機)	Daikin 大金	FTXP71MV1H	-	-	-	-	-	-	-	-	✓	-	-	
	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM50RVMN	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓	
Master Bedroom 主人睡房	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bedroom 1 睡房 1	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	✓	-	-	
Store Room 儲物室	Multi Split Type Air-conditioner (Indoor Unit) 多聯式分體式空調機(室內機)		CTXM25RVMN	-	-	-	-	-	-	-	-	-	-	✓	
Air-conditioning Platform 空調機平台	Split Type Air-conditioner (Outdoor Unit) 分體式空調機(室外機)		RXP71MV1H	-	-	-	-	-	-	-	-	-	✓	-	-
	Multi Split Type Air-conditioner (Outdoor Unit) 多聯式分體式空調機(室外機)		5MXM100RVMA	✓	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	✓
			3MXM52RVMA	-	-	-	-	-	-	-	-	-	-	✓	-

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.

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。

- Notes :
1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
 2. "-" denotes "not applicable".
 3. 4/F, 13/F and 14/F are omitted.

- 備註：
1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
 2. "-" 代表 "不適用"。
 3. 不設4樓、13樓及14樓。

Appliances Schedule 設備說明表

Location 位置	Appliance 設備	Brand name 品牌	Model number 型號	17/F 17樓										
				A	B	C	D	E	G	H	J	L	M	N
Open Kitchen 開放式廚房	Built-in Washer Dryer 嵌入式洗衣乾衣機	SIEMENS 西門子	WK14S251HK	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Refrigerator 嵌入式雪櫃		KI86NHFD0K	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Induction Hob 嵌入式電磁爐		EH375FBB1E	✓	✓	✓	✓	-	✓	✓	✓	-	✓	✓
			EH675LDC2E	-	-	-	-	✓	-	-	-	✓	-	-
	Telescopic Cooker Hood 拉趟式抽油煙機		LI67SA531B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Built-in Microwave Oven with Grill 嵌入式微波燒烤爐		BE732L1B1B	-	✓	-	✓	-	✓	-	✓	-	-	-
			BE732R1B1B	✓	-	✓	-	-	-	✓	-	-	✓	✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐		CS589ABS0H	-	-	-	-	✓	-	-	-	✓	-	-
	Network Switch 網絡交換機	TP-Link	LS1008G	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bathroom 1 浴室 1	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM6	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Thermo Ventilator 換氣暖風機	Panasonic 樂聲牌	FV-40BE3H2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Exhaust Fan 抽氣扇	Wolter 華德	RA 150-16	-	✓	✓	-	✓	✓	✓	✓	-	✓	-
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Multi-functional Mirror Defogger 多功能除霧鏡	On Grace	OG-THS-001	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

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.

Notes :

1. "✓" means such appliance(s) is / are provided and / or installed in the residential property.
2. "-" denotes "not applicable".
3. 4/F, 13/F and 14/F are omitted.

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。

備註：

1. "✓" 表示此設備於該住宅物業內提供及/或安裝。
2. "-" 代表 "不適用"。
3. 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	2/F 2樓													
		A	B	C	D	E	F	G	H	J	K	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Miniature Circuit Breakers Board 配電箱	1	1	1	1	1	1	1	1	1	-	1	1	1	
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	13A Single Socket Outlet with USB 13A單位連匯流排插座	2	2	2	2	2	2	2	2	2	1	2	2	2	
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2	4	2	2	2	2	2	2	2	2	
	Switch for Thermo Ventilator 換氣暖風機開關掣	1	-	-	1	1	-	-	-	-	-	1	-	1	
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	-	1	1	1	
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	1	1	-	-	1	1	1	1	-	-	1	-	
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	2	1	1	1	1	1	1	1	1	
	Lighting Switch 燈掣	9	9	9	9	11	9	9	9	9	6	9	9	9	
Master Bedroom 主人睡房	13A Single Socket Outlet 13A單位電插座	1	1	1	1	-	1	1	1	1	1	1	1	1	
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	-	1	1	1	1	1	-	1	1	
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	-	-	-	-	-	-	-	-	-	-	1	-	-	
	Data Outlet 數據插座	1	1	1	1	-	1	1	1	1	1	1	1	1	
	TV Outlet 電視接收插座	1	1	1	1	-	1	1	1	1	1	1	1	1	
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	-	1	1	1	1	1	1	1	1	
	Lighting Switch 燈掣	1	1	1	1	-	1	1	1	1	4	1	1	1	
	Switch for Electric Water Heater 電熱水爐開關掣	-	-	-	-	-	-	-	-	-	1	-	-	-	
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	-	-	-	-	-	-	-	-	1	-	-	-	

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	2/F 2樓													
		A	B	C	D	E	F	G	H	J	K	L	M	N	
Bedroom 1 睡房 1	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	1	-	-	
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	-	-	-	1	-	-	
	Data Outlet 數據插座	-	-	-	-	-	-	-	-	-	-	1	-	-	
	TV Outlet 電視接收插座	-	-	-	-	-	-	-	-	-	-	1	-	-	
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	1	-	-	
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	1	-	-	
Bathroom 1 浴室 1	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	13A Single Socket Outlet with USB 13A單位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Connection Point 接線位	4	5	5	4	4	5	5	5	5	5	4	5	4	
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1	1	1	
Store Room 儲物室	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	-	-	1	
	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	-	-	1	
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	-	-	1	

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	2/F 2樓													
		A	B	C	D	E	F	G	H	J	K	L	M	N	
Open Kitchen 開放式廚房	13A Single Socket Outlet 13A單位電插座	4	4	4	4	4	4	4	4	4	4	3	4	4	
	13A Single Socket Outlet with USB 13A單位連匯流排插座	-	-	-	-	-	-	-	-	-	1	-	-	-	
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Connection Point 接線位	2	2	2	2	2	2	2	2	2	2	2	2	2	
	Isolator for Induction Hob 電磁爐開關刀掣	-	-	-	-	-	-	-	-	-	-	1	-	-	
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Miniature Circuit Breakers Board 配電箱	-	-	-	-	-	-	-	-	-	-	1	-	-	
Flat Roof (for Air-conditioning Units) 平台 (供空調機所用)	Isolator for Outdoor Air-conditioner 室外空調機開關刀掣	1	1	1	1	1	1	1	1	1	1	2	1	1	
Private Flat Roof 私人平台	Weatherproof 13A Single Socket Outlet 防水13A單位電插座	-	-	-	-	-	-	-	-	-	-	1	1	1	

Notes :

1. "1, 2," denotes the quantity of such provision(s) provided in the residential property.

2. "-" denotes "not applicable".

3. 4/F, 13/F and 14/F are omitted.

備註：

1. "1, 2," 表示提供於該住宅物業內的裝置數量。

2. "-" 代表 "不適用"。

3. 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	3/F, 5/F-12/F 3樓、5樓至12樓													
		A	B	C	D	E	F	G	H	J	K	L	M	N	
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Miniature Circuit Breakers Board 配電箱	1	1	1	1	1	1	1	1	1	-	1	1	1	
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1	1	1	
	13A Single Socket Outlet with USB 13A單位連匯流排插座	2	2	2	2	2	2	2	2	2	1	2	2	2	
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2	4	2	2	2	2	2	2	2	2	
	Switch for Thermo Ventilator 換氣暖風機開關掣	1	-	-	1	1	-	-	-	-	-	1	-	1	
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	-	1	1	1	
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	1	1	-	-	1	1	1	1	-	-	1	-	
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	2	1	1	1	1	1	1	1	1	
	Lighting Switch 燈掣	8	8	8	8	9	8	8	8	8	5	8	8	8	
Master Bedroom 主人睡房	13A Single Socket Outlet 13A單位電插座	1	1	1	1	-	1	1	1	1	1	1	1	1	
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	-	1	1	1	1	1	-	1	1	
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	-	-	-	-	-	-	-	-	-	-	1	-	-	
	Data Outlet 數據插座	1	1	1	1	-	1	1	1	1	1	1	1	1	
	TV Outlet 電視接收插座	1	1	1	1	-	1	1	1	1	1	1	1	1	
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	-	1	1	1	1	1	1	1	1	
	Lighting Switch 燈掣	1	1	1	1	-	1	1	1	1	4	1	1	1	
	Switch for Electric Water Heater 電熱水爐開關掣	-	-	-	-	-	-	-	-	-	1	-	-	-	
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	-	-	-	-	-	-	-	-	1	-	-	-	

- Notes :
- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
 - "-" denotes "not applicable".
 - 4/F, 13/F and 14/F are omitted.

- 備註：
- "1, 2," 表示提供於該住宅物業內的裝置數量。
 - "-" 代表 "不適用"。
 - 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	3/F, 5/F-12/F 3樓、5樓至12樓												
		A	B	C	D	E	F	G	H	J	K	L	M	N
Bedroom 1 睡房 1	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	1	-	-
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	-	-	-	1	-	-
	Data Outlet 數據插座	-	-	-	-	-	-	-	-	-	-	1	-	-
	TV Outlet 電視接收插座	-	-	-	-	-	-	-	-	-	-	1	-	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	1	-	-
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	1	-	-
Bathroom 1 浴室 1	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	4	5	5	4	4	5	5	5	5	5	4	5	4
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1	1	1
Store Room 儲物室	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	-	-	1
	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	-	-	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	-	-	1
Open Kitchen 開放式廚房	13A Single Socket Outlet 13A單位電插座	4	4	4	4	4	4	4	4	4	4	3	4	4
	13A Single Socket Outlet with USB 13A單位連匯流排插座	-	-	-	-	-	-	-	-	-	1	-	-	-
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	2	2	2	2	2	2	2	2	2	2	2	2	2
	Isolator for Induction Hob 電磁爐開關刀掣	-	-	-	-	-	-	-	-	-	-	1	-	-
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1	1	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1	1
	Miniature Circuit Breakers Board 配電箱	-	-	-	-	-	-	-	-	-	1	-	-	-
Air-conditioning Platform 空調機平台	Isolator for Outdoor Air-conditioner 室外空調機開關刀掣	1	1	1	1	1	1	1	1	1	1	2	1	1

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	15/F 15樓											
		A	B	C	D	E	G	H	J	K	L	M	N
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	1	1	1	1	1	1	1	1	1	1	1	1
	Miniature Circuit Breakers Board 配電箱	1	1	1	1	1	1	1	1	-	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1	1
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	2	2	2	2	2	2	2	2	1	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2	2	2	2	2	2	2	2	2
	Switch for Thermo Ventilator 換氣暖風機開關掣	1	-	-	1	-	-	-	-	-	1	-	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	-	1	1	1
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	1	1	-	1	1	1	1	-	-	1	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	1	1	1	1	1	1	1	1
	Lighting Switch 燈掣	8	8	8	8	9	8	8	8	5	8	8	8
Master Bedroom 主人睡房	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	2	1	1	1	1	-	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	-	-	-	-	-	-	-	-	-	1	-	-
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1	1
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	1	1	1	1	1	1	1	1
	Lighting Switch 燈掣	1	1	1	1	1	1	1	1	4	1	1	1
	Switch for Electric Water Heater 電熱水爐開關掣	-	-	-	-	-	-	-	-	1	-	-	-
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	-	-	-	-	-	-	-	1	-	-	-

- Notes :
- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
 - "-" denotes "not applicable".
 - 4/F, 13/F and 14/F are omitted.

- 備註：
- "1, 2," 表示提供於該住宅物業內的裝置數量。
 - "-" 代表 "不適用"。
 - 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	15/F 15樓											
		A	B	C	D	E	G	H	J	K	L	M	N
Bedroom 1 睡房 1	13A Single Socket Outlet 13A單位電插座	-	-	-	-	1	-	-	-	-	1	-	-
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	1	-	-	-	-	1	-	-
	Data Outlet 數據插座	-	-	-	-	1	-	-	-	-	1	-	-
	TV Outlet 電視接收插座	-	-	-	-	1	-	-	-	-	1	-	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	1	-	-	-	-	1	-	-
	Lighting Switch 燈掣	-	-	-	-	1	-	-	-	-	1	-	-
Bathroom 1 浴室 1	13A Single Socket Outlet 13A 單位電插座	1	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	4	5	5	4	5	5	5	5	5	4	5	4
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1	1
Store Room 儲物室	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	-	1
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	-	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	-	1

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	15/F 15樓											
		A	B	C	D	E	G	H	J	K	L	M	N
Open Kitchen 開放式廚房	13A Single Socket Outlet 13A單位電插座	4	4	4	4	3	4	4	4	4	3	4	4
	13A Single Socket Outlet with USB 13A單位連匯流排插座	-	-	-	-	-	-	-	-	1	-	-	-
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	2	2	2	2	2	2	2	2	2	2	2	2
	Isolator for Induction Hob 電磁爐開關刀掣	-	-	-	-	1	-	-	-	-	1	-	-
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1	1
	Miniature Circuit Breakers Board 配電箱	-	-	-	-	-	-	-	-	1	-	-	-
Air-conditioning Platform 空調機平台	Isolator for Outdoor Air-conditioner 室外空調機開關刀掣	1	1	1	1	2	1	1	1	1	2	1	1
Private Flat Roof 私人平台	Weatherproof 13A Single Socket Outlet 防水13A單位電插座	-	-	-	-	1	-	-	-	-	-	-	-

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	16/F 16樓										
		A	B	C	D	E	G	H	J	L	M	N
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	1	1	1	1	1	1	1	1	1	1	1
	Miniature Circuit Breakers Board 配電箱	1	1	1	1	1	1	1	1	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	2	2	2	2	2	2	2	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2	2	2	2	2	2	2	2
	Switch for Thermo Ventilator 換氣暖風機開關掣	1	-	-	1	-	-	-	-	1	-	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	1	1	-	1	1	1	1	-	1	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	1	1	1	1	1	1	1
	Lighting Switch 燈掣	8	8	8	8	8	8	8	8	8	8	8
Master Bedroom 主人睡房	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	2	1	1	1	-	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	-	-	-	-	-	-	-	-	1	-	-
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	1	1	1	1	1	1	1
	Lighting Switch 燈掣	1	1	1	1	1	1	1	1	1	1	1

Notes :

- “1, 2, ……” denotes the quantity of such provision(s) provided in the residential property.
- “-” denotes “not applicable”.
- 4/F, 13/F and 14/F are omitted.

備註：

- “1, 2, ……” 表示提供於該住宅物業內的裝置數量。
- “-” 代表 “不適用”。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	16/F 16樓										
		A	B	C	D	E	G	H	J	L	M	N
Bedroom 1 睡房 1	13A Single Socket Outlet 13A單位電插座	-	-	-	-	1	-	-	-	1	-	-
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	1	-	-	-	1	-	-
	Data Outlet 數據插座	-	-	-	-	1	-	-	-	1	-	-
	TV Outlet 電視接收插座	-	-	-	-	1	-	-	-	1	-	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	1	-	-	-	1	-	-
	Lighting Switch 燈掣	-	-	-	-	1	-	-	-	1	-	-
Bathroom 1 浴室 1	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	4	5	5	4	5	5	5	5	4	5	4
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1
Store Room 儲物室	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	1
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	1
Open Kitchen 開放式廚房	13A Single Socket Outlet 13A單位電插座	4	4	4	4	3	4	4	4	3	4	4
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	2	2	2	2	2	2	2	2	2	2	2
	Isolator for Induction Hob 電磁爐開關刀掣	-	-	-	-	1	-	-	-	1	-	-
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1
Air-conditioning Platform 空調機平台	Isolator for Outdoor Air-conditioner 室外空調機開關刀掣	1	1	1	1	2	1	1	1	2	1	1

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	17/F 17樓										
		A	B	C	D	E	G	H	J	L	M	N
Living Room / Dining Room 客廳 / 飯廳	Video Door Phone 視像對講機	1	1	1	1	1	1	1	1	1	1	1
	Miniature Circuit Breakers Board 配電箱	1	1	1	1	1	1	1	1	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	2	2	2	2	2	2	2	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2	2	2	2	2	2	2	2
	Switch for Thermo Ventilator 換氣暖風機開關掣	1	-	-	1	-	-	-	-	1	-	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1
	Switch for Thermo Ventilator and Exhaust Fan 換氣暖風機及抽氣扇開關掣	-	1	1	-	1	1	1	1	-	1	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	1	1	1	1	1	1	1
Master Bedroom 主人睡房	Lighting Switch 燈掣	8	8	8	8	8	8	8	8	8	8	8
	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	1	1	1	1	-	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	-	-	-	-	-	-	-	-	1	-	-
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1
	TV Outlet 電視接收插座	1	1	1	1	1	1	1	1	1	1	1
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	1	1	1	1	1	1	1	1	1	1	1
	Lighting Switch 燈掣	1	1	1	1	2	1	1	1	1	1	1

Notes :

- “1, 2, ……” denotes the quantity of such provision(s) provided in the residential property.
- “-” denotes “not applicable”.
- 4/F, 13/F and 14/F are omitted.

備註：

- “1, 2, ……” 表示提供於該住宅物業內的裝置數量。
- “-” 代表 “不適用”。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	17/F 17樓										
		A	B	C	D	E	G	H	J	L	M	N
Bedroom 1 睡房 1	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	1	-	-
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	-	1	-	-
	Data Outlet 數據插座	-	-	-	-	-	-	-	-	1	-	-
	TV Outlet 電視接收插座	-	-	-	-	-	-	-	-	1	-	-
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	1	-	-
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	1	-	-
Bathroom 1 浴室 1	13A Single Socket Outlet 13A單位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Single Socket Outlet with USB 13A單位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	4	5	5	4	5	5	5	5	4	5	4
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1
Store Room 儲物室	13A Single Socket Outlet 13A單位電插座	-	-	-	-	-	-	-	-	-	-	1
	Double Pole Switch for Air-conditioner 空調機雙極開關掣	-	-	-	-	-	-	-	-	-	-	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	1

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

Schedule of Mechanical & Electrical Provisions of Residential Units 住宅單位機電裝置數量說明表

Location 位置	Description 描述	17/F 17樓										
		A	B	C	D	E	G	H	J	L	M	N
Open Kitchen 開放式廚房	13A Single Socket Outlet 13A單位電插座	4	4	4	4	3	4	4	4	3	4	4
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet with USB 13A雙位連匯流排插座	1	1	1	1	1	1	1	1	1	1	1
	Connection Point 接線位	2	2	2	2	2	2	2	2	2	2	2
	Isolator for Induction Hob 電磁爐開關刀掣	-	-	-	-	1	-	-	-	1	-	-
	Isolator for Electric Water Heater 電熱水爐開關刀掣	1	1	1	1	1	1	1	1	1	1	1
	Switch for Electric Water Heater 電熱水爐開關掣	1	1	1	1	1	1	1	1	1	1	1
	Data Outlet 數據插座	1	1	1	1	1	1	1	1	1	1	1
Air-conditioning Platform 空調機平台	Isolator for Outdoor Air-conditioner 室外空調機開關刀掣	1	1	1	1	1	1	1	1	2	1	1
Private Roof on Roof Floor 天台層的私人天台	Weatherproof 13A Single Socket Outlet 防水13A單位電插座	1	1	1	1	1	1	1	1	1	1	-
	Weatherproof Lighting Switch 防水燈掣	1	1	1	1	1	1	1	1	1	1	-
Private Flat Roof 私人平台	Weatherproof 13A Single Socket Outlet 防水13A單位電插座	-	-	-	-	1	-	-	-	-	-	-

Notes :

- "1, 2," denotes the quantity of such provision(s) provided in the residential property.
- "-" denotes "not applicable".
- 4/F, 13/F and 14/F are omitted.

備註：

- "1, 2," 表示提供於該住宅物業內的裝置數量。
- "-" 代表 "不適用"。
- 不設4樓、13樓及14樓。

24 SERVICE AGREEMENTS 服務協議

Potable and flushing water is supplied by Water Supplies Department.

Electricity is supplied by CLP Power Hong Kong Limited.

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。

25 GOVERNMENT RENT 地稅

The Vendor (the owner) is liable for the Government rent payable for the specified residential property from the date of the Land Grant up to and including the date of completion of the sale and purchase (i.e., the date of the assignment) of that residential property.

賣方(擁有人)有法律責任就指明住宅物業繳付由批地文件之日期起計直至指明住宅物業買賣完成日(即轉讓契之日期)(包括該日)為止的地稅。

26 MISCELLANEOUS PAYMENTS BY PURCHASER

買方的雜項付款

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, electricity and gas (if applicable).
2. On that delivery, the purchaser is not liable to pay to the Owner a debris removal fee.

Notes:

1. On that delivery, the purchaser is liable to pay a debris removal fee to the manager (not the Owner) of the Development under the Deed of Mutual Covenant incorporating a Management Agreement and where the Owner has paid that debris removal fee, the purchaser shall reimburse the Owner for the same.
2. The purchaser is liable to pay the above deposits and fee on that delivery notwithstanding that the exact amount of the deposits or fee is yet to be ascertained at the date on which the sales brochure is printed.

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、電力及氣體(如適用)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。

備註：

1. 在交付時，買方須根據公契包含管理協議向發展項目的管理人(而非擁有人)支付清理廢料的費用，而如擁有人已支付清理廢料的費用，買方須向擁有人補還清理廢料的費用。
2. 縱使上述按金或費用的款額在售楼說明書的印製日期尚未確定，買方仍須在交付時繳付上述按金及費用。

27 DEFECT LIABILITY WARRANTY PERIOD

欠妥之處的保養責任期

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 any specified residential property, remedy any defects in such property, or the fittings, finishes or appliances incorporated into such property as set out in the agreement for sale and purchase concerned, caused otherwise than by the act or neglect of the purchaser.

凡在任何指明住宅物業或於其相關買賣合約所列出之裝設於該物業內的裝置、裝修物料或設備有欠妥之處，而該欠妥之處並非由買方的行為或疏忽造成，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。

28 MAINTENANCE OF SLOPES 斜坡維修

Not applicable.

不適用。

29 MODIFICATION 修訂

There is no on-going application to the Government for modification of the Land Grant for the Development.

發展項目現時沒有向政府提出申請修訂「批地文件」。

1. There are air-conditioners and other machinery, structures or matters on the external wall or exterior of the adjoining building (located within the Specified Spaces referred to in the Deed of Mutual Covenant). The existence of the aforesaid items may affect the enjoyment of the relevant residential units of the Development in terms of heat and noise or other aspects.

2. Gondola system or davit arm system

Gondola system or davit arm system of the residential tower in the Development may operate and park in the airspace above the private flat roof or private roof, or outside the curtain walls or windows, which form part of a residential unit.

3. Placement of air-conditioning outdoor units

Outdoor air-conditioning units (either serving its own residential unit or other residential unit(s)) are placed on the air-conditioner platform(s) behind the common corridor or re-entrant or 2/F for use by the residential recreational facilities or commercial accommodation. The placement of the outdoor air-conditioning units may affect the enjoyment of these residential units of the Development in terms of heat and noise or other aspects. For the locations of the air-conditioning units, please refer to "Floor Plans of Residential Properties in the Development" of this sales brochure.

4. Gas

No gas supply is provided to the residential properties in the Development and no gas pipes for the supply of town gas or liquefied petroleum gas to the residential properties are installed. Flame cooking is not allowed in the residential properties in the Development.

5. Signage and lighting

Signage and decorative lighting are installed on the external walls and/or architectural features of some residential properties and the commercial accommodation of the Development and the lighting thereof may be turned on from time to time. The illumination of such lighting may affect the enjoyment of some residential properties in the Development in terms of the views, lighting and other aspects of the surrounding environment.

6. Exhaust louvres

There may be exhaust louvres connecting from the commercial accommodation on G/F for exhaust from air-conditioning system and business operations (including restaurant (if any)). The alignment and position of the exhaust louvres may be changed from time to time and are subject to compliance with the relevant statutory requirements and the directions from the relevant governmental authorities. Prospective purchasers should note the possible effect (if any) of such exhaust louvres on individual residential properties.

7. Lightning Terminal, Genset, etc.

There are (i) Lightning Terminal, Communal Aerial System, Chimney and Piping located on roof; and (ii) Genset located on 1/F. Prospective purchasers should note the possible impact (if any) of the above facilities on individual residential properties.

1. 毗鄰建築物外牆或外圍有空調機和其他機器、構築物或事物(位於公契提及之Specified Spaces內)，其存在可能對發展項目內有關住宅單位的享用，諸如熱氣及噪音或其他方面造成影響。

2. 吊船系統/吊臂系統

發展項目住宅大樓之吊船系統/吊臂系統可能會在構成住宅單位一部分之私人平台或私人天台上空，或幕牆或窗戶外操作或停泊。

3. 放置室外空調機

室外空調機(不論是為該住宅單位而設，或是為其他住宅單位而設)放置在發展項目公共走廊或凹槽後方的空調機平台上，或為住宅康樂設施及商用部分而設位於2樓之空調機平台。該等室外空調機的放置可能對發展項目內有關的住宅單位的享用，諸如熱氣及噪音或其他方面造成影響。有關室外空調機的位置，請參閱本售樓說明書的「發展項目的住宅物業的樓面平面圖」。

4. 氣體

發展項目的住宅物業沒有提供氣體供應，以及沒有安裝供應煤氣或石油氣至住宅物業的氣體喉。發展項目的住宅物業內不能明火煮食。

5. 招牌及燈飾

招牌及裝飾燈裝設在發展項目部分住宅物業及商用部分的外牆及/或建築裝飾上，而其燈飾可能不時開啟。該燈飾的照明可能對發展項目部份住宅物業的享用，諸如景觀、光或對周邊環境的其他方面造成影響。

6. 排氣口

位於地下的商用部分會安裝排氣口以供空調系統及經營之業務(包括餐廳(如有))作出排氣。排氣口的排列及位置或會不時更改，並須符合相關法例要求及有關政府部門的指引。準買家請注意上述排氣口對個別住宅物業可能造成的影響(如有)。

7. 避雷裝置、發電機組等

(i) 天台上設有避雷裝置、公共天線系統、煙囪及喉管；及 (ii) 發電機組設於一樓。請準買家注意上述設施對個別住宅物業可能造成的影響(如有)。

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:

www.zendohouse.com.hk

賣方為施行《一手住宅物業銷售條例》第2部而就發展項目指定的互聯網網站的網址：

www.zendohouse.com.hk

Breakdown of GFA Concessions Obtained for All Features

獲寬免總樓面面積的設施分項

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.

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。

		Area (m ²) 面積（平方米）
Disregarded GFA under Building (Planning) Regulations 23(3)(b) 根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積		
1(#)	Carpark and loading/unloading area excluding public transport terminus 停車場及上落客貨地方(公共交通總站除外)	Not applicable 不適用
2	Plant rooms and similar services 機房及相類設施	
2.1	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. 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	191.114
2.2(#)	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. 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。	288.604
2.3	Non-mandatory or non-essential plant room such as air-conditioning (A/C) plant room, air handling unit (AHU) room, etc. 非強制性或非必要機房，例如空調機房、送風櫃房等。	Not applicable 不適用
Green Features under Joint Practice Notes 1 and 2 根據聯合作業備考第1及第2號提供的環保設施		
3	Balcony 露台	Not applicable 不適用
4	Wider common corridor and lift lobby 加闊的公用走廊及升降機大堂	31.148
5	Communal sky garden 公用空中花園	Not applicable 不適用
6	Acoustic fin 隔聲鰭	Not applicable 不適用
7	Wing wall, wind catcher and funnel 翼牆、捕風器及風斗	Not applicable 不適用

8	Non-structural prefabricated external wall 非結構預製外牆	Not applicable 不適用
9	Utility platform 工作平台	Not applicable 不適用
10	Noise barrier 隔音屏障	Not applicable 不適用
Amenity Features 適意設施		
11	Caretaker's quarters, counter, office, store, guard room and lavatory for watchman and management staff and owners' corporation office 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	4.872
12	Residential recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway, etc. serving solely the recreational facilities 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	310.610
13	Covered landscaped and play area 有蓋園景區及遊樂場地	64.112
14	Horizontal screen/covered walkway and trellis 橫向屏障/有蓋人行道及花棚	28.210
15	Larger lift shaft 擴大升降機槽	93.151
16	Chimney shaft 煙囪管道	Not applicable 不適用
17	Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room 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	Not applicable 不適用
18(#)	Pipe duct, air duct and vertical riser for mandatory feature or essential plant room 強制性設施或必要機房所需的管槽、氣槽及垂直立管	118.795
19	Pipe duct, air duct for non-mandatory or non-essential plant room 非強制性設施或非必要機房所需的管槽及氣槽	Not applicable 不適用
20	Plant room, pipe duct, air duct for environmentally friendly system and feature 環保系統及設施所需的機房、管槽及氣槽	Not applicable 不適用
21	Void in duplex domestic flat and house 複式住宅單位及洋房的中空空間	Not applicable 不適用
22	Sunshade and reflector 遮陽篷及反光罩	Not applicable 不適用
23(#)	Projecting planters and minor projection such as A/C box, A/C platform, window cill and projecting window 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	Not applicable 不適用
24	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 《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	Not applicable 不適用

32 INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

申請建築物總樓面面積寬免的資料

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

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.

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。

Environmental Assessment of the Building

建築物的環境評估

Green Building Certification

Assessment result under the **BEAM Plus** certification conferred / issued by Hong Kong Green Building Council Limited (HKGBC) for the building prior to the printing of the sales brochure or its addenda.

Provisional PLATINUM

Application no.: PAP0027/25



PROVISIONAL PLATINUM

NB V2.0 2025

HKGBC BEAM Plus

綠色建築認證

在印刷此售樓說明書或其附頁前，本物業根據香港綠色建築議會有限公司頒授 / 發出的綠建環評認證評級。

暫定評級
鉑金級

申請編號: PAP0027/25



暫定
鉑金級

NB V2.0 2025

HKGBC BEAM Plus

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

發展項目的公用部分的預計能量表現或消耗

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:

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：

Part I 第I部分						
Provision of Central Air Conditioning 提供中央空調			Yes 是			
Provision of Energy Efficient Features 提供具能源效益的設施			Yes 是			
Energy Efficient Features Proposed 擬安裝的具能源效益的設施			1. High Efficient Air Conditioning Units 高效能冷氣機 2. High Efficient Lighting System 高效能照明系統			
Part II :The predicted annual energy use of the proposed building/part of building ^(Note I) 第II部分：擬興建樓宇/部分樓宇預計每年能源消耗量 ^(註腳I)						
Type of Development 發展項目類型	Location 位置	Internal floor area served (m ²) 使用有關裝置的內部樓面面積（平方米）	Annual Energy Use of Baseline Building ^(Note II) 基線樓宇 ^(註腳II) 每年能源消耗量		Annual Energy Use of Proposed Building 擬興建樓宇每年能源消耗量	
			<u>Electricity</u> kWh/m ² /annum <u>電力</u> 千瓦小時/平方米/年	<u>Town Gas/LPG</u> unit/m ² /annum <u>煤氣/石油氣</u> 用量單位/平方米/年	<u>Electricity</u> kWh/m ² /annum <u>電力</u> 千瓦小時/平方米/年	<u>Town Gas/LPG</u> unit/m ² /annum <u>煤氣/石油氣</u> 用量單位/平方米/年
Domestic Development (excluding Hotel) 住用發展項目（不包括酒店）	Area served by central building services installation ^(Note III) 有使用中央屋宇裝備裝置 ^(註腳III) 的部份	2027.491	101.513	-	56.908	-
Non-domestic Development ^(Note IV) (excluding Hotel) 非住用發展項目 ^(註腳IV) （不包括酒店）	Podium(s) (central building services installation) 平台(中央屋宇裝備裝置)	426.5	149.025	-	102.346	-

Part III : The following installation(s) are designed in accordance with the relevant Codes of Practices published by the Electrical & Mechanical Services Department (EMSD) 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			
Type of Installations 裝置類型	YES 是	NO 否	NOT APPLICABLE 不適用
Lighting Installations 照明裝置	✓		
Air Conditioning Installations 空調裝置	✓		
Electrical Installations 電力裝置	✓		
Lift & Escalator Installations 升降機及自動梯的裝置	✓		
Performance-based Approach 以總能源為本的方法			✓

- Notes:
- I.

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 for 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.

II.

“Baseline Building” has the same meaning as “Baseline Building Model (zero-credit benchmark)” in the BEAM Plus for New Building (current version).

III.

“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.

IV.

“Podium(s)” normally means the lowest part of the development (usually the lowest 15m of the development and its basement, if any) carrying different use(s) from that of the tower(s) above. For development without clear demarcation between podium(s) and tower(s), the development, as a whole, should be considered as tower(s).
- 註腳：

I.

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：
(a) “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
(b) 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。

II.

“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。

III.

“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。

IV.

“平台”一般指發展項目的最低部分(通常為發展項目最低15米部分及其地庫(如適用))，並與其上的塔樓具有不同用途。對於並無明確劃分平台與塔樓的發展項目，應視整個發展項目為塔樓。

33 DATE OF PRINTING OF SALES BROCHURE 售樓說明書印製日期

Date of printing of this sales brochure: 12 February 2026

本售樓說明書印製日期：2026年2月12日

34 POSSIBLE FUTURE CHANGES 日後可能出現的改變

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

發展項目及其周邊地區日後可能出現改變。

