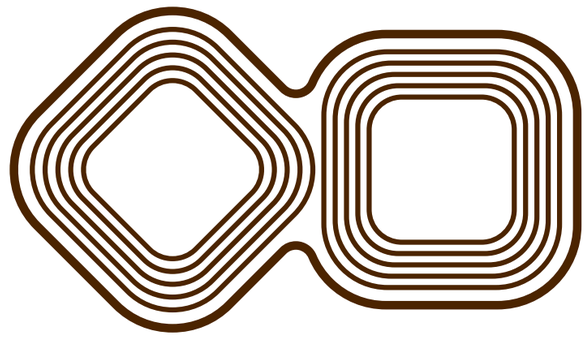
# 101 KINGS ROAD

SALES BROCHURE

售樓說明書



# 101 KINGS ROAD

# NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES
# 一手住宅物業買家須知

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 plans[1] 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 property[2]. The external and internal dimensions of residential properties as provided in the sales brochure exclude plaster and finishes. You are advised to note this if you want to buy furniture before handing over of the residential property.
- Visit the development site and get to know the surroundings of the property (including transportation and community facilities). Check town planning proposals and decisions which may affect the property. Take a look at the location plan, aerial photograph, outline zoning plan and cross-section plan that are provided in the sales brochure.

### 5. Sales brochure

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

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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.

# NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES
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### 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.

# NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES
# 一手住宅物業買家須知

- 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 date[3] for the development in the sales brochure.
  - The estimated material date for a development in the sales brochure is not the same as the date on which a residential property is handed over to purchaser. The latter is normally later than the former. However, the handing over date may be earlier than the estimated material date set out in the sales brochure in case of earlier completion of the development.
- Handing over date
  - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring the vendor to apply in writing for an Occupation Document / a Certificate of Compliance or the Director of Lands' Consent to Assign (as the case may be) in respect of the development within 14 days after the estimated material date as stipulated in the ASP.
    - ➢ For development subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within one month after the issue of the Certificate of Compliance or the Consent to Assign, whichever first happens; or
    - ➢ For development not subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within 6 months after the issue of the Occupation Document including Occupation Permit.
  - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring completion of the sale and purchase within 14 days after the date of the notification aforesaid. Upon completion, the vendor shall arrange handover of the property to the purchaser.
- Authorized Person (AP) may grant extension(s) of time for completion of the development beyond the estimated material date.
  - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision that the AP of a development may grant an extension of time for completion of the development beyond the estimated material date having regard to delays caused exclusively by any one or more of the following reasons:
    - ➢ strike or lock-out of workmen;
    - ➢ riots or civil commotion;
    - ➢ force majeure or Act of God;
    - ➢ fire or other accident beyond the vendor's control;
    - ➢ war; or
    - ➢ inclement weather.
  - The AP may grant more than once such an extension of time depending on the circumstances. That means handover of the property may be delayed.
  - The mandatory provisions to be incorporated in an ASP as required by the Ordinance also include a provision requiring the vendor to, within 14 days after the issue of an extension of time granted by the AP, furnish the purchaser with a copy of the relevant certificate of extension.
- Ask the vendor if there are any questions on handing over date.

## For first-hand completed residential properties

### 16. Vendor's information form

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

### 17. Viewing of property

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

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

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

**Other useful contacts :**

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

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

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

Sales of First-hand Residential Properties Authority
March 2023

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

# 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。
- 如您擬選用由賣方指定的財務機構提供的各類按揭貸款計劃，在簽訂臨時買賣合約前，應先細閱有關價單內列出的按揭貸款計劃資料[1]。如就該些按揭貸款計劃的詳情有任何疑問，應在簽訂臨時買賣合約前，直接向有關財務機構查詢。

### 4. 物業的面積及四周環境

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

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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。

### 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。
- 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。

# NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES
# 一手住宅物業買家須知

- 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等同買家的「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；
    - ➢ 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

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。

# INFORMATION ON THE DEVELOPMENT
# 發展項目的資料

**Name of the Development**
101 KINGS ROAD

**Name of the street at which the Development is situated**
King' s Road

**Street number allocated by the Commissioner of Rating and Valuation for the purpose of distinguishing the Development**
101

Remark : The above is a provisional street number and is subject to confirmation from the Rating and Valuation Department when the Development is completed.

**The Development consists of one multi-unit building**

**Total number of storeys of the multi-unit building**

24 storeys

The above number of storeys does not include B2/F, B1/F, G/F, 1/F, 2/F, 3/F, Transfer Plate, Roof, 1st Upper Roof, 2nd Upper Roof and Top Roof

**Floor numbering in the multi-unit building as provided in the approved building plans for the Development**
B2/F, B1/F, G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-31/F, Roof, 1st Upper Roof, 2nd Upper Roof and Top Roof

**Omitted floor numbers in the multi-unit building in which the floor numbering is not in consecutive order**
4/F, 13/F, 14/F, 24/F are omitted

**Refuge floors (if any) of the multi-unit building**
3/F

**發展項目名稱**
101 KINGS ROAD

**發展項目所位於的街道的名稱**
英皇道

**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**
101

備註：上述為臨時門牌號數並有待差餉物業估價署在發展項目建成時確認。

**發展項目包含一幢多單位建築物**

**該幢多單位建築物的樓層的總數**

24層

上述樓層數目不包括地庫2樓、地庫1樓、地下、1樓、2樓、3樓、轉換層、天台、上層天台第一層、上層天台第二層及頂層天台

**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**
地庫2樓、地庫1樓、地下、1樓至3樓、5樓至12樓、15樓至23樓、25樓至31樓、天台、上層天台第一層、上層天台第二層及頂層天台

**有不依連續次序的樓層號數的該幢多單位建築物內被略去的樓層號數**
不設4樓、13樓、14樓及24樓

**該幢多單位建築物內的庇護層 (如有的話)**
3樓

# 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

**Vendor**
Kings Lux Limited (as "Owner")
WOP Asset Management Limited (as "Person so engaged")

**Holding Companies of the Vendor**
**Holding companies of the Owner：**
Victory Regal Limited
Giant Harmony Limited

**Holding Companies of the Person so engaged：**
Mighty Path Developments Limited
Trendy Elite Holdings Limited
Zenith Splendid Limited
Sparkle Hope Limited
Miracle Cheer Limited
Wang On Properties Limited
Earnest Spot Limited
Wang On Enterprises (BVI) Limited
Wang On Group Limited

**Authorized person for the Development, and the firm or corporation of which the authorized person for the Development is a proprietor, director or employee in his professional capacity**
Mr. Lai Siu Kin of Lu Tang Lai Architects Limited

**Building contractor for the Development**
Ching Lee Engineering Limited

**The firms of solicitors acting for the owner in relation to the sale of residential properties in the Development**
Grandall Zimmern Law Firm
Bird & Bird

**Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Development**
The Hongkong and Shanghai Banking Corporation Limited
Industrial and Commercial Bank of China (Asia) Limited
Bank of Communications (Hong Kong) Limited
Chiyu Banking Corporation Limited
Bank Sinopac, Hong Kong Branch

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

Notes：
1. "Owner" means the legal or beneficial owner of the Development.
2. "Person so engaged" means the person who is engaged by the Owner to co-ordinate and supervise the process of designing, planning, constructing, fitting out, completing and marketing the Development.

**賣方**
璟鏗有限公司(作為「擁有人」)
宏地資產管理有限公司 (作為「如此聘用的人」)

**賣方的控權公司**
**擁有人的控權公司：**
華王有限公司
志航有限公司

**如此聘用的人的控權公司：**
Mighty Path Developments Limited
Trendy Elite Holdings Limited
Zenith Splendid Limited
Sparkle Hope Limited
Miracle Cheer Limited
宏安地產有限公司
Earnest Spot Limited
Wang On Enterprises (BVI) Limited
Wang On Group Limited

**發展項目的認可人士的姓名或名稱，如該項目的認可人士以其專業身份擔任某商號或法團的經營人、董事或僱員，該商號或法團**
呂鄧黎建築師有限公司的黎紹堅先生

**發展項目的承建商**
正利工程有限公司

**就發展項目中的住宅物業的出售而代表擁有人行事的律師事務所**
國浩律師(香港)事務所
鴻鵠律師事務所

**已為發展項目的建造提供貸款或已承諾為該項建造提供融資的認可機構**
香港上海匯豐銀行有限公司
中國工商銀行(亞洲)有限公司
交通銀行(香港)有限公司
集友銀行有限公司
永豐商業銀行股份有限公司香港分行

**已為發展項目的建造提供貸款的任何其他人**
華王有限公司

備註：
1 "擁有人" 指發展項目的法律上的擁有人或實益擁有人。
2 "如此聘用的人" 指擁有人聘用以統籌和監管發展項目的設計、規劃、建造、裝置、完成及銷售的過程的人士。

## RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE DEVELOPMENT
## 有參與發展項目的各方的關係

| | | |
|---|---|---|
| (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. | Not Applicable |
| (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. | Not Applicable |
| (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. | No |
| (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. | Not Applicable |
| (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. | Not Applicable |
| (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. | No |
| (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. | Not Applicable |
| (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. | Not Applicable |
| (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. | No |
| (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. | No |
| (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. | Not Applicable |
| (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. | No |
| (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. | Not Applicable |
| (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. | No |
| (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. | Not Applicable |
| (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. | No |
| (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. | Not Applicable |
| (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. | No |
| (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. | No |

Note：A reference to the Vendor here is a reference to either Kings Lux Limited (as "Owner") or WOP Asset Management Limited (as "Person so engaged").

| | | |
|---|---|---|
| (a) | 賣方或有關發展項目的承建商屬個人，並屬該項目的認可人士的家人。 | 不適用 |
| (b) | 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。 | 不適用 |
| (c) | 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。 | 否 |
| (d) | 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。 | 不適用 |
| (e) | 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。 | 不適用 |
| (f) | 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。 | 否 |
| (g) | 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。 | 不適用 |
| (h) | 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。 | 不適用 |
| (i) | 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。 | 否 |
| (j) | 賣方、賣方的控權公司或有關發展項目的承建商屬私人公司，而該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。 | 否 |
| (k) | 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。 | 不適用 |
| (l) | 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。 | 否 |
| (m) | 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。 | 不適用 |
| (n) | 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。 | 否 |
| (o) | 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。 | 不適用 |
| (p) | 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。 | 否 |
| (q) | 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。 | 不適用 |
| (r) | 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分擔任董事或僱員的法團為該賣方或承建商或該賣方的控權公司的有聯繫法團。 | 否 |
| (s) | 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。 | 否 |

備註：在此提述賣方即提述璟鏗有限公司 (作為 "擁有人") 或宏地資產管理有限公司 (作為 "如此聘用的人")。

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

There will be non-structural prefabricated external walls forming part of the enclosing walls of the Development.
發展項目將會有構成圍封牆的一部分的非結構的預製外牆。

The range of thickness of the non-structural prefabricated external walls of the building is 150mm.
建築物的非結構的預製外牆的厚度範圍為150毫米。

## Total area of the non-structural prefabricated external walls of each residential property
## 每個住宅物業的非結構的預製外牆的總面積

| Floor<br>樓層 | Unit<br>單位 | Total Area (sq.m)<br>總面積(平方米) |
|---|---|---|
| 5/F<br>5樓 | A | 0.304 |
| | B | 0 |
| | C | 0.472 |
| | D | 0.690 |
| | E | 0 |
| | F | 0 |
| | G | 0.015 |
| | H | 0.349 |
| | J | 0 |
| | K | 0 |
| | L | 0.278 |
| 6/F-12/F & 15/F-23/F<br>6樓至12樓及15樓至23樓 | A | 0.304 |
| | B | 0 |
| | C | 0.472 |
| | D | 0.690 |
| | E | 0 |
| | F | 0 |
| | G | 0.015 |
| | H | 0.349 |
| | J | 0 |
| | K | 0 |
| | L | 0.278 |
| 25/F-30/F<br>25樓至30樓 | A | 0.304 |
| | C | 0.472 |
| | D | 0.690 |
| | E | 0 |
| | F | 0 |
| | G | 0.015 |
| | H | 0.349 |
| | J | 0 |
| | K | 0 |
| | L | 0.278 |
| 31/F<br>31樓 | A | 0.619 |
| | B | 0 |
| | C | 0.364 |
| | D | 0.060 |

Note ： 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 不設4樓、13樓、14樓及24樓。

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

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分的幕牆。

The range of thickness of the curtain walls of the building is 200mm.
建築物的幕牆的厚度範圍為200毫米。

## Total area of the curtain walls of each residential property
## 每個住宅物業的幕牆的總面積

| Floor<br>樓層 | Unit<br>單位 | Total Area (sq.m)<br>總面積(平方米) |
|---|---|---|
| 5/F<br>5樓 | A | 1.861 |
| | B | 0.555 |
| | C | 1.524 |
| | D | 0.830 |
| | E | 0.960 |
| | F | 0.615 |
| | G | 1.310 |
| | H | 1.357 |
| | J | 0.555 |
| | K | 0.980 |
| | L | 1.002 |
| 6/F-12/F & 15/F-23/F<br>6樓至12樓及15樓至23樓 | A | 1.861 |
| | B | 0.555 |
| | C | 1.524 |
| | D | 0.830 |
| | E | 0.960 |
| | F | 0.615 |
| | G | 1.310 |
| | H | 1.357 |
| | J | 0.555 |
| | K | 0.980 |
| | L | 1.002 |
| 25/F-30/F<br>25樓至30樓 | A | 2.343 |
| | C | 1.524 |
| | D | 0.830 |
| | E | 0.960 |
| | F | 0.615 |
| | G | 1.310 |
| | H | 1.357 |
| | J | 0.555 |
| | K | 0.980 |
| | L | 1.002 |
| 31/F<br>31樓 | A | 3.338 |
| | B | 2.960 |
| | C | 2.647 |
| | D | 2.163 |

Note ： 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 不設4樓、13樓、14樓及24樓。

# INFORMATION ON PROPERTY MANAGEMENT
# 物業管理的資料

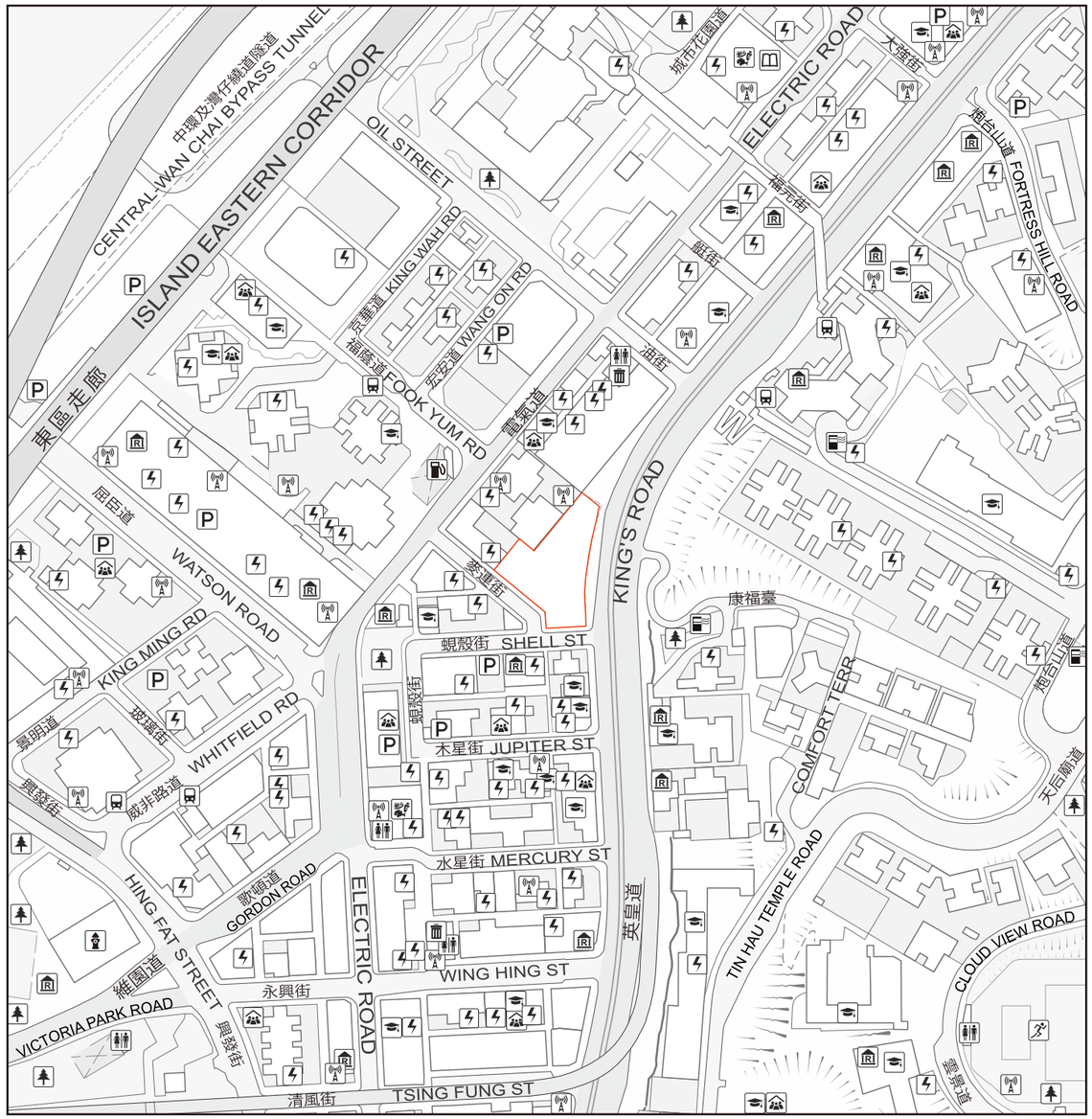
**The manager to be appointed under the latest draft deed of mutual covenant**

Goodtech Management Limited

**根據公契的最新擬稿獲委任的管理人**

高達管理有限公司

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




N

Location of the Development
發展項目的位置

SCALE 比例

0 50 100 150 200 250m(米)

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。

This location plan is prepared by the Vendor with reference to the Digital Topographic Map No. T11-SE-A dated 27 September 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地政總署測繪處於2026年9月27日出版之數碼地形圖，圖幅編號T11-SE-A，有需要處經修正處理。

## NOTATION 圖例

- Ventilation Shaft for the Mass Transit Railway
  香港鐵路的通風井
- Library
  圖書館
- Petrol Filling Station
  油站
- Power Plant (including Electricity Sub-stations)
  發電廠(包括電力分站)
- Fire Station
  消防局
- Refuse Collection Point
  垃圾收集站
- Market (including Wet Market and Wholesale Market)
  市場(包括濕貨市場及批發市場)
- Public Carpark (including Lorry Park)
  公眾停車場(包括貨車停泊處)
- Public Park
  公園
- Public Convenience
  公廁
- Public Transport Terminal (including Rail Station)
  公共交通總站(包括鐵路車站)
- Public Utility Installation
  公用事業設施裝置
- Religious Institution (including Church, Temple and Tsz Tong)
  宗教場所(包括教堂、廟宇及祠堂)
- School (including Kindergarten)
  學校(包括幼稚園)
- Social Welfare Facilities (including Elderly Centre and 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)
- Sports Facilities (including Sports Ground and Swimming Pool)
  體育設施(包括運動場及游泳池)

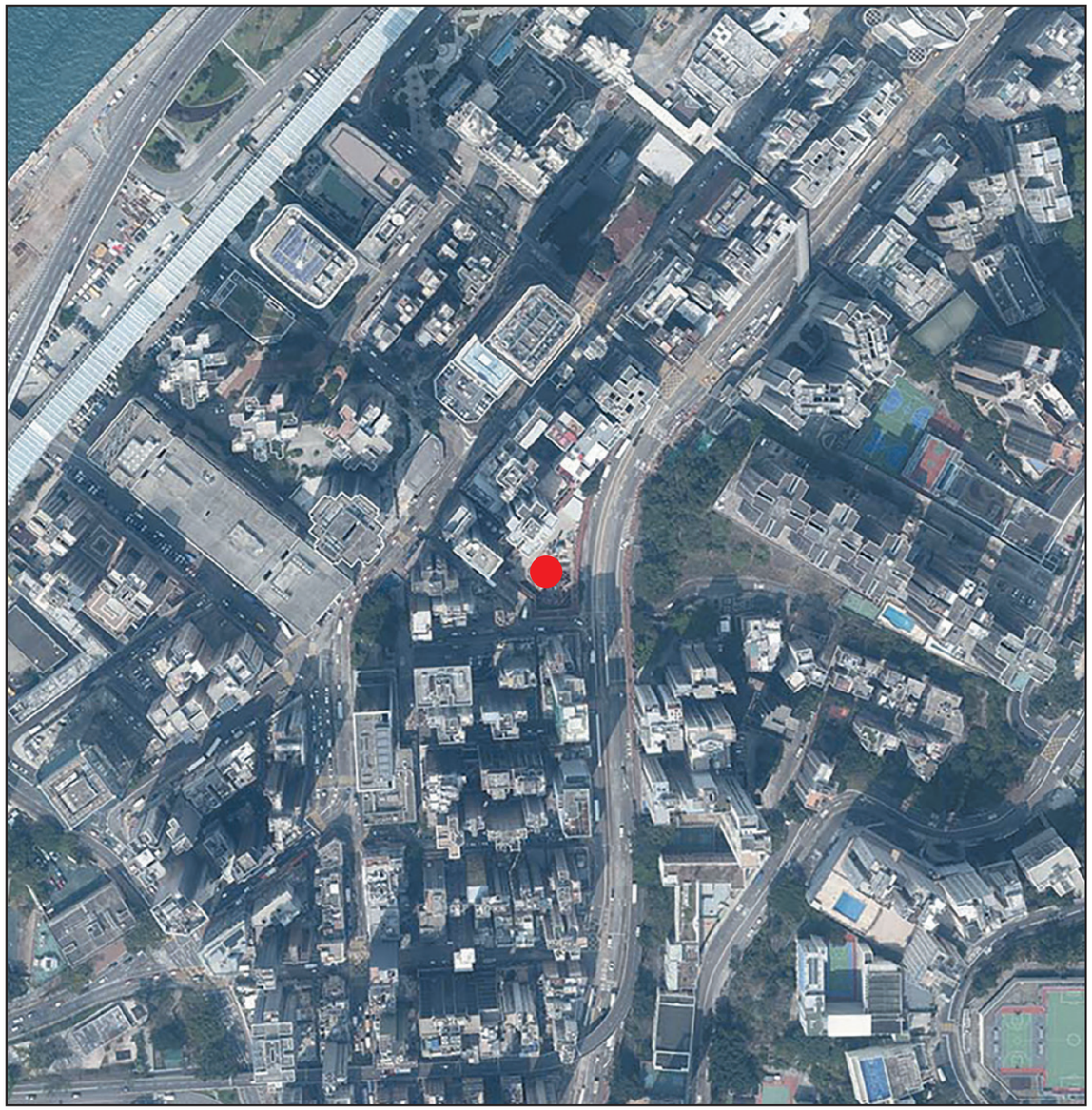
**Street name(s) not shown in full on the Location Plan of the Development:**
**於發展項目的所在位置圖未能顯示之街道全名：**

| | | | | | |
|---|---|---|---|---|---|
| BOAT STREET | 艇街 | FUK YUEN STREET | 福元街 | POWER STREET | 大強街 |
| CITY GARDEN ROAD | 城市花園道 | GLASS STREET | 玻璃街 | MERLIN STREET | 麥連街 |

Notes :
1. 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.
2. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reasons 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。

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



N

Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,000 feet, Photo No. E218813C, date of flight: 8 March 2024.
摘錄自地政總署測繪處在6,000呎的飛行高度拍攝之鳥瞰照片，照片編號E218813C，飛行日期：2024年3月8日。

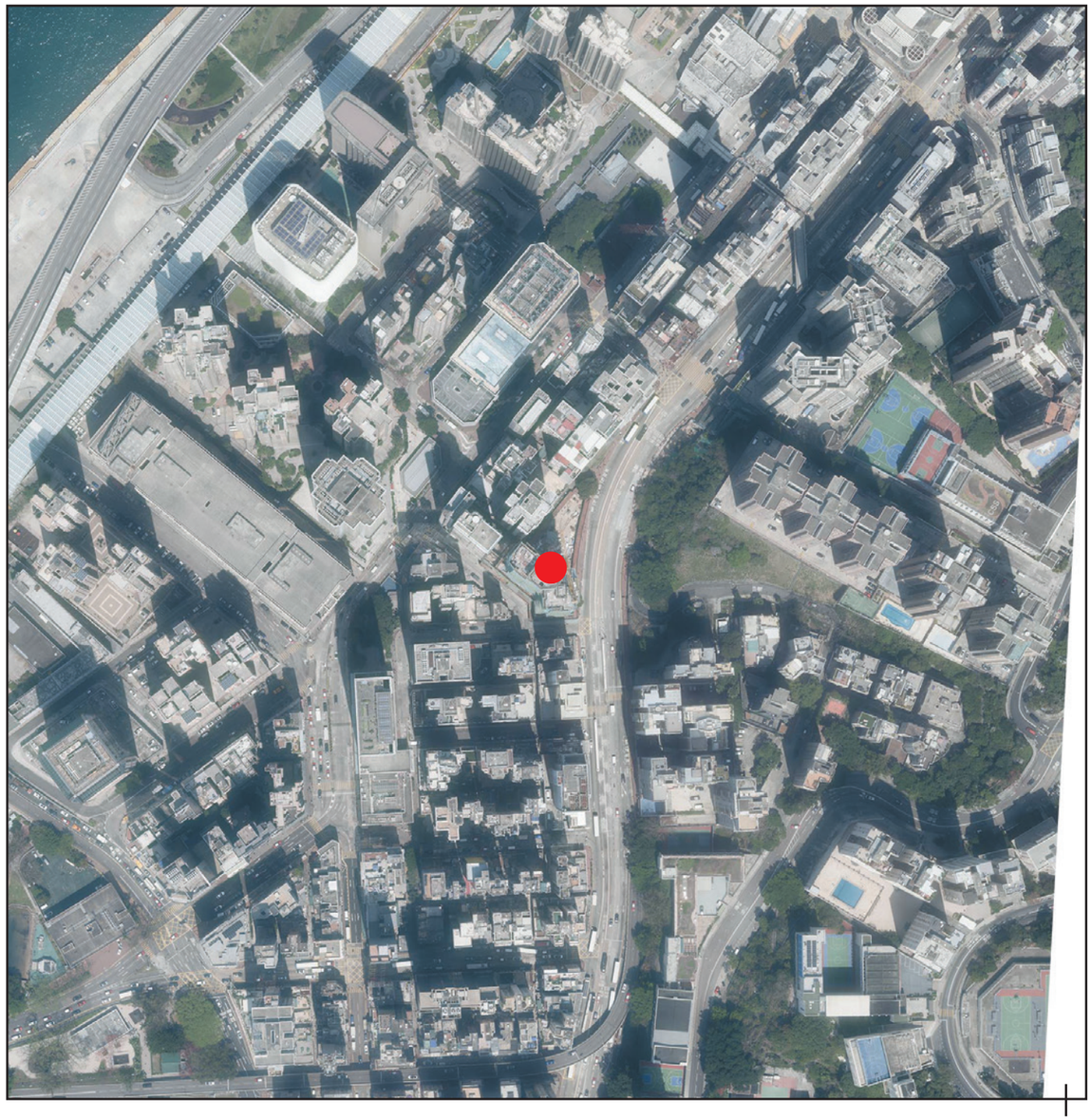
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● Location of the Development
發展項目的位置

Notes:
1. Copy of the aerial photograph of the Development are 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 technical reasons that the boundary of the Development is irregular.

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超過《一手住宅物業銷售條例》所規定的範圍。

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



N

Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,900 feet, Photo No. E255319C, date of flight: 22 March 2025.
摘錄自地政總署測繪處在6,900呎的飛行高度拍攝之鳥瞰照片，照片編號E255319C，飛行日期：2025年3月22日。

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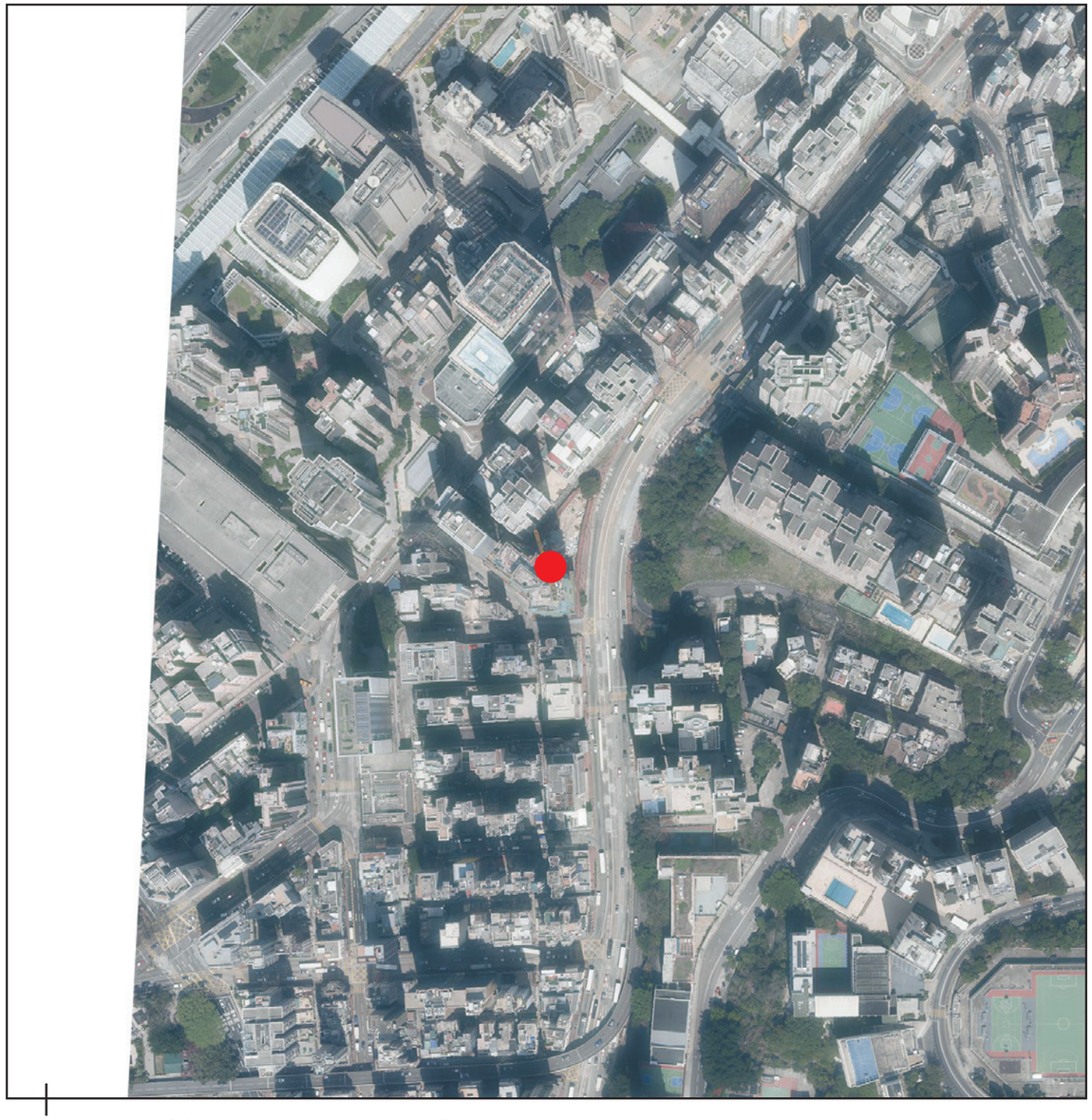
This blank area falls outside the coverage of the Aerial Photograph
鳥瞰照片並不覆蓋本空白範圍

● Location of the Development
發展項目的位置

Notes:
1. Copy of the aerial photograph of the Development are 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 technical reasons that the boundary of the Development is irregular.

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超過《一手住宅物業銷售條例》所規定的範圍。

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



This blank area falls outside the coverage of the Aerial Photograph
鳥瞰照片並不覆蓋本空白範圍

● Location of the Development
發展項目的位置

N

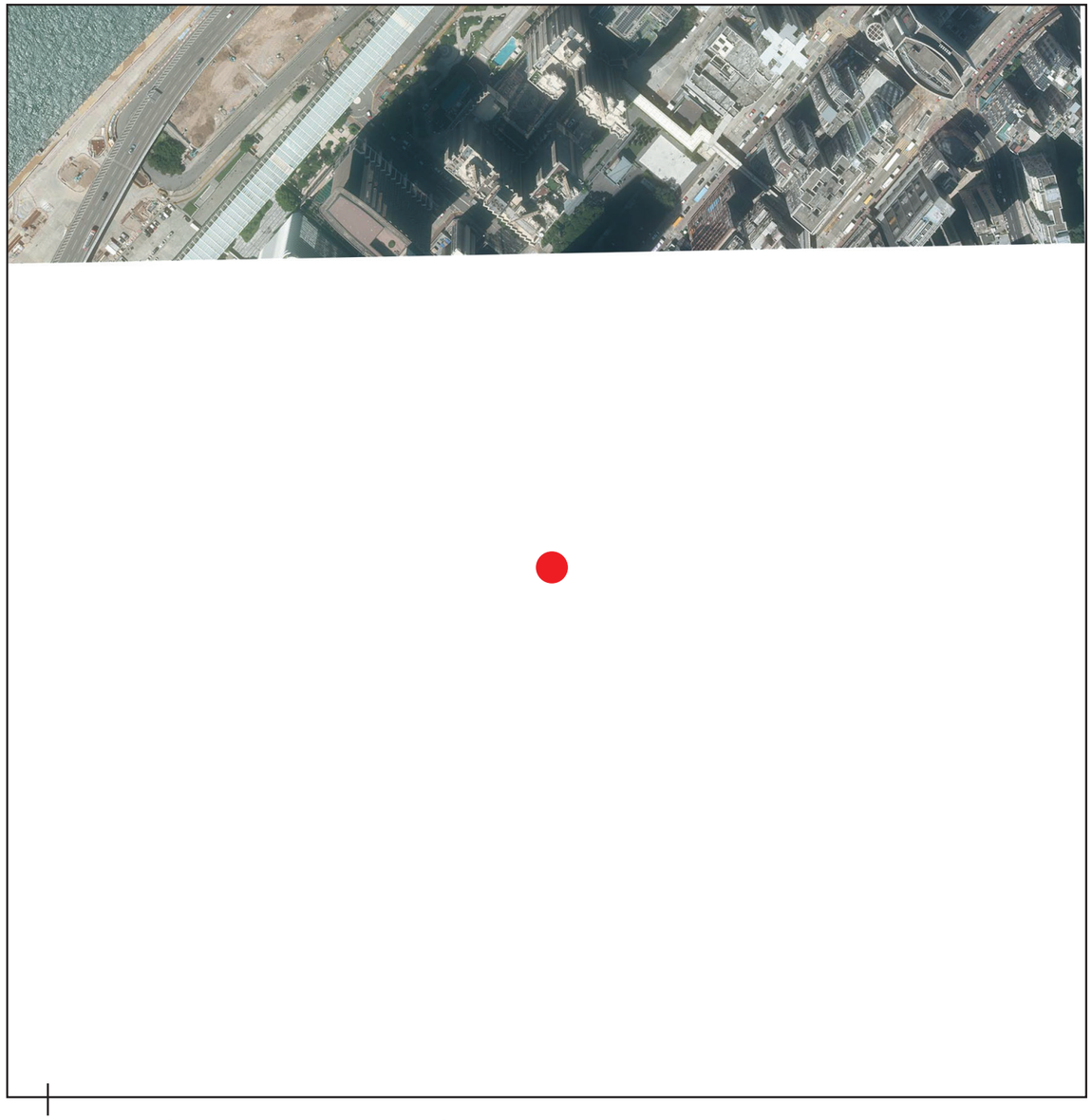
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,900 feet, Photo No. E255318C, date of flight: 22 March 2025.
摘錄自地政總署測繪處在6,900呎的飛行高度拍攝之鳥瞰照片，照片編號E255318C，飛行日期：2025年3月22日。

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Notes:
1. Copy of the aerial photograph of the Development are 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 technical reasons that the boundary of the Development is irregular.

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超過《一手住宅物業銷售條例》所規定的範圍。

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



This blank area falls outside the coverage of the Aerial Photograph
鳥瞰照片並不覆蓋本空白範圍

● Location of the Development
發展項目的位置

N

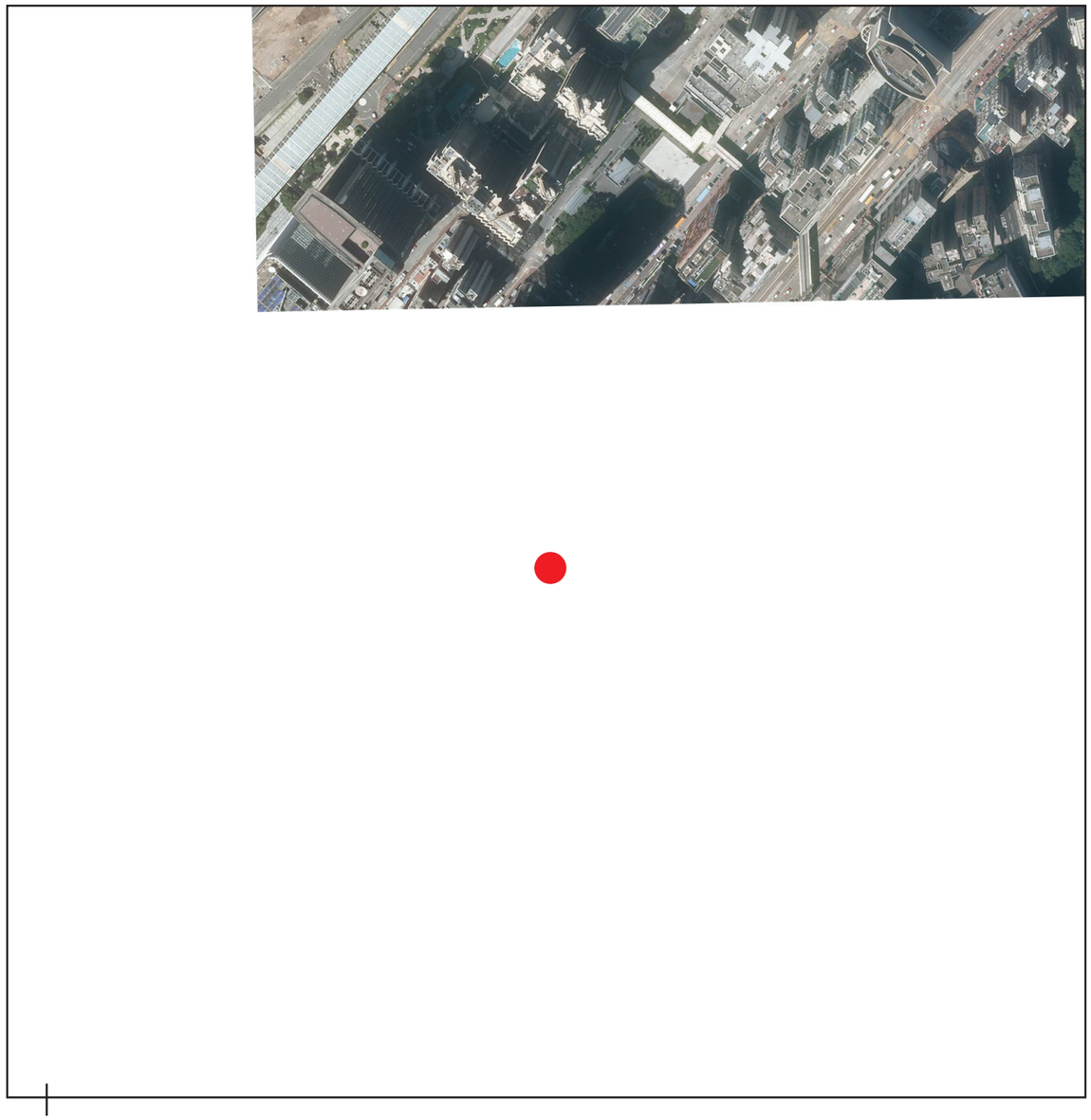
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,900 feet, Photo No. E259769C, date of flight: 12 September 2025.
摘錄自地政總署測繪處在6,900呎的飛行高度拍攝之鳥瞰照片，照片編號E259769C，飛行日期：2025年9月12日。

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Notes:
1. Copy of the aerial photograph of the Development are 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 technical reasons that the boundary of the Development is irregular.

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超過《一手住宅物業銷售條例》所規定的範圍。

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




This blank area falls outside the coverage of the Aerial Photograph
鳥瞰照片並不覆蓋本空白範圍

● Location of the Development
發展項目的位置

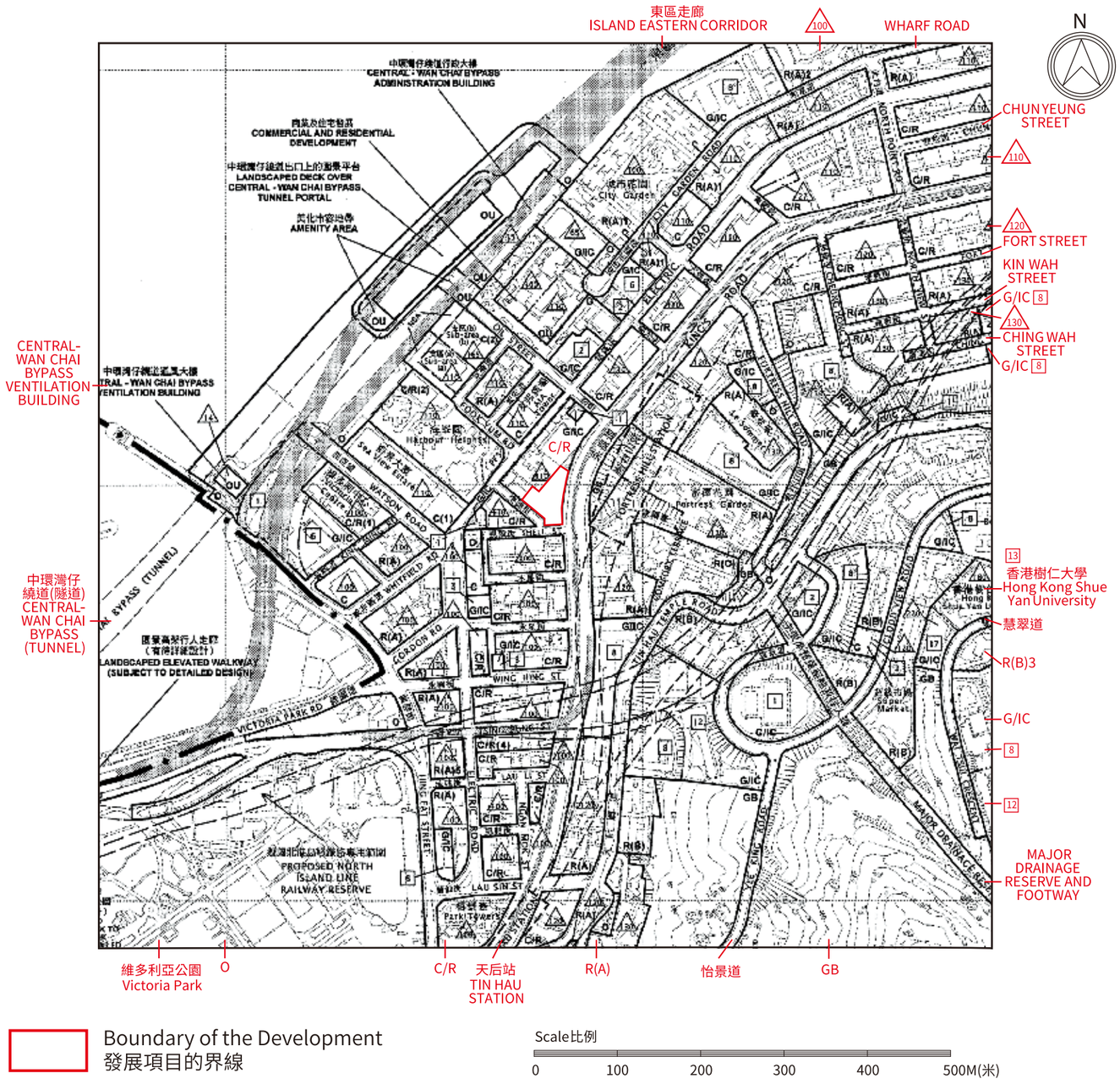
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,900 feet, Photo No. E259770C, date of flight: 12 September 2025.
摘錄自地政總署測繪處在6,900呎的飛行高度拍攝之鳥瞰照片，照片編號E259770C，飛行日期：2025年9月12日。

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Notes:
1. Copy of the aerial photograph of the Development are 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 technical reasons that the boundary of the Development is irregular.

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超過《一手住宅物業銷售條例》所規定的範圍。

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




Boundary of the Development
發展項目的界線

Scale比例
0 100 200 300 400 500M(米)

N

Adopted from part of the approved North Point Outline Zoning Plan No. S/H8/28, gazetted on 19 April 2024, with adjustments where necessary as shown in red.
摘錄自2024年4月19日刊憲之北角分區計劃大綱核准圖，圖則編號為S/H8/28，有需要處經修正處理，以紅色顯示。

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地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。

## NOTATION 圖例

### Zones 地帶

| | | | |
|---|---|---|---|
| C | Commercial 商業 | R(E) | Residential (Group E) 住宅(戊類) |
| CDA | Comprehensive Development Area 綜合發展區 | G/IC | Government, Institution or Community 政府、機構或社區 |
| C/R | Commercial / Residential 商業 / 住宅 | O | Open Space 休憩用地 |
| R(A) | Residential (Group A) 住宅(甲類) | OU | Other Specified Uses 其他指定用途 |
| R(B) | Residential (Group B) 住宅(乙類) | GB | Green Belt 綠化地帶 |
| R(C) | Residential (Group C) 住宅(丙類) | | |

### Communications 交通

- Railway and Station (Underground) 鐵路及車站(地下)
- Elevated Road 高架道路
- Major Road and Junction 主要道路及路口

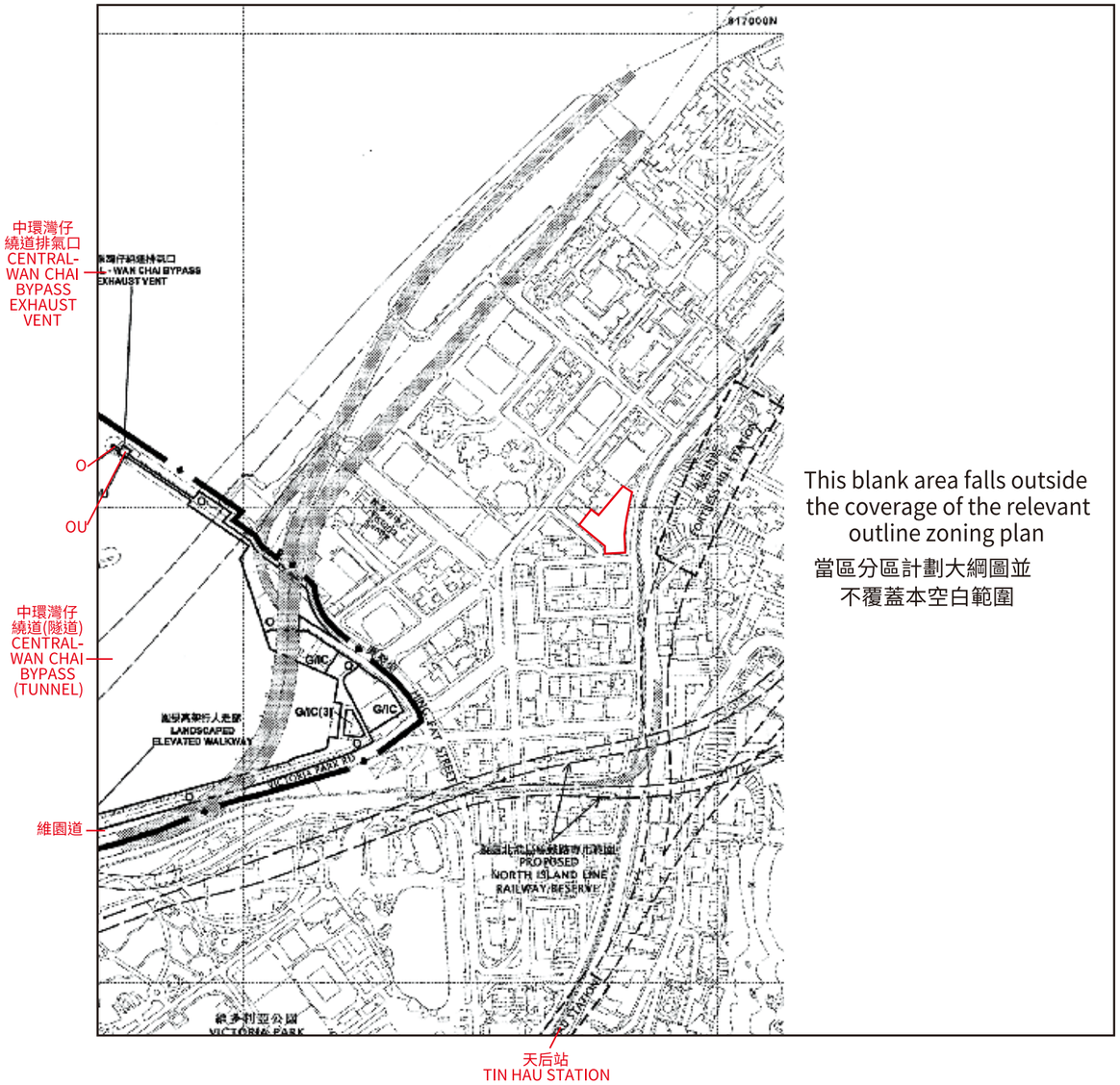
### Miscellaneous 其他

- 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
- 100 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)
- 8 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 :
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 on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
3. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reasons that the boundary of the Development is irregular.

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。

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




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

Boundary of the Development
發展項目的界線

Scale 比例
0 100 200 300 400 500M(米)

Adopted from part of the approved Wan Chai North Outline Zoning Plan No. S/H25/6, gazetted on 17 November 2023, with adjustments where necessary as shown in red.
摘錄自2023年11月17日刊憲之灣仔北分區計劃大綱核准圖，圖則編號為S/H25/6，有需要處經修正處理，以紅色顯示。

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

## NOTATION 圖例

### Zones 地帶

- 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)
- Elevated Road 高架道路
- Major Road and Junction 主要道路及路口

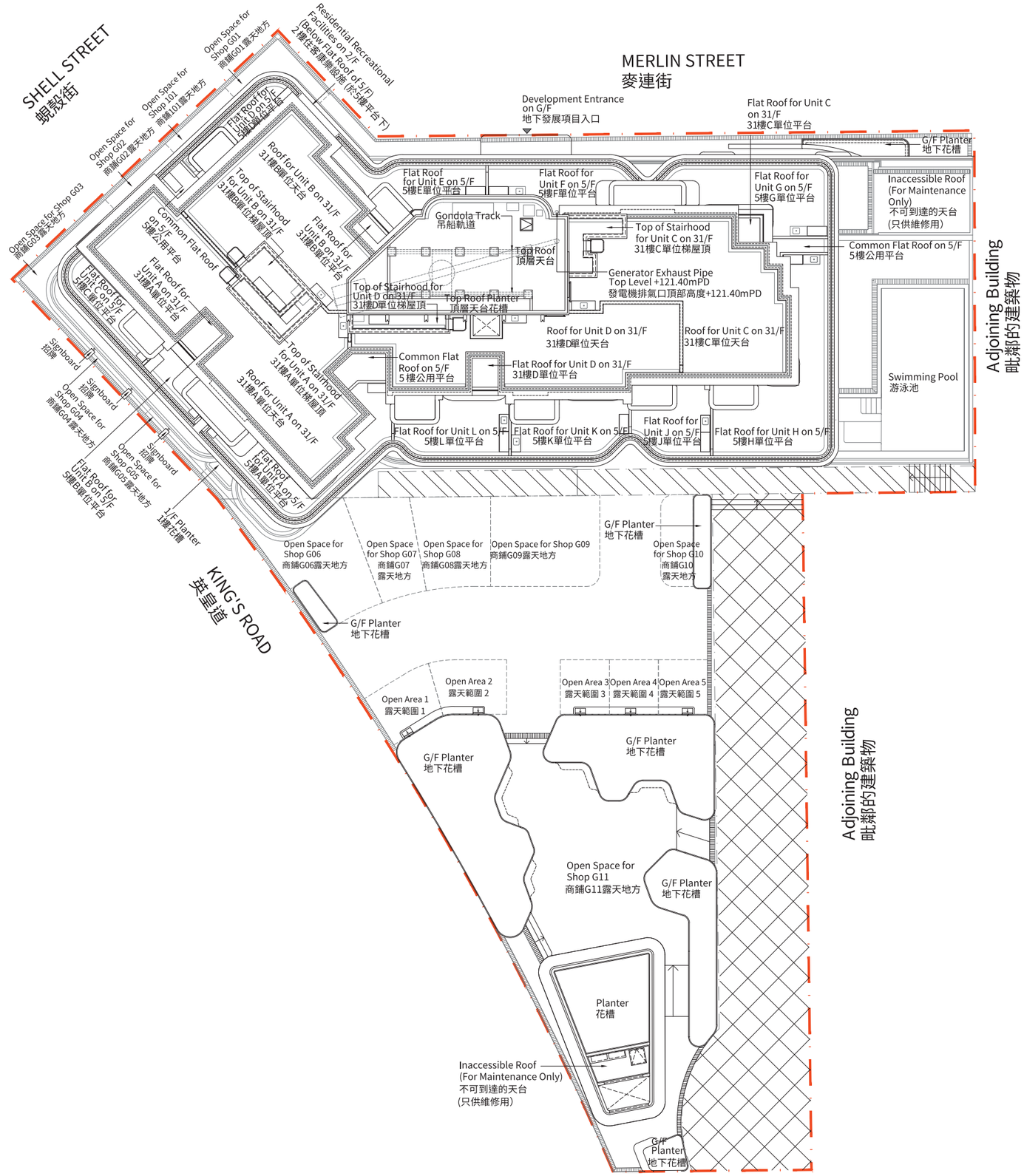
### Miscellaneous 其他

- Boundary of Planning Scheme 規劃範圍界線

Notes :
1. The above outline zoning plan is available for free inspection at the sales office(s) during opening hours.
2. The Vendor also advises 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. Due to technical reasons (such as the shape of the Development), the outline zoning plan has shown area more than that required under the Residential Properties (First-hand Sales) Ordinance.

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

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




## LEGEND
## 圖例

Boundary of the Development
發展項目的界線

Right of Way
通行權

Right of Way
通行權

Scale
比例
0M(米) 5M(米) 10M(米)

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

**Legend of Terms and Abbreviations used on Floor Plans:**
**樓面平面圖中所使用名詞及簡稱之圖例：**

| | | |
|---|---|---|
| 1100mm H. Fence Wall | = | 1100毫米(高)圍欄牆 1100mm Height Fence Wall |
| 1500mm H. Fence Wall | = | 1500毫米(高)圍欄牆 1500mm Height Fence Wall |
| 1800mm H. Fence Wall | = | 1800毫米(高)圍欄牆 1800mm Height Fence Wall |
| 900mm H. Parapet Wall | = | 900毫米(高)分隔牆 900mm Height Parapet Wall |
| 1100mm H. Parapet Wall | = | 1100毫米(高)分隔牆 1100mm Height Parapet Wall |
| 1800mm H. Parapet Wall | = | 1800毫米(高)分隔牆 1800mm Height Parapet Wall |
| A.D. | = | 空氣管道 Air Duct |
| A.F. above | = | 建築裝飾置上 Architectural Feature above |
| A.F. at 6F, 8F, 10F, 12F, 16F, 18F, 20F, 22F only | = | 建築裝飾只在6樓，8樓，10樓，12樓，16樓，18樓，20樓，22樓 Architectural Feature at 6F, 8F, 10F, 12F, 16F, 18F, 20F, 22F only |
| A.F. at 25F, 27F, 29F only | = | 建築裝飾只在25樓，27樓，29樓 Architectural Feature at 25F, 27F, 29F only |
| A.F. | = | 建築裝飾 Architectural Feature |
| A/C P. | = | 空調機平台Air-Conditioning Platform |
| BAL. & U.P. above | = | 露台及工作平台置上 Balcony and Utility Platform above |
| BAL. & U.P. | = | 露台及工作平台 Balcony and Utility Platform |
| BATH | = | 浴室 Bathroom |
| BATH 1 | = | 浴室1 Bathroom 1 |
| BATH 2 | = | 浴室2 Bathroom 2 |
| BR. 1 | = | 睡房1 Bedroom 1 |
| BR. 2 | = | 睡房2 Bedroom 2 |
| BR. 3 | = | 睡房3 Bedroom 3 |
| C.L. | = | 爬梯 Cat Ladder |
| Common Flat Roof | = | 公用平台 |
| Conc. Plinth for A/C | = | 空調機混凝土機台 Concrete Plinth for Air-Conditioner |
| Conc. Plinth for A/C for Unit C | = | C單位空調機混凝土機台 Concrete Plinth for Air-Conditioner for Unit C |
| DN | = | 落 Down |
| E.L. | = | 配電槽 Electrical Duct |
| E.M.R. | = | 電錶房 Electric Meter Room |
| ELV. | = | 特低壓電槽 Extra-low Voltage |
| F.H. | = | 消防栓 Fire Hydrant |
| FLAT ROOF | = | 平台 |
| F.S. DUCT | = | 消防槽 Fire Services Duct |
| Glass Balustrade | = | 玻璃欄河 |
| H.R. | = | 消防喉轆 Hose Reel |
| KIT. | = | 廚房 Kitchen |
| LAV. | = | 洗手間Lavatory |
| LIFT LOBBY | = | 升降機大堂 |
| LIFT OVERRUN | = | 升降機槽 |
| LIFT | = | 升降機 |
| LIV/DIN | = | 客廳/飯廳 Living Room/ Dining Room |
| M. BATH | = | 主人浴室 Master Bathroom |
| MBR. | = | 主人睡房 Master Bedroom |
| Metal Cladding | = | 金屬飾板 |
| Metal Cladding at Top of BAL. & U.P. | = | 金屬飾板在露台及工作平台上蓋 Metal Cladding at Top of Balcony and Utility Platform |
| Metal Cladding at Top of BAL. & U.P. at 25F only | = | 金屬飾板在露台及工作平台上蓋只在25樓 Metal Cladding at Top of Balcony and Utility Platform at 25F only |
| M.L. with Wind Guard | = | 金屬百葉連風擋 Metal Louvre with Wind Guard |
| OPEN KIT. | = | 開放式廚房 Open Kitchen |
| P.D. | = | 管道槽 Pipe Duct |
| PIPE WELL | = | 井道管 |
| Pipe Work Enclosure | = | 管道罩 |
| POTABLE & FLUSHING WATER PUMP ROOM | = | 食水及冲廁水泵房 |
| R.S. & M.R.R. | = | 垃圾及物料回收室 Refuse Storage and Material Recovery Room |
| Roof for Unit A on 31/F | = | 31樓A單位天台 |
| Roof for Unit B on 31/F | = | 31樓B單位天台 |
| Roof for Unit C on 31/F | = | 31樓C單位天台 |
| Roof for Unit D on 31/F | = | 31樓D單位天台 |
| STORE | = | 儲物室 Store Room |
| STORE 1 | = | 儲物室1 Store Room 1 |
| STORE 2 | = | 儲物室2 Store Room 2 |
| Top of BAL. & U.P. | = | 露台及工作平台上蓋 Top of Balcony and Utility Platform |
| Top of BAL. & U.P. at 25F only | = | 露台及工作平台上蓋只在25樓 Top of Balcony and Utility Platform at 25F only |
| Top of Stairhood for Unit A on 31/F (for maintenance only) | = | 31樓A單位梯屋上蓋 (只用於維修) |
| Top of Stairhood for Unit B on 31/F (for maintenance only) | = | 31樓B單位梯屋上蓋 (只用於維修) |
| Top of Stairhood for Unit C on 31/F (for maintenance only) | = | 31樓C單位梯屋上蓋 (只用於維修) |
| Top of Stairhood for Unit D on 31/F (for maintenance only) | = | 31樓D單位梯屋上蓋 (只用於維修) |
| UP | = | 上 |
| W.M.C. | = | 水錶櫃 Water Meter Cabinet |
| [- - - -] | = | 隨樓附送之嵌入式裝置 Built-in Fittings provided in the Units |

Explanatory Notes:

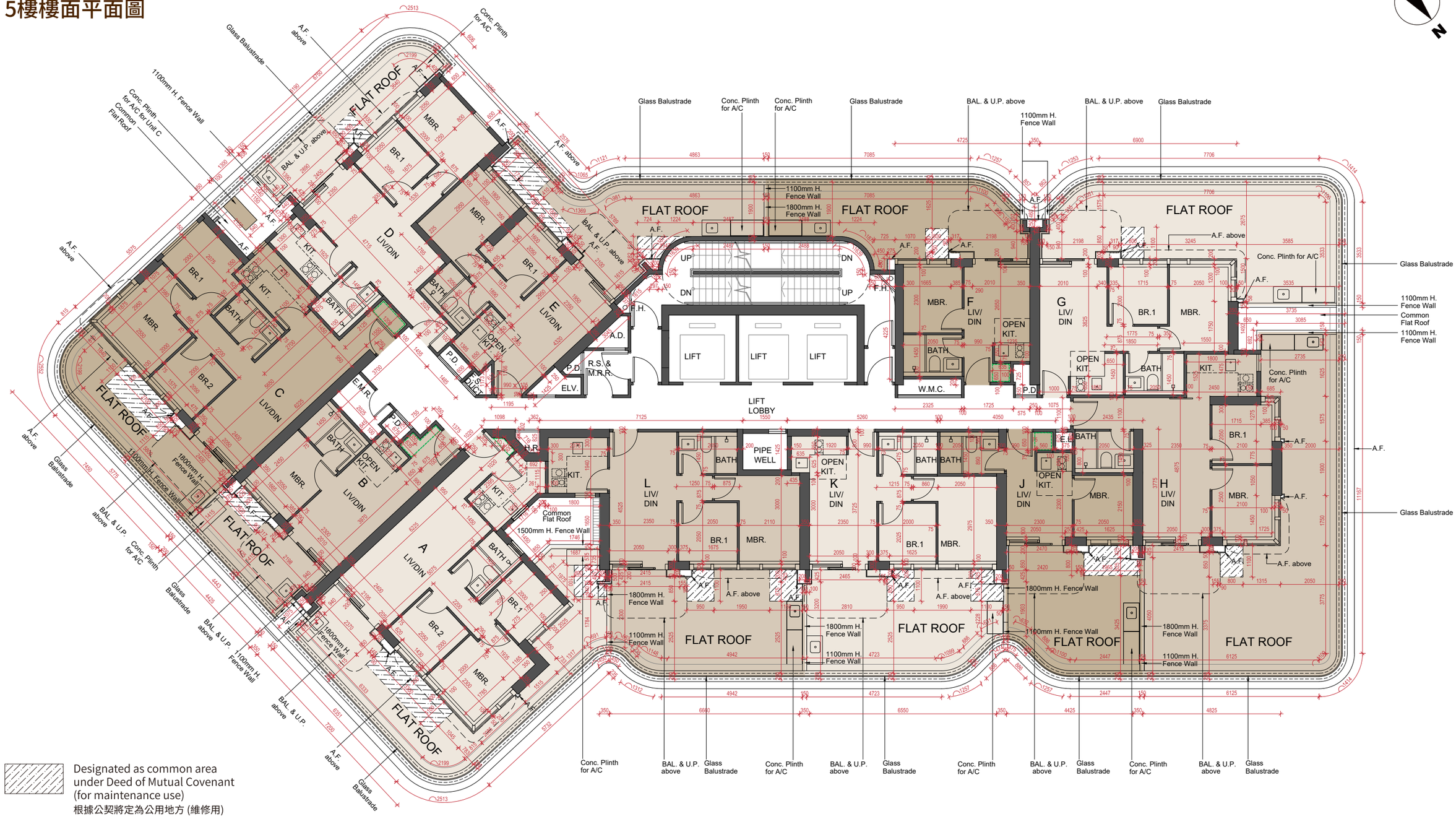
1. Common pipes exposed or enclosed in cladding may be located at/adjacent to the balcony, utility platform, air conditioner platform, flat roof, roof or external wall of some residential properties.
2. There may be sunken slabs at some parts of the ceiling inside some residential properties for the 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.
3. There may be ceiling bulkheads or false ceiling inside some residential properties for the installation of air-conditioner conduits and/or other mechanical and electrical services.
4. The outdoor unit of air-conditioner for some residential properties are placed on the designated air-conditioner platforms or flat roof. Such outdoor unit of air-conditioner may create heat and/or noise.
5. Those icons of fittings and appliances shown on the floor plans of residential properties like 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 different from the fittings and appliances actually provided and they are for indication and reference only.
6. Balconies and utility platforms are non-enclosed areas.
7. The internal ceiling height within some residential properties may vary due to structural, architectural and/or decoration design variations.
8. There are curtain walls and/or non-structural prefabricated external walls in some/all the residential properties. The saleable area of a residential property has included the area of curtain walls and/or non-structural prefabricated external walls and is measured from the exterior of such curtain walls and/or non-structural prefabricated external walls.

備註:

1. 部分住宅物業的露台、工作平台、空調機平台、平台、天台或外牆上/附近或設有外露或於裝飾板內藏之公用喉管。
2. 部分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。
3. 部分住宅物業內或設有假陣或假天花用以安裝空調喉管及/或其他機電設備。
4. 部分住宅物業的空調機之室外機放置於指定的空調機平台或平台。該等空調機之室外機可能發出熱力及/或聲音。
5. 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。
6. 露台及工作平台為不可封閉的地方。
7. 部分住宅物業之天花高度將會因應結構、建築設計及/或裝修設計上的需要有差異。
8. 部份/全部住宅物業有幕牆及/或非結構的預製外牆。住宅物業之實用面積之計算包括幕牆及/或非結構的預製外牆之面積，並由幕牆及/或非結構的預製外牆之外圍起計。

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

## 5/F Floor Plan
## 5樓樓面平面圖




Note ： The dimensions of the floor plan are all structural dimensions in millimeter.
備註 ： 平面圖所列之數字為以毫米標示之建築結構尺寸。

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

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 | | | | | |
|---|---|---|---|---|---|---|---|
| | | A | B | C | D | E | F |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | 5/F<br>5樓 | 150 | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 |
| | | G | H | J | K | L | |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | | 150 | 150 | 150 | 150 | 150 | |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | |

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 include the thickness of mass concrete fill on transfer plate.
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。不包括於轉換層上之混凝土填充層厚度。

Note :
Please refer to page 19 of this Sales Brochure for legend of the terms and abbreviations used on the floor plan above and the explanatory notes that are applicable thereto.
備註 :
樓面平面圖中所使用名詞及簡稱之圖例及其適用的備註，請參閱本售樓說明書第19頁。

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

## 6/F-12/F & 15/F-23/F Floor Plan
## 6樓至12樓及15至23樓樓面平面圖




Scale 比例尺

0M(米) 5M(米)

Note : The dimensions of the floor plan are all structural dimensions in millimeter.
備註 : 平面圖所列之數字為以毫米標示之建築結構尺寸。

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

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 | | | | | |
|---|---|---|---|---|---|---|---|
| | | A | B | C | D | E | F |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | 6/F-12/F & 15/F-22/F<br>6樓至12樓及15樓至22樓 | 150 | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 |
| | | G | H | J | K | L | |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | | 150 | 150 | 150 | 150 | 150 | |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | |

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 | | | | | |
|---|---|---|---|---|---|---|---|
| | | A | B | C | D | E | F |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | 23/F<br>23樓 | 150 | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3300, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 |
| | | G | H | J | K | L | |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | | 150 | 150 | 150 | 150 | 150 | |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | |

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.
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。

Notes :
1. Please refer to page 19 of this Sales Brochure for legend of the terms and abbreviations used on the floor plan above and the explanatory notes that are applicable thereto.
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 :
1. 樓面平面圖中所使用名詞及簡稱之圖例及其適用的備註，請參閱本售樓說明書第19頁。
2. 不設4樓、13樓、14樓及24樓 。

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

## 25/F-30/F Floor Plan
## 25至30樓樓面平面圖




Note ： The dimensions of the floor plan are all structural dimensions in millimeter.
備註 ： 平面圖所列之數字為以毫米標示之建築結構尺寸。

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

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 | | | | |
|---|---|---|---|---|---|---|
| | | A | C | D | E | F |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | 25/F-29/F<br>25樓至29樓 | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100, 3300,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 |
| | | G | H | J | K | L |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3100,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 | 3100, 3200,<br>3400, 3450 |

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 | | | | |
|---|---|---|---|---|---|---|
| | | A | C | D | E | F |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | 30/F<br>30樓 | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100,<br>3400, 3450 | 3000,<br>3400, 3450 | 3000,<br>3400, 3450 | 3200, 3450 | 3100, 3450 |
| | | G | H | J | K | L |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | | 150 | 150 | 150 | 150 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 3100, 3450 | 3000, 3100,<br>3400, 3450 | 3000,<br>3400, 3450 | 3450 | 3000,<br>3100, 3450 |

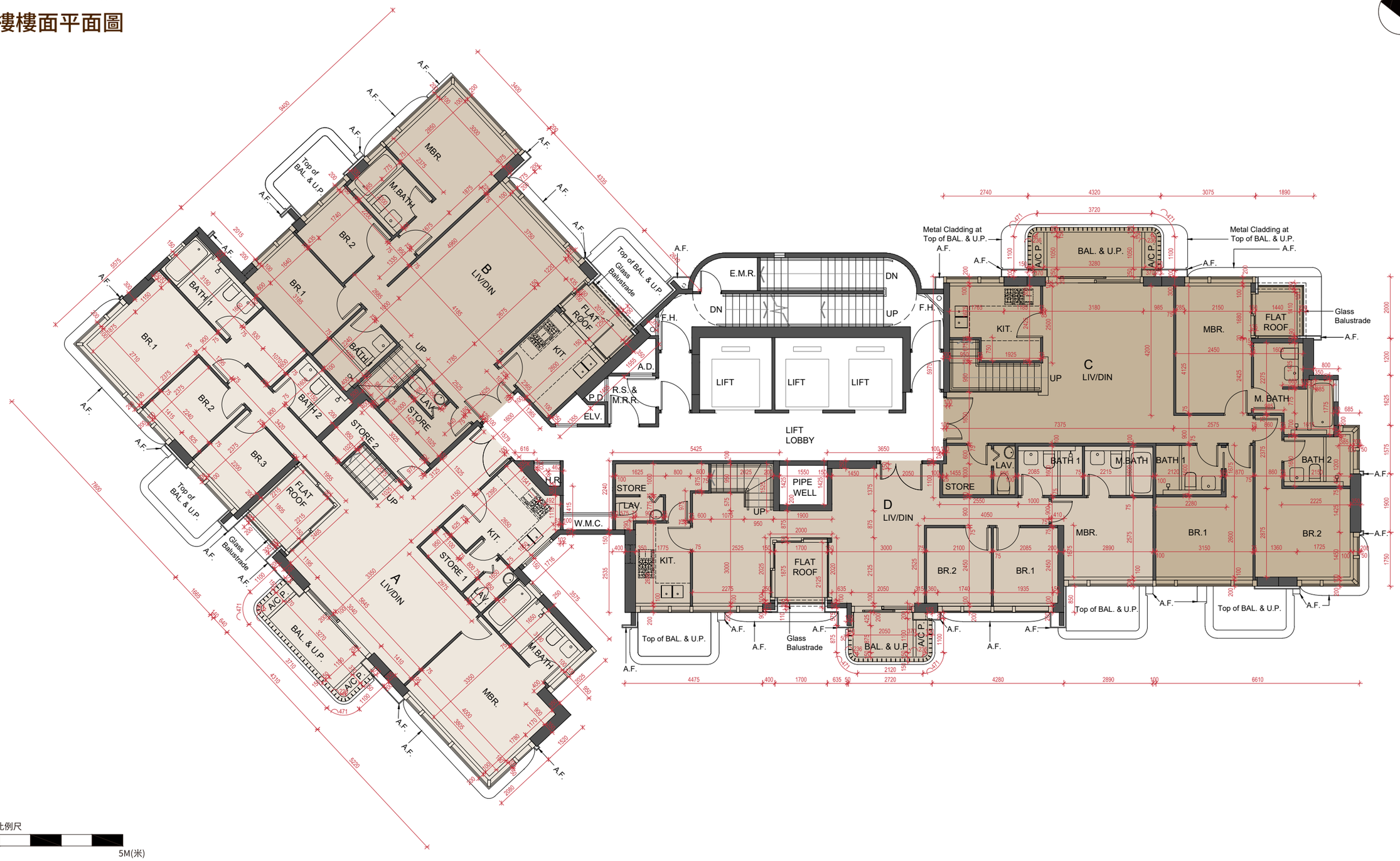
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。

Notes :
1. Please refer to page 19 of this Sales Brochure for legend of the terms and abbreviations used on the floor plan above and the explanatory notes that are applicable thereto.
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 :
1. 樓面平面圖中所使用名詞及簡稱之圖例及其適用的備註，請參閱本售樓說明書第19頁。
2. 不設4樓、13樓、14樓及24樓 。

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

## 31/F Floor Plan
## 31樓樓面平面圖




Note ： The dimensions of the floor plan are all structural dimensions in millimeter.
備註 ： 平面圖所列之數字為以毫米標示之建築結構尺寸。

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

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 | | | |
|---|---|---|---|---|---|
| | | A | B | C | D |
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | 31/F<br>31樓 | 150, 175 | 150, 175 | 150, 175 | 150 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | 4000, 4350 | 4000, 4350 | 4000, 4350 | 4000, 4350 |

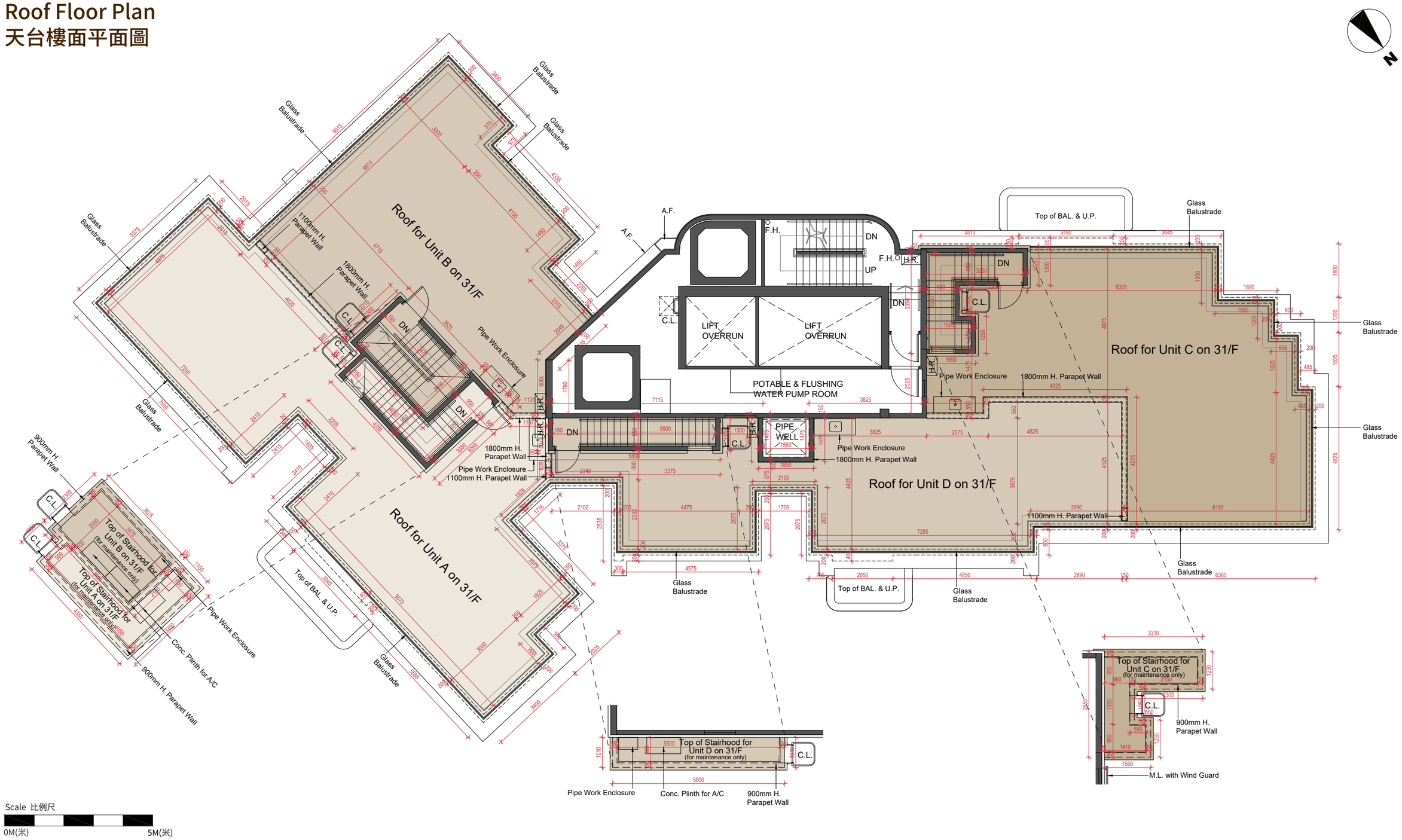
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。

Notes :
1. Please refer to page 19 of this Sales Brochure for legend of the terms and abbreviations used on the floor plan above and the explanatory notes that are applicable thereto.
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 :
1. 樓面平面圖中所使用名詞及簡稱之圖例及其適用的備註，請參閱本售樓說明書第19頁。
2. 不設4樓、13樓、14樓及24樓 。

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

## Roof Floor Plan
## 天台樓面平面圖




Note ： The dimensions of the floor plan are all structural dimensions in millimeter.
備註 ： 平面圖所列之數字為以毫米標示之建築結構尺寸。

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

| Each of the Residential Property<br>每個住宅物業 | Floor<br>樓層 | Unit 單位 |
|---|---|---|
| Thickness of the floor slabs (excluding plaster)(mm)<br>樓板(不包括灰泥)的厚度(毫米) | Roof<br>天台 | Not Applicable<br>不適用 |
| Floor-to-floor height (mm)<br>層與層之間的高度(毫米) | | Not Applicable<br>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.
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。

Note :
Please refer to page 19 of this Sales Brochure for legend of the terms and abbreviations used on the floor plan above and the explanatory notes that are applicable thereto.
備註 :
樓面平面圖中所使用名詞及簡稱之圖例及其適用的備註，請參閱本售樓說明書第19頁。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 5/F 5樓 | A | 47.522 (512)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 19.970 (215) | – | – | – | – | – | – |
| | B | 25.329 (273)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 7.455 (80) | – | – | – | – | – | – |
| | C | 49.296 (531)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 11.247 (121) | – | – | – | – | – | – |
| | D | 37.355 (402)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 10.832 (117) | – | – | – | – | – | – |
| | E | 33.296 (358)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 15.430 (166) | – | – | – | – | – | – |
| | F | 20.865 (225)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 18.074 (195) | – | – | – | – | – | – |

The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 5/F 5樓 | G | 31.828 (343)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 29.213 (314) | – | – | – | – | – | – |
| | H | 36.642 (394)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 43.098 (464) | – | – | – | – | – | – |
| | J | 18.981 (204)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 16.052 (173) | – | – | – | – | – | – |
| | K | 31.572 (340)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 19.962 (215) | – | – | – | – | – | – |
| | L | 36.844 (397)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 19.901 (214) | – | – | – | – | – | – |

The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 6/F-12/F & 15/F-23/F 6樓至12樓及15樓至23樓 | A | 51.022 (549)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | B | 28.829 (310)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | C | 52.796 (568)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | D | 40.855 (440)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | E | 37.046 (399)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | F | 24.365 (262)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |

The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 6/F-12/F & 15/F-23/F 6樓至12樓及 15樓至23樓 | G | 35.328 (380)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | H | 40.142 (432)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | J | 22.630 (244)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | K | 34.923 (376)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | L | 40.344 (434)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |

The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 25/F-30/F 25樓至30樓 | A | 77.808 (838)<br>Balcony 露台: 3.732 (40)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | C | 52.796 (568)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | D | 40.855 (440)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | E | 37.046 (399)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | F | 24.365 (262)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |

The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 25/F-30/F 25樓至30樓 | G | 35.328 (380)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | H | 40.142 (432)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | J | 22.630 (244)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | K | 34.923 (376)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |
| | L | 40.344 (434)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | – | – | – | – | – | – | – |

The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

| Description of Residential Property 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) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 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 |
| 31/F 31樓 | A | 119.936 (1291)<br>Balcony 露台: 3.732 (40)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | 3.307 (36) | – | – | 88.512 (953) | 5.842 (63) | – | – |
| | B | 81.511 (877)<br>Balcony 露台:- (-)<br>Utility Platform 工作平台: - (-) | – | – | – | 2.258 (24) | – | – | 62.454 (672) | 6.950 (75) | – | – |
| | C | 103.995 (1119)<br>Balcony 露台: 3.715 (40)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | 1.789 (19) | – | – | 72.023 (775) | 5.796 (62) | – | – |
| | D | 79.991 (861)<br>Balcony 露台: 2.000 (22)<br>Utility Platform 工作平台: 1.500 (16) | – | – | – | 2.576 (28) | – | – | 61.410 (661) | 5.225 (56) | – | – |

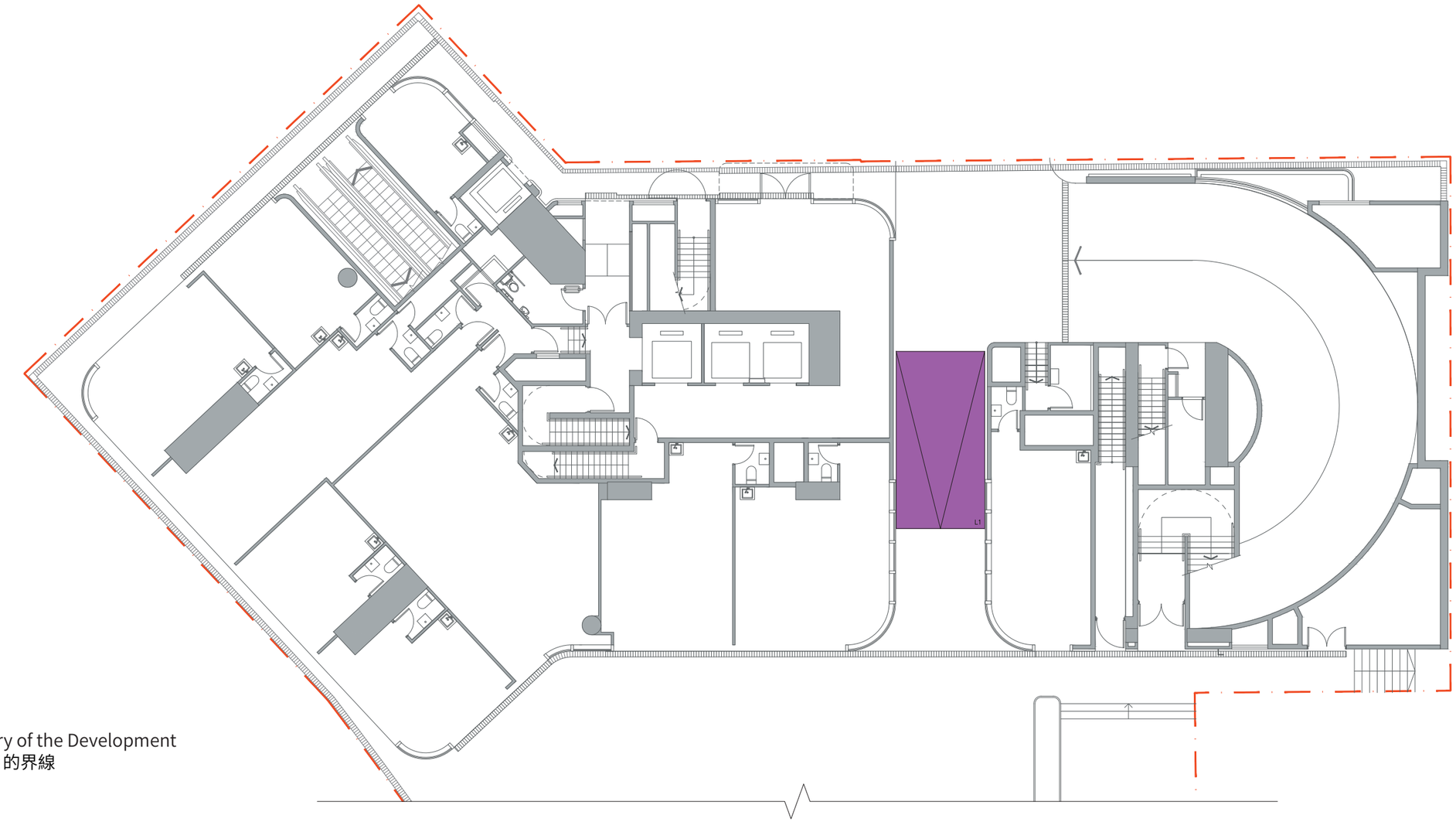
The saleable area of the residential property and the floor area of balcony, utility platform or verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance. The area of other specified items (not included in the saleable area) is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance. 住宅物業的實用面積，以及露台、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。其他指明項目的面積(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。

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

備註 :
1. 上述以平方呎顯示之面積，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎。
2. 發展項目住宅物業並無陽台。
3. 不設4樓、13樓、14樓、24樓。

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

## GROUND FLOOR
## 地下




LEGEND
圖例

Boundary of the Development
發展項目的界線

| Type of Parking Space<br>停車位類別 | Location<br>位置 | Number<br>數量 | Dimension (L x W) (m)<br>尺寸 (長 x 闊) (米) | Area of each Parking Space (sq.m.)<br>每個停車位面積 (平方米) |
|---|---|---|---|---|
| Loading and Unloading Space (Commercial)<br>上落貨停車位 (商業) | Ground Floor<br>地下 | 1 | 7.0 x 3.5 | 24.50 |

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

## BASEMENT 1 FLOOR
## 地庫1樓



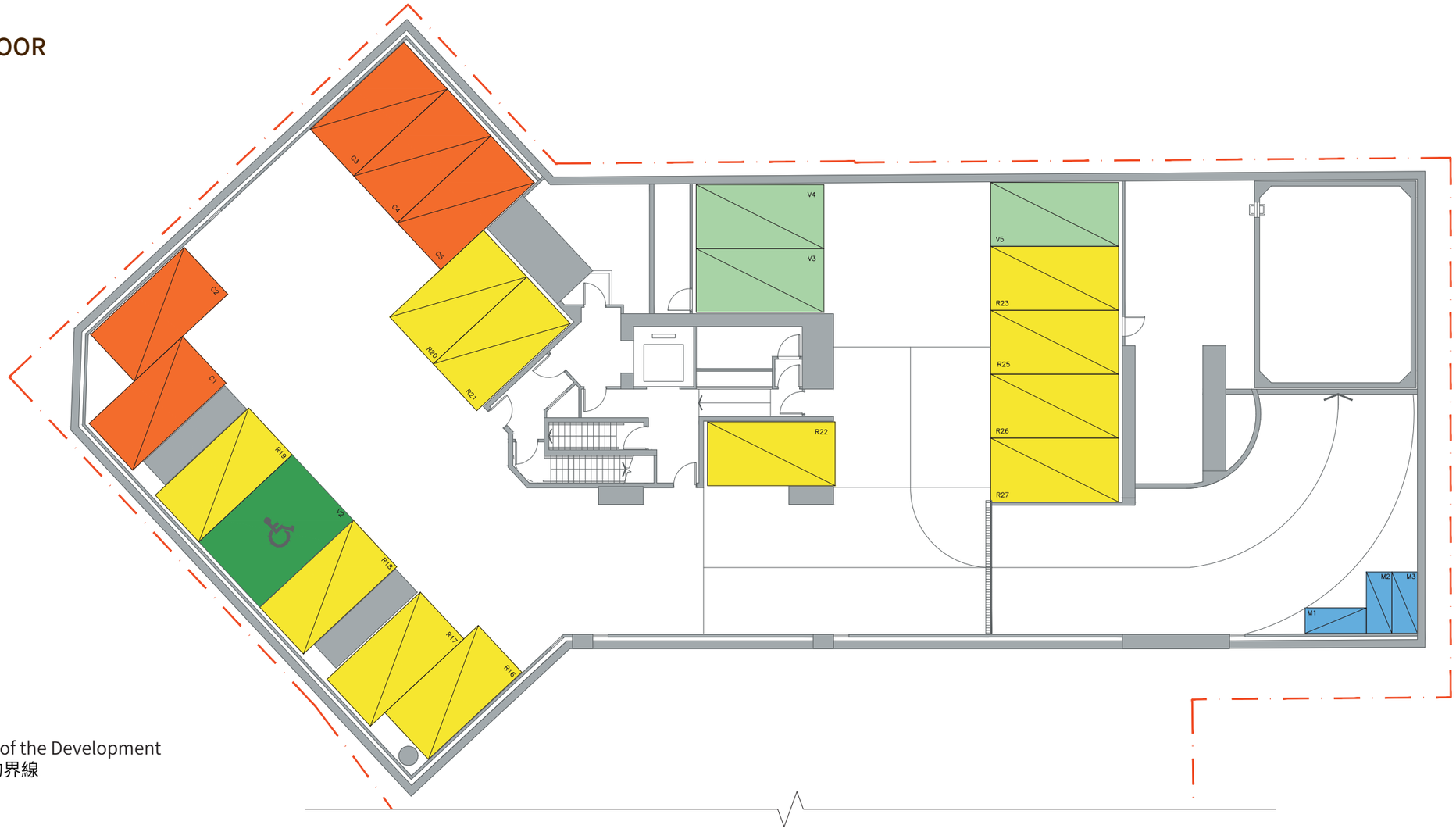

LEGEND
圖例

Boundary of the Development
發展項目的界線

| Type of Parking Space<br>停車位類別 | Location<br>位置 | Number<br>數量 | Dimension (L x W) (m)<br>尺寸 (長 x 闊) (米) | Area of each Parking Space (sq.m.)<br>每個停車位面積 (平方米) |
|---|---|---|---|---|
| Car Parking Space (Residential)<br>私家車停車位 (住宅) | Basement 1 Floor<br>地庫1樓 | 13 | 5.0 x 2.5 | 12.50 |
| Loading and Unloading Space (Residential)<br>上落貨停車位 (住宅) | | 1 | 7.0 x 3.5 | 24.50 |
| Loading and Unloading Space (Commercial)<br>上落貨停車位 (商業) | | 1 | 7.0 x 3.5 | 24.50 |
| Visitors' Parking Space<br>訪客停車位 | | 1 | 5.0 x 2.5 | 12.50 |

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

## BASEMENT 2 FLOOR
## 地庫2樓




LEGEND
圖例

Boundary of the Development
發展項目的界線

| Type of Parking Space<br>停車位類別 | Location<br>位置 | Number<br>數量 | Dimension (L x W) (m)<br>尺寸 (長 x 闊) (米) | Area of each Parking Space (sq.m.)<br>每個停車位面積 (平方米) |
|---|---|---|---|---|
| Car Parking Space (Residential)<br>私家車停車位 (住宅) | Basement 2 Floor<br>地庫2樓 | 11 | 5.0 x 2.5 | 12.50 |
| Parking Space for Disabled Persons<br>暢通易達停車位 | | 1 | 5.0 x 3.5 | 17.50 |
| Visitors' Parking Space<br>訪客停車位 | | 3 | 5.0 x 2.5 | 12.50 |
| Car Parking Space (Commercial)<br>私家車停車位 (商業) | | 5 | 5.0 x 2.5 | 12.50 |
| Motor Cycle Parking Space<br>電單車停車位 | | 3 | 2.4 x 1.0 | 2.40 |

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

a. A preliminary deposit of 5% is payable on the signing of the preliminary agreement for sale and purchase (the "preliminary agreement");

b. 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;

c. 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.

a. 在簽署臨時買賣合約(「該臨時合約」)時須支付款額為5%的臨時訂金；

b. 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；

c. 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。

# SUMMARY OF DEED OF MUTUAL COVENANT
# 公契的摘要

The Deed of Mutual Covenant and Management Agreement of the Development

(the "DMC") provides that :-

**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 defined in the Building Management Ordinance (Cap. 344) and such additional Common Areas and Facilities designated under the provisions of the DMC.

Common Areas and Facilities are categorized under the DMC into Development Common Areas and Facilities, Residential Common Areas and Facilities, Commercial Common Areas and Facilities, Parking Common Areas and Facilities and Signboard Common Areas and Facilities.

(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.

(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 below.

**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; and

(C) the owners of residential properties shall contribute towards 18.0% of the management expenses relating to the Parking 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 (11,700) is different from the total number of Management Shares in the Development (11,085).

**5. Basis on which the Management Fee Deposit is fixed**

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

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

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

# SUMMARY OF DEED OF MUTUAL COVENANT
# 公契的摘要

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

| Floor | Unit | No. of Undivided Shares Allocated to each Residential Unit |
|---|---|---|
| 5/F | A | 48 |
| | B | 25 |
| | C | 50 |
| | D | 38 |
| | E | 34 |
| | F | 21 |
| | G | 33 |
| | H | 40 |
| | J | 19 |
| | K | 32 |
| | L | 37 |
| 6/F-12/F & 15/F-23/F | A | 51 |
| | B | 28 |
| | C | 52 |
| | D | 40 |
| | E | 37 |
| | F | 24 |
| | G | 35 |
| | H | 40 |
| | J | 22 |
| | K | 34 |
| | L | 40 |

| Floor | Unit | No. of Undivided Shares Allocated to each Residential Unit |
|---|---|---|
| 25/F-30/F | A | 77 |
| | C | 52 |
| | D | 40 |
| | E | 37 |
| | F | 24 |
| | G | 35 |
| | H | 40 |
| | J | 22 |
| | K | 34 |
| | L | 40 |
| 31/F | A | 127 |
| | B | 87 |
| | C | 110 |
| | D | 85 |

Note : 4/F, 13/F, 14/F, 24/F are omitted.

# SUMMARY OF DEED OF MUTUAL COVENANT
# 公契的摘要

## 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、結構物、設施、設備及導管，包括(受制於發展項目的公契(「公契」))《建築物管理條例》(第344章)定義的「公用部分」所指的地方，以及按公契而指定的額外公用地方及設施。

公用地方及設施按公契分為發展項目公用地方及設施、住宅公用地方及設施、商業公用地方及設施、停車場公用地方及設施和廣告板公用地方及設施。

(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。

(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，請參閱下文附表。

## 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；及

(c) 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停車場公用地方及設施之管理開支的18.0%。

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 (11,700) 與發展項目管理份數總數 (11,085) 不同。

## 5. 計算管理費按金的基準

管理費按金相等於三個月之管理開支。

## 6. 擁有人(即賣方)在發展項目中保留作自用的範圍(如有的話)

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

**分配予發展項目中的每個住宅物業的不分割份數的數目**

| 樓層 | 單位 | 每個住宅單位獲分配的不分割份數數量 |
|---|---|---|
| 5樓 | A | 48 |
| | B | 25 |
| | C | 50 |
| | D | 38 |
| | E | 34 |
| | F | 21 |
| | G | 33 |
| | H | 40 |
| | J | 19 |
| | K | 32 |
| | L | 37 |

備註：不設4樓、13樓、14樓及24樓。

# SUMMARY OF DEED OF MUTUAL COVENANT
# 公契的摘要

**分配予發展項目中的每個住宅物業的不分割份數的數目**

| 樓層 | 單位 | 每個住宅單位獲分配的不分割份數數量 |
|---|---|---|
| 6樓至12樓及<br>15樓至23樓 | A | 51 |
| | B | 28 |
| | C | 52 |
| | D | 40 |
| | E | 37 |
| | F | 24 |
| | G | 35 |
| | H | 40 |
| | J | 22 |
| | K | 34 |
| | L | 40 |

| 樓層 | 單位 | 每個住宅單位獲分配的不分割份數數量 |
|---|---|---|
| 25樓至30樓 | A | 77 |
| | C | 52 |
| | D | 40 |
| | E | 37 |
| | F | 24 |
| | G | 35 |
| | H | 40 |
| | J | 22 |
| | K | 34 |
| | L | 40 |
| 31樓 | A | 127 |
| | B | 87 |
| | C | 110 |
| | D | 85 |

備註：不設4樓、13樓、14樓及24樓。

# SUMMARY OF LAND GRANT
# 批地文件的摘要

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

The Remaining Portion of Sub-section 2 of Section G of Inland Lot No.2273, the Remaining Portion of Section G of Inland Lot No.2273, Inland Lot No.8858, the Remaining Portion of Section O of Inland Lot No.2273, the Remaining Portion of Sub-section 1 of Section D of Inland Lot No.2273, the Remaining Portion of Section D of Inland Lot No.2273, the Remaining Portion of Sub-section 1 of Section O of Inland Lot No.2273, Sub-section 1 of Section A of Inland Lot No.2273 and the Remaining Portion of Inland Lot No.2273 and the Extension thereto (the "Land").

**2. The term of years under the lease**

In respect of Inland Lot No.2273: 75 years commencing from 25 August 1919 with a right of renewal for one further term of 75 years. That right of renewal has been deemed to have been exercised by virtue of the Government Leases Ordinance (Cap. 40).

In respect of Inland Lot No.8858: commencing from 24 June 1997 and expiring on 30 June 2047.

**3. The user restrictions applicable to that land**

In respect of Inland Lot No.2273: some part of the Land shall not be used for any 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 Government.

In respect of Inland Lot No.8858: some part of the Land or any part thereof or any building or part of any building erected or to be erected thereon shall not be used for any purpose other than non-industrial (excluding godown and petrol filling station) purposes.

**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**

In respect of Inland Lot No.2273:

(a) The grantee shall from time to time, and at all times, when, where and as often as need or occasion shall be and require, at his own proper costs and charges, well and sufficiently repair, uphold, support, maintain, pave, purge, scour, cleanse, empty, amend and keep the messuage and tenement, messuages or tenements and all other erections and buildings standing upon some part of the Land, and all the walls, banks, cuttings, hedges, ditches, rails, lights, pavements, privies, sinks, drains and watercourses thereunto belonging, and which shall in anywise belong or appertain unto the same, in, by and with all and all manner of needful and necessary reparations, cleanings and amendments whatsoever, the whole to be done to the satisfaction of the Government.

(b) The grantee shall and will, before the expiration of 36 calendar months from 25 August 1919, at his own proper costs and charges, erect, build and completely finish fit for use, in a good, substantial and workmanlike manner and with the best materials of their respective kinds, one or more good substantial and safe brick or stone messuage(s) or tenement(s) upon some part of the Land, with proper fences, walls, sewers, drains and all other usual or necessary appurtenances, and shall and will before the expiration of the said 36 calendar months lay out and expend thereon the sum of 75,000 dollars at the least, which said messuage(s) or tenement(s) shall be of the same rate of building, elevation, character and description, and shall front and range in a uniform manner with the buildings (if any) immediately adjoining in the same street, and the whole to be done to the satisfaction of the Government.

(c) The grantee shall from time to time, and at all times, when, where and as often as need or occasion shall be and require, at his own proper costs and charges, well and sufficiently repair, uphold, support, maintain, pave, purge, scour, cleanse, empty, amend and keep the messuage and tenement, messuages or tenements and all other erections and buildings standing upon some part of the Land, and all the walls, banks, cuttings, hedges, ditches, rails, lights, pavements, privies, sinks, drains and watercourses thereunto belonging, and which shall in anywise belong or appertain unto the same, in, by and with all and all manner of needful and necessary reparations, cleanings and amendments whatsoever, the whole to be done to the satisfaction of the Government.

**In respect of Inland Lot No.8858:**

(a) The Development is required to be completed and made fit for occupation on or before 30 June 2000.

(b) The grantee shall throughout the tenancy: (i) maintain all buildings in accordance with the approved design, disposition or height and any approved building plans without variation or modification thereto; and (ii) maintain all buildings erected in good and substantial repair and condition.

(c) Where there is or has been any cutting away, removal or setting back of any land, or any building-up or filling-in or any slope treatment works of any kind whatsoever, whether with or without the prior written consent of the Director of Lands (the "Director"), either within some part of the Land or on any Government land, which is or was done for the purpose of or in connection with the formation, levelling or development of some part of the Land or any part thereof or any other works required to be done by the grantee under the provisions of the Land Grant, or for any other purpose, the grantee shall at his own expense carry out and construct such slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works as shall or may then or at any time thereafter be necessary to protect and support such land within some part of the Land and also any adjacent or adjoining Government or leased land and to obviate and prevent any falling away, landslip or subsidence occurring thereafter. The grantee shall at all times during the term of the Land Grant maintain at his own expense the said land, slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works in good and substantial repair and condition to the satisfaction of the Director. In the event that as a result of or arising out of any formation, levelling, development or other works done by the grantee or owing to any other reason, any falling away, landslip or subsidence occurs at any time, whether in or from any land within some part of the Land or from any adjacent or adjoining Government or leased land, the grantee shall at his own expense reinstate and make good the same to the satisfaction of the Director and shall indemnify and keep indemnified the Government, its agents and contractors from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with such falling away, landslip or subsidence. The Director shall be entitled by notice in writing to call upon the grantee to carry out, construct and maintain the said land, slope treatment works, retaining walls, or other support, protection, and drainage or ancillary or other works or to reinstate and make good any falling away, landslip or subsidence, and if the grantee shall neglect or fail to comply with the notice to the satisfaction of the Director within the period specified therein, the Director may forthwith execute and carry out any necessary works and the grantee shall on demand repay to the Government the cost thereof, together with any administrative or professional fees and charges.

(d) Where prestressed ground anchors have been installed, upon development or redevelopment of some part of the Land or any part thereof, the grantee shall at his own expense carry out regular maintenance and regular monitoring of the prestressed ground anchors throughout their service life to the satisfaction of the Director and shall supply to the Director such reports and information on all such monitoring works as the Director may from time to time in his absolute discretion require. If the grantee shall neglect or fail to carry out the required monitoring works, the Director may forthwith execute and carry out the monitoring works and the grantee shall on demand repay to the Government the cost thereof.

(e) In the event of earth, spoil, debris, construction waste or building materials ("the waste") from the lot, or from other areas affected by any development of some part of the Land being eroded, washed down or dumped onto public lanes or roads or into or onto road-culverts, foreshore or seabed, sewers, storm-water drains or nullahs or other Government properties ("the Government properties"), the grantee shall at his own expense remove the waste from and make good any damage done to the Government properties. The grantee shall indemnify and keep indemnified the Government from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with any damage or nuisance to private property caused by such erosion, washing down or dumping. The Director may (but is not obliged to), at the request of the grantee, remove the waste from and make good any damage done to the Government properties and the grantee shall pay to the Government on demand the cost thereof.

(f) The grantee shall construct and maintain at his own expense and to the satisfaction of the Director such drains and channels, whether within the boundaries of some part of the Land or on Government land, as the Director may consider necessary to intercept and convey into the nearest stream-course, catchpit, channel or Government storm-water drain all storm-water or rain-water falling or flowing on to the lot, and the grantee shall be solely liable for and shall indemnify and keep indemnified the Government and its officers from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of or in connection with any damage or nuisance caused by such storm-water or rain-water.

(g) Spaces shall be provided within the building or buildings or part of any building or buildings erected or to be erected on some part of the Land in all respects to the satisfaction of the Commissioner for Transport ("the C for T") for loading and unloading of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation. The spaces so provided shall not be used other than for the said purposes and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of motor vehicle cleaning and beauty services. Except for the said spaces, no part of some part of the Land or any building or structure or part of such building or structure erected or to be erected thereon shall be used for the purposes of loading and unloading of motor vehicles. The grantee shall at all times throughout the term of the land grant permit the C for T, the Government, their officers, contractors, agents, workmen and any other persons authorized by any of them, with or without tools, equipment, plant, machinery or motor vehicles, free of charge, the right of free and unrestricted ingress, egress and regress to, from and through some part of the Land or any part thereof and any building or buildings or part of any building or buildings erected or to be erected thereon for the purposes of inspecting, checking or ascertaining that there is no breach of or failure to comply with the relevant special condition of the land grant concerned by the grantee. The Government shall have no responsibility or liability for any loss, damage, nuisance or disturbance whatsoever and howsoever caused to or suffered by the grantee or any other person arising whether directly or indirectly out of, in connection with or incidental to the exercise by the C for T, the Government, their officers, contractors, agents, workmen or any other persons authorized by any of them of the rights conferred under the relevant special condition of the land grant concerned, and no claim whatsoever shall be made against the Government by the grantee in respect of any such loss, damage, nuisance or disturbance. The grantee shall indemnify and keep indemnified the Government from and against all liabilities, claims, losses, damages, expenses, charges, costs, demands, actions and proceedings whatsoever and howsoever arising whether directly or indirectly out of, in connection with or incidental to the exercise by the C for T, the Government, their officers, contractors, agents, workmen or any other persons authorized by any of them of the rights conferred under the relevant special condition of the land grant concerned.

**6. The lease conditions that are onerous to a purchaser**

A. In respect of Inland Lot No.2273:

(a) The Government has reserved rights to mines, minerals and quarries of stone in, under and upon some part of the Land and all such earth, soil, clay, chalk, brick-earth etc., under or upon some part of the Land as the Government may require for the roads, public buildings or other public purposes of Hong Kong, with full liberty at reasonable times during the continuance of the term of the land grant, to enter some part of the Land to view, dig for, convert and carry away such things thereby doing as little damage as possible to the grantee.

(b) The Government has also reserved the power to make and conduct in, through and under some part of the Land all and any public or common sewers, drains or watercourses.

(c) The grantee will 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, pavements, channels, fences and party walls, draughts, private or public sewers and drains requisite for or in or belonging to some part of the Land or any part thereof, in common with other premises near or adjoining thereto.

(d) The Government may, twice or oftener in every year, at all reasonable times in the day, enter into and upon some part of the Land to view, search and see the condition of the items mentioned in paragraph (c) above and of all decays, defects and wants of reparation and amendment and may issue notice in writing requiring the grantee to repair and amend the same within three calendar months.

(e) 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 some part of the Land or any part thereof and expel the grantee and occupiers of some part of the Land.

(f) The Government has the power to resume and re-take possession of some part of the Land or any part thereof if required for the improvement of Hong Kong or any other public purpose whatsoever. Three calendar months' notice being given to the grantee of its being so required and a full and fair compensation for some part of the Land and the buildings thereon being paid to the said grantee to be valued by the Government.

B. In respect of Inland Lot No.8858:

(a) No tree growing on some part of the Land or adjacent thereto shall be interfered with without the prior written consent of the Director who may, in granting consent, impose such conditions as to transplanting, compensatory landscaping or replanting as he may deem appropriate.

(b) The grantee shall take or cause to be taken all proper and adequate care, skill and precautions at all times and particularly during construction, maintenance, renewal or repair work to avoid doing any damage to any Government or other existing drain, waterway or watercourse, footpath, sewer, nullah, pipe, cable, wire, utility service or any other works or installations ("the Works and Services") being or running upon, over, under or adjacent to some part of the Land or any part thereof, provided that the grantee before carrying out any such work shall make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and levels of any of the Works and Services, and shall submit his proposals for dealing with any of the Works and Services in writing to the Director for his approval in all respects, and shall not carry out any work whatsoever until the Director shall have given his written approval to the works and to such proposals, and shall comply with any requirements of the Director in respect of the Works and Services, and shall bear the cost of meeting such requirements including the cost of any necessary diversion, relaying, repairing or reinstatement, and shall at his own expense in all respects repair, make good and reinstate to the satisfaction of the Director any damage or disturbance caused to the surface of some part of the Land or any of the Works and Services in any manner arising out of any such construction, maintenance, renewal or repair work. If the grantee fails to carry out any such necessary diversion, relaying, repairing, making good and reinstatement of some part of the Land or any part thereof or of any of the Works and Services to the satisfaction of the Director, the Director may carry out any such diversion, relaying, repairing, making good or reinstatement as he considers necessary and the grantee shall pay to the Government on demand the cost of such works.

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

(d) The grantee shall at his own expense and to the satisfaction of the Director of Fire Services: (i) provide suitable means of access for the passage of Fire Services appliances and Fire Services personnel to any building or buildings or part of any building or buildings, structure or structures erected or placed or to be erected or placed on the lot; (ii) at all times permit such Fire Services personnel and Fire Services appliances the free and uninterrupted use of such means of access; and (iii) maintain such means of access and keep the same free from obstruction.

(e) The grantee shall permit the Director of Fire Services, his officers, servants or agents at all reasonable times with or without notice to enter upon some part of the Land or any part thereof or any building or buildings or part of any building or buildings, structure or structures or any part thereof erected or placed or to be erected or placed thereon for the purpose of inspecting the same so as to ensure that the requirements referred to in (d) above have been complied with.

(f) The grantee shall at his own expense and to the satisfaction of the Director of Fire Services provide fire hydrants, fire fighting appliances, water pumping connections and such other fire service installations and equipment (as defined in the Fire Services Ordinance) as the Director of Fire Services in his sole discretion shall require within some part of the Land (or, subject to the prior written consent and approval of the Director, on any adjacent or adjoining Government land) and within any building or buildings or part of any building or buildings erected or to be erected thereon at such point or points as the Director of Fire Services may require. The grantee shall maintain at his own expense the said fire hydrants, fire fighting appliances, water pumping connections and such other fire service installations and equipment in good condition and to the satisfaction of the Director of Fire Services.

C. See paragraph 5.

Note: The expression "grantee" as mentioned in this section means the lessee or grantee under the land grant concerned and where the context admits or requires includes his executors, administrators and assigns.

# SUMMARY OF LAND GRANT
# 批地文件的摘要

**1. 發展項目所位於的土地的地段編號**

內地段第2273號G段2分段餘段、內地段第2273號G段餘段、內地段第8858號、內地段第2273號O段餘段、內地段第2273號D段1分段餘段、內地段第2273號D段餘段、內地段第2273號O段1分段餘段、內地段第2273號A段1分段及內地段第2273號餘段及其增批部分(「該土地」)

**2. 有關租契規定的年期**

就內地段第2273號而言：由1919年8月25日起計75年，且有一次續租權續期 75 年。續租權根據《政府租契條例》(第 40 章)被視作已行使。

就內地段第8858號而言：由1997年6月24日起至2047年6月30日止。

**3. 適用於該土地的用途限制**

就內地段第2273號而言：未經政府事先許可，該土地之某部分不得用作任何銅匠、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、垃圾清理的行業或業務或任何其他產生噪音、發出惡臭或令人厭惡的行業或業務。

就內地段第8858號而言：該土地之某部分或其任何部分或其上之建築物或其任何部分不得用作非工業用途(不包括貨倉及加油站)以外之用途。

**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**

就內地段第2273號而言：

(a) 承授人須不時透過和連同各種所需的維修、清潔和修正，於有需要時自費妥善進行維修、保護、承托、保養、鋪設、清除、擦淨、清潔、清理、改善及保持該土地之某部分上之院宅或物業、搭建物及建築物及其所屬或毗連的所有牆壁、土堤、路塹、樹籬、溝渠、軌道、照明裝置、行人道、廁所、水槽、排水溝及水道，以在所有方面使政府滿意。

(b) 承授人須於由1919年8月25日起計36個公曆月的期限屆滿前自費於該土地之某部分上以良好、妥善及熟練之方式及以各種最好的材料搭建、建造及完全裝修至可用一棟或多棟磚塊或石材結構的院宅或物業，配備適當的圍欄、牆壁、排污渠、排水渠及所有其他通常或必要的附屬設施，且於上述36個公曆月的期限屆滿前須對此花費及支出最少75,000元正；上述院宅或物業與同一街道上的毗連建築物(如有)須有同等的建築、高度、特徵及描述及一致的座向及排列方式；一切工程須令政府滿意。

(c) 承授人須不時透過和連同各種所需的維修、清潔和修正，於有需要時自費妥善進行維修、保護、承托、保養、鋪設、清除、擦淨、清潔、清理、改善及保持該土地之某部分上之院宅或物業、搭建物及建築物及其所屬或毗連的所有牆壁、土堤、路塹、樹籬、溝渠、軌道、照明裝置、行人道、廁所、水槽、排水溝及水道，以在所有方面使政府滿意。

**就內地段第8858號而言：**

(a) 發展項目須於2000年6月30日或之前建成至適宜佔用。

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

(c) 若有或曾有任何土地之削去、清除或後移，或任何種類的堆土、填土或斜坡整理工程，不論該等工程是否已獲地政署長(「署長」)事先書面同意，不論處於該土地之某部分內或任何政府土地上，不論其目的是為塑造、平整或發展該土地之某部分或承授人於批地文件條款下須進行的其他工程或為任何其他目的而進行，承授人須自費進行及建造該等有需要之斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程，以保護及支持該土地之某部分內的該等土地及任何相鄰或毗連之政府土地或已出租土地，及排除及預防其後發生的任何泥土剝落、山泥傾瀉或土地下陷。承授人須在整個批地文件批租年期內，自費保養上述土地、斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程，並保持在良好和修繕妥當的狀態，致使署長滿意。若由於承授人進行的塑造、平整、發展或者其他工程或其他任何原因而於任何時間內造成任何泥土剝落、山泥傾瀉或土地下陷，不論處於或來自該土地之某部分內的任何土地或來自任何相鄰或毗連之政府土地或已出租土地，承授人須自費修葺使之恢復原狀致使署長滿意，並須就直接或間接因該等泥土剝落、山泥傾瀉或土地下陷而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序彌償政府、其代理及承辦商及使其維持獲彌償。署長有權書面要求承授人進行、建造及保養上述土地、斜坡整理工程、擋土牆、或其他支撐、防護措施和排水系統或附屬或其他工程，或就任何泥土剝落、山泥傾瀉或土地下陷進行修葺使之恢復原狀，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可立即執行和進行任何有需要的工程，而承授人須應要求向政府償還該工程的費用並連同任何行政或專業收費及開支。

(d) 若於發展或重新發展該土地之某部分或其任何部分時曾安裝預應力地錨，承授人須於該等預應力地錨的使用期限內自費進行定期保養及定期監測致使署長滿意，並且在署長不時全權酌情要求時提交上述監測的報告及資料。如承授人忽略或未能進行所須的監測工程，署長可立即執行和進行所須的工程，而承授人須應要求向政府歸還該工程的費用。

(e) 倘若該土地之某部分或其他受開發該土地之某部分所影響的區域之泥土、廢土、瓦礫、建築廢料或建材(「該等廢料」)遭侵蝕、沖洗或傾倒在公共巷徑或道路上，或路旁暗渠、前濱或海牀、污水渠、雨水渠或溝渠或其他政府物業(「該等政府物業」)，承授人須自費清理該等廢料並修葺該等廢料對該等政府物業造成的損壞。承授人須就直接或間接因上述侵蝕、沖洗或傾倒對私人物業造成的任何損壞或滋擾而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序彌償政府及使其維持獲彌償。署長可以（惟沒有義務）應承授人要求清理該等廢料並修葺該等廢料對該等政府物業造成的損壞，而承授人須應要求向政府支付有關費用。

(f) 承授人須自費建造及保養署長認為必要的排水渠及溝渠（不論位於該土地之某部分範圍內或政府土地上亦然)，以將落在或流經該土地之某部分上的雨水截流並排送至就近的河道、集水井、溝渠或政府雨水渠，致使署長滿意。承授人須就直接或間接因上述雨水造成的任何損壞或滋擾而起或與之有關之任何形式之責任、申索、損失、損害賠償、費用、開支、成本、索求、法律行動或其他程序承擔全部責任並向政府及其官員作出彌償及使其維持獲彌償。

(g) 承授人須於該土地之某部分內提供車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌之汽車上落貨，致使運輸署署長滿意。該等車位不得用作前述用途之外的其他用途，尤其是不得用作存放、展示或展覽汽車作銷售等用途或作提供汽車清潔及美容服務之用途。除前述車位外，該土地之某部分之任何部分或任何已或將興建或設置在該土地之某部分上的建築物或結構物或其任何部分不得作汽車上落貨用途。承授人須在整個批租年期期間的所有時候允許運輸署署長、政府、其官員、承辦商、代理、其工人及任何獲以上人士授權的其他人士，連同或不連同工具、設備、機械、機器或汽車，為巡查、檢查或確定承授人沒有違反或未能遵守相關批地文件之相關特別條款的情況的目的，免費及不受限制地進出、往返及或再經過該土地之某部分或其任何部分及任何該土地之某部分之上已建或擬建的建築物。就對承授人或任何其他人所造成或承授人或任何其他人蒙受的任何損失、損壞、滋擾或干擾，不論是否因運輸署署長、政府、其官員、承辦商、代理、其工人及任何獲以上人士授權的其他人士行使或不行使相關批地文件相關特別條款條的權利，或其他原因而直接或間接引起、關聯的或附帶的，政府概不承擔任何義務或責任，承授人亦不得針對政府就該等損失、損壞、滋擾或干擾提出任何申索。對於運輸署署長、政府、其官員、承辦商、代理、其工人及任何獲以上人士授權的其他人士行使或不行使相關批地文件之相關特別條款的權利，承授人須就所引致（不論是直接或間接引致的）或與之相關的一切責任、索償、損失、損害、開支、支出、費用、要求、法律行動及訴訟 （不論任何及如何引致）向政府作出彌償，並使其持續得到彌償。

**6. 對買方造成負擔的租用條件**

A. 就內地段第2273號而言：

(a) 政府已就該土地之某部分之內、之下及之上的礦產、礦物及石頭及就該土地之某部分之下或之上的可能為道路、公共建築或其他香港之公共目的所需的土地、泥土、泥灰等保留權利，並有權在批地文件年期存續時所有合理時間內進入該土地以視察、挖掘、轉用及移走該等事物，唯須對承授人造成盡可能少的損害。

(b) 政府亦保留權力，於該土地之某部分內、該土地之某部分下及穿過該土地之某部分加置或接駁所有或任何公共或公用排污渠、排水渠或水道。

(c) 若有需要，承授人須負擔、支付及備款支付加置、興建、維修及改善處於、屬於該土地之某部分或其任何部分或為其所需而與附近或毗連範圍共用的所有或任何道路、行人路、渠道、圍欄及共用牆、通風道、私人或公共排污渠及排水渠的支出和收費的合理分攤。

(d) 政府可每年兩次或以上於日間內的任何合理時間進入該土地之某部分以視察、搜索及檢查上述第(c)段的事物的狀況及所有變化、缺陷、失修及缺乏改善之處，並可發出書面通知，要求承授人於三個公曆月內修理及改善之。

(e) 承授人若違反或不履行批地文件內其須履行之契諾或條件，或未能繳付地租，政府可合法重收、重新管有及享用該土地之某部分或其任何部分及逐出承授人或該土地之某部分的佔用人。

(f) 如為改善香港或其他公共目的所需，經發出三個公曆月的通知予承授人及就該土地之某部分及其上之建築物支付予承授人由政府評定的充分和公平賠償，政府有權收回及重新管有該土地之某部分或其任何部分。

B. 就內地段第8858號而言：

(a) 未經署長事先書面批准，不得干擾該土地之某部分上或其相鄰所生長的樹木。署長於給予批准時可附加他認為合適之移植、補償環境美化或重新種植條件。

(b) 承授人須於任何時候，特別是於建造、保養、更新或維修工程時，採取或安排採取恰當及足夠的謹慎、技巧及預防措施，以免使置於或行經該土地之某部分或其任何部分之上、之下或相鄰的任何政府或其他現存的排水渠、水道或河道、行人徑、污水渠、溝渠、管道、電纜、電線、公用服務或任何其他的工程或裝置(「該等工程及服務」)遭受損壞、干擾或阻礙。承授人須於進行任何該等工程前進行或安排進行所需的適當搜查及勘探，以確定該等工程及服務之位置及高度，及須就如何處理該等工程及服務向署長提交書面建議書供其就各方面批核，且不得於署長就該等工程及上述建議書發出書面批准前進行任何工程。承授人須遵守及自費達成署長於發出上述批准時可就該等服務施加的要求，包括任何必要的改道、重鋪或恢復原狀的成本。承授人須自費在各方面維修、修葺使恢復原狀所有由該等建造、保養、更新或維修工程以任何方式引起的對該土地之某部分表面或任何該等工程及服務造成的損壞或干擾，致使署長滿意。若承授人未能對該土地之某部分或其任何部分或任何該等工程及服務進行任何所需之改道、重鋪、維修、修葺及使之恢復原狀致使署長滿意，署長可進行其認為有需要之改道、重鋪、維修、修葺及使之恢復原狀，且承授人須應政府要求向其支付上述工程之費用。

(c) 當承授人未能或忽略履行、遵守或遵從批地文件條款，政府有權收回及重新管有該土地之某部分或其任何部分以及所有或任何於該土地之某部分或其任何部分上之建築物、搭建物或工程。當該土地之某部分被收回：(a)承授人在該土地之某部分被收回之部分之權利將完全地告停止或終結；(b)承授人無權獲得任何地價退款、就該土地之某部分及其上之建築物的價值之任何款項或賠償，或承授人在整地、地盤平整或發展該土地之某部分中花費的任何金額；及(c)政府之任何其他權利、濟助及申索將不受影響。

(d) 承授人須自費並令消防處處長滿意：(i) 提供適當的通道，供消防裝置和消防人員進入任何已或將興建或設置在該土地之某部分上的建築物或結構物或其任何部分；(ii) 在任何時候允許消防人員和消防裝置自由無阻地使用該通道；及 (iii) 維護該通道並保持其不受阻塞。

(e) 承授人須允許消防處處長、其職員、人員或代理人在任何合理時間內，不論有否事先通知，進入該土地之某部分或其任何部分，或任何已或將興建或設置在其上的建築物或結構物或其任何部分，以便檢查上述(d)款的要求是否已經符合。

(f) 承授人須自費並令消防處處長滿意，於該土地之某部分內(或經消防處處長事先書面同意和批准，在相鄰或毗連的政府土地上)，及在任何已或將興建或設置在其上的建築物或結構物或其任何部分消防處處長要求的地方，按照消防處處長全權酌情要求提供消防龍頭、消防設備、水泵接駁裝置及其他消防裝置或設備(根據《消防條例》定義)。受讓人須自費維持上述消防龍頭、消防設備、水泵接駁裝置及其他消防裝置和設備的良好狀況，並令消防處處長滿意。

C. 見第5段。

備註： 本節中提述「承授人」一詞指根據相關批地文件中的承租人或承授人和如文意允許時包括其遺囑執行人、遺產管理人及承讓人。

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

Not Applicable.

不適用。

# WARNING TO PURCHASERS
# 對買方的警告

(a) The purchaser is 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; and

(d) In the case of paragraph (c)(ii), 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) 現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

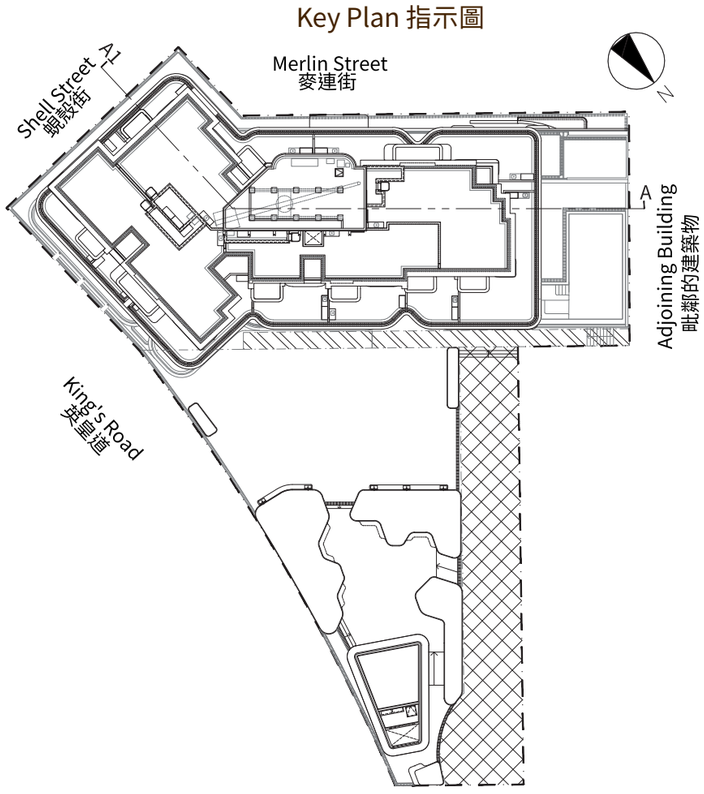
  (ii) 買方可能要聘用一間獨立的律師事務所；及

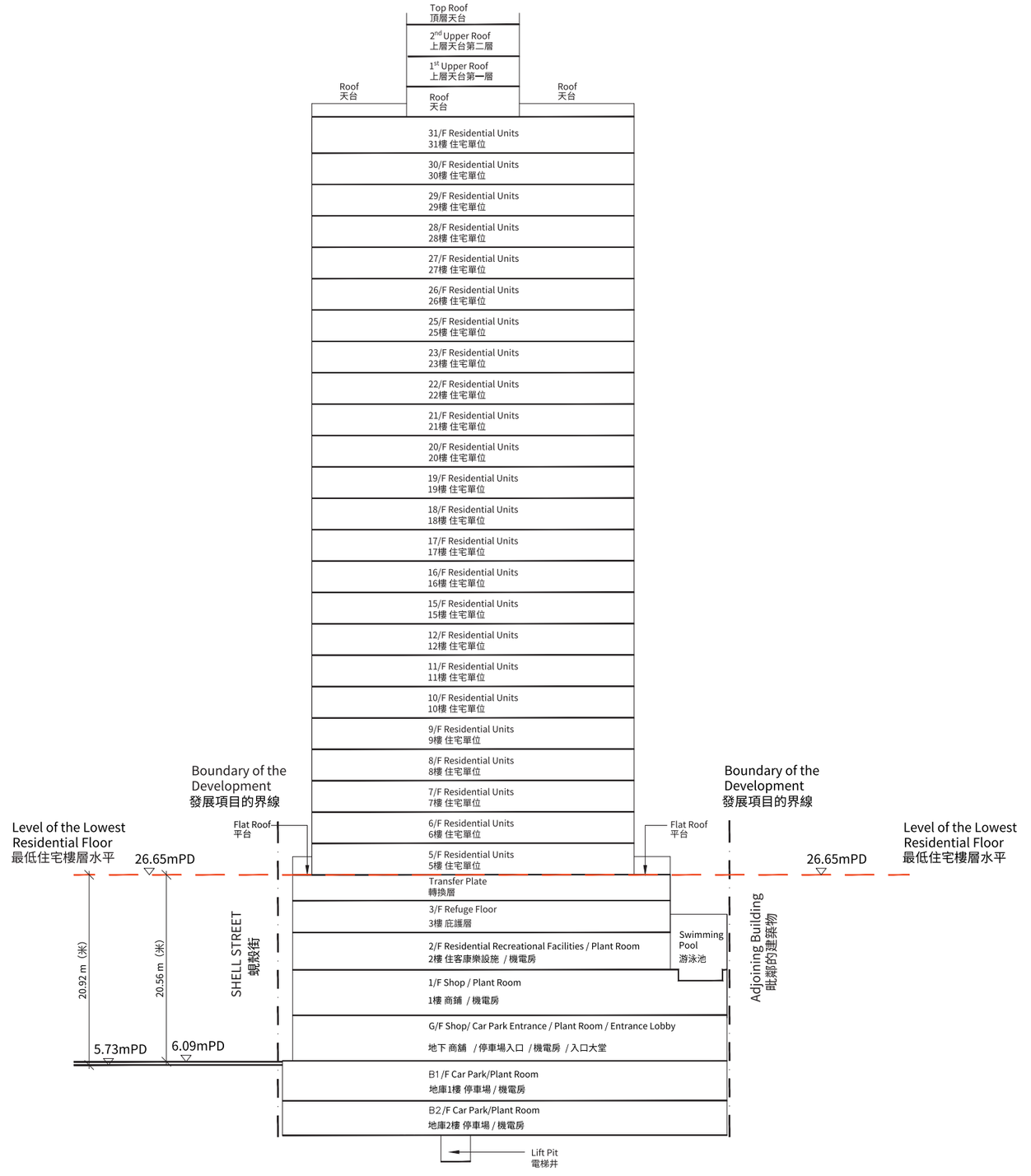
(d) 如屬(c)(ii)段的情況，買方須支付的律師費用總數，可能高於如買方自一開始即聘用一間獨立的律師事務所便須支付的費用。

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

## Cross-section Plan A-A1
## 橫截面圖 A-A1

Key Plan 指示圖




Legend
圖例

Boundary of the Development
發展項目的界線

The Level of the Lowest Residential Floor
最低住宅樓層水平

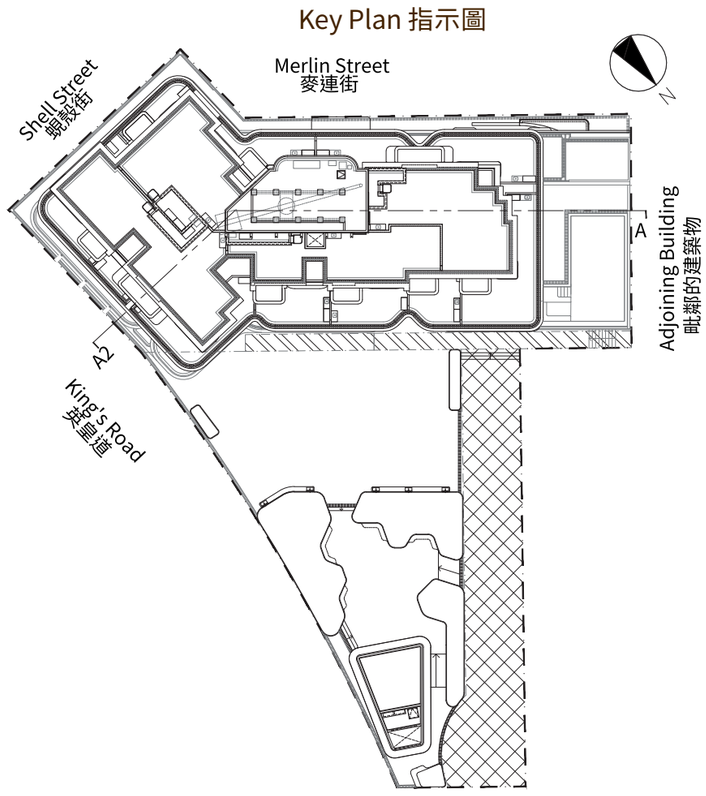
1. The part of Shell Street adjacent to the building is 5.73 metres to 6.09 metres above the Hong Kong Principal Datum.
2. ▽ Denotes height (in metres) above the Hong Kong Principal Datum (mPD).

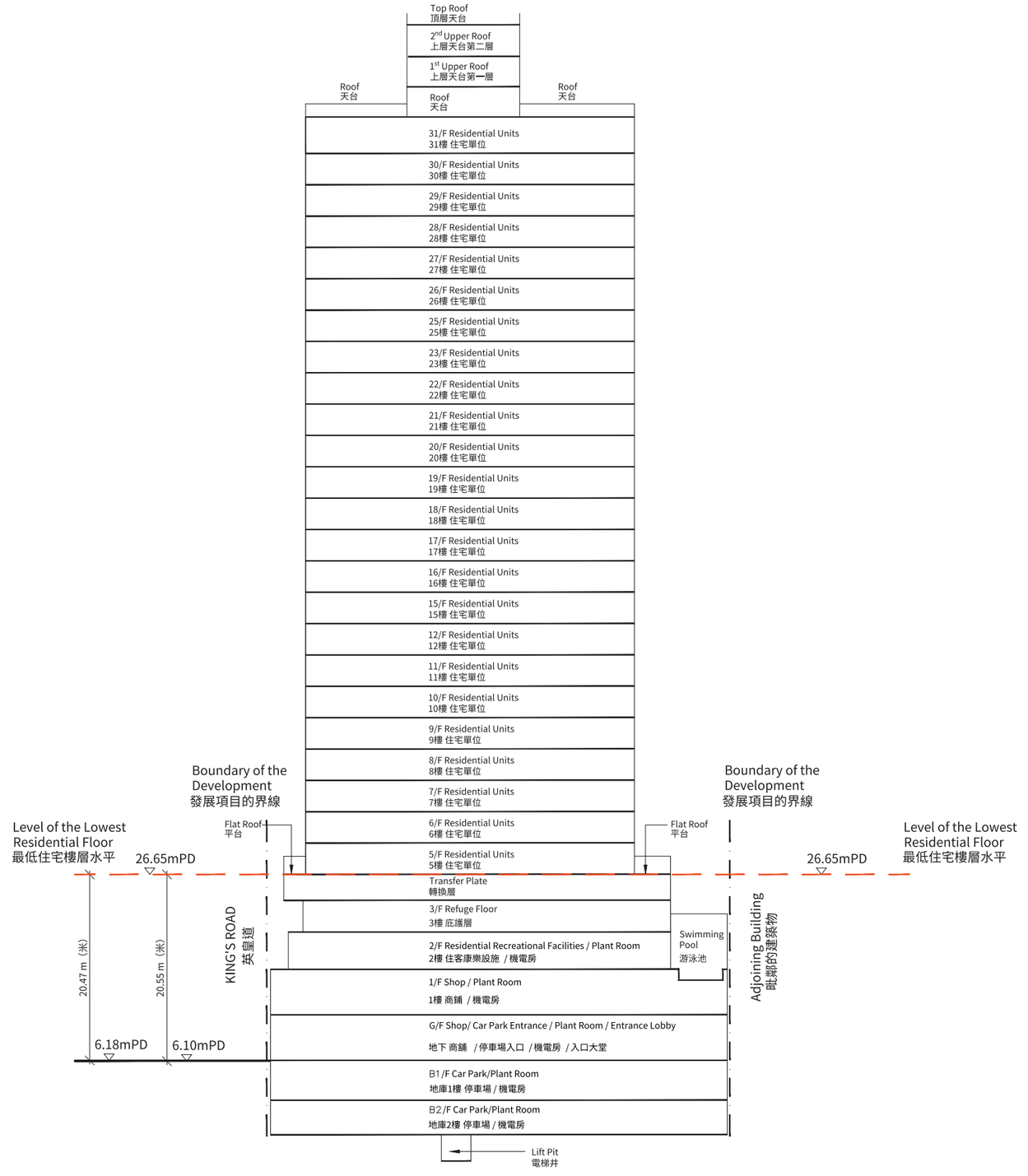
1. 毗鄰建築物的一段蜆殼街為香港主水平基準以上5.73米至6.09米。
2. ▽ 為香港主水平基準以上高度(米) 。

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

## Cross-section Plan A-A2
## 橫截面圖 A-A2

Key Plan 指示圖




Legend
圖例

Boundary of the Development
發展項目的界線

The Level of the Lowest Residential Floor
最低住宅樓層水平

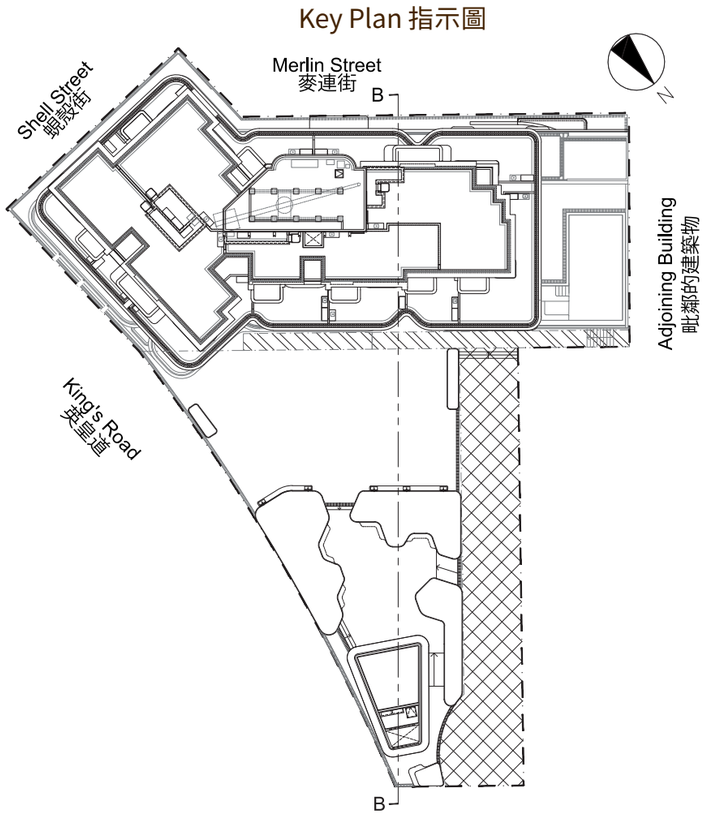
1. The part of King's Road adjacent to the building is 6.10 metres to 6.18 metres above the Hong Kong Principal Datum.
2. ▽ Denotes height (in metres) above the Hong Kong Principal Datum (mPD).

1. 毗鄰建築物的一段英皇道為香港主水平基準以上6.10米至6.18米。
2. ▽ 為香港主水平基準以上高度(米) 。

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

## Cross-section Plan B-B
## 橫截面圖 B-B

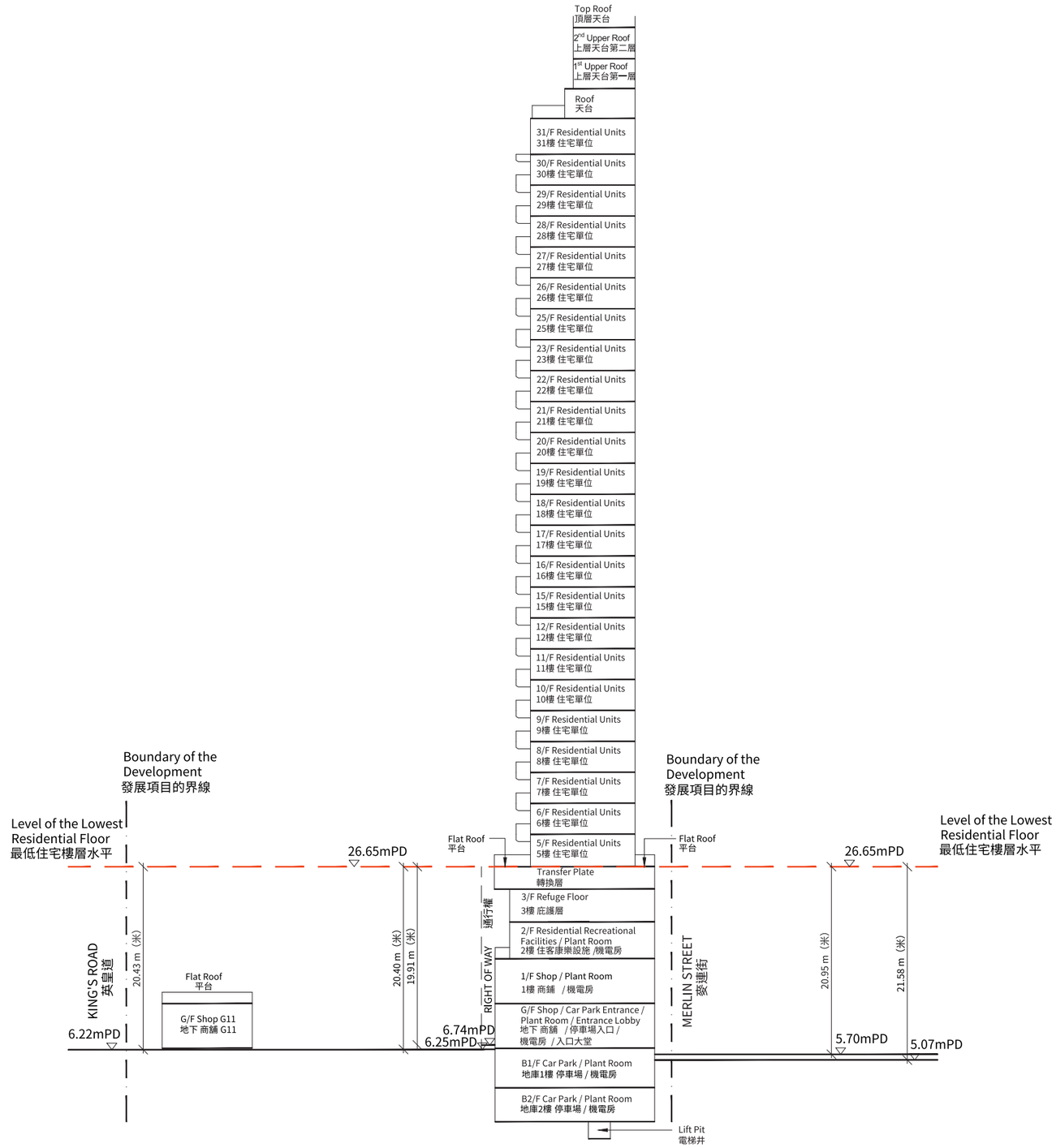
Key Plan 指示圖




Legend
圖例

Boundary of the Development
發展項目的界線

The Level of the Lowest Residential Floor
最低住宅樓層水平



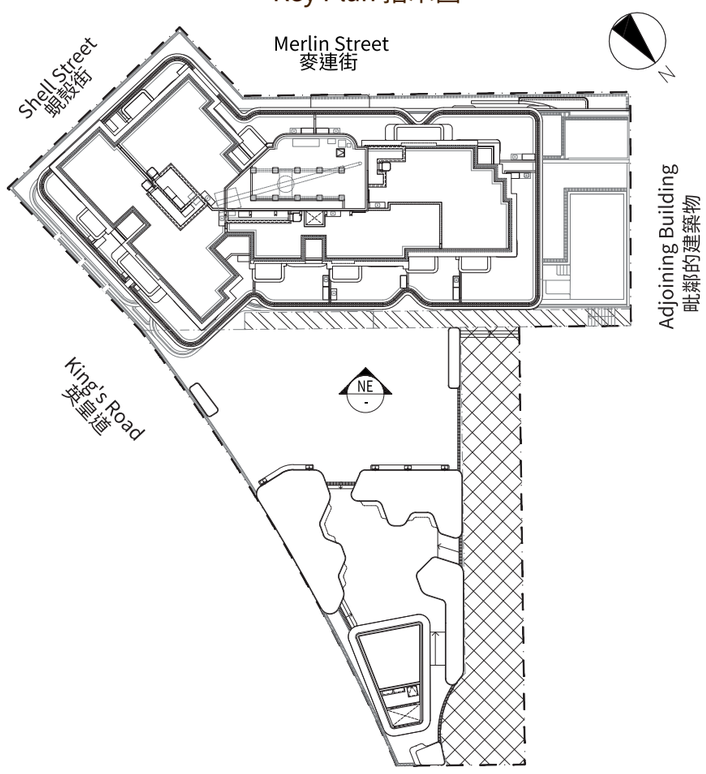

1. The part of Merlin Street adjacent to the building is 5.07 metres to 5.70 metres above the Hong Kong Principal Datum.
2. The part of right of way adjacent to the building (hatched black in Key Plan) is 6.25 metres to 6.74 metres above the Hong Kong Principal Datum.
3. The part of right of way adjacent to the building (cross-hatched black in Key Plan) is 6.25 metres to 6.74 metres above the Hong Kong Principal Datum.
4. The part of King's Road adjacent to the building is 6.22 metres above the Hong Kong Principal Datum.
5. ▽ Denotes height (in metres) above the Hong Kong Principal Datum (mPD).

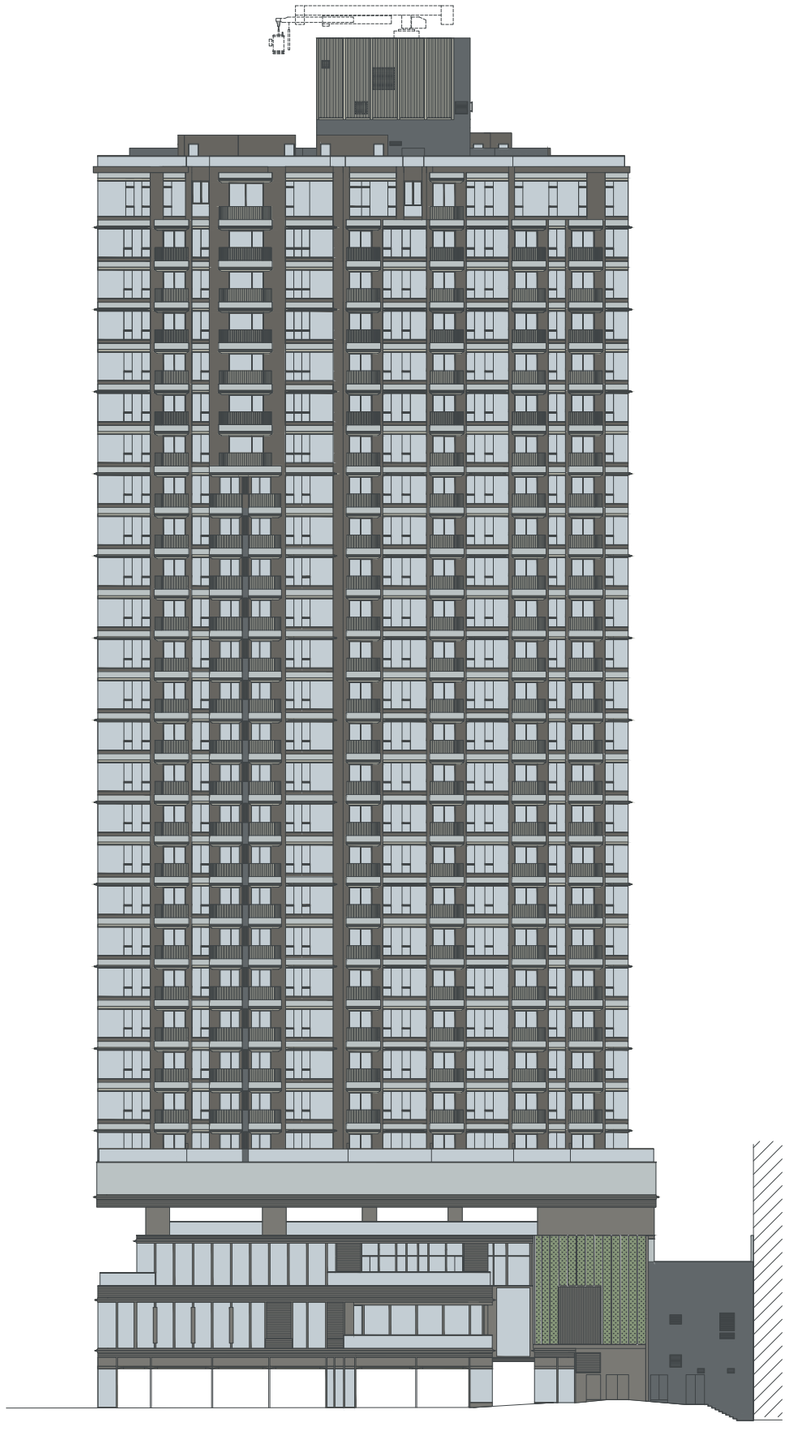
1. 毗鄰建築物的一段麥連街為香港主水平基準以上5.07米至5.70米。
2. 毗鄰建築物的一段通行權(示意圖間黑斜線顯示)為香港主水平基準以上6.25米至6.74米。
3. 毗鄰建築物的一段通行權(示意圖間黑交叉線顯示)為香港主水平基準以上6.25米至6.74米。
4. 毗鄰建築物的一段英皇道為香港主水平基準以上6.22米。
5. ▽ 為香港主水平基準以上高度(米) 。

# ELEVATION PLAN
# 立面圖

## North-East Elevation
## 東北立面圖

Key Plan 指示圖



Legend
圖例

Boundary of the Development
發展項目的界線

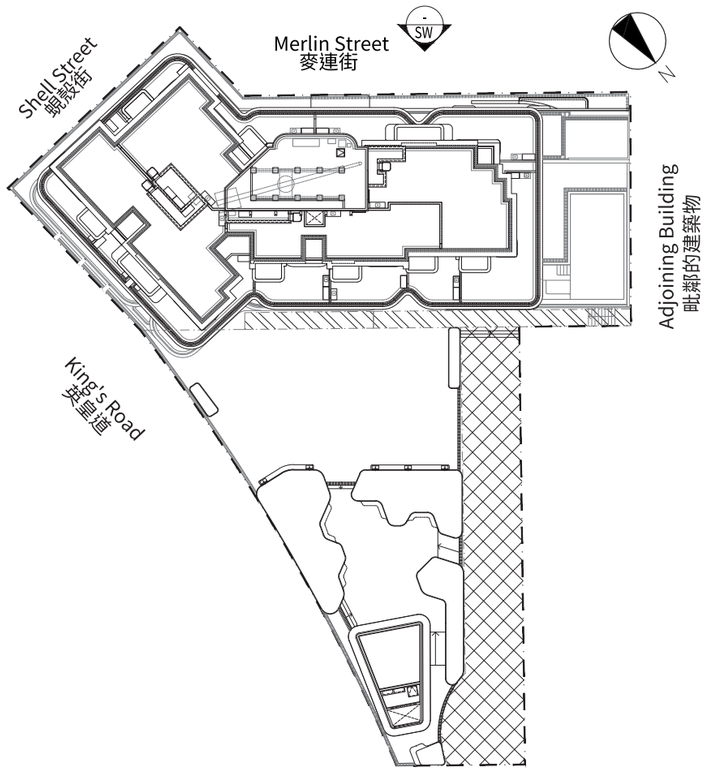
Authorized Person for the Development certified that the elevations shown on these plans:
1. are prepared on the basis of the approved building plans for the Development as of 12 June 2025; and
2. are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖所顯示的立面：
1. 以2025年6月12日的情況為準的發展項目的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。

# ELEVATION PLAN
# 立面圖

## South-West Elevation
## 西南立面圖

Key Plan 指示圖






Legend
圖例

Boundary of the Development
發展項目的界線

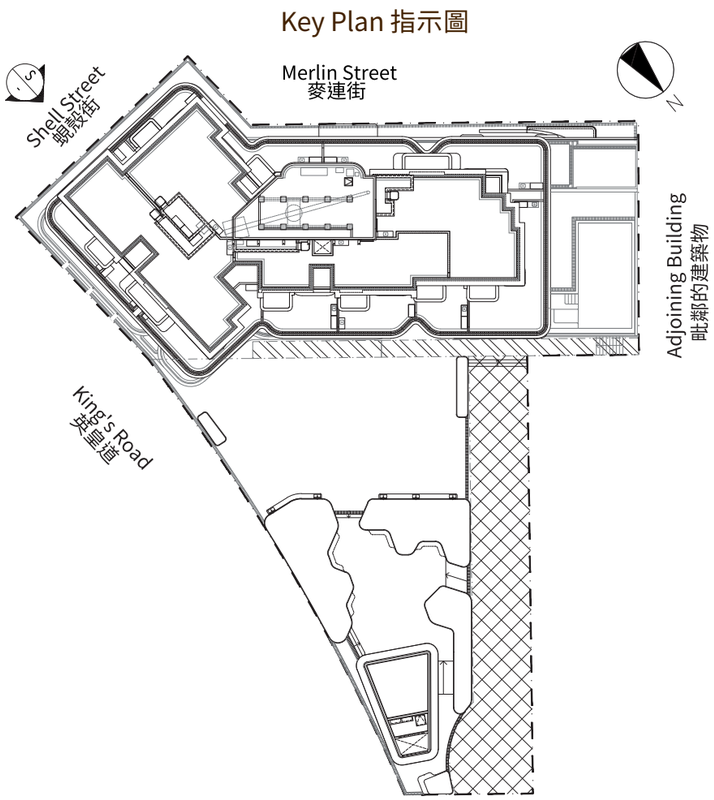
Authorized Person for the Development certified that the elevations shown on these plans:
1. are prepared on the basis of the approved building plans for the Development as of 25 September 2025; and
2. are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖所顯示的立面：
1. 以2025年9月25日的情況為準的發展項目的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。

# ELEVATION PLAN
# 立面圖

## South Elevation
## 南立面圖

Key Plan 指示圖






Legend
圖例

Boundary of the Development
發展項目的界線

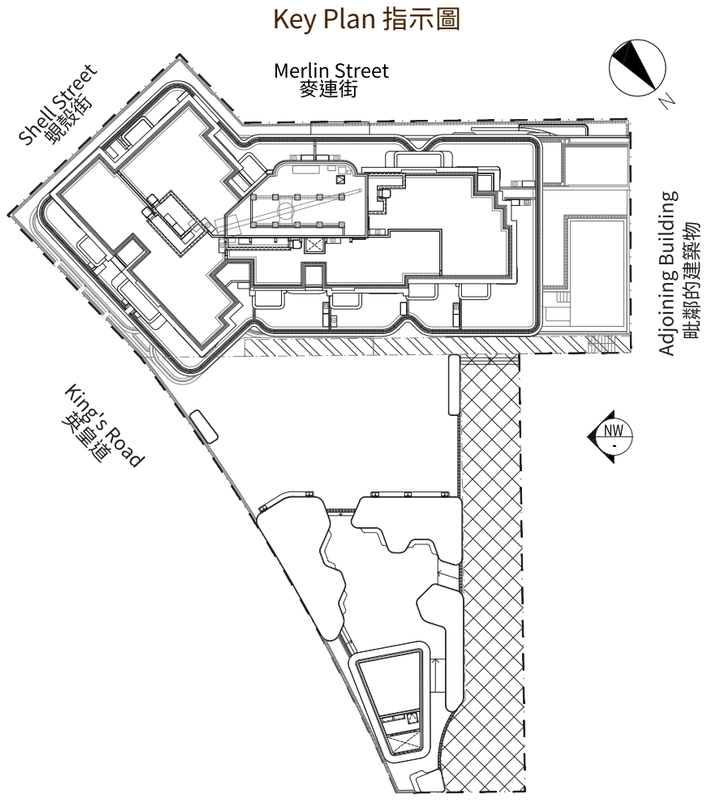
Authorized Person for the Development certified that the elevations shown on these plans:
1. are prepared on the basis of the approved building plans for the Development as of 25 September 2025; and
2. are in general accordance with the outward appearance of the Development.

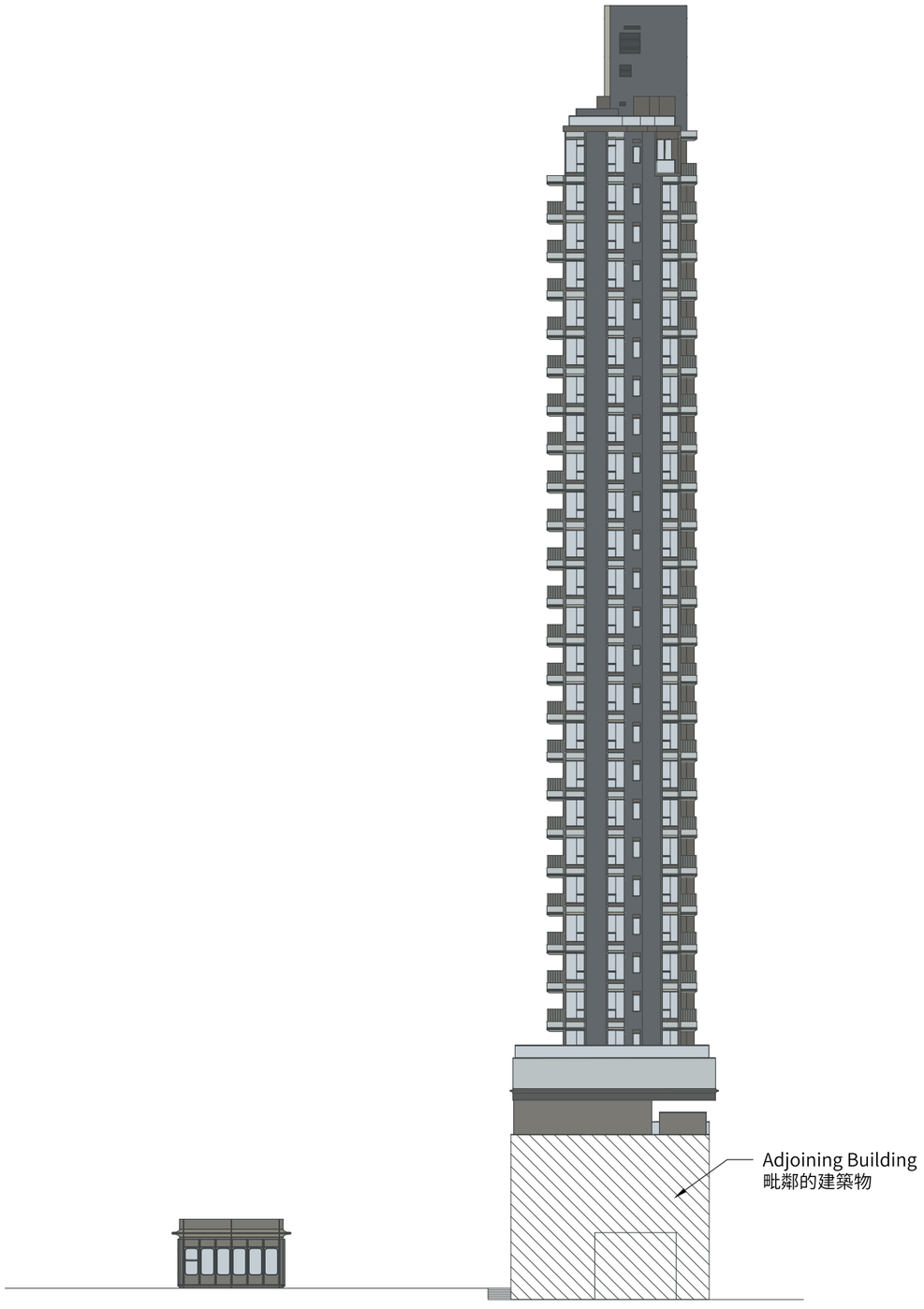
發展項目的認可人士證明本圖所顯示的立面：
1. 以2025年9月25日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
2. 大致上與發展項目的外觀一致。

# ELEVATION PLAN
# 立面圖

## North-West Elevation
## 西北立面圖

Key Plan 指示圖




Legend
圖例

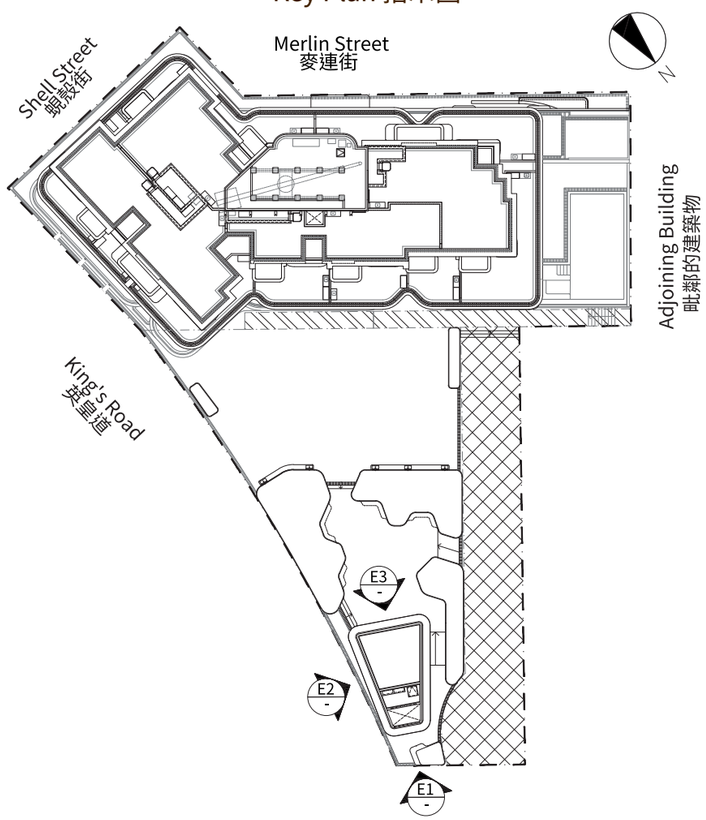
Boundary of the Development
發展項目的界線

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發展項目的認可人士證明本圖所顯示的立面：
1. 以2025年9月25日的情況為準的發展項目的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。

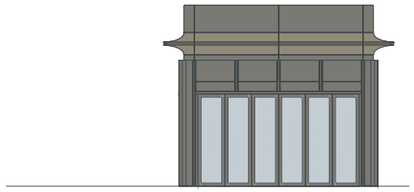
# ELEVATION PLAN
# 立面圖

## Key Plan 指示圖

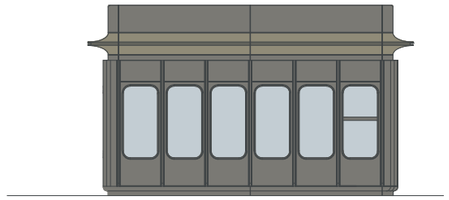



Legend
圖例

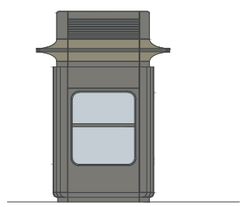
Boundary of the Development
發展項目的界線



E3-Elevation3
立面圖3



E2-Elevation2
立面圖2



E1-Elevation1
立面圖1

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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9月25日的情況為準的發展項目的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。

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

| Category of Common Facilities<br>公用設施的類別 | Covered Area<br>有上蓋遮蓋面積 | | Uncovered Area<br>沒有上蓋遮蓋面積 | | Total Area<br>總面積 | |
|---|---|---|---|---|---|---|
| | sq. m. 平方米 | sq. ft. 平方呎 | sq. m. 平方米 | sq. ft. 平方呎 | sq. m. 平方米 | sq. ft. 平方呎 |
| Residents' Clubhouse<br>(including any recreational facilities for residents' use)<br>住客會所 (包括供住客使用的任何康樂設施) | 449.925 | 4843 | 103.107 | 1110 | 553.032 | 5953 |
| 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<br>(whether known as a communal sky garden or otherwise)<br>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<br>(不論是稱為公用空中花園或有其他名稱) | Not Applicable<br>不適用 | | Not Applicable<br>不適用 | | Not Applicable<br>不適用 | |
| Communal garden or play area for residents' use below the lowest residential floor of a building in the Development<br>(whether known as a covered and landscaped play area or otherwise)<br>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<br>(不論是稱為有蓋及園景的遊樂場或有其他名稱) | 142.191 | 1531 | 173.014 | 1862 | 315.205 | 3393 |

Note : Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded off to the nearest square foot.
備註 : 以平方呎顯示之面積均依據 1 平方米=10.764平方呎換算，並以四捨五入至整數。

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

1. The address of the website on which copies of the outline zoning plans relating to the Development are available is www.ozp.tpb.gov.hk.
2. A copy of the latest draft of every deed of mutual covenant in respect of the specified residential properties in the Development 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 property is offered to be sold.
3. The inspection is free of charge.

1. 備有關於發展項目的分區計畫大綱圖的文本供閱覽的互聯網網站的網址為www.ozp.tpb.gov.hk。
2. 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存放在指明住宅物業的售樓處，以供閱覽。
3. 無須為閱覽付費。

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

## 1. EXTERIOR FINISHES

| Item | | Description | |
|---|---|---|---|
| (a) | External wall | Type of finishes | Podium : stone cladding, curtain wall, glass wall, glass balustrade, metal grille, metal cladding, metal feature, metal louvre, tiles, natural and artificial green wall |
| | | | Tower : curtain wall, aluminium window, glass balustrade, metal grille, metal cladding, metal feature, metal louvre, stone cladding, tiles and paint |
| (b) | Window | Material of Frame | Aluminium window frames finished with fluorocarbon coating |
| | | Material of Glass | Insulated-Glass-Unit (IGU) with low-emissivity coating, tempered glass for kitchen (except open kitchen) in units on 5/F-30/F, tempered obscure glass for bathroom in Units A on 5/F-23/F, lavatory in Units A on 25/F-30/F, bathroom1 in Unit A on 31/F and master bathroom in Unit C on 31/F, IGU with low-emissivity coating and tempered obscure glass for master bathroom in Unit A on 31/F |
| (c) | Bay window | Material | Not Applicable |
| | | Finishes of Window Sill | Not Applicable |
| (d) | Planter | Type of finishes | Not Applicable |
| (e) | Verandah or balcony | Type of finishes of balcony | Balustrade : Aluminium grille and cladded aluminium on curb |
| | | | Floor : Tiles |
| | | | Wall : Aluminium cladding |
| | | | Ceiling : Aluminium ceiling panel |
| | | Whether balcony is covered | Yes |
| | | Verandah | Not Applicable |
| (f) | Drying facilities for clothing | Type | Not Applicable |
| | | Material | Not Applicable |

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

## 1. 外部裝修物料

| 細項 | | 描述 | |
|---|---|---|---|
| (a) | 外牆 | 裝修物料的類型 | 基座 : 石飾板、玻璃幕牆、玻璃牆、玻璃圍欄、金屬格柵、金屬飾板、金屬裝飾、金屬百葉、磚、天然及仿真綠化牆 |
| | | | 住宅大樓 : 玻璃幕牆、鋁窗、玻璃圍欄、金屬格柵、金屬飾板、金屬裝飾、金屬百葉、石飾板、磚及油漆 |
| (b) | 窗 | 框的用料 | 鋁質氟化碳塗層窗框 |
| | | 玻璃的用料 | 雙層中空玻璃配低輻射鍍膜，強化玻璃於5樓至30樓單位廚房(開放式廚房除外)，磨砂強化玻璃於 5樓至23樓A單位浴室、25樓至30樓A單位洗手間、31樓A單位浴室1及31樓C單位主人浴室，雙層中空玻璃配低輻射鍍膜及磨砂強化玻璃於31樓A單位主人浴室 |
| (c) | 窗台 | 用料 | 不適用 |
| | | 窗台板的裝修物料 | 不適用 |
| (d) | 花槽 | 裝修物料的類型 | 不適用 |
| (e) | 陽台或露台 | 露台裝修物料的類型 | 圍欄 : 鋁格柵及圍邊以金屬飾板作飾面 |
| | | | 地板 : 磚 |
| | | | 牆壁 : 鋁飾板 |
| | | | 天花板 : 鋁質天花板 |
| | | 露台是否有蓋 | 是 |
| | | 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、14樓及24樓。

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

## 2. INTERIOR FINISHES

| Item | | Description | | | | |
|---|---|---|---|---|---|---|
| | | | | Wall | Floor | Ceiling |
| (a) | Lobby | Type of Finishes | **Lift Lobby on B1/F** | Plastic laminate, metal and glass | Tiles and metal | Gypsum board false ceiling with emulsion paint |
| | | | **Lift Lobby on B2/F** | Plastic laminate, metal and glass | Tiles and metal | Gypsum board false ceiling with emulsion paint |
| | | | **Residential Entrance Lobby on G/F** | Natural stone, metal and glass | Natural stone | Gypsum board false ceiling with emulsion paint and wood veneer |
| | | | **Lift Lobby on 2/F** | Natural stone, metal and glass | Natural stone | Gypsum board false ceiling with emulsion paint and wood veneer |
| | | | **Lift Lobby on 3/F** | Tiles | Tiles and metal | Gypsum board false ceiling with emulsion paint |
| | | | **Lift Lobby on Residential Floor** | Natural stone, plastic laminate, metal and glass | Tiles and metal | Gypsum board false ceiling with emulsion paint and plastic laminate |

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

## 2. 室內裝修物料

| 細項 | | 描述 | | | | |
|---|---|---|---|---|---|---|
| | | | | 牆壁 | 地板 | 天花板 |
| (a) | 大堂 | 裝修物料的類型 | **地庫1樓升降機大堂** | 膠板、金屬及玻璃 | 磚及金屬 | 石膏板假天花髹乳膠漆 |
| | | | **地庫2樓升降機大堂** | 膠板、金屬及玻璃 | 磚及金屬 | 石膏板假天花髹乳膠漆 |
| | | | **地下住宅入口大堂** | 天然石、金屬及玻璃 | 天然石 | 石膏板假天花髹乳膠漆及木皮 |
| | | | **2樓升降機大堂** | 天然石、金屬及玻璃 | 天然石 | 石膏板假天花髹乳膠漆及木皮 |
| | | | **3樓升降機大堂** | 磚 | 磚及金屬 | 石膏板假天花髹乳膠漆 |
| | | | **住宅層升降機大堂** | 天然石、膠板、金屬及玻璃 | 磚及金屬 | 石膏板假天花髹乳膠漆及膠板 |

備註：不設4樓、13樓、14樓及24樓。

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

## 2. INTERIOR FINISHES

| | | | | Wall | Ceiling |
|---|---|---|---|---|---|
| (b) | Internal wall and ceiling | Type of Finishes | Living and Dining room | All units except the units listed below:<br>Emulsion paint<br>Units A on 5/F-23/F and Units C on 5/F-30/F:<br>Emulsion paint and plastic laminate<br>Units E, G, and K on 5/F-30/F:<br>Emulsion paint, metal and mirror<br>Units B, F and J on 5/F-30/F:<br>Emulsion paint<br>Unit A on 31/F:<br>Emulsion paint, wood veneer and plastic laminate<br>Unit D on 31/F:<br>Special paint and plastic laminate | All units except the units listed below:<br>Finished with emulsion paint. Partly equipped with gypsum board false ceiling and bulkhead.<br>Unit D on 31/F:<br>Finished with special paint and plastic laminate. Partly equipped with gypsum board false ceiling and bulkhead. |
| | | | Bedroom | All units except the units listed below:<br>Finished with emulsion paint. Partly equipped with gypsum board false ceiling and bulkhead.<br>Unit A on 31/F:<br>Finished with emulsion paint, wood veneer and plastic laminate. Partly equipped with gypsum board false ceiling and bulkhead.<br>Unit D on 31/F:<br>Finished with special paint. Partly equipped with gypsum board false ceiling and bulkhead. | |

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

## 2. 室內裝修物料

| | | | | 牆壁 | 天花板 |
|---|---|---|---|---|---|
| (b) | 內牆及天花板 | 裝修物料的類型 | 客廳及飯廳 | 除下列單位外的所有單位：<br>乳膠漆<br>5樓至23樓A單位及5樓至30樓C單位：<br>乳膠漆及膠板<br>5樓至30樓E、G 及K單位：<br>乳膠漆、金屬及鏡<br>5樓至30樓B、F 及J單位：<br>乳膠漆、膠板、金屬及鏡<br>31樓A單位：<br>乳膠漆、木皮及膠板<br>31樓D單位：<br>特色油漆及膠板 | 除下列單位外的所有單位：<br>髹乳膠漆。部分位置裝設石膏板假天花及假陣。<br>31樓D單位：<br>髹特色油漆及膠板。部分位置裝設石膏板假天花及假陣。 |
| | | | 睡房 | 除下列單位外的所有單位：<br>髹乳膠漆。部分位置裝設石膏板假天花及假陣。<br>31樓A單位：<br>髹乳膠漆、木皮及膠板。部分位置裝設石膏板假天花及假陣。<br>31樓D單位：<br>髹特色油漆。部分位置裝設石膏板假天花及假陣。 | |

備註：不設4樓、13樓、14樓及24樓。

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

## 2. INTERIOR FINISHES

| | | | | Floor | Skirting |
|---|---|---|---|---|---|
| (c) | Internal floor | Material | Living and Dining room | All units except units on 31/F: Engineered timber flooring. Floor border along glass door to balcony and utility platform and flat roof are finished with natural stone and metal. All units on 31/F: Engineered timber flooring, natural stone and metal | Timber skirting |
| | | | Bedroom | Engineered timber flooring. Floor border along glass door to flat roof in Unit C of 31/F are finished with natural stone and metal. | Timber skirting |

| | | | Wall | Floor | Ceiling |
|---|---|---|---|---|---|
| (d) | Bathroom | Type of finishes (Exposed surfaces) | All bathroom of all units except units on 31/F : Tiles, natural stone and metal All bathroom of all units on 31/F : Natural stone and metal | All bathroom of all units except units on 31/F : Tiles and natural stone All bathroom of all units on 31/F : Natural stone | Gypsum board false ceiling with emulsion paint |
| | | Whether the wall finishes run up to the ceiling | Run up to false ceiling level | | |

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

## 2. 室內裝修物料

| | | | | 地板 | 牆腳線 |
|---|---|---|---|---|---|
| (c) | 內部地板 | 用料 | 客廳及飯廳 | 所有單位，31樓單位除外：複合木地板。沿露台和工作平台及平台玻璃門之地台圍邊部分鋪砌天然石及金屬 31樓所有單位：複合木地板，天然石及金屬 | 木腳線 |
| | | | 睡房 | 複合木地板。31樓C單位之沿平台玻璃門之地台圍邊部分鋪砌天然石及金屬 | 木腳線 |

| | | | 牆壁 | 地板 | 天花板 |
|---|---|---|---|---|---|
| (d) | 浴室 | 裝修物料的類型(外露表面) | 所有單位的所有浴室，31樓單位除外：磚，天然石及金屬 31樓所有單位的所有浴室：天然石及金屬 | 所有單位的所有浴室，31樓單位外：磚及天然石 31樓所有單位的所有浴室：天然石 | 石膏板假天花髹乳膠漆 |
| | | 牆壁的裝修物料是否鋪至天花板 | 鋪砌至假天花高度 | | |

備註：不設4樓、13樓、14樓及24樓。

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

## 2. INTERIOR FINISHES

| Item | | Description | | | | |
|---|---|---|---|---|---|---|
| | | | Wall | Floor | Ceiling | Cooking Bench |
| (e) | Kitchen | **Type of finishes (Exposed surfaces)** | Kitchen at Units A, C, D, H and L on all floors except 31/F : Tiles, reconstituted stone and metal (except areas covered by kitchen cabinet) | Kitchen at Units A, C, D, H and L on all floors except 31/F : Tiles (except areas covered by kitchen cabinet) | Gypsum board false ceiling with emulsion paint | Reconstituted stone |
| | | | Open kitchen at Units B, E, F, G, J and K on all floors except 31/F : Emulsion paint, metal and reconstituted stone (except areas covered by kitchen cabinet) | Open kitchen at Units B, E, F, G, J and K on all floors except 31/F : Engineering timber flooring (except areas covered by kitchen cabinet) | | |
| | | | Kitchen of all units on 31/F : Tiles, natural stone and metal (except areas covered by kitchen cabinet) | Kitchen of all units on 31/F : Natural stone (except areas covered by kitchen cabinet) | | |
| | | **Whether the wall finishes run up to the ceiling** | Run up to false ceiling level | | | |

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

## 2. 室內裝修物料

| 細項 | | 描述 | | | | |
|---|---|---|---|---|---|---|
| | | | 牆壁 | 地板 | 天花板 | 灶台 |
| (e) | 廚房 | **裝修物料的類型 (外露表面)** | 除31樓外所有樓層之A、C、D、H及L單位的廚房：磚、人造石及金屬 (廚櫃背除外) | 除31樓外所有樓層之A、C、D、H及L單位的廚房：磚 (廚櫃背除外) | 石膏板假天花髹乳膠漆 | 人造石 |
| | | | 除31樓外所有樓層之B、E、F、G、J及K單位的開放式廚房：乳膠漆、金屬及人造石 (廚櫃背除外) | 除31樓外所有樓層之B、E、F、G、J及K單位的開放式廚房：複合木地板 (廚櫃背除外) | | |
| | | | 31樓所有單位的廚房：磚、天然石及金屬 (廚櫃背除外) | 31樓所有單位的廚房：天然石 (廚櫃背除外) | | |
| | | **牆壁的裝修物料是否鋪至天花板** | 鋪砌至假天花高度 | | | |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Material | Finishes | Accessories |
| (a) | Doors | Main entrance door | Solid core fire rated timber door | Plastic laminate, metal and wood veneer | Electronic lockset with handle, concealed door closer, door viewer, concealed security door chain, door stopper and concealed door hinges |
| | | Balcony and Utility Platform door | Aluminium framed glass sliding door | Glass and aluminium | Sliding door track set and lockset with handle |
| | | Flat Roof door for Units on 5/F | Aluminium framed glass sliding door | Glass and aluminium | Sliding door track set and lockset with handle |
| | | Flat Roof door for Units A, C and D on 31/F | Aluminium framed glass sliding door | Glass and aluminium | Sliding door track set and lockset with handle |
| | | Flat Roof door for Unit B on 31/F | Aluminium framed glass door | Glass and aluminium | Door Hinge and lockset with handle |
| | | | Aluminium framed glass sliding door | Glass and aluminium | Sliding door track set and lockset with handle |
| | | Roof door | Aluminium framed glass door | Glass and aluminium | Door Hinge and lockset with handle |
| | | Bedroom door | Hollow core timber door | Plastic laminate and wood veneer | Lockset with handle, door stopper and door hinges |
| | | Store Room door (All Units Except 31/F) | Hollow core timber door with metal louvre | Plastic laminate and wood veneer | Lockset with handle, door stopper and door hinges |
| | | Store Room door for All Units on 31/F | Hollow core timber door | Plastic laminate and wood veneer | Lockset with handle, door stopper and door hinges |
| | | Kitchen door (except open kitchen) | Kitchen at Units A on all floors, Units L on 5/F to 30/F and Unit B on 31/F: Solid core fire rated timber door | Plastic laminate, wood veneer, metal and glass | Door handle, door closer, door stopper and door hinges |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 用料 | 裝修物料 | 配件 |
| (a) | 門 | 單位大門 | 實心防火木門 | 膠板、金屬及木皮 | 電子門鎖連把手、隱藏式氣鼓、防盜眼、隱藏式防盜鍊、門頂及隱藏式門鉸 |
| | | 露台及工作平台門 | 鋁框玻璃趟門 | 玻璃及鋁 | 趟門軌道及門鎖連把手 |
| | | 5樓單位的平台門 | 鋁框玻璃趟門 | 玻璃及鋁 | 趟門軌道及門鎖連把手 |
| | | 31樓A、C及D單位的平台門 | 鋁框玻璃趟門 | 玻璃及鋁 | 趟門軌道及門鎖連把手 |
| | | 31樓B單位的平台門 | 鋁框玻璃門 | 玻璃及鋁 | 門鉸及門鎖連把手 |
| | | | 鋁框玻璃趟門 | 玻璃及鋁 | 趟門軌道及門鎖連把手 |
| | | 天台門 | 鋁框玻璃門 | 玻璃及鋁 | 門鉸及門鎖連把手 |
| | | 睡房門 | 空心木門 | 膠板及木皮 | 門鎖連把手、門頂及門鉸 |
| | | 儲物室門(除31樓所有單位外) | 空心木門配金屬百葉 | 膠板及木皮 | 門鎖連把手、門頂及門鉸 |
| | | 31樓單位的儲物室門 | 空心木門 | 膠板及木皮 | 門鎖連把手、門頂及門鉸 |
| | | 廚房門(開放式廚房除外) | 所有樓層的A單位，5樓至30樓L單位及31樓B單位的廚房：實心防火木門 | 膠板、木皮、金屬及玻璃 | 門把手、氣鼓、門頂及門鉸 |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Material | Finishes | Accessories |
| (a) | Doors | Kitchen door (except open kitchen) | Kitchen at Unit H on all floors: Hollow core timber sliding door | Plastic laminate, wood veneer, metal and glass | Sliding door track set |
| | | | All kitchen except Units A on all floors, Units L on 5/F to 30/F,Unit B on 31/F and Unit H on all floors: Hollow core timber door | Wood veneer, metal and glass | Door handle, door closer, door stopper and door hinges |
| | | Bathroom door | Hollow core timber door with metal louvre | Plastic laminate, wood veneer and metal | Lockset with handle, door stopper and door hinges |
| | | Lavatory door | Metal framed glass folding door with metal louvre | Frosted glass and aluminum | Lockset |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 用料 | 裝修物料 | 配件 |
| (a) | 門 | 廚房門 (開放式廚房除外) | 所有樓層的H單位的廚房：<br>空心木趟門 | 膠板、木皮、金屬及玻璃 | 趟門軌道 |
| | | | 所有單位除了所有樓層的A單位，5樓至30樓L單位，31樓A單位，31樓B單位及所有樓層的H單位的廚房：<br>空心木門 | 木皮、金屬及玻璃 | 門把手、氣鼓、門頂及門鉸 |
| | | 浴室門 | 空心木門配金屬百葉 | 膠板、木皮及金屬 | 門鎖連把手、門頂及門鉸 |
| | | 洗手間門 | 金屬框玻璃摺門配金屬百葉 | 磨砂玻璃及鋁 | 門鎖 |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Fittings and equipment | Type | Material |
| (b) | Bathroom | (i) Type and material of fittings and equipment | Cabinet | Basin countertop | Natural stone |
| | | | | Basin cabinet | All units except the units listed below:<br>Wooden cabinet with metal and plastic laminate<br>All Units on 31/F:<br>Natural stone with metal |
| | | | | Mirror cabinet | All units except the units listed below:<br>Wooden cabinet with metal, plastic laminate, glass and mirror<br>All Units on 31/F:<br>Wooden cabinet with metal, wood veneer, special paint, glass and mirror |
| | | | Bathroom fittings | Wash basin mixer | Physical Vapor Deposition brush bronze coating |
| | | | | Water closet | Vitreous china |
| | | | | Wash basin | All units except the units listed below:<br>Vitreous china<br>All Units on 31/F:<br>Reconstituted stone |
| | | | | Paper holder | Physical Vapor Deposition brush bronze coating |
| | | | | Shelf | Natural stone |
| | | | | Towel hook | Physical Vapor Deposition brush bronze coating |
| | | | | Towel rail | Physical Vapor Deposition brush bronze coating |
| | | | Bathroom appliances | For the brand name and model number appliances, please refer to the "Appliances Schedule" | |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 裝置及設備 | 類型 | 用料 |
| (b) | 浴室 | (i) 裝置及設備的類型及用料 | 櫃 | 洗手盆檯面 | 天然石 |
| | | | | 洗手盆櫃 | 除下列單位外的所有單位：<br>木製櫃配金屬及膠板<br>31樓所有單位：<br>天然石配金屬 |
| | | | | 鏡櫃 | 除下列單位外的所有單位：<br>木製櫃配金屬、膠板、玻璃及鏡<br>31樓所有單位：<br>木製櫃配金屬、木皮、特色油漆、玻璃及鏡 |
| | | | 浴室裝置 | 洗手盆水龍頭 | 物理氣相沉積拉絲青銅色塗層 |
| | | | | 坐廁 | 陶瓷 |
| | | | | 洗手盆 | 除下列單位外的所有單位：<br>陶瓷<br>31樓所有單位：<br>人造石 |
| | | | | 廁紙架 | 物理氣相沉積拉絲青銅色塗層 |
| | | | | 層架 | 天然石 |
| | | | | 毛巾掛鉤 | 物理氣相沉積拉絲青銅色塗層 |
| | | | | 毛巾架 | 物理氣相沉積拉絲青銅色塗層 |
| | | | 浴室設備 | 有關設備之品牌及型號，請參閱「設備說明表」 | |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Fittings and equipment | Type | Material |
| (b) | Bathroom | (ii) Type and material of water supply system | | Please refer to "3.(j) Water Supply" below | |
| | | (iii) Type and material of bathing facilities (including shower or bath tub, if applicable) | Shower | Shower set | Physical Vapor Deposition brush bronze coating |
| | | | | Shower compartment | Tempered glass |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 裝置及設備 | 類型 | 用料 |
| (b) | 浴室 | (ii) 供水系統的類型及用料 | | 請參閱下文「3. (j) 供水」一欄 | |
| | | (iii) 沐浴設施 (包括花灑或浴缸 (如適用的話)) | 花灑 | 花灑套裝 | 物理氣相沉積拉絲青銅色塗層 |
| | | | | 淋浴間 | 強化玻璃 |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Fittings and equipment | Type | Material |
| (b) | Bathroom | (iii) Type and material of bathing facilities (including shower or bath tub, if applicable) | Bathtub | Bathtub | Enamelled steel |
| | | (iv) Size of bath tub (if applicable) | | Master Bathroom at Units A on 25/F to 30/F : Bathtub size L1700 x W750;<br>Master Bathroom at Units A, B, C and D on 31/F and Bathroom 1 at Unit A on 31/F : Bathtub size L1500 x W750 | |
| | | | Material | | |
| (c) | Kitchen | (i) Sink unit | Stainless steel | | |
| | | (ii) Water supply system | Copper water pipes for both hot and cold water | | |
| | | | Material | Finishes | |
| | | (iii) Kitchen cabinet | Timber cabinet | All units except the units listed below: Plastic laminate and metal<br>All Units on 31/F: Plastic laminate, lacquer and metal | |
| | | (iv) Type of all other fittings and equipment | All units with open kitchen are fitted with the following fire services installations and equipment: Sprinkler heads in the open kitchen and smoke detectors near open kitchen | | |
| | | | Sink mixer finished with matt black lacquer coating | | |
| | | | For the appliances brand name and model number, please refer to the "Appliances Schedule" | | |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 裝置及設備 | 類型 | 用料 |
| (b) | 浴室 | (iii) 沐浴設施 (包括花灑或浴缸 (如適用的話)) | 浴缸 | 浴缸 | 鋼瓷釉 |
| | | (iv) 浴缸大小 (如適用的話) | | 25樓至30樓A單位主人浴室：<br>浴缸尺寸 L1700 x W750;<br>31樓A、B、C及D單位主人浴室及31樓A單位浴室1：<br>浴缸尺寸 L1500 x W750 | |
| | | | 用料 | | |
| (c) | 廚房 | (i) 洗滌盆 | 不銹鋼 | | |
| | | (ii) 供水系統 | 冷熱水喉均為銅喉 | | |
| | | | 用料 | 裝修物料 | |
| | | (iii) 廚櫃 | 木製櫃 | 除下列單位外的所有單位：<br>膠板及金屬<br>31樓所有單位：<br>膠板、焗漆及金屬 | |
| | | (iv) 所有其他裝置及設備的類型 | 所有開放式廚房的單位配置以下消防裝置及設備：<br>開放式廚房內的消防花灑頭及開放式廚房附近的煙霧感應器 | | |
| | | | 清漆黑色塗層水龍頭 | | |
| | | | 有關設備之品牌及型號，請參閱「設備說明表」 | | |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Fittings | Type | Material |
| (d) | Bedroom | Type and material of Fittings (including built-in wardrobe) | Built-in wardrobe | All units except the units listed below: Not Applicable<br>Unit A and D on 31/F: Built-in wardrobe | Unit A on 31/F: Master Bedroom: Wood veneer, plastic laminate, metal and glass<br>Bedroom 1: Wood veneer and plastic laminate<br>Bedroom 3: Wood veneer and plastic laminate<br>Unit D on 31/F Master Bedroom: Wood veneer and plastic laminate<br>Bedroom 1: Wood veneer and plastic laminate<br>Bedroom 2: Wood veneer and plastic laminate |
| | | | Other fittings | Not Applicable | Not Applicable |
| (e) | Telephone | Location and number of connection points | Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Properties" | | |
| (f) | Aerials | Location and number of connection points | Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Properties" | | |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 裝置 | 類型 | 用料 |
| (d) | 睡房 | 裝置的類型及用料 (包括嵌入式衣櫃) | 嵌入式衣櫃 | 除下列單位外的所有單位：不適用<br>31樓A及D單位：嵌入式衣櫃 | 31樓A單位：<br>主人睡房：木皮、膠板、金屬及玻璃<br>睡房 1：木皮及膠板<br>睡房 3：木皮及膠板<br>31樓D單位：<br>主人睡房：木皮及膠板<br>睡房 1：木皮及膠板<br>睡房 2：木皮及膠板 |
| | | | 其他裝置 | 不適用 | 不適用 |
| (e) | 電話 | 接駁點的位置及數目 | 請參閱 「住宅物業的機電裝置數目表」 | | |
| (f) | 天線 | 接駁點的位置及數目 | 請參閱 「住宅物業的機電裝置數目表」 | | |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | | |
|---|---|---|---|---|---|
| | | | Fittings | Type | Material |
| (g) | Electrical Installations | (i) Electrical fittings (including safety devices) | Electrical fittings | Faceplate for all switches and power sockets | |
| | | | Safety devices | All units except units C, D and H on 5/F-30/F:<br>Three phase electricity supply with miniature circuit breaker distribution board;<br>Units C, D & H on 5/F-30/F:<br>Single phase electricity supply with miniature circuit breaker distribution board | |
| | | (ii) Whether conduits are concealed or exposed | Conduits are partly concealed and partly exposed<br>Other than those parts of the conduits concealed within concrete, the rest of them are exposed<br>The exposed conduits may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials | | |
| | | (iii) Location and number of power points and air-conditioner points | Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Properties" | | |

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

## 3. 室內裝置

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| | | | 裝置 | 類型 | 用料 |
| (g) | 電力裝置 | (i) 供電附件 (包括安全裝置) | 供電附件 | 提供電掣及電插座之面板 | |
| | | | 安全裝置 | 除5樓至30樓C、D及H單位之外所有單位：<br>三相電力配電箱並裝妥微型斷路器;<br>5樓至30樓C、D及H單位：<br>單相電力配電箱並裝妥微型斷路器 | |
| | | (ii) 導管是隱藏或外露 | 導管是部分隱藏及部分外露<br>除部分隱藏於混凝土內之導管外，其他部分的導管均為外露<br>外露的導管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆、指定之槽位或其他物料遮蓋或隱藏 | | |
| | | (iii) 電插座及空調機接駁點的位置及數目 | 請參閱「住宅物業的機電裝置數目表」 | | |

備註：不設4樓、13樓、14樓及24樓。

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

## 3. INTERIOR FITTINGS

| Item | | Description | | |
|---|---|---|---|---|
| (h) | Gas supply | Type | Towngas | |
| | | System | Towngas supply pipe is provided and connected to gas water heater for units C, D & H on 5/F-30/F and gas hob for all kitchen (except open kitchen)<br>Separate gas meter is provided. | |
| | | Location | Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Properties" | |
| (i) | Washing Machine Connection Point | Location | Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Properties" | |
| | | Design | Drain point and water point are provided for washer dryer | |
| (j) | Water Supply | (i) Material of water pipes | Cold water supply | Copper |
| | | | Hot water supply | Copper |
| | | | Flushing water supply | Unplasticised PVC |
| | | (ii) Whether water pipes are concealed or exposed | Water pipes are partly concealed and partly exposed<br>Other than those parts of the water pipes concealed within wall finishes, the rest of them are exposed<br>The exposed water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, concrete trench, non-concrete partition walls, designated pipe ducts or other materials | |
| | | (iii) Whether hot water is available | Hot water supply to kitchen (including open kitchen) and bathroom | |

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

## 3. 室內裝置

| 細項 | | 描述 | | |
|---|---|---|---|---|
| (h) | 氣體供應 | 類型 | 煤氣 | |
| | | 系統 | 提供煤氣喉接駁5樓至30樓C, D 及H 單位煤氣熱水爐及所有廚房 (除開放式廚房) 的煤氣煮食爐 ，並有獨立煤氣錶 | |
| | | 位置 | 請參閱「住宅物業的機電裝置數目表」 | |
| (i) | 洗衣機接駁點 | 位置 | 請參閱「住宅物業的機電裝置數目表」 | |
| | | 設計 | 設有洗衣乾衣機來、去水接駁喉位 | |
| (j) | 供水 | (i) 水管的用料 | 冷水喉 | 銅 |
| | | | 熱水喉 | 銅 |
| | | | 沖廁供水系統 | 低塑性聚氯乙烯 |
| | | (ii) 水管是隱藏或外露 | 水管是部分隱藏及部分外露<br>除部分隱藏於牆身裝修物料內之水管外，其他部分的水管均為外露<br>外露的水管可能被假天花、假陣、貯存櫃、覆面、混凝土坑道、非混凝土間牆、指定之槽位或其他物料遮蓋或隱藏 | |
| | | (iii) 有否熱水供應 | 廚房(包括開放式廚房)及浴室有熱水供應 | |

備註：不設4樓、13樓、14樓及24樓。

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

## 4. MISCELLANEOUS

| Item | | Description | | | |
|---|---|---|---|---|---|
| (a) | Lifts | (i) Brand name and model number | Brand Name | Otis | Otis |
| | | | Model Number | Gen3 (MR) | GeN3-MRL |
| | | (ii) Number and floors served by them | Number of lifts | 3 (Lift No.1-3) | 1 (Lift No.4) |
| | | | Floor served by the lifts | Lift No. 1 : B2/F-3/F, 5/F-12/F, 15/F-23/F and 25/F-31/F<br>Lift No. 2 & 3 : G/F, 2/F, 5/F-12/F, 15/F-23/F and 25/F-31/F<br>Lift No. 4 : G/F-1/F | |
| (b) | Letter box | Material | Stainless steel | | |
| (c) | Refuse collection | (i) Means of refuse collection | Collected by cleaners | | |
| | | (ii) Location of refuse room | Refuse Storage and Material Recovery Room is provided at each residential floor<br>Refuse Storage and Material Recovery Chamber is located on G/F | | |
| | | | Water meter | Electricity meter | Gas meter |
| (d) | Water meter, electricity meter and gas meter | (i) Location | Common water meter cabinet on each floor | Common electrical meter room on each floor | Inside each kitchen (not applicable to all open kitchen) |
| | | (ii) Whether they are separate or communal meters for residential properties | Separate meter | Separate meter | Separate meter |

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

## 4. 雜項

| 細項 | | 描述 | | | |
|---|---|---|---|---|---|
| (a) | 升降機 | (i) 品牌名稱及產品型號 | 品牌名稱 | Otis | Otis |
| | | | 產品型號 | Gen3 (MR) | GeN3-MRL |
| | | (ii) 升降機的數目及到達的樓層 | 升降機的數目 | 3 (升降機1號至 3號) | 1 (升降機4號) |
| | | | 到達的樓層 | 升降機1號 : 地庫2樓至3樓、5樓至12樓、15樓至23樓及25樓至31樓<br>升降機2號及3號 : 地下、2樓、5樓至12樓、15樓至23樓及25樓至31樓<br>升降機4號 : 地下至1樓 | |
| (b) | 信箱 | 用料 | 不銹鋼 | | |
| (c) | 垃圾收集 | (i) 垃圾收集的方法 | 由清潔工人收集 | | |
| | | (ii) 垃圾房的位置 | 每層住宅樓層設有垃圾及物料回收室<br>中央垃圾及物料回收房設於地下 | | |
| | | | 水錶 | 電錶 | 氣體錶 |
| (d) | 水錶、電錶及氣體錶 | (i) 位置 | 每層之公用水錶櫃 | 每層之公用電錶房 | 設於廚房內(不適用於所有開放式廚房) |
| | | (ii) 就住宅單位而言是獨立抑或公用的錶 | 獨立錶 | 獨立錶 | 獨立錶 |

備註：不設4樓、13樓、14樓及24樓。

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

## 5. SECURITY FACILITIES

| Item | Description | |
|---|---|---|
| Security system and equipment (including details of built-in provisions and their locations) | Access control and security system | Visitor intercom panel with card reader for access control are provided at residential entrance lobby on G/F, carpark on B2/F and B1/F<br>Card reader for access control is provided at lift lobby on 2/F and lifts. |
| | CCTV | CCTV system is provided at residential lobby on G/F, lift lobby on B2/F, B1/F, G/F, 1/F and 2/F,refuge floor, lifts, carpark, clubhouse and covered landscape area and connected to caretaker's counter |

## 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) | 入口通道控制及保安系統 | 用於入口通道控制的訪客對講機及讀咭器設於地下住宅入口大堂, 地庫2樓至地庫1樓停車場<br>用於入口通道控制的讀咭器設於2樓升降機大堂及升降機 |
| | 閉路電視 | 地下住宅大堂、地庫2樓，地庫1樓，地下，1樓及2樓升降機大堂、庇護層、升降機、停車場、會所及有蓋園景區均設有閉路電視系統並連接至管理員櫃檯 |

## 6. APPLIANCES

| Item | Description |
|---|---|
| Brand name and model number | For the brand name and model number of appliances, please refer to the "Appliances Schedule" |

In relation to items 4(a) and 6 in the Development specified in the table above, 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.

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

## 6. 設備

| 細項 | 描述 |
|---|---|
| 品牌名稱及產品型號 | 有關設備之品牌名稱及產品型號，請參閱「設備說明表」 |

就上表所指明的發展項目中的第4(a)及6細項，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：不設4樓、13樓、14樓及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location<br>位置 | Appliances<br>設備 | Brand Name<br>品牌 | Model No.<br>型號 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 5/F 5樓 | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L |
| Living Room / Dining Room<br>客廳 / 飯廳 | Router 路由器 | TP Link | ER7212PC | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | – | ✓ | – | – | – | – | – | – | ✓ | – | – |
| | | | BSP 251 111 | – | – | – | – | – | ✓ | – | – | - | – | – |
| | Refrigerator 雪櫃 | De Dietrich | DRS2022J | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| Living Room / Dining Room<br>客廳 / 飯廳 | Split-type Air-Conditioning (Indoor Unit)<br>分體式空調機 (室內機) | Daikin 大金 | FXAQ50BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| | | | FTXS50KAVMN | – | ✓ | – | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| Master Bedroom<br>主人睡房 | | | FXAQ32BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| | | | FTXS25KVMN | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | | | FTXS35KVMN | – | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| Bedroom 1<br>睡房 1 | | | FTXS25KVMN | – | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| | | | FXAQ25BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| Bedroom 2<br>睡房 2 | | | FXAQ25BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| Flat Roof<br>平台 | Split-type Air-Conditioning (Outdoor Unit)<br>分體式空調機 (室外機) | Daikin 大金 | RJZQ5BAV | ✓ | – | – | – | – | – | – | – | – | – | – |
| | | | 3MXS80AA | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | | | 4MXS100AA | – | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| Common Flat Roof<br>公用平台 | Split-type Air-Conditioning (Outdoor Unit)<br>分體式空調機 (室外機) | Daikin 大金 | RJZQ5BAV | – | – | ✓ | – | – | – | – | – | – | – | – |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location 位置 | Appliances 設備 | Brand Name 品牌 | Model No. 型號 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 5/F 5樓 | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L |
| Kitchen / Open Kitchen 廚房 / 開放式廚房 | Router 路由器 | TP Link | ER7212PC | ✓ | – | ✓ | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| | Gas Hob 煤氣煮食爐 | Gaggenau | VG 231 320 HK | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | Induction Hob 電磁爐 | Gaggenau | VI 232 121 | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| | Cooker Hood 抽油煙機 | Gaggenau | AF 210 162 | – | ✓ | – | – | ✓ | ✓ | ✓ | – | ✓ | ✓ | – |
| | | | AF 210 192 | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | ✓ | – | ✓ | ✓ | – | – | – | – | – | ✓ | ✓ |
| | | | BSP 251 111 | – | – | – | – | ✓ | – | ✓ | ✓ | – | – | – |
| | Washer Dryer 洗衣乾衣機 | De Dietrich | DLZ8485U | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| | Refrigerator 雪櫃 | Gaggenau | RB 280 304 | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | | De Dietrich | DRS2022J | – | – | – | – | ✓ | – | ✓ | – | – | ✓ | – |
| | Gas Water Heater 煤氣熱水爐 | TGC | TRJW222TFQL | – | – | ✓ | ✓ | – | – | – | ✓ | – | – | – |
| | Electrical Water Heater 電熱水爐 | Stiebel Eltron 斯寶亞創 | DHM6 | – | – | – | – | – | – | – | – | – | – | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic 樂聲 | FV-18NF3H | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| Bathroom浴室 | Electrical Water Heater 電熱水爐 | Stiebel Eltron 斯寶亞創 | DHB-E 27 LCD | ✓ | ✓ | – | – | ✓ | ✓ | ✓ | – | ✓ | ✓ | ✓ |
| | Thermo Ventilator 浴室寶 | Panasonic 樂聲 | FV-30BG3H | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location<br>位置 | Appliances<br>設備 | Brand Name<br>品牌 | Model No.<br>型號 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 6/F-23/F 6樓至23樓 | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L |
| Living Room / Dining Room<br>客廳 / 飯廳 | Router 路由器 | TP Link | ER7212PC | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | – | ✓ | – | – | – | – | – | – | ✓ | – | – |
| | | | BSP 251 111 | – | – | – | – | – | ✓ | – | – | – | – | – |
| | Refrigerator 雪櫃 | De Dietrich | DRS2022J | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| Living Room / Dining Room<br>客廳 / 飯廳 | Split-type Air-Conditioning (Indoor Unit)<br>分體式空調機 (室內機) | Daikin 大金 | FXAQ50BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| | | | FTXS50KAVMN | – | ✓ | – | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| Master Bedroom<br>主人睡房 | | | FXAQ32BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| | | | FTXS25KVMN | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | | | FTXS35KVMN | – | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| Bedroom 1<br>睡房 1 | | | FTXS25KVMN | – | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| | | | FXAQ25BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| Bedroom 2<br>睡房 2 | | | FXAQ25BVMN | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| Air-Conditioning Platform<br>空調機平台 | Split-type Air-Conditioning (Outdoor Unit)<br>分體式空調機 (室外機) | Daikin 大金 | RJZQ5BAV | ✓ | – | ✓ | – | – | – | – | – | – | – | – |
| | | | 3MXS80AA | – | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | | | 4MXS100AA | – | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location 位置 | Appliances 設備 | Brand Name 品牌 | Model No. 型號 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 6/F-23/F 6樓至23樓 | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L |
| Kitchen / Open Kitchen 廚房 / 開放式廚房 | Router 路由器 | TP Link | ER7212PC | ✓ | – | ✓ | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| | Gas Hob 煤氣煮食爐 | Gaggenau | VG 231 320 HK | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | Induction Hob 電磁爐 | Gaggenau | VI 232 121 | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| | Cooker Hood 抽油煙機 | Gaggenau | AF 210 162 | – | ✓ | – | – | ✓ | ✓ | ✓ | – | ✓ | ✓ | – |
| | | | AF 210 192 | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | ✓ | – | ✓ | ✓ | – | – | – | – | – | ✓ | ✓ |
| | | | BSP 251 111 | – | – | – | – | ✓ | – | ✓ | ✓ | – | – | – |
| | Washer Dryer 洗衣乾衣機 | De Dietrich | DLZ8485U | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| | Refrigerator 雪櫃 | Gaggenau | RB 280 304 | ✓ | - | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | | De Dietrich | DRS2022J | – | – | – | – | ✓ | – | ✓ | – | – | ✓ | – |
| | Gas Water Heater 煤氣熱水爐 | TGC | TRJW222TFQL | – | – | ✓ | ✓ | – | – | – | ✓ | – | – | – |
| | Electrical Water Heater電熱水爐 | Stiebel Eltron 斯寶亞創 | DHM6 | – | – | – | – | – | – | – | – | – | – | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic 樂聲 | FV-18NF3H | ✓ | – | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| Bathroom浴室 | Electrical Water Heater電熱水爐 | Stiebel Eltron 斯寶亞創 | DHB-E 27 LCD | ✓ | ✓ | – | – | ✓ | ✓ | ✓ | – | ✓ | ✓ | ✓ |
| | Thermo Ventilator 浴室寶 | Panasonic 樂聲 | FV-30BG3H | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location<br>位置 | Appliances<br>設備 | Brand Name<br>品牌 | Model No.<br>型號 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | | | A | C | D | E | F | G | H | J | K | L |
| Living Room / Dining Room<br>客廳 / 飯廳 | Router 路由器 | TP Link | ER7212PC | – | – | – | – | ✓ | – | – | ✓ | – | – |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | – | – | – | – | - | – | – | ✓ | – | – |
| | | | BSP 251 111 | – | – | – | – | ✓ | – | – | - | – | – |
| | Refrigerator 雪櫃 | De Dietrich | DRS2022J | – | – | – | – | ✓ | – | – | ✓ | – | – |
| Living Room / Dining Room<br>客廳 / 飯廳 | Split-type Air-Conditioning (Indoor Unit)<br>分體式空調機 (室內機) | Daikin 大金 | FXAQ50BVMN | - | ✓ | – | – | – | – | – | – | – | – |
| | | | FTXS50KAVMN | ✓ | – | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| Master Bedroom<br>主人睡房 | | | FXAQ32BVMN | – | ✓ | – | – | - | – | – | – | – | – |
| | | | FTXS25KVMN | – | – | – | – | ✓ | – | – | ✓ | – | – |
| Bedroom 1<br>睡房 1 | | | FTXS35KVMN | ✓ | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| | | | FTXS25KVMN | ✓ | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| Bedroom 2<br>睡房 2 | | | FXAQ25BVMN | – | ✓ | – | – | – | – | – | – | – | – |
| | | | FXAQ25BVMN | – | ✓ | – | – | – | – | – | – | – | – |
| Store Room<br>儲物室 | | | FTXS25KVMN | ✓ | – | – | – | – | – | – | – | – | – |
| | | | FTXS25KVMN | ✓ | – | – | – | – | – | – | – | – | – |
| Air-Conditioning Platform<br>空調機平台 | Split-type Air-Conditioning (Outdoor Unit)<br>分體式空調機 (室外機) | Daikin 大金 | RJZQ5BAV | – | ✓ | – | – | – | – | – | – | – | – |
| | | | 3MXS80AA | ✓ | – | – | – | ✓ | – | – | ✓ | – | – |
| | | | 4MXS100AA | – | – | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location 位置 | Appliances 設備 | Brand Name 品牌 | Model No. 型號 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | | | A | C | D | E | F | G | H | J | K | L |
| Kitchen / Open Kitchen 廚房 / 開放式廚房 | Router 路由器 | TP Link | ER7212PC | ✓ | ✓ | ✓ | ✓ | – | ✓ | ✓ | – | ✓ | ✓ |
| | Gas Hob 煤氣煮食爐 | Gaggenau | VG 231 320 HK | ✓ | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | Induction Hob 電磁爐 | Gaggenau | VI 232 121 | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| | Cooker Hood 抽油煙機 | Gaggenau | AF 210 162 | – | – | – | ✓ | ✓ | ✓ | - | ✓ | ✓ | – |
| | | | AF 210 192 | ✓ | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | – | ✓ | ✓ | – | – | – | – | – | ✓ | ✓ |
| | | | BSP 251 111 | ✓ | – | – | ✓ | – | ✓ | ✓ | – | – | – |
| | Washer Dryer 洗衣乾衣機 | De Dietrich | DLZ8485U | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| | Refrigerator 雪櫃 | Gaggenau | RB 280 304 | ✓ | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| | | De Dietrich | DRS2022J | – | – | – | ✓ | – | ✓ | – | – | ✓ | - |
| | Gas Water Heater 煤氣熱水爐 | TGC | TRJW222TFQL | – | ✓ | ✓ | – | – | – | ✓ | – | – | – |
| | Electrical Water Heater 電熱水爐 | Stiebel Eltron 斯寶亞創 | DHM6 | – | – | – | – | – | – | – | – | – | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic 樂聲 | FV-18NF3H | ✓ | ✓ | ✓ | – | – | – | ✓ | – | – | ✓ |
| Master Bathroom 主人浴室 | Electrical Water Heater電熱水爐 | Stiebel Eltron 斯寶亞創 | DHB-E 27 LCD | ✓ | – | – | – | – | – | – | – | – | – |
| | Thermo Ventilator 浴室寶 | Panasonic 樂聲 | FV-30BG3H | ✓ | – | – | – | – | – | – | – | – | – |
| Bathroom 浴室 | Electrical Water Heater 電熱水爐 | Stiebel Eltron 斯寶亞創 | DHB-E 27 LCD | ✓ | – | – | ✓ | ✓ | ✓ | - | ✓ | ✓ | ✓ |
| | Thermo Ventilator 浴室寶 | Panasonic 樂聲 | FV-30BG3H | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ | ✓ |
| Lavatory 洗手間 | Electrical Water Heater 電熱水爐 | Stiebel Eltron 斯寶亞創 | DHB-E 21 LCD | ✓ | – | – | – | – | – | – | – | – | – |
| | Exhaust Fan 排氣扇 | Panasonic 樂聲 | FV-18NF3H | ✓ | – | – | – | – | – | – | – | – | – |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location<br>位置 | Appliances<br>設備 | Brand Name<br>品牌 | Model No.<br>型號 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|---|---|
| | | | | 31/F 31樓 | | | |
| | | | | A | B | C | D |
| Living Room / Dining Room<br>客廳 / 飯廳 | Split-type Air-Conditioning (Indoor Unit)<br>分體式空調機 (室內機) | Daikin 大金 | FJDP56CAP | ✓ | ✓ | ✓ | ✓ |
| Master Bedroom<br>主人睡房 | | | FDXS50CVMA | ✓ | – | – | – |
| | | | FJDP36CAP | – | ✓ | ✓ | ✓ |
| Bedroom 1<br>睡房 1 | | | FDXS50CVMA | ✓ | – | – | – |
| | | | FJDP36CAP | – | – | ✓ | – |
| | | | FJDP28CAP | – | ✓ | – | ✓ |
| Bedroom 2<br>睡房 2 | | | FDXS25CVMA | ✓ | – | – | – |
| | | | FJDP36CAP | – | – | ✓ | – |
| | | | FJDP28CAP | – | ✓ | – | ✓ |
| Bedroom 3<br>睡房 3 | | | FDXS25CVMA | ✓ | – | – | – |
| Store Room<br>儲物室 | | | FXAQ25BVMN | – | ✓ | ✓ | ✓ |
| Store Room 1<br>儲物室 | | | FXAQ25BVMN | ✓ | – | – | – |
| Air-Conditioning Platform<br>空調機平台 | Split-type Air-Conditioning (Outdoor Unit)<br>分體式空調機 (室外機) | Daikin 大金 | 3MXS80AA | ✓ | – | – | – |
| | | | RJZQ5BAV | – | – | ✓ | ✓ |

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Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location<br>位置 | Appliances<br>設備 | Brand Name<br>品牌 | Model No.<br>型號 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|---|---|
| | | | | 31/F 31樓 | | | |
| | | | | A | B | C | D |
| Kitchen<br>廚房 | Router 路由器 | TP Link | ER7212PC | ✓ | ✓ | ✓ | ✓ |
| | Gas Hob 煤氣煮食爐 | Gaggenau | VG 231 320 HK | ✓ | ✓ | ✓ | ✓ |
| | Gas Double Hob 煤氣雙頭煮食爐 | Gaggenau | VG 232 320HK | ✓ | ✓ | ✓ | ✓ |
| | Induction Hob 電磁爐 | Gaggenau | VI 232 121 | ✓ | ✓ | ✓ | ✓ |
| | Cooker Hood 抽油煙機 | Gaggenau | AF 210 192 | ✓ | ✓ | ✓ | ✓ |
| | Steam Oven 蒸焗爐 | Gaggenau | BSP 250 111 | – | ✓ | ✓ | – |
| | | | BSP 251 111 | ✓ | – | – | ✓ |
| | Washer Dryer 洗衣乾衣機 | Gaggenau | WD 200 140 | ✓ | ✓ | ✓ | – |
| | Single door Refrigerator 單門雪櫃 | Gaggenau | RB 280 304 | – | ✓ | – | ✓ |
| | Double door Refrigerator雙門雪櫃 | Gaggenau | RY 492 303 | ✓ | – | ✓ | – |
| | Wine Cellar 酒櫃 | Gaggenau | RW 404 261 | ✓ | – | ✓ | – |
| | | Vinvautz | VZ20SSUG | – | ✓ | – | ✓ |
| | Dish Washer 洗碗碟機 | Gaggenau | DF 210 100 | ✓ | – | ✓ | – |
| | Coffee Machine 咖啡機 | Gaggenau | CMP 250 112 | ✓ | – | ✓ | – |
| | Electrical Water Heater電熱水爐 | Stiebel Eltron<br>斯寶亞創 | DHM6 | ✓ | ✓ | ✓ | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic<br>樂聲 | FV-18NF3H | ✓ | ✓ | ✓ | ✓ |
| Store Room<br>儲物室 | Washer Dryer 洗衣乾衣機 | Gaggenau | WD 200 140 | – | – | – | ✓ |

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Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## APPLIANCES SCHEDULE 設備說明表

| Location<br>位置 | Appliances<br>設備 | Brand Name<br>品牌 | Model No.<br>型號 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|---|---|
| | | | | 31/F 31樓 | | | |
| | | | | A | B | C | D |
| **Master Bathroom<br>主人浴室** | Electrical Water Heater 電熱水爐 | Stiebel Eltron<br>斯寶亞創 | DHB-E 27 LCD | ✓ | ✓ | ✓ | ✓ |
| | Thermo Ventilator 浴室寶 | Panasonic<br>樂聲 | FV-30BG3H | ✓ | ✓ | ✓ | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic<br>樂聲 | FV-18NF3H | ✓ | ✓ | ✓ | ✓ |
| **Bathroom 1<br>浴室 1** | Electrical Water Heater 電熱水爐 | Stiebel Eltron<br>斯寶亞創 | DHB-E 27 LCD | ✓ | ✓ | ✓ | ✓ |
| | Thermo Ventilator 浴室寶 | Panasonic<br>樂聲 | FV-30BG3H | ✓ | ✓ | ✓ | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic<br>樂聲 | FV-18NF3H | ✓ | ✓ | ✓ | ✓ |
| **Bathroom 2<br>浴室 2** | Electrical Water Heater 電熱水爐 | Stiebel Eltron<br>斯寶亞創 | DHB-E 27 LCD | ✓ | – | ✓ | – |
| | Thermo Ventilator 浴室寶 | Panasonic<br>樂聲 | FV-30BG3H | ✓ | – | ✓ | – |
| | Exhaust Fan 排氣扇 | Panasonic<br>樂聲 | FV-18NF3H | ✓ | – | ✓ | – |
| **Lavatory<br>洗手間** | Electrical Water Heater 電熱水爐 | Stiebel Eltron<br>斯寶亞創 | DHB-E 21 LCD | ✓ | ✓ | ✓ | ✓ |
| | Exhaust Fan 排氣扇 | Panasonic<br>樂聲 | FV-18NF3H | ✓ | ✓ | ✓ | ✓ |
| **Top of Stairhood<br>梯屋上蓋** | Split-type Air-Conditioning (Outdoor Unit)<br>分體式空調機 (室外機) | Daikin 大金 | RJZQ4BAV | – | ✓ | – | ✓ |
| | | | RJZQ5BAV | ✓ | ✓ | – | – |

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Notes： 1. "✓" denotes "provided". "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 符號 "✓" 表示 "提供"。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 5/F 5樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Living Room / Dining Room 客廳 / 飯廳 | Lighting Switch 燈掣 | 5 | 2 | 5 | 5 | 4 | 3 | 4 | 5 | 3 | 4 | 5 |
| | Lighting Point 燈位 | 4 | 3 | 5 | 4 | 3 | 2 | 4 | 3 | 2 | 4 | 3 |
| | TV&FM Outlet 電視及電台天線插座 | 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 |
| | Data Point 網絡插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | – | 1 | 1 |
| | Switch for Thermo Ventilator 浴室寶開關掣 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Switch for Water Heater and Exhaust Fan 熱水爐及排氣扇開關掣 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Switch for Water Heater and Thermo Ventilator 熱水爐及浴室寶開關掣 | 1 | – | – | – | 1 | 1 | 1 | – | 1 | 1 | 1 |
| | Switch for Exhaust Fan 排氣扇開關掣 | 1 | – | – | – | – | – | – | – | – | – | 1 |
| | 13A Single Socket Outlet 13A單位電插座 | – | – | 1 | 1 | – | – | – | – | – | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 3 | 4 | 3 | 3 | 2 | 4 | 2 | 3 | 4 | 2 | 3 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Smoke Detector 煙霧感應器 | – | 1 | – | – | 1 | 1 | 1 | – | 1 | 1 | – |
| | Fused Spur Unit for Door Bell 門鈴接線座 | 1 | 1 | 1 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 |
| | Door Bell 門鈴 | 1 | 1 | 1 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 |
| | Miniature Circuit Breaker Board 配電箱 | – | 1 | – | – | – | – | – | – | – | – | – |
| | Telephone and Data Outlet 電話及數據插座 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |
| | 13A Single Socket Outlet for Refrigerator 雪櫃13A單位電插座 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |

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Note： The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
備註 ： 上表內之數字表示安裝於單位內機電裝置的數量。符號 "－" 表示 "不提供"。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 5/F 5樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Master Bedroom 主人睡房 | Lighting Switch 燈掣 | 1 | 2 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Lighting Point 燈位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 2 |
| | TV&FM Outlet 電視及電台天線插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Telephone Outlet 電話插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Data Point 網絡插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit For Curtain 窗簾接線座 | 2 | 1 | 2 | 1 | 1 | 1 | 2 | 2 | 1 | 1 | 1 |
| | 13A Single Socket Outlet 13A單位電插座 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 2 | 1 | 2 | 2 | 2 | 1 | 2 | 2 | 1 | 2 | 2 |
| | Switch For Water Heater and Thermo Ventilator 熱水爐及浴室寶開關掣 | – | 1 | – | – | – | – | – | – | – | – | – |
| Bedroom 1 睡房 1 | Lighting Switch 燈掣 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Lighting Point 燈位 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit For Curtain 窗簾接線座 | 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 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| Bedroom 2 睡房 2 | Lighting Switch 燈掣 | 1 | – | 1 | – | – | – | – | – | – | – | – |
| | Lighting Point 燈位 | 1 | – | 1 | – | – | – | – | – | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | 1 | – | – | – | – | – | – | – | – |
| | Fused Spur Unit for Curtain 窗簾接線座 | 1 | – | 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 | – | – | – | – | – | – | – | – |

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Note： The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
備註 ： 上表內之數字表示安裝於單位內機電裝置的數量。符號 "–" 表示 "不提供"。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 5/F 5樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Kitchen/ Open Kitchen 廚房/開放式廚房 | Lighting Point 燈位 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 13A Single Socket Outlet for Refrigerator 雪櫃13A單位電插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | – | 1 | 1 | – | – | – | 1 | – | – | 1 |
| | 13A Single Socket Outlet for Washer Dryer 洗衣乾衣機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 | 3 | 1 | 3 | 3 | 3 | 1 | 3 | 3 | 1 | 3 | 3 |
| | Fused Spur Unit for Cooker Hood 抽油煙機接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Door Bell 門鈴接線座 | – | – | – | – | 1 | – | – | – | – | – | – |
| | Door Bell 門鈴 | – | – | – | – | 1 | – | – | – | – | – | – |
| | Water Outlet Connection Point for Washer Dryer 洗衣乾衣機去水位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Water Inlet Connection Point for Washer Dryer 洗衣乾衣機來水位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Sprinkler Head 消防花灑頭 | – | 3 | – | – | 3 | 3 | 3 | – | 3 | 3 | – |
| | Double Pole Isolating Switch for Electrical Water Heater 電熱水爐雙極隔離開關掣 | – | – | – | – | – | – | – | – | – | – | 1 |
| | 13A Twin Socket Outlet for Gas Hob 煤氣煮食爐13A雙位電插座 | 1 | – | 1 | 1 | – | – | – | 1 | – | – | 1 |
| | Connection Unit with Double Pole Switch for Induction Hob 電磁爐雙極開關掣連接線蘇 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Gas Water Heater 煤氣熱水爐接線座 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Miniature Circuit Breaker Board 配電箱 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Telephone and Data Outlet 電話及數據插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | – | – | – | – | – | – | – | – | 1 | – | – |

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Note： The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
備註 ： 上表內之數字表示安裝於單位內機電裝置的數量。符號 "－" 表示 "不提供"。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 5/F 5樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Bathroom<br>浴室 | Lighting Point 燈位 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | 1 | – | – | 1 | 1 | 1 | – | 1 | 1 | 1 |
| | Remote Control for Gas Water Heater 煤氣熱水爐遙控掣 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| Flat Roof<br>平台 | Lighting Point 燈位 | 4 | 2 | 1 | 1 | 4 | 3 | 2 | 4 | 3 | 3 | 3 |
| | 13A Single Weatherproof Socket Outlet 13A單位防水電插座 | 2 | 1 | 1 | 1 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 20A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>20A 空調機(室外機)雙極防水開關掣 | – | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 32A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>32A 空調機(室外機)雙極防水開關掣 | 1 | – | – | – | – | – | – | – | – | – | – |
| Common Flat Roof<br>公用平台 | 32A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>32A 空調機(室外機)雙極防水開關掣 | – | – | 1 | – | – | – | – | – | – | – | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 6/F-23/F 6樓至23樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Living Room / Dining Room 客廳 / 飯廳 | Lighting Switch 燈掣 | 5 | 2 | 5 | 5 | 4 | 3 | 4 | 5 | 3 | 4 | 5 |
| | Lighting Point 燈位 | 4 | 3 | 5 | 4 | 3 | 2 | 4 | 3 | 2 | 4 | 3 |
| | TV&FM Outlet 電視及電台天線插座 | 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 |
| | Data Point 網絡插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | – | 1 | 1 |
| | Switch for Thermo Ventilator 浴室寶開關掣 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Switch for Water Heater and Exhaust Fan 熱水爐及排氣扇開關掣 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Switch for Water Heater and Thermo Ventilator 熱水爐及浴室寶開關掣 | 1 | – | – | – | 1 | 1 | 1 | – | 1 | 1 | 1 |
| | Switch for Exhaust Fan 排氣扇開關掣 | 1 | – | – | – | – | – | – | – | – | – | 1 |
| | 13A Single Socket Outlet 13A單位電插座 | – | – | 1 | 1 | – | – | – | – | – | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 3 | 4 | 3 | 3 | 2 | 4 | 2 | 3 | 4 | 2 | 3 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Smoke Detector 煙霧感應器 | – | 1 | – | – | 1 | 1 | 1 | – | 1 | 1 | – |
| | Fused Spur Unit for Door Bell 門鈴接線座 | 1 | 1 | 1 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 |
| | Door Bell 門鈴 | 1 | 1 | 1 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 |
| | Miniature Circuit Breaker Board 配電箱 | – | 1 | – | – | – | – | – | – | – | – | – |
| | Telephone and Data Outlet 電話及數據插座 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |
| | 13A Single Socket Outlet for Refrigerator 雪櫃13A單位電插座 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |

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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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 6/F-23/F 6樓至23樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Master Bedroom 主人睡房 | Lighting Switch 燈掣 | 1 | 2 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Lighting Point 燈位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 2 |
| | TV&FM Outlet 電視及電台天線插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Telephone Outlet 電話插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Data Point 網絡插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 2 | 1 | 2 | 1 | 1 | 1 | 2 | 2 | 1 | 1 | 1 |
| | 13A Single Socket Outlet 13A單位電插座 | – | 1 | – | – | – | 1 | – | – | 1 | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 2 | 1 | 2 | 2 | 2 | 1 | 2 | 2 | 1 | 2 | 2 |
| | Switch for Water Heater and Thermo Ventilator 熱水爐及浴室寶開關掣 | – | 1 | – | – | – | – | – | – | – | – | – |
| Bedroom 1 睡房 1 | Lighting Switch 燈掣 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Lighting Point 燈位 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 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 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| Bedroom 2 睡房 2 | Lighting Switch 燈掣 | 1 | – | 1 | – | – | – | – | – | – | – | – |
| | Lighting Point 燈位 | 1 | – | 1 | – | – | – | – | – | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | 1 | – | – | – | – | – | – | – | – |
| | Fused Spur Unit for Curtain 窗簾接線座 | 1 | – | 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 | – | – | – | – | – | – | – | – |

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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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 6/F-23/F 6樓至23樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Kitchen/ Open Kitchen 廚房/開放式廚房 | Lighting Point 燈位 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 13A Single Socket Outlet for Refrigerator 雪櫃13A單位電插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | – | 1 | 1 | – | – | – | 1 | – | – | 1 |
| | 13A Single Socket Outlet for Washer Dryer 洗衣乾衣機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 | 3 | 1 | 3 | 3 | 3 | 1 | 3 | 3 | 1 | 3 | 3 |
| | Fused Spur Unit for Cooker Hood 抽油煙機接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit For Door Bell 門鈴接線座 | – | – | – | – | 1 | – | – | – | – | – | – |
| | Door Bell 門鈴 | – | – | – | – | 1 | – | – | – | – | – | – |
| | Water Outlet Connection Point for Washer Dryer 洗衣乾衣機去水位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Water Inlet Connection Point for Washer Dryer 洗衣乾衣機來水位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Sprinkler Head 消防花灑頭 | – | 3 | – | – | 3 | 3 | 3 | – | 3 | 3 | – |
| | Double Pole Isolating Switch for Electrical Water Heater 電熱水爐雙極隔離開關掣 | – | – | – | – | – | – | – | – | – | – | 1 |
| | 13A Twin Socket Outlet for Gas Hob 煤氣煮食爐13A雙位電插座 | 1 | – | 1 | 1 | – | – | – | 1 | – | – | 1 |
| | Connection Unit with Double Pole Switch for Induction Hob 電磁爐雙極開關掣連接線蘇 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Gas Water Heater 煤氣熱水爐接線座 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Miniature Circuit Breaker Board 配電箱 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Telephone and Data Outlet 電話及數據插座 | 1 | – | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | – | – | – | – | – | – | – | – | 1 | – | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 6/F-23/F 6樓至23樓 | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L |
| Bathroom<br>浴室 | Lighting Point 燈位 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | 1 | – | – | 1 | 1 | 1 | – | 1 | 1 | 1 |
| | Remote Control for Gas Water Heater 煤氣熱水爐遙控掣 | – | – | 1 | 1 | – | – | – | 1 | – | – | – |
| Balcony /<br>Utility Platform<br>露台 / 工作平台 | Lighting Point 燈位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| Air-conditioning<br>Platform<br>空調機平台 | 20A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>20A 空調機(室外機)雙極防水開關掣 | – | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 32A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>32A 空調機(室外機)雙極防水開關掣 | 1 | – | 1 | – | – | – | – | – | – | – | – |

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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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | A | C | D | E | F | G | H | J | K | L |
| Living Room / Dining Room 客廳 / 飯廳 | Lighting Switch 燈掣 | 5 | 5 | 5 | 4 | 3 | 4 | 5 | 3 | 4 | 5 |
| | Lighting Point 燈位 | 5 | 5 | 4 | 3 | 2 | 4 | 3 | 2 | 4 | 3 |
| | TV&FM Outlet 電視及電台天線插座 | 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 |
| | Data Point 網絡插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | – | 1 | 1 |
| | Switch for Thermo Ventilator 浴室寶開關掣 | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Switch for Water Heater and Exhaust Fan 熱水爐及排氣扇開關掣 | 1 | 1 | 1 | – | – | – | 1 | – | – | – |
| | Switch for Water Heater and Thermo Ventilator 熱水爐及浴室寶開關掣 | 1 | – | – | 1 | 1 | 1 | – | 1 | 1 | 1 |
| | Switch for Exhaust Fan 排氣扇開關掣 | – | – | – | – | – | – | – | – | – | 1 |
| | 13A Single Socket Outlet 13A單位電插座 | – | 1 | 1 | – | – | – | – | – | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 3 | 3 | 3 | 2 | 4 | 2 | 3 | 4 | 2 | 3 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Smoke Detector 煙霧感應器 | – | – | – | 1 | 1 | 1 | – | 1 | 1 | – |
| | Fused Spur Unit for Door Bell 門鈴接線座 | 1 | 1 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 |
| | Door Bell 門鈴 | 1 | 1 | 1 | – | 1 | 1 | 1 | 1 | 1 | 1 |
| | Telephone and Data Outlet 電話及數據插座 | – | – | – | – | 1 | – | – | 1 | – | – |
| | 13A Single Socket Outlet for Refrigerator 雪櫃13A單位電插座 | – | – | – | – | 1 | – | – | 1 | – | – |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | – | – | – | – | 1 | – | – | 1 | – | – |

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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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | A | C | D | E | F | G | H | J | K | L |
| Master Bedroom 主人睡房 | Lighting Switch 燈掣 | 2 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Lighting Point 燈位 | 2 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 2 |
| | TV&FM Outlet 電視及電台天線插座 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Telephone Outlet 電話插座 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Data Point 網絡插座 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 2 | 2 | 1 | 1 | 1 | 2 | 2 | 1 | 1 | 1 |
| | 13A Single Socket Outlet 13A單位電插座 | – | – | – | – | 1 | – | – | 1 | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 2 | 2 | 2 | 2 | 1 | 2 | 2 | 1 | 2 | 2 |
| | Switch For Water Heater and Thermo Ventilator 熱水爐及浴室寶開關掣 | 1 | – | – | – | – | – | – | – | – | – |
| Bedroom 1 睡房 1 | Lighting Switch 燈掣 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Lighting Point 燈位 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | TV&FM Outlet 電視及電台天線插座 | 1 | – | – | – | – | – | – | – | – | – |
| | Telephone Outlet 電話插座 | 1 | – | – | – | – | – | – | – | – | – |
| | Data Point 網絡插座 | 1 | – | – | – | – | – | – | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 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 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 2 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| Bedroom 2 睡房 2 | Lighting Switch 燈掣 | 1 | 1 | – | – | – | – | – | – | – | – |
| | Lighting Point 燈位 | 1 | 1 | – | – | – | – | – | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | – | – | – | – | – | – | – | – |
| | Fused Spur Unit For Curtain 窗簾接線座 | 1 | 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 | – | – | – | – | – | – | – | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | A | C | D | E | F | G | H | J | K | L |
| Kitchen/ Open Kitchen 廚房/開放式廚房 | Lighting Point 燈位 | 3 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 13A Single Socket Outlet For Refrigerator 雪櫃13A單位電插座 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | 1 | 1 | – | – | – | 1 | – | – | 1 |
| | 13A Single Socket Outlet for Washer Dryer 洗衣乾衣機13A單位電插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 3 | 3 | 3 | 3 | 1 | 3 | 3 | 1 | 3 | 3 |
| | Fused Spur Unit For Cooker Hood 抽油煙機接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Door Bell 門鈴接線座 | – | – | – | 1 | – | – | – | – | – | – |
| | Door Bell 門鈴 | – | – | – | 1 | – | – | – | – | – | – |
| | Water Outlet Connection Point for Washer Dryer 洗衣乾衣機去水位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Water Inlet Connection Point for Washer Dryer 洗衣乾衣機來水位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Sprinkler Head 消防花灑頭 | – | – | – | 3 | 3 | 3 | – | 3 | 3 | – |
| | Double Pole Isolating Switch for Electrical Water Heater 電熱水爐雙極隔離開關掣 | – | – | – | – | – | – | – | – | – | 1 |
| | 13A Twin Socket Outlet for Gas Hob 煤氣煮食爐13A雙位電插座 | 1 | 1 | 1 | – | – | – | 1 | – | – | 1 |
| | Connection Unit with Double Pole Switch for Induction Hob 電磁爐雙極開關掣連接線蘇 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Gas Water Heater 煤氣熱水爐接線座 | – | 1 | 1 | – | – | – | 1 | – | – | – |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Miniature Circuit Breaker Board 配電箱 | – | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Telephone and Data Outlet 電話及數據插座 | 1 | 1 | 1 | 1 | – | 1 | 1 | – | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | – | – | – | – | – | – | – | 1 | – | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | A | C | D | E | F | G | H | J | K | L |
| Master Bathroom<br>主人浴室 | Lighting Point 燈位 | 3 | – | – | – | – | – | – | – | – | – |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | – | – | – | – | – | – | – | – | – |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | – | – | – | – | – | – | – | – | – |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | – | – | – | – | – | – | – | – | – |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | – | – | – | – | – | – | – | – | – |
| Bathroom<br>浴室 | Lighting Point 燈位 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | – | – | 1 | 1 | 1 | – | 1 | 1 | 1 |
| | Remote Control for Gas Water Heater 煤氣熱水爐遙控掣 | – | 1 | 1 | – | – | – | 1 | – | – | – |
| Store Room<br>儲物室 | Lighting Point 燈位 | 2 | – | – | – | – | – | – | – | – | – |
| | Lighting Switch 燈掣 | 2 | – | – | – | – | – | – | – | – | – |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | – | – | – | – | – | – | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | – | – | – | – | – | – | – | – |
| | Switch for Exhaust Fan 排氣扇開關掣 | 1 | – | – | – | – | – | – | – | – | – |
| | Miniature Circuit Breaker Board 配電箱 | 1 | – | – | – | – | – | – | – | – | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | 25/F-30/F 25樓至30樓 | | | | | | | | | |
| | | A | C | D | E | F | G | H | J | K | L |
| Lavatory<br>洗手間 | Lighting Point 燈位 | 1 | – | – | – | – | – | – | – | – | – |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | – | – | – | – | – | – | – | – | – |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | – | – | – | – | – | – | – | – | – |
| Balcony /<br>Utility Platform<br>露台 / 工作平台 | Lighting Point 燈位 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| Air-conditioning<br>Platform<br>空調機平台 | 20A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>20A 空調機(室外機)雙極防水開關掣 | 2 | – | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 32A Double Pole Weatherproof Switch for Air-Conditioning (Outdoor Unit)<br>32A 空調機(室外機)雙極防水開關掣 | – | 1 | – | – | – | – | – | – | – | – |

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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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.

備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location 位置 | Mechanical and Electrical Provisions 機電裝置 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|
| | | 31/F 31樓 | | | |
| | | A | B | C | D |
| Living Room / Dining Room 客廳 / 飯廳 | Lighting Switch 燈掣 | 11 | 10 | 10 | 13 |
| | Lighting Point 燈位 | 19 | 15 | 13 | 16 |
| | TV&FM Outlet 電視及電台天線插座 | 2 | 2 | 2 | 2 |
| | Telephone Outlet 電話插座 | 2 | 2 | 2 | 2 |
| | Data Point 網絡插座 | 2 | 2 | 2 | 2 |
| | Switch for Water Heater 熱水爐開關掣 | 1 | 1 | - | 1 |
| | Switch for Exhaust Fan and Thermo Ventilator 排氣扇及浴室寶開關掣 | 1 | 1 | - | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 2 | 2 | 2 | 2 |
| | Wired remote controller for Air-Conditioning (Indoor Unit) 空調機(室內機)有線遙控 | 2 | 2 | 2 | 2 |
| | Switch for Exhaust Fan 排氣扇開關掣 | 1 | 1 | 1 | 1 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 5 | 5 | 6 | 5 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 4 | 2 | 2 | 3 |
| | Fused Spur Unit for Door Bell 門鈴接線座 | 1 | 1 | 1 | 1 |
| | Door Bell 門鈴 | 1 | 1 | 1 | 1 |
| Master Bedroom 主人睡房 | Lighting Switch 燈掣 | 3 | 3 | 4 | 2 |
| | Lighting Point 燈位 | 3 | 4 | 2 | 3 |
| | TV&FM Outlet 電視及電台天線插座 | 2 | 2 | 2 | 2 |
| | Telephone Outlet 電話插座 | 2 | 2 | 2 | 2 |
| | Data Point 網絡插座 | 2 | 2 | 2 | 2 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 |
| | Wired remote controller for Air-Conditioning (Indoor Unit) 空調機(室內機)有線遙控 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 2 | 2 | 2 | 2 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 3 | 3 | 3 | 3 |
| | Switch For Water Heater 熱水爐開關掣 | 1 | 1 | 1 | 1 |
| | Switch for Exhaust Fan and Thermo Ventilator 排氣扇及浴室寶開關掣 | 1 | 1 | 1 | 1 |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|
| | | 31/F 31樓 | | | |
| | | A | B | C | D |
| Bedroom 1<br>睡房 1 | Lighting Switch 燈掣 | 3 | 1 | 2 | 1 |
| | Lighting Point 燈位 | 4 | 2 | 3 | 2 |
| | TV&FM Outlet 電視及電台天線插座 | 2 | 1 | 1 | 1 |
| | Telephone Outlet 電話插座 | 2 | 1 | 1 | 1 |
| | Data Point 網絡插座 | 2 | 1 | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 |
| | Wired remote controller for Air-Conditioning (Indoor Unit) 空調機(室內機)有線遙控 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Curtain 窗簾接線座 | 2 | 1 | 2 | 1 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 3 | 2 | 3 | 2 |
| | Switch For Water Heater 熱水爐開關掣 | 1 | – | 1 | – |
| | Switch for Exhaust Fan and Thermo Ventilator 排氣扇及浴室寶開關掣 | 1 | – | 1 | – |
| Bedroom 2<br>睡房 2 | Lighting Switch 燈掣 | 1 | 1 | 2 | 1 |
| | Lighting Point 燈位 | 2 | 2 | 4 | 2 |
| | TV&FM Outlet 電視及電台天線插座 | 1 | 1 | 1 | 1 |
| | Telephone Outlet 電話插座 | 1 | 1 | 1 | 1 |
| | Data Point 網絡插座 | 1 | 1 | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | 1 | 1 | 1 |
| | Wired remote controller for Air-Conditioning (Indoor Unit) 空調機(室內機)有線遙控 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit For Curtain 窗簾接線座 | 1 | 1 | 2 | 1 |
| | 13A Twin Socket Outlet 13A雙位電插座 | 2 | 2 | 3 | 2 |
| | Switch For Water Heater 熱水爐開關掣 | – | – | 1 | – |
| | Switch for Exhaust Fan and Thermo Ventilator 排氣扇及浴室寶開關掣 | – | – | 1 | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|
| | | 31/F 31樓 | | | |
| | | A | B | C | D |
| Bedroom 3<br>睡房 3 | Lighting Switch 燈掣 | 1 | – | – | – |
| | Lighting Point 燈位 | 2 | – | – | – |
| | TV&FM Outlet 電視及電台天線插座 | 1 | – | – | – |
| | Telephone Outlet 電話插座 | 1 | – | – | – |
| | Data Point 網絡插座 | 1 | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | – | – |
| | Wired remote controller for Air-Conditioning (Indoor Unit) 空調機(室內機)有線遙控 | 1 | – | – | – |
| | Fused Spur Unit For Curtain 窗簾接線座 | 1 | – | – | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 2 | – | – | – |
| Kitchen 廚房 | Lighting Point 燈位 | 4 | 3 | 4 | 3 |
| | 13A Single Socket Outlet For Refrigerator 雪櫃13A單位電插座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | 1 | 1 | 1 |
| | 13A Single Socket Outlet for Washer Dryer 洗衣乾衣機13A單位電插座 | 1 | 1 | 1 | – |
| | 13A Twin Socket Outlet 13A雙位電插座 | 4 | 4 | 4 | 4 |
| | Data Point 網絡插座 | 1 | 1 | 1 | 1 |
| | Double Pole Isolating Switch for Electrical Water Heater 電熱水爐雙極隔離開關掣 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit For Cooker Hood 抽油煙機接線座 | 1 | 1 | 1 | 1 |
| | Water Outlet Connection Point for Washer Dryer 洗衣乾衣機去水位 | 1 | 1 | 1 | – |
| | Water Inlet Connection Point for Washer Dryer 洗衣乾衣機來水位 | 1 | 1 | 1 | – |
| | 13A Twin Socket Outlet for Gas Hob 煤氣煮食爐13A雙位電插座 | 1 | 1 | 1 | 1 |
| | Connection Unit with Double Pole Switch for Induction Hob 電磁爐雙極開關掣連接線蘇 | 1 | 1 | 1 | 1 |
| | Connection Unit with Double Pole Switch for Steam Oven 蒸焗爐雙極開關掣連接線蘇 | 1 | 1 | 1 | 1 |
| | 13A Single Socket Outlet for Wine Cellar 酒櫃13A單位電插座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit For Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 |
| | Telephone and Data Outlet 電話及數據插座 | 1 | 1 | 1 | 1 |
| | 13A Single Socket Outlet for Coffee Machine 咖啡機13A單位電插座 | 1 | – | 1 | – |
| | 13A Single Socket Outlet for Dish Washer 洗碗機13A單位電插座 | 1 | – | 1 | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|
| | | 31/F 31樓 | | | |
| | | A | B | C | D |
| Master Bathroom<br>主人浴室 | Lighting Point 燈位 | 5 | 4 | 5 | 4 |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | 1 | 1 | 1 |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | 1 | 1 | 1 |
| Bathroom 1<br>浴室 1 | Lighting Point 燈位 | 5 | 4 | 4 | 4 |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | 1 | 1 | 1 |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | 1 | 1 | 1 |
| Bathroom 2<br>浴室 2 | Lighting Point 燈位 | 4 | – | 4 | – |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | – | 1 | – |
| | Fused Spur Unit for Cabinet Light 櫃燈接線座 | 1 | – | 1 | – |
| | Fused Spur Unit for Thermo Ventilator 浴室寶接線座 | 1 | – | 1 | – |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | – | 1 | – |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | – | 1 | – |

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Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|
| | | 31/F 31樓 | | | |
| | | A | B | C | D |
| Store Room<br>儲物室 | Lighting Point 燈位 | – | 1 | 1 | 1 |
| | Lighting Switch 燈掣 | – | 1 | 2 | 2 |
| | 13A Single Socket Outlet 13A單位電插座 | – | 1 | 1 | 1 |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | – | 1 | 1 | 1 |
| | Switch for Water Heater and Exhaust Fan 熱水爐及排氣扇開關掣 | – | 1 | 1 | 1 |
| | Miniature Circuit Breaker Board 配電箱 | – | 1 | 1 | 1 |
| | 13A Single Socket Outlet for Washer Dryer 洗衣乾衣機13A單位電插座 | – | – | – | 1 |
| | Water Outlet Connection Point for Washer Dryer 洗衣乾衣機去水位 | – | – | – | 1 |
| | Water Inlet Connection Point for Washer Dryer 洗衣乾衣機來水位 | – | – | – | 1 |
| Store Room 1<br>儲物室 1 | Lighting Point 燈位 | 1 | – | – | – |
| | Lighting Switch 燈掣 | 1 | – | – | – |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | – | – | – |
| | Switch for Air-Conditioning (Indoor Unit) 空調機(室內機)開關掣 | 1 | – | – | – |
| | Switch for Water Heater and Exhaust Fan 熱水爐及排氣扇開關掣 | 1 | – | – | – |
| | Miniature Circuit Breaker Board 配電箱 | 1 | – | – | – |
| Store Room 2<br>儲物室 2 | Lighting Point 燈位 | 1 | – | – | – |
| | Lighting Switch 燈掣 | 1 | – | – | – |
| | 13A Single Socket Outlet 13A單位電插座 | 1 | – | – | – |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "—" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

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

## SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES
## 住宅物業的機電裝置數目表

| Location<br>位置 | Mechanical and Electrical Provisions<br>機電裝置 | Floor and Unit 樓層及單位 | | | |
|---|---|---|---|---|---|
| | | 31/F 31樓 | | | |
| | | A | B | C | D |
| Lavatory 洗手間 | Lighting Point 燈位 | 1 | 1 | 1 | 1 |
| | Fused Spur Unit for Exhaust Fan 排氣扇接線座 | 1 | 1 | 1 | 1 |
| | Triple Pole & Neutral Isolating Switch for Electrical Water Heater<br>電熱水爐三極隔離開關掣 | 1 | 1 | 1 | 1 |
| Balcony /<br>Utility Platform<br>露台 / 工作平台 | Lighting Point 燈位 | 2 | – | 2 | 1 |
| Air-conditioning<br>Platform<br>空調機平台 | 20A Double Pole Weatherproof Switch For Air-Conditioning (Outdoor Unit)<br>20A 空調機(室外機)雙極防水開關掣 | 2 | – | – | – |
| | 32A Double Pole Weatherproof Switch For Air-Conditioning (Outdoor Unit)<br>32A 空調機(室外機)雙極防水開關掣 | – | – | 2 | 1 |
| Flat Roof<br>平台 | Lighting Point 燈位 | 3 | 3 | 2 | 3 |
| | 13A Single Weatherproof Socket Outlet 13A單位防水電插座 | 1 | 1 | 1 | 1 |
| Roof 天台 | Lighting Point 燈位 | 14 | 12 | 11 | 15 |
| | 13A Single Weatherproof Socket Outlet 13A單位防水電插座 | 3 | 3 | 3 | 3 |
| Top of Stairhood<br>梯屋上蓋 | 32A Double Pole Weatherproof Switch For Air-Conditioning (Outdoor Unit)<br>32A 空調機(室外機)雙極防水開關掣 | 1 | 2 | – | 1 |

The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, 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設備，便會安裝品質相若的設備。

Notes： 1. The number in the above table denotes the quantity of such mechanical & electrical provision(s) that is/are installed in the unit. "–"denotes "not provided".
2. 4/F, 13/F, 14/F and 24/F are omitted.
備註 ： 1. 上表內之數字表示安裝於單位內機電裝置的數量。符號 "－" 表示 "不提供"。
2. 不設4樓、13樓、14樓 及24樓。

## SERVICE AGREEMENTS
## 服務協議

Potable and flushing water is supplied by Water Supplies Department.

Electricity is supplied by The Hong Kong Electric Company Limited.

Towngas is supplied by The Hong Kong and China Gas Company Limited.

食水及沖廁水由水務署供應。

電力由香港電燈有限公司供應。

煤氣由香港中華煤氣有限公司供應。

## GOVERNMENT RENT
## 地稅

The Owner (i.e. Kings Lux Limited) is liable for the government rent payable for a residential property up to and including the date of completion of the sale and purchase of that residential property (i.e. the date of the assignment of that property).

擁有人(即璟鏗有限公司)有法律責任繳付住宅物業直至並包括該住宅物業買賣完成日(即該物業轉讓契日期)爲止之地稅。

## MISCELLANEOUS PAYMENTS BY PURCHASER
## 買方的雜項付款

On the delivery of the vacant possession of the specified residential property to the purchaser, the purchaser is liable to reimburse the owner (i.e. Kings Lux Limited) for the deposits for water, electricity and gas; and on that delivery, the purchaser is not liable to pay to the owner a debris removal fee.

Remark : 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, and where the Vendor has paid that debris removal fee, the purchaser shall reimburse the owner for the same.

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(即璟鏗有限公司)補還水、電力及氣體的按金；及在交付時，買方不須向擁有人支付清理廢料的費用。

備註 : 在交付時，買方須根據公契向發展項目的管理人(而非擁有人)支付清理廢料的費用，而如賣方已支付清理廢料的費用，買方須向擁有人補還清理廢料的費用。

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

Defects liability warranty period for the specified residential property and the fittings, finishes and appliances as provided in the agreement for sale and purchase is within six(6) months from the date of completion of the sale and purchase.

按買賣合約的規定，指明住宅物業及其裝置、裝修物料或設備之欠妥之處的保養責任期為住宅物業之成交日期起計爲期6個月內。

## MAINTENANCE OF SLOPES
## 斜坡維修

Not Applicable.

不適用。

## MODIFICATION
## 修訂

Not Applicable.

不適用。

# RELEVANT INFORMATION
# 有關資料

1. **Gondola**
   The Manager has the power to operate the gondola system and elevated platform including all jibs, brackets, hinges, posts or other related equipment over the flat roofs, roofs, top of stairhood, open space of or air space above the units.
2. **Lighting**
   There will be lightings on the external walls of the Development. Prospective purchasers please note the possible impact (if any) of the illumination of such lightings on individual residential properties.

1. **吊船系統**
   管理人有權力在單位之平台、天台、梯屋頂或露天地方之上或單位的上空操作吊船系統及升降平台，包括所有吊臂、支架、 鉸鏈、柱或其他相關設備。
2. **光源**
   發展項目外牆設有燈光。準買家請注意上述燈光對個別住宅物業可能造成之影響(如有)。

# 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

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: http://www.101kingsroad.com

賣方為施行《一手住宅物業銷售條例》第2部就發展項目指定的互聯網網站的網址：
http://www.101kingsroad.com

# 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

## Breakdown of GFA Concessions Obtained for All Features

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.

| | | Area ($m^2$) |
|---|---|---|
| **Disregarded GFA under Building (Planning) Regulations 23(3)(b)** | | |
| 1.(#) | Carpark and loading/unloading area excluding public transport terminus | 1867.287 |
| 2. | **Plant rooms and similar services** | |
| 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, refuse storage and material recovery chamber, etc. | 50.304 |
| 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. | 1019.313 |
| 2.3 | Non-mandatory or non-essential plant room such as air-conditioning (A/C) plant room, air handling unit (AHU) room, etc. | 32.446 |
| **Green Features under Joint Practice Notes 1 and 2** | | |
| 3. | Balcony | 264.721 |
| 4. | Wider common corridor and lift lobby | – |
| 5. | Communal sky garden | – |
| 6. | Acoustic fin | – |
| 7. | Wing wall, wind catcher and funnel | – |
| 8. | Non-structural prefabricated external wall | 80.885 |
| 9. | Utility platform | 196.500 |
| 10. | Noise barrier | – |
| **Amenity Features** | | |
| 11. | Caretaker's quarters, counter, office, store, guard room and lavatory for watchman and management staff and owners' corporation office | – |
| 12. | Residential recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway, etc. serving solely the recreational facilities | 442.503 |
| 13. | Covered landscaped and play area | 315.412 |
| 14. | Horizontal screen/covered walkway and trellis | – |
| 15. | Larger lift shaft | 106.026 |
| **Amenity Features** | | |
| 16. | Chimney shaft | – |
| 17. | Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room | – |
| 18.(#) | Pipe duct, air duct for mandatory feature or essential plant room | 81.145 |
| 19. | Pipe duct, air duct for non-mandatory or non-essential plant room | – |
| 20. | Plant room, pipe duct, air duct for environmentally friendly system and feature | – |
| 21. | Void in duplex domestic flat and house | – |
| 22. | Sunshade and reflector | – |
| 23.(#) | Minor projection such as A/C box, A/C platform, window cill and projecting window | – |
| 24. | Other projections such as A/C box and platform not covered in paragraph 3(b) and (c) of PNAP APP-19 | – |
| **Other Exempted Items** | | |
| 25.(#) | Refuge floor including refuge floor cum sky garden | 353.018 |
| 26. | Covered area under large projecting/overhanging feature | – |
| 27. | Public transport terminus | – |
| 28.(#) | Party structure and common staircase | – |
| 29.(#) | Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA | 323.539 |
| 30. | Public passage | – |
| 31. | Covered set back area | – |
| **Bonus GFA** | | |
| 32. | Bonus GFA | – |
| **Additional Green Features under Joint Practice Note (No.8)** | | |
| 33. | Buildings adopting Modular Integrated Construction | – |

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.

# 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

**The Environmental Assessment of the Building**




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

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:

| **Part I** | |
|---|---|
| Provision of Central Air Conditioning | No |
| Provision of Energy Efficient Features | Yes |
| Energy Efficient Features proposed: | 1. LED / Fluorescent Lamp ; 2. High Efficiency Air Conditioner |

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

| Location | Internal Floor Area Served($m^2$) | Annual Energy Use of Baseline Building (Note 2) | | Annual Energy Use of Proposed Building | |
|---|---|---|---|---|---|
| | | Electricity kWh/ $m^2$/annum | Town Gas / LPG unit/ $m^2$/annum | Electricity kWh/ $m^2$/annum | Town Gas / LPG unit/ $m^2$/annum |
| Domestic Development (excluding Hotel): Area served by central building services installation (Note 3) | 3,496 | 59.9 | — | 58.7 | — |
| Non-domestic Development (including Hotel) (Note 4): Podium(s) Area served by central building services installation | 2,344 | 67.9 | — | 67.9 | — |
| Non-domestic Development (including Hotel) (Note 4): Podium(s) Area served by non-central building services installation | 537.4 | 312.1 | — | 215.3 | — |
| Non-domestic Development (including Hotel) (Note 4): Tower(s) Area served by central building services installation | 308.9 | 505.4 | — | 339.9 | — |

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

| Type of Installations | Yes | No | N/A |
|---|---|---|---|
| Lighting Installations | ✓ | — | — |
| Air Conditioning Installations | ✓ | — | — |
| Electrical Installations | ✓ | — | — |
| Lift & Escalator Installations | ✓ | — | — |
| Performance-based Approach | — | — | ✓ |

Notes:
1. 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/$m^2$/annum) and town gas/LPG consumption (unit/$m^2$/annum), of the development by the internal floor area served, where:
   (a) "total annual energy use" has the same meaning of "annual energy use" in the BEAM Plus New Buildings (current version); and
   (b) "internal floor area", in relation a building, a space or a unit means the floor area of all enclosed space measured to the internal faces of enclosing external and/or party walls.
2. "Baseline Building" has the same meaning as "Baseline Building Model (zero-credit benchmark)" in the BEAM Plus New Buildings (current version).
3. "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.
4. 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).

# 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

**獲寬免總樓面面積的設施分項**

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。

| | | 面積 (平方米) |
|---|---|---|
| **根據《建築物 (規劃) 規例》第23(3)(b)條不計算的總樓面面積** | | |
| 1.(#) | 停車場及上落客貨地方(公共交通總站除外) | 1867.287 |
| 2. | **機房及相類設施** | |
| 2.1 | 所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》(《作業備考》)或規例限制的強制性設施及必要機房，例如升降機機房、電訊及廣播設備室、垃圾及物料回收房等 | 50.304 |
| 2.2(#) | 所佔面積**不**受任何《作業備考》或規例限制的強制性設施或必要機房，例如僅由消防裝置及設備佔用的房間、電錶房、電力變壓房、食水及鹹水缸等 | 1019.313 |
| 2.3 | 非強制性或非必要機房， 例如空調機房、送風櫃房等 | 32.446 |
| **根據聯合作業備考第1及第2號提供的環保設施** | | |
| 3. | 露台 | 264.721 |
| 4. | 加闊的公用走廊及升降機大堂 | – |
| 5. | 公用空中花園 | – |
| 6. | 隔聲鰭 | – |
| 7. | 翼牆、捕風器及風斗 | – |
| 8. | 非結構預製外牆 | 80.885 |
| 9. | 工作平台 | 196.500 |
| 10. | 隔音屏障 | – |
| **適意設施** | | |
| 11. | 管理員宿舍、供保安人員和管理處員工使用的櫃位、辦事處、貯物室、警衛室和廁所， 以及業主立案法團辦事處 | – |
| 12. | 住戶康樂設施， 包括僅供康樂設施使用的中空空間、機房、游泳池的濾水機房、有蓋人行道等 | 442.503 |
| 13. | 有蓋園景區及遊樂場地 | 315.412 |
| 14. | 橫向屏障/有蓋人行道及花棚 | – |
| 15. | 擴大升降機機槽 | 106.026 |

| | | |
|---|---|---|
| **適意設施** | | |
| 16. | 煙囪管道 | – |
| 17. | 其他非強制性或非必要機房，例如鍋爐房、衛星電視共用天線房 | – |
| 18.(#) | 強制性設施或必要機房所需的管槽及氣槽 | 81.145 |
| 19. | 非強制性設施或非必要機房所需的管槽及氣槽 | – |
| 20. | 環保系統及設施所需的機房、管槽及氣槽 | – |
| 21. | 複式住宅單位及洋房的中空空間 | – |
| 22. | 遮陽篷及反光罩 | – |
| 23.(#) | 小型伸出物， 例如空調機箱、空調機平台、窗檻及伸出的窗台 | – |
| 24. | 《作業備考》APP-19 第3(b)及(c)段沒有涵蓋的其他伸出物，如空調機箱及空調機平台 | – |
| **其他項目** | | |
| 25.(#) | 庇護層，包括庇護層兼空中花園 | 353.018 |
| 26. | 大型伸出/外懸設施下的有蓋地方 | – |
| 27. | 公共交通總站 | – |
| 28.(#) | 共用構築物及公用樓梯 | – |
| 29.(#) | 僅供獲接納不計入總樓面面積的樓層使用的樓梯、升降機槽及垂直管道的水平面積 | 323.539 |
| 30. | 公眾通道 | – |
| 31. | 有蓋的後移部分 | – |
| **額外總樓面面積** | | |
| 32. | 額外總樓面面積 | – |
| **根據聯合作業備考(第8 號)提供的額外環保設施** | | |
| 33. | 採用「組裝合成」建築法的樓宇 | – |

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。

# 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

**有關建築物的環境評估**




**發展項目的公用部分的預計能量表現或消耗**

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分的預計能量表現或消耗的最近期資料：

| **第 I 部分** | |
|---|---|
| 提供中央空調 | 否 |
| 提供具能源效益的設施 | 是 |
| 擬安裝的具能源效益的設施: — | 1. LED 燈 / 熒光管； 2. 高效率冷氣機 |

| **第 II 部分: 擬興建樓宇/部分樓宇預計每年能源消耗量 (註腳1) : —** | | | | | |
|---|---|---|---|---|---|
| 位置 | 使用有關裝置的內部樓面面積 (平方米) | 基線樓宇(註腳2)每年能源消耗量 | | 擬興建樓宇每年能源消耗量 | |
| | | 電力<br>千瓦小時/平方米/年 | 煤氣/石油氣<br>用量單位/平方米/年 | 電力<br>千瓦小時/平方米/年 | 煤氣/石油氣<br>用量單位/平方米/年 |
| 住用發展項目(不包括酒店)：有使用中央屋宇裝備裝置的部分(註腳3) | 3,496 | 59.9 | — | 58.7 | — |
| 非住用發展項目(包括酒店)(註腳4)：平台有使用中央屋宇裝備裝置的部分 | 2,344 | 67.9 | — | 67.9 | — |
| 非住用發展項目(包括酒店)(註腳4)：平台有使用非中央屋宇裝備裝置的部分 | 537.4 | 312.1 | — | 215.3 | — |
| 非住用發展項目(包括酒店)(註腳4)：塔樓有使用中央屋宇裝備裝置的部分 | 308.9 | 505.4 | — | 339.9 | — |

| **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 : —** | | | |
|---|---|---|---|
| 裝置類型 | 是 | 否 | 不適用 |
| 照明裝置 | ✓ | — | — |
| 空調裝置 | ✓ | — | — |
| 電力裝置 | ✓ | — | — |
| 升降機及自動梯的裝置 | ✓ | — | — |
| 以總能源為本的方法 | — | — | ✓ |

註腳:

1. 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。
2. "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。
3. "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。
4. 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。

The date on which this Sales Brochure is printed is 4 November 2024.
There may be future changes to the Development and the surrounding areas.

本售樓說明書印製日期為2024年11月4日。
發展項目及其周邊地區日後可能出現改變。

# Examination Record
# 檢視紀錄

| Examination/ Revision Date<br>檢視/修改日期 | Revision Made<br>所作修改 | |
|---|---|---|
| | Page Number<br>頁次 | Revision Made<br>所作修改 |
| 27 January 2025<br>2025年1月27日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 15-1, 15-2, 15-3, 15-4 | Aerial Photograph of the Development is updated<br>更新發展項目的鳥瞰照片 |
| | 18 | Layout Plan of the Development is updated<br>更新發展項目的布局圖 |
| | 20, 22, 24, 26, 27, 28 | Floor Plans of Residential Properties in the Development is updated<br>更新發展項目的住宅物業的樓面平面圖 |
| | 36 | Area of Residential Properties in the Development is updated<br>更新發展項目中的住宅物業的面積 |
| | 37, 38, 39 | Floor Plans of Parking Spaces in the Development is updated<br>更新發展項目中的停車位的樓面平面圖 |
| | 52, 53, 54 | Cross-Section Plan of Building in the Development is updated<br>更新發展項目中的建築物的橫截面圖 |
| | 55, 56, 57, 58, 59 | Elevation Plan is updated<br>更新立面圖 |
| | 60 | Information on Common Facilities in the Development is updated<br>更新發展項目中的公用設施的資料 |
| | 62, 65, 66, 67, 68, 69, 72, 80, 81, 82,<br>96, 97, 98, 99, 100, 101 | Fittings, Finishes and Appliances is updated<br>更新裝置、裝修物料及設備 |
| | 107, 109 | Information in Application for Concession on Gross Floor Area of Building is updated<br>更新申請建築物總樓面面積寬免的資料 |

# Examination Record
# 檢視紀錄

| Examination/ Revision Date<br>檢視/修改日期 | Revision Made<br>所作修改 | |
|---|---|---|
| | Page Number<br>頁次 | Revision Made<br>所作修改 |
| 23 April 2025<br>2025年4月23日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 15-1, 15-2, 15-3, 15-4 | Aerial Photograph of the Development is updated<br>更新發展項目的鳥瞰照片 |
| 21 July 2025<br>2025年7月21日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 18 | Layout Plan of the Development is updated<br>更新發展項目的布局圖 |
| | 19, 20, 22, 24, 26, 28 | Floor Plans of Residential Properties in the Development is updated<br>更新發展項目的住宅物業的樓面平面圖 |
| | 37, 38, 39 | Floor Plans of Parking Spaces in the Development is updated<br>更新發展項目中的停車位的樓面平面圖 |
| | 52, 53, 54 | Cross-Section Plan of Building in the Development is updated<br>更新發展項目中的建築物的橫截面圖 |
| | 55, 56, 57, 58, 59 | Elevation Plan is updated<br>更新立面圖 |
| | 60 | Information on Common Facilities in the Development is updated<br>更新發展項目中的公用設施的資料 |
| | 66 | Fittings, Finishes and Appliances is updated<br>更新裝置、裝修物料及設備 |
| | 107, 109 | Information in Application for Concession on Gross Floor Area of Building is updated<br>更新申請建築物總樓面面積寬免的資料 |

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| Examination/ Revision Date<br>檢視/修改日期 | Revision Made<br>所作修改 | |
|---|---|---|
| | Page Number<br>頁次 | Revision Made<br>所作修改 |
| 16 October 2025<br>2025年10月16日 | 8 | Information on Vendor and others involved in the Development is updated<br>更新賣方及有參與發展項目的其他人的資料 |
| | 9, 10 | Relationship between parties involved in the Development is updated<br>更新有參與發展項目的各方的關係 |
| | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 15-3 | Aerial Photograph of the Development is updated<br>更新發展項目的鳥瞰照片 |
| | 19, 26, 28 | Floor Plans of Residential Properties in the Development is updated<br>更新發展項目的住宅物業的樓面平面圖 |
| | 56, 57, 58, 59 | Elevation Plan is updated<br>更新立面圖 |
| 11 November 2025<br>2025年11月11日 | 7 | Information on the Development is updated<br>更新發展項目的資料 |
| | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 15-1, 15-2, 15-3 | Aerial Photograph of the Development is updated<br>更新發展項目的鳥瞰照片 |
| | 18 | Layout Plan of the Development is updated<br>更新發展項目的布局圖 |
| | 20, 22, 24, 26, 28 | Floor Plans of Residential Properties in the Development is updated<br>更新發展項目的住宅物業的樓面平面圖 |

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| Examination/ Revision Date<br>檢視/修改日期 | Revision Made<br>所作修改 | |
|---|---|---|
| | Page Number<br>頁次 | Revision Made<br>所作修改 |
| 10 February 2026<br>2026年2月10日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 63, 63A, 65, 68, 68A,<br>69, 70, 70A, 96 | Fittings, Finishes and Appliances is updated<br>更新裝置、裝修物料及設備 |
| 9 May 2026<br>2026年5月9日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 15-3, 15-4 | Aerial Photograph of the Development is updated<br>更新發展項目的鳥瞰照片 |
| 4 August 2026<br>2026年8月4日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| 2 November 2026<br>2026年11月2日 | 14 | Location Plan of the Development is updated<br>更新發展項目的所在位置圖 |
| | 20, 22, 26 | Floor Plans of Residential Properties in the Development is updated<br>更新發展項目的住宅物業的樓面平面圖 |