

價單 Price List

第一部份：基本資料 Part 1: Basic Information

發展項目名稱 Name of Development	MONACO ONE 發展項目 MONACO ONE DEVELOPMENT	期數（如有） Phase No. (if any)	第一期 (即MONACO ONE) Phase 1 (i.e., MONACO ONE)
發展項目位置 Location of Development	沐泰街10號(臨時門牌號數有待期數建成時確認) 10 Muk Tai Street (the provisional street number is subject to confirmation when the Phase is completed)		
發展項目(或期數)中的住宅物業的總數 The total number of residential properties in the development (or phase of the development)			492

印製日期 Date of Printing	價單編號 Number of Price List
14 November 2021	4

修改價單（如有） Revision to Price List (if any)

修改日期 Date of Revision	經修改的價單編號 Numbering of Revised Price List	如物業價錢經修改，請以「✓」標示 Please use "✓" to indicate changes to prices of residential properties
		價錢 Price
27 November 2021	4A	-

第二部份: 面積及售價資料
Part 2: Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台、工作平台及陽台 (如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.)	售價 (元) Price (\$)	實用面積 每平方米呎售價 元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq.ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq.ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	37	A*	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	20,325,000	326,139 (30,291)	--	--	--	--	--	--	--	--	--	--
	36	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	20,264,000	325,160 (30,200)	--	--	--	--	--	--	--	--	--	--
	35	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	20,203,000	324,182 (30,109)	--	--	--	--	--	--	--	--	--	--
	33	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	20,143,000	323,219 (30,019)	--	--	--	--	--	--	--	--	--	--
	32	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	20,083,000	322,256 (29,930)	--	--	--	--	--	--	--	--	--	--
	31	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	20,023,000	321,293 (29,841)	--	--	--	--	--	--	--	--	--	--
	30	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	19,963,000	320,331 (29,751)	--	--	--	--	--	--	--	--	--	--
	29	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	19,903,000	319,368 (29,662)	--	--	--	--	--	--	--	--	--	--
	8	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	18,288,000	293,453 (27,255)	--	--	--	--	--	--	--	--	--	--
	7	A	62.320 (671) 露台 Balcony : 2.251 (24) 工作平台 Utility Platform : 1.500 (16)	18,044,000	289,538 (26,891)	--	--	--	--	--	--	--	--	--	--
	38	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,966,000	328,857 (30,571)	--	--	--	--	--	--	--	--	--	--
	37	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,907,000	326,910 (30,390)	--	--	--	--	--	--	--	--	--	--
	36	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,877,000	325,920 (30,298)	--	--	--	--	--	--	--	--	--	--
	35	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,848,000	324,963 (30,209)	--	--	--	--	--	--	--	--	--	--
	33	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,818,000	323,973 (30,117)	--	--	--	--	--	--	--	--	--	--

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台 (如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.)	售價 (元) Price (\$)	實用面積 每平方米呎售價 元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq.ft.)	其他指明項目的面積 (不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq.ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	32	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,789,000	323,016 (30,028)	--	--	--	--	--	--	--	--	--	--
	31	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,759,000	322,026 (29,936)	--	--	--	--	--	--	--	--	--	--
	30	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,730,000	321,069 (29,847)	--	--	--	--	--	--	--	--	--	--
	29	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,701,000	320,112 (29,758)	--	--	--	--	--	--	--	--	--	--
	28	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,672,000	319,155 (29,669)	--	--	--	--	--	--	--	--	--	--
	27	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,614,000	317,241 (29,491)	--	--	--	--	--	--	--	--	--	--
	26	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,586,000	316,317 (29,405)	--	--	--	--	--	--	--	--	--	--
	25	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,557,000	315,361 (29,316)	--	--	--	--	--	--	--	--	--	--
	23	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,528,000	314,404 (29,227)	--	--	--	--	--	--	--	--	--	--
	22	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,500,000	313,480 (29,141)	--	--	--	--	--	--	--	--	--	--
	21	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,472,000	312,556 (29,055)	--	--	--	--	--	--	--	--	--	--
	15	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,275,000	306,055 (28,451)	--	--	--	--	--	--	--	--	--	--
	12	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,247,000	305,131 (28,365)	--	--	--	--	--	--	--	--	--	--
	11	D	30.305 (326) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,220,000	304,240 (28,282)	--	--	--	--	--	--	--	--	--	--
	38	E@	44.846 (483) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	16,334,000	364,224 (33,818)	--	--	--	37.833 (407)	--	--	--	--	--	--
	37	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	13,041,000	315,381 (29,306)	--	--	--	--	--	--	--	--	--	--

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台 (如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.)	售價 (元) Price (\$)	實用面積 每平方米呎售價 (元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq.ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq.ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	36	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	13,015,000	314,752 (29,247)	--	--	--	--	--	--	--	--	--	--
	35	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,989,000	314,123 (29,189)	--	--	--	--	--	--	--	--	--	--
	33	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,963,000	313,495 (29,130)	--	--	--	--	--	--	--	--	--	--
	32	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,937,000	312,866 (29,072)	--	--	--	--	--	--	--	--	--	--
	31	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,911,000	312,237 (29,013)	--	--	--	--	--	--	--	--	--	--
	30	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,886,000	311,632 (28,957)	--	--	--	--	--	--	--	--	--	--
	29	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,860,000	311,004 (28,899)	--	--	--	--	--	--	--	--	--	--
	28	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,834,000	310,375 (28,840)	--	--	--	--	--	--	--	--	--	--
	27	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,755,000	308,464 (28,663)	--	--	--	--	--	--	--	--	--	--
	26	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,723,000	307,690 (28,591)	--	--	--	--	--	--	--	--	--	--
	25	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,692,000	306,941 (28,521)	--	--	--	--	--	--	--	--	--	--
	23	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,660,000	306,167 (28,449)	--	--	--	--	--	--	--	--	--	--
	22	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,628,000	305,393 (28,378)	--	--	--	--	--	--	--	--	--	--
	21	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,597,000	304,643 (28,308)	--	--	--	--	--	--	--	--	--	--
	20	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,565,000	303,869 (28,236)	--	--	--	--	--	--	--	--	--	--
	19	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,534,000	303,120 (28,166)	--	--	--	--	--	--	--	--	--	--

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	18	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,503,000	302,370 (28,097)	--	--	--	--	--	--	--	--	--	--
	17	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,434,000	300,701 (27,942)	--	--	--	--	--	--	--	--	--	--
	16	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,403,000	299,952 (27,872)	--	--	--	--	--	--	--	--	--	--
	15	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,358,000	298,863 (27,771)	--	--	--	--	--	--	--	--	--	--
	12	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,321,000	297,969 (27,688)	--	--	--	--	--	--	--	--	--	--
	11	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,284,000	297,074 (27,604)	--	--	--	--	--	--	--	--	--	--
	10	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,247,000	296,179 (27,521)	--	--	--	--	--	--	--	--	--	--
	9	E	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,211,000	295,308 (27,440)	--	--	--	--	--	--	--	--	--	--
	8	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,174,000	294,414 (27,357)	--	--	--	--	--	--	--	--	--	--
	7	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,101,000	292,648 (27,193)	--	--	--	--	--	--	--	--	--	--
	6	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,065,000	291,778 (27,112)	--	--	--	--	--	--	--	--	--	--
	5	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	12,029,000	290,907 (27,031)	--	--	--	--	--	--	--	--	--	--
Tower 2B 第2B座	3	E@	41.350 (445) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	11,993,000	290,036 (26,951)	--	--	--	--	--	--	--	--	--	--
	28	B	48.484 (522) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 1.500 (16)	18,021,000	371,690 (34,523)	--	--	--	--	--	--	--	--	--	--
	38	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	10,012,000	327,865 (30,432)	--	--	--	--	--	--	--	--	--	--
	37	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,952,000	325,900 (30,249)	--	--	--	--	--	--	--	--	--	--

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2B 第2B座	36	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,922,000	324,917 (30,158)	--	--	--	--	--	--	--	--	--	--
	35	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,893,000	323,968 (30,070)	--	--	--	--	--	--	--	--	--	--
	33	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,863,000	322,985 (29,979)	--	--	--	--	--	--	--	--	--	--
	32	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,834,000	322,036 (29,891)	--	--	--	--	--	--	--	--	--	--
	31	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,804,000	321,053 (29,799)	--	--	--	--	--	--	--	--	--	--
	30	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,775,000	320,103 (29,711)	--	--	--	--	--	--	--	--	--	--
	29	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,746,000	319,154 (29,623)	--	--	--	--	--	--	--	--	--	--
	28	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,716,000	318,171 (29,532)	--	--	--	--	--	--	--	--	--	--
	27	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,682,000	317,058 (29,429)	--	--	--	--	--	--	--	--	--	--
	26	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,653,000	316,108 (29,340)	--	--	--	--	--	--	--	--	--	--
	25	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,624,000	315,159 (29,252)	--	--	--	--	--	--	--	--	--	--
	23	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,595,000	314,209 (29,164)	--	--	--	--	--	--	--	--	--	--
	22	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,567,000	313,292 (29,079)	--	--	--	--	--	--	--	--	--	--
	21	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,538,000	312,342 (28,991)	--	--	--	--	--	--	--	--	--	--
	20	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,509,000	311,393 (28,903)	--	--	--	--	--	--	--	--	--	--
	19	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,481,000	310,476 (28,818)	--	--	--	--	--	--	--	--	--	--

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台 (如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.)	售價 (元) Price (\$)	實用面積 每平方米呎售價 元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq.ft.)	其他指明項目的面積 (不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq.ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2B 第2B座	18	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,453,000	309,559 (28,733)	--	--	--	--	--	--	--	--	--	--
	17	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,396,000	307,692 (28,559)	--	--	--	--	--	--	--	--	--	--
	16	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,368,000	306,775 (28,474)	--	--	--	--	--	--	--	--	--	--
	15	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,363,000	306,612 (28,459)	--	--	--	--	--	--	--	--	--	--
	12	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,335,000	305,695 (28,374)	--	--	--	--	--	--	--	--	--	--
	11	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,307,000	304,778 (28,289)	--	--	--	--	--	--	--	--	--	--
	10	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,279,000	303,861 (28,204)	--	--	--	--	--	--	--	--	--	--
	9	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,251,000	302,944 (28,119)	--	--	--	--	--	--	--	--	--	--
	8	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,223,000	302,027 (28,033)	--	--	--	--	--	--	--	--	--	--
	7	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,168,000	300,226 (27,866)	--	--	--	--	--	--	--	--	--	--
	6	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,141,000	299,342 (27,784)	--	--	--	--	--	--	--	--	--	--
	5	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,114,000	298,458 (27,702)	--	--	--	--	--	--	--	--	--	--
	3	E	30.537 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,086,000	297,541 (27,617)	--	--	--	--	--	--	--	--	--	--
	38	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	10,012,000	327,843 (30,432)	--	--	--	--	--	--	--	--	--	--
	37	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,952,000	325,878 (30,249)	--	--	--	--	--	--	--	--	--	--
	36	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,922,000	324,896 (30,158)	--	--	--	--	--	--	--	--	--	--

物業的描述 Description of Residential Property			實用面積 (包括露台、工作平台及陽台 (如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.)	售價 (元) Price (\$)	實用面積 每平方米呎售價 元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq.ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq.ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2B 第2B座	35	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,893,000	323,946 (30,070)	--	--	--	--	--	--	--	--	--	--
	33	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,863,000	322,964 (29,979)	--	--	--	--	--	--	--	--	--	--
	32	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,834,000	322,014 (29,891)	--	--	--	--	--	--	--	--	--	--
	31	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,804,000	321,032 (29,799)	--	--	--	--	--	--	--	--	--	--
	30	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,775,000	320,083 (29,711)	--	--	--	--	--	--	--	--	--	--
	29	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,746,000	319,133 (29,623)	--	--	--	--	--	--	--	--	--	--
	28	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,716,000	318,151 (29,532)	--	--	--	--	--	--	--	--	--	--
	27	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,682,000	317,037 (29,429)	--	--	--	--	--	--	--	--	--	--
	26	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,653,000	316,088 (29,340)	--	--	--	--	--	--	--	--	--	--
	25	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,624,000	315,138 (29,252)	--	--	--	--	--	--	--	--	--	--
	23	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,595,000	314,188 (29,164)	--	--	--	--	--	--	--	--	--	--
	22	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,567,000	313,272 (29,079)	--	--	--	--	--	--	--	--	--	--
	21	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,538,000	312,322 (28,991)	--	--	--	--	--	--	--	--	--	--
	20	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,509,000	311,372 (28,903)	--	--	--	--	--	--	--	--	--	--
	19	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,481,000	310,455 (28,818)	--	--	--	--	--	--	--	--	--	--
	18	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,453,000	309,539 (28,733)	--	--	--	--	--	--	--	--	--	--

物業的描述 Description of Residential Property			實用面積 (包括露台、工作平台及陽台 (如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.)	售價 (元) Price (\$)	實用面積 每平方米呎售價 元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq.ft.)	其他指明項目的面積 (不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq.ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
Tower 2B 第2B座	17	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,396,000	307,672 (28,559)	--	--	--	--	--	--	--	--	--	--
	16	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,368,000	306,755 (28,474)	--	--	--	--	--	--	--	--	--	--
	15	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,363,000	306,592 (28,459)	--	--	--	--	--	--	--	--	--	--
	12	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,335,000	305,675 (28,374)	--	--	--	--	--	--	--	--	--	--
	11	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,307,000	304,758 (28,289)	--	--	--	--	--	--	--	--	--	--
	10	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,279,000	303,841 (28,204)	--	--	--	--	--	--	--	--	--	--
	9	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,251,000	302,924 (28,119)	--	--	--	--	--	--	--	--	--	--
	8	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,223,000	302,007 (28,033)	--	--	--	--	--	--	--	--	--	--
	7	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,168,000	300,206 (27,866)	--	--	--	--	--	--	--	--	--	--
	6	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,141,000	299,322 (27,784)	--	--	--	--	--	--	--	--	--	--
	5	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,114,000	298,438 (27,702)	--	--	--	--	--	--	--	--	--	--
	3	F	30.539 (329) 露台 Balcony : 2.000 (22) 工作平台 Utility Platform : 0.000 (0)	9,086,000	297,521 (27,617)	--	--	--	--	--	--	--	--	--	--

第三部份：其他資料 Part 3: Other Information

- (1) 準買家應參閱期數的售樓說明書，以了解該期數的資料。
Prospective purchasers are advised to refer to the sales brochure for the Phase for information on the Phase.

- (2) 根據《一手住宅物業銷售條例》第52(1)條及第53(2)及(3)條， -
According to sections 52(1) and 53(2) and (3) of the Residential Properties (First-hand Sales) Ordinance, -

第52(1)條 / Section 52(1)

在某人就指明住宅物業與擁有人訂立臨時買賣合約時，該人須向擁有人支付售價的5%的臨時訂金。

A preliminary deposit of 5% of the purchase price is payable by a person to the owner on entering into a preliminary agreement for sale and purchase in respect of the specified residential property with the owner.

第53(2)條 / Section 53(2)

如某人於某日期訂立臨時買賣合約，並於該日期後的5個工作日內，就有關住宅物業簽立買賣合約，則擁有人必須在該日期後的8個工作日內，簽立該買賣合約。

If a person executes an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase, the owner must execute the agreement for sale and purchase within 8 working days after that date.

第53(3)條 / Section 53(3)

如某人於某日期訂立臨時買賣合約時，但沒有於該日期後的5個工作日內，就有關住宅物業簽立買賣合約，則 - (i) 該臨時合約即告終止；(ii) 有關的臨時訂金即予沒收；及 (iii) 擁有人不得就該人沒有簽立買賣合約而針對該人提出進一步申索。

If a person does not execute an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase -

(i) the preliminary agreement is terminated; (ii) the preliminary deposit is forfeited; and (iii) the owner does not have any further claim against the person for the failure.

- (3) 實用面積及屬該住宅物業其他指明項目的面積是按《一手住宅物業銷售條例》第8條及附表二第2部的計算得出的。
The saleable area and area of other specified items of the residential property are calculated in accordance with section 8 and Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

- (4)(i) 註：在本第(4)段中，『售價』指本價單第二部份中所列之住宅物業的售價，而『成交金額』指臨時買賣合約中訂明的住宅物業的實際金額。因應不同支付條款及／或折扣按售價計算得出之價目，皆以進位到最接近的千位數作為成交金額。

Note: In this paragraph (4), "Price" means the price of the residential property set out in Part 2 of this price list, and "transaction price" means the actual price of the residential property set out in the preliminary agreement for sale and purchase. The amount obtained after applying the relevant terms of payment and/or applicable discounts on the Price will be rounded up to the nearest thousand to determine the transaction price.

買方於簽署臨時買賣合約時須繳付相等於成交金額 5%之金額作為臨時訂金，其中港幣\$50,000（或賣方不時於相關銷售安排指定的其他適用金額）之部分臨時訂金必須以銀行本票支付（除非賣方另外同意），臨時訂金的餘額可以支票支付，本票及支票抬頭請寫「高李葉律師行」。

Upon signing of the preliminary agreement for sale and purchase, the Purchasers shall pay the preliminary deposit which is equivalent to 5% of the transaction price. HK\$50,000 (or such other applicable amount as the Vendor may from time to time specify in the relevant Sales Arrangements) being part of the preliminary deposit must be paid by cashier orders (unless the Vendor agrees otherwise) and the balance of the preliminary deposit may be paid by cheque(s). The cashier order(s) and cheque(s) should be made payable to "Kao, Lee & Yip Solicitors"

支付條款 Terms of Payment

(A) 120 天現金優惠付款計劃 120-day Cash Payment Plan (照售價減5%) (5% discount from the Price)

- (1) 買方須於簽署臨時買賣合約（「臨時合約」）時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約（「正式合約」）。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 120 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。

95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 120 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.

(A1) 120 天輕鬆一按貸款付款計劃 120-day Easy First Mortgage Loan Payment Plan (照售價減2%) (2% discount from the Price) (只適用於本價單上設有符號***的指明住宅物業)(Only applicable to a specified residential property marked with a "***" in this price list)

- (1) 買方須於簽署臨時買賣合約（「臨時合約」）時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約（「正式合約」）。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 120 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。

95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 120 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.

買方可向賣方指定的財務機構申請輕鬆一按貸款，主要條款見(4)(iii)(b)。

The Purchaser can apply for Easy First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(b) for key terms.

(A2) 120 天靈活一按貸款付款計劃 120-day Flexible First Mortgage Loan Payment Plan (照售價減2%) (2% discount from the Price) (只適用於本價單上設有符號***的指明住宅物業)(Only applicable to a specified residential property marked with a "***" in this price list)

- (1) 買方須於簽署臨時買賣合約（「臨時合約」）時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約（「正式合約」）。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 120 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。

95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 120 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.

買方可向賣方指定的財務機構申請靈活一按貸款，主要條款見(4)(iii)(c)。

The Purchaser can apply for Flexible First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(c) for key terms.

- (A3) **120 天首兩年免息免供二按貸款付款計劃 120-day First 2 Years Interest and Payment Holiday Second Mortgage Loan Payment Plan (照售價減2%) (2% discount from the Price)**
(只適用於本價單上設有符號“@”的指明住宅物業)(Only applicable to a specified residential property marked with a “@” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 120 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
- 95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 120 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
- 買方可向賣方指定的財務機構申請首兩年免息免供二按貸款，主要條款見(4)(iii)(d)。
- The Purchaser can apply for First 2 Years Interest and Payment Holiday Second Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(d) for key terms.
- (B) **分支家庭置業180 天現金優惠付款計劃 Spin-off Family Purchase 180-day Cash Payment Plan (照售價減5%) (5% discount from the Price)**
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 180 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
- 95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 180 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
- (B1) **分支家庭置業 180 天輕鬆一按貸款付款計劃 Spin-off Family Purchase 180-day Easy First Mortgage Loan Payment Plan (照售價減2%) (2% discount from the Price)**
(只適用於本價單上設有符號“*”的指明住宅物業)(Only applicable to a specified residential property marked with a “*” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 180 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
- 95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 180 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
- 買方可向賣方指定的財務機構申請輕鬆一按貸款，主要條款見(4)(iii)(b)。
- The Purchaser can apply for Easy First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(b) for key terms.
- (B2) **分支家庭置業 180 天靈活一按貸款付款計劃 Spin-off Family Purchase 180-day Flexible First Mortgage Loan Payment Plan (照售價減2%) (2% discount from the Price)**
(只適用於本價單上設有符號“*”的指明住宅物業)(Only applicable to a specified residential property marked with a “*” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 180 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
- 95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 180 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
- 買方可向賣方指定的財務機構申請靈活一按貸款，主要條款見(4)(iii)(c)。
- The Purchaser can apply for Flexible First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(c) for key terms.
- (B3) **分支家庭置業 180 天首兩年免息免供二按貸款付款計劃 Spin-off Family Purchase 180-day First 2 Years Interest and Payment Holiday Second Mortgage Loan Payment Plan (照售價減2%) (2% discount from the Price)**
(只適用於本價單上設有符號“@”的指明住宅物業)(Only applicable to a specified residential property marked with a “@” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 成交金額 95%即成交金額之餘款須於買方簽署臨時合約後 180 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
- 95% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 180 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
- 買方可向賣方指定的財務機構申請首兩年免息免供二按貸款，主要條款見(4)(iii)(d)。
- The Purchaser can apply for First 2 Years Interest and Payment Holiday Second Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(d) for key terms.
- (C) **投資夢想家居 360 天現金優惠付款計劃 Dream House Investment with 360-day Cash Payment Plan (照售價減3.5%) (3.5% discount from the Price)**
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 120 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 120 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於買方簽署臨時合約後 360 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
- 90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 360 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.

- (C1) **投資夢想家居 360天輕鬆一按貸款付款計畫 Dream House Investment with 360-day Easy First Mortgage Loan Payment Plan (照售價減0.5%) (0.5% discount from the Price)**
(只適用於本價單上設有符號“*”的指明住宅物業)(Only applicable to a specified residential property marked with a “*” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 120 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 120 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於買方簽署臨時合約後 360 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 360 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
買方可向賣方指定的財務機構申請輕鬆一按貸款，主要條款見(4)(iii)(b)。
The Purchaser can apply for Easy First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(b) for key terms.
- (C2) **投資夢想家居 360 天靈活一按貸款付款計劃 Dream House Investment with 360-day Flexible First Mortgage Loan Payment Plan (照售價減0.5%) (0.5% discount from the Price)**
(只適用於本價單上設有符號“*”的指明住宅物業)(Only applicable to a specified residential property marked with a “*” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 120 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 120 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於買方簽署臨時合約後 360 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 360 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
買方可向賣方指定的財務機構申請靈活一按貸款，主要條款見(4)(iii)(c)。
The Purchaser can apply for Flexible First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(c) for key terms.
- (C3) **投資夢想家居 360 天首兩年免息免供二按貸款付款計劃 Dream House Investment with 360-day First 2 Years Interest and Payment Holiday Second Mortgage Loan Payment Plan (照售價減0.5%) (0.5% discount from the Price)**
(只適用於本價單上設有符號“@”的指明住宅物業)(Only applicable to a specified residential property marked with a “@” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 120 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 120 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於買方簽署臨時合約後 360 天內由買方繳付或於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清，以較早者為準。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 360 days after signing of the PASP or within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser, whichever is the earlier.
買方可向賣方指定的財務機構申請首兩年免息免供二按貸款，主要條款見(4)(iii)(d)。
The Purchaser can apply for First 2 Years Interest and Payment Holiday Second Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(d) for key terms.
- (D) **建築期付款計劃 Stage Payment Plan (照售價減2.5%) (2.5% discount from the Price)**
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 60 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 60 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser.
- (D1) **建築期輕鬆一按貸款付款計劃 Stage Easy First Mortgage Loan Payment Plan (照售價加0.5%) (0.5% premium on the Price)**
(只適用於本價單上設有符號“*”的指明住宅物業)(Only applicable to a specified residential property marked with a “*” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 60 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 60 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser.
買方可向賣方指定的財務機構申請輕鬆一按貸款，主要條款見(4)(iii)(b)。
The Purchaser can apply for Easy First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(b) for key terms.
- (D2) **建築期靈活一按貸款付款計劃 Stage Flexible First Mortgage Loan Payment Plan (照售價加0.5%) (0.5% premium on the Price)**
(只適用於本價單上設有符號“*”的指明住宅物業)(Only applicable to a specified residential property marked with a “*” in this price list)
- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase (“PASP”). The formal agreement for sale & purchase (“ASP”) shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 60 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 60 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser.
買方可向賣方指定的財務機構申請靈活一按貸款，主要條款見(4)(iii)(c)。
The Purchaser can apply for Flexible First Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(c) for key terms.

(D3) **建築期首兩年免息免供二按貸款付款計劃 Stage First 2 Years Interest and Payment Holiday Second Mortgage Payment Plan (照售價加0.5%) (0.5% premium on the Price)**
(只適用於本價單上設有符號“@”的指明住宅物業)(Only applicable to a specified residential property marked with a “@” in this price list)

- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額5%作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署正式買賣合約(「正式合約」)。
The Purchaser shall pay the preliminary deposit equivalent to 5% of the transaction price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.
- (2) 買方須於簽署臨時合約後 60 天內再付成交金額 5% 作為加付訂金。
5% of the transaction price being further deposit shall be paid by the Purchaser within 60 days after signing of the PASP.
- (3) 成交金額 90%即成交金額之餘款須於賣方向買方發出書面通知可將有關物業之業權有效地轉讓予買方的日期起 14 天內付清。
90% of the transaction price being balance of the transaction price shall be paid by the Purchaser within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser.
買方可向賣方指定的財務機構申請首兩年免息免供二按貸款，主要條款見(4)(iii)(d)。
The Purchaser can apply for First 2 Years Interest and Payment Holiday Second Mortgage Loan from the Vendor's designated financing company. Please refer to (4)(iii)(d) for key terms.

(ii) **售價獲得折扣的基礎 The basis on which any discount on the Price is made available**

- (a) 見 4(i)。
See 4(i).
- (b) **「Club Wheelock」會員優惠 Privilege for "Club Wheelock" member**
在簽署臨時買賣合約當日，買方如屬「Club Wheelock」會員，可獲1%售價折扣優惠。最少一位個人買方(如買方是以個人名義)或最少一位買方之董事(如買方是以公司名義)須為「Club Wheelock」會員，方可享此折扣優惠。
A 1% discount from the Price would be offered to the Purchaser who is a Club Wheelock member on the date of signing of the preliminary agreement for sale and purchase. At least one individual Purchaser (if the Purchaser is an individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation) should be a Club Wheelock member on the date of signing the preliminary agreement for sale and purchase in order to enjoy the discount offer.
- (c) **早鳥優惠 Early Bird Purchase Discount**
凡於2021年12月31日(包括當日)或之前簽署臨時買賣合約購買本價單中所列之「指定住宅物業」，可獲1%售價折扣優惠。
A 1% discount from the Price would be offered to a Purchaser who signs the Preliminary Agreement for Sale and Purchase on or before 31 December 2021 to purchase "Designated Residential Property" listed in this price list.

「指定住宅物業」指
"Designated Residential Property" means
- | 大廈名稱 Block Name | 樓層 Floor | 單位 Unit |
|------------------|----------|---------|
| Tower 2B
第2B座 | 28 | B |
- (d) **「The Grandest Tour」啟德飛馳置業優惠 "The Grandest Tour" Gallop in Kai Tak Discount**
買方購買本價單中所列之住宅物業可獲1%售價折扣優惠。
A 1% discount from the Price would be offered to the Purchaser of a residential property listed in this price list.
- (e) **摩納哥F1極速置業優惠 Monaco F1 Speedy Discount**
買方購買本價單中所列之住宅物業可獲1%售價折扣優惠。
A 1% discount from the Price would be offered to the Purchaser of a residential property listed in this price list.
- (f) **啟德「黃金帶」置業優惠 Kai Tak's "Golden Belt" Discount**
買方購買本價單中所列之住宅物業可獲1%售價折扣優惠。
A 1% discount from the Price would be offered to the Purchaser of a residential property listed in this price list.
- (g) **啟德之冠置業優惠 Champion of Kai Tak Discount**
買方購買本價單中所列之住宅物業可獲1%售價折扣優惠。
A 1% discount from the Price would be offered to the Purchaser of a residential property listed in this price list.
- (h) **璀璨維港海景置業優惠 Splendid Harbour View Discount**
買方購買本價單中所列之住宅物業可獲1%售價折扣優惠。
A 1% discount from the Price would be offered to the Purchaser of a residential property listed in this price list.
- (i) **會德豐員工置業優惠 Wheelock Group Home Purchasing Discount**
如買方(或構成買方之任何人士)屬任何「會德豐合資格人士」，凡於2021年11月30日(包括當日)或之前簽署臨時買賣合約，並且沒有委任地產代理就購入住宅物業代其行事，可以獲得相等於指定金額的2.5%的折扣優惠。「指定金額」指扣除適用於上述第4(i)段(須按該買方選取之支付條款而定)及第4(ii)(b)至(h)各段的折扣後的金額。

If the Purchaser (or any person comprising the Purchaser) is a "Qualified Person of Wheelock Group" as of the date of signing of the PASP, who signs the PASP for purchase of a residential property listed in this price list on or before 30 November 2021, provided that the Purchaser did not appoint any estate agent to act for him in the purchase of the residential property(ies), a 2.5% discount from the Specified Amount would be offered. "Specified Amount" means the price after deducting the applicable discount in paragraph 4(i) (according to the terms of payment such Purchaser has selected) and paragraphs 4(ii)(b) to (h) above.

「會德豐合資格人士」指任何下列公司或其在香港註冊成立之附屬公司之任何董事、員工及其近親(任何個人的配偶、父母、祖父、祖母、外祖父、外祖母、子女、孫、孫女、外孫、外孫女或兄弟姊妹為該個人之「近親」，惟須提供令賣方滿意的有關證明文件以茲證明有關係，且賣方對是否存在近親關係保留最終決定權)：

"Qualified Person of Wheelock Group" means any director or employee (and his/her close family member (a spouse, parent, grand parent, child, grand child or sibling of a person is a "close family member" of that person Provided That the relevant supporting documents to the satisfaction of the Vendor must be provided to prove the relationship concerned and that the Vendor reserves the final right to decide whether or not such relationship exists)) of any of the following companies or any of its subsidiaries incorporated in Hong Kong:

1. 會德豐有限公司 Wheelock and Company Limited 或 or;
2. 會德豐地產有限公司 Wheelock Properties Limited 或 or;
3. 會德豐地產(香港)有限公司 Wheelock Properties (Hong Kong) Limited 或 or;
4. 隆豐國際發展有限公司 Wheelock Corporate Services Limited 或 or;
5. 九龍倉集團有限公司 The Wharf (Holdings) Limited 或 or;
6. 九龍倉置業地產投資有限公司 Wharf Real Estate Investment Company Limited 或 or;
7. 夏利文物業管理有限公司 Harriman Property Management Limited 或 or;
8. 海港企業有限公司 Harbour Centre Development Limited 或 or;
9. 現代貨箱碼頭有限公司 Modern Terminals Limited

買方在簽署有關的臨時買賣合約前須向賣方提供令賣方滿意的證據證明其為會德豐合資格人士，賣方就相關買方是否會德豐合資格人士有最終決定權，而賣方之決定為最終及對買方具有約束力。

The Purchaser shall before signing of the relevant preliminary agreement for sale and purchase on the spot provide evidence for proof of being a Qualified Person of Wheelock Group to the satisfaction of the Vendor and in this respect the Vendor shall have absolute discretion and the Vendor's decision shall be final and binding on the Purchaser.

(iii) 可就購買該期數中的指明住宅物業而連帶獲得的任何贈品、財務優惠或利益 Any gift, or any financial advantage or benefit, to be made available in connection with the purchase of a specified residential property in the Phase

- (a) 見 (4)(i) 及 (4)(ii)。
See (4)(i) and (4)(ii).

(b) 輕鬆一按貸款 Easy First Mortgage Loan

(只適用於購買本價單上設有符號“*”的指明住宅物業並適用第(4)(i)段中支付條款(A1)或(B1)或(C1)或(D1)(之買方)

(Only applicable to a Purchaser who purchases a specified residential property marked with a “*” in this price list and chooses Terms of Payment (A1) or (B1) or (C1) or (D1) in paragraph (4)(i))

買方可向賣方指定的財務機構申請「輕鬆一按貸款」(「第一按揭貸款」)(賣方指定的財務機構有權隨時停止提供任何一按而無須另行通知)，主要條款如下:-

Purchaser can apply for the "Easy First Mortgage Loan" ("first mortgage loan") from Vendor's designated financing company (the Vendor's designated financing company may stop providing any first mortgage loan at any time without further notice) and on the following terms:-

- A) 「輕鬆一按貸款」最高貸款金額為成交金額扣除所有提供予買方的相應折扣及現金回贈(如有)及其他優惠(如有)的價值後的70%。

The maximum "Easy First Mortgage Loan" amount shall be 70% of the transaction price after deducting the value of all discount(s) and cash rebate(s) (if any) and other benefit(s) (if any) made available to the Purchaser.

- B) 「輕鬆一按貸款」貸款首24個月之按揭利率為香港上海匯豐銀行港元最優惠利率(P)減2% p.a (P - 2%)，第25個月至第36個月之按揭利率為港元最優惠利率(P)減1% p.a (P - 1%)，第37個月至第48個月為港元最優惠利率(P)，其後之按揭利率為 港元最優惠利率(P)加1% p.a. (P + 1%)，利率浮動。最終按揭利率不時由賣方指定的財務機構以絕對酌情權決定。

Interest rate of Easy First Mortgage Loan for the first 24th month shall be Hong Kong Dollar Best Lending Rate (P) quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited minus 2% p.a. (P - 2%), the 25th month to 36th month at Hong Kong Dollar Best Lending Rate minus 1% p.a. (P - 1%), the 37th month to 48th month at Hong Kong Dollar Best Lending Rate (P), thereafter at Hong Kong Dollar Best Lending Rate (P) plus 1% p.a. (P + 1%), subject to fluctuation. The final interest rate will be determined by the Vendor's designated financing company from time to time in its absolute discretion.

- C) 受限於相關交易文件條款及條件，買方提前全數清還第一按揭貸款可獲下表所列現金回贈(「提前清還第一按揭貸款現金回贈」)。

Subject to the terms and conditions of the relevant transaction documents, a cash rebate set out in the table below would be offered to the Purchaser who fully repays first mortgage loan early ("Early Full Repayment First Mortgage Cash Rebate").

提前清還付清第一按揭貸款現金回贈列表

Early Full Repayment First Mortgage Cash Rebate Table:

清還第一按揭貸款日期 [^] Date of full repayment of the first mortgage loan [^]	提前清還第一按揭貸款現金回贈金額 Early Full Repayment First Mortgage Cash Rebate amount
提款日起計的 1,080日內 Within 1,080 days from the date of drawdown of the first mortgage loan	成交金額1% 1% of the transaction price

[^] 以賣方指定的財務機構的代表律師實際收到全數第一按揭貸款項日期為準。如訂明的期限的最後一日不是工作日(按香港法例第621章《一手住宅物業銷售條例》第 2(1)條所定義)，則該日定為下一個工作日。

The date of settlement shall be the date on which payment of the first mortgage loan is actually received by Vendor's designated financing company's solicitors in full. If the last day of the specified period is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance (Cap.621, Laws of Hong Kong)), the said day shall fall on the next working day.

詳情以相關交易文件條款為準。

Subject to the terms and conditions of the relevant transaction documents.

- D) 買方必須於付清成交金額餘額之日起計最少60日前以書面向賣方申請第一按揭貸款。

The Purchaser shall make a written application to the Vendor for a first mortgage loan not less than 60 days before the date of settlement of the balance of the transaction price.

- E) 「輕鬆一按貸款」年期最長為 5 年。

The maximum tenor of "Easy First Mortgage Loan" shall be 5 years.

- F) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於提供信貸報告，收入證明及/或銀行紀錄。

The Purchaser and his/her guarantor (if any) shall provide sufficient documents to prove his/her repayment ability, including but not limited to providing credit report, income proof and/ or banking record.

- G) 第一按揭貸款及第二按揭貸款(如適用)申請需由有關承按機構獨立審批。
First mortgage loan and second mortgage loan (if applicable) shall be processed by the relevant mortgagees independently.
- H) 所有第一按揭貸款之法律文件必須由賣方指定的財務機構的指定律師行辦理，買方須支付所有第一按揭貸款相關之律師費及代墊付費用。
All legal documents of the first mortgage loan shall be handled by the Vendor's designated financing company's designated solicitors' firm and all legal costs and disbursements relating thereto shall be borne by the Purchaser.
- I) 第一按揭貸款批出與否及其條款，以賣方指定的財務機構的絕對最終決定為準，與賣方無關，且於任何情況下賣方均無需為此負責。不論貸款獲批與否，買方仍須按買賣合約完成交易及繳付成交金額全數。
The approval or disapproval of the first mortgage loan and terms thereof are subject to the absolute and final decision of the Vendor's designated financing company and are not related to the Vendor (which shall under no circumstances be responsible therefor). Irrespective of whether the loan is granted or not, the Purchaser shall complete the sale and purchase in accordance with the agreement of sale and purchase and pay the full transaction price.
- J) 第一按揭貸款受賣方指定的財務機構所定的其他條款及細則約束。
The first mortgage loan is subject to other terms and conditions as determined by the Vendor's designated financing company.
- K) 買方需就申請第一按揭貸款繳交港幣\$5,000不可退還的申請手續費。
A non-refundable application fee of HK\$5,000 for the first mortgage loan shall be payable by the Purchaser.
- L) 第一按揭貸款只限個人買方申請。
Only individual Purchaser(s) are eligible to apply for the first mortgage loan.
- (c) **靈活一按貸款 Flexible First Mortgage Loan**
(只適用於購買本價單上設有符號“*”的指明住宅物業並選用第(4)(i)段中支付條款(A2)或(B2)或(C2)或(D2)(之買方)
(Only applicable to a Purchaser who purchases a specified residential property marked with a “*” in this price list and chooses Terms of Payment (A2) or (B2) or (C2) or (D2) in paragraph (4)(i))
- 買方可向賣方指定的財務機構申請「靈活一按貸款」(「第一按揭貸款」)(賣方指定的財務機構有權隨時停止提供任何一按而無須另行通知)，主要條款如下:-
Purchaser can apply for the "Flexible First Mortgage Loan" ("first mortgage loan") from Vendor's designated financing company (the Vendor's designated financing company may stop providing any first mortgage loan at any time without further notice) and on the following terms:-
- A) 「靈活一按貸款」最高貸款金額為成交金額扣除所有提供予買方的相關折扣及現金回贈(如有)及其他優惠(如有)的價值後的70%。
The maximum "Flexible First Mortgage Loan" amount shall be 70% of the transaction price after deducting the value of all discount(s) and cash rebate(s) (if any) and other benefit(s) (if any) made available to the Purchaser.
- B) 「靈活一按貸款」貸款首24個月之按揭利率為香港上海匯豐銀行之港元最優惠利率(P)減2% p.a. (P - 2%)，第25個月至第36個月之按揭利率為港元最優惠利率(P)減1% p.a. (P - 1%)，第37個月至第48個月之按揭利率為港元最優惠利率(P)，第49個月至第60個月之按揭利率為港元最優惠利率(P)加1% (P + 1%)，其後之按揭利率為港元最優惠利率(P)加3% p.a. (P + 3%)，利率浮動。最終按揭利率不時由賣方指定的財務機構以絕對酌情權決定。
- Interest rate of Flexible First Mortgage Loan for the first 24th month shall be Hong Kong Dollar Best Lending Rate (P) quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited minus 2% p.a. (P - 2%), the 25th month 36th month at Hong Kong Dollar Best Lending Rate minus 1% p.a. (P - 1%), the 37th month 48th month at Hong Kong Dollar Best Lending Rate (P), the 49th month 60th month at Hong Kong Dollar Best Lending Rate plus 1% p.a. (P + 1%), thereafter at Hong Kong Dollar Best Lending Rate (P) plus 3% p.a. (P + 3%), subject to fluctuation. The final interest rate will be determined by the Vendor's designated financing company from time to time at its absolute discretion.
- C) 受限於相關交易文件條款及條件，買方提前全數清還第一按揭貸款可獲下表所列現金回贈(「提前清還第一按揭貸款現金回贈」)。
Subject to the terms and conditions of the relevant transaction documents, a cash rebate set out in the table below would be offered to the Purchaser who fully repays first mortgage loan early ("Early Full Repayment First Mortgage Cash Rebate").
- 提前清還付清第一按揭貸款現金回贈列表
Early Full Repayment First Mortgage Cash Rebate Table:
- | | |
|--|--|
| 清還第一按揭貸款日期^
Date of full repayment of the first mortgage loan^ | 提前清還第一按揭貸款現金回贈金額
Early Full Repayment First Mortgage Cash Rebate amount |
| 提款日起計的 1,800日內
Within 1,800 days from the date of drawdown of the first mortgage loan | 成交金額1%
1% of the transaction price |
- ^ 以賣方指定的財務機構代表律師實際收到全數第一按揭貸款項日期為準。如訂明的期限的最後一日不是工作日(按香港法例第621章《一手住宅物業銷售條例》第 2(1)條所定義)，則該日定為下一個工作日。
The date of settlement shall be the date on which payment of the first mortgage loan is actually received by Vendor's designated financing company's solicitors in full. If the last day of the specified period is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance (Cap.621, Laws of Hong Kong)), the said day shall fall on the next working day.
- 詳情以相關交易文件條款為準。
Subject to the terms and conditions of the relevant transaction documents.
- D) 買方必須於付清成交金額餘額之日起計最少60日前以書面向賣方申請第一按揭貸款。
The Purchaser shall make a written application to the Vendor for the first mortgage loan not less than 60 days before the date of settlement of the balance of the transaction price.
- E) 「靈活一按貸款」年期最長為 20 年。
The maximum tenor of "Flexible First Mortgage Loan" shall be 20 years.
- F) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於提供信貸報告，收入證明及/或銀行紀錄。
The Purchaser and his/her guarantor (if any) shall provide sufficient documents to prove his/her repayment ability, including but not limited to providing credit report, income proof and/ or banking record.
- G) 第一按揭貸款及第二按揭貸款(如適用)申請需由有關承按機構獨立審批。
First mortgage loan and second mortgage loan (if applicable) shall be processed by the relevant mortgagees independently.
- H) 所有第一按揭貸款之法律文件必須由賣方指定的財務機構的指定律師行辦理，買方須支付所有第一按揭貸款相關之律師費及代墊付費用。
All legal documents of the first mortgage loan shall be handled by the Vendor's designated financing company's designated solicitors' firm and all legal costs and disbursements relating thereto shall be borne by the Purchaser.

I) 第一按揭貸款批出與否及其條款，以賣方指定的財務機構的絕對最終決定為準，與賣方無關，且於任何情況下賣方均無需為此負責。不論貸款獲批與否，買方仍須按買賣合約完成交易及繳付成交金額全數。
The approval or disapproval of the first mortgage loan and terms thereof are subject to the absolute and final decision of the Vendor's designated financing company and are not related to the Vendor (which shall under no circumstances be responsible therefor). Irrespective of whether the loan is granted or not, the Purchaser shall complete the sale and purchase in accordance with the agreement of sale and purchase and pay the full transaction price.

J) 第一按揭貸款受賣方指定的財務機構所定的其他條款及細則約束。
The first mortgage loan is subject to other terms and conditions as determined by the Vendor's designated financing company.

K) 買方需就申請第一按揭貸款繳交港幣\$5,000不可退還的申請手續費。
A non-refundable application fee of HK\$5,000 for the first mortgage loan shall be payable by the Purchaser.

L) 第一按揭貸款只限個人買方申請。
Only individual Purchaser(s) are eligible to apply for the first mortgage loan.

(d) **首兩年免息免供二按貸款 First 2 Years Interest and Payment Holiday Second Mortgage Loan**
(只適用於購買本價單上設有符號“@”的指明住宅物業並選用第(4)(i)段中支付條款(A3)或(B3)或(C3)或(D3)(之買方)
(Only applicable to a Purchaser who purchases a specified residential property marked with a “@” in this price list and chooses Terms of Payment (A3) or (B3) or (C3) or (D3) in paragraph (4)(i))

買方可向賣方指定的財務機構申請首兩年免息免供二按貸款（「第二按揭貸款」）（賣方指定的財務機構有權隨時停止提供第二按揭貸款而無須另行通知），主要條款如下：
Purchaser can apply for First 2 Years Interest and Payment Holiday Second Mortgage Loan ("second mortgage loan") from Vendor's designated financing company (the Vendor's designated financing company may stop providing the second mortgage loan at any time without further notice). Key terms are as follows:-

A) 第二按揭貸款最高金額為成交金額的25%，惟第一按揭貸款及第二按揭貸款總金額不可超過成交金額的80%。
The maximum second mortgage loan amount shall be 25% of the transaction price, but the total amount of first mortgage loan and second mortgage loan together shall not exceed 80% of the transaction price.

B) 第二按揭貸款為首24個月免息免供期，利息由第25個月開始計算，第25個月至第36個月之按揭利率為香港上海匯豐銀行之港元最優惠利率(P)減2.5% p.a (P - 2.5%)，第37個月至第60個月為港元最優惠利率(P)，其後之按揭利率為港元最優惠利率(P)加1% p.a. (P + 1%)，利率浮動。最終按揭利率不時由賣方指定的財務機構以絕對酌情權決定。

The principal repayment and the interest payment will not be required to repay for the first 24 months of the tenure of the second mortgage loan. Interest shall be calculated and payable starting from the 25th month. Interest rate for the 25th month to 36th month shall be Hong Kong Dollar Best Lending Rate (P) quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited minus 2.5% p.a. (P - 2.5%), the 37th month to 60th month at Hong Kong Dollar Best Lending Rate (P), thereafter at Hong Kong Dollar Best Lending Rate (P) plus 1% p.a. (P + 1%), subject to fluctuation. The final interest rate will be determined by the Vendor's designated financing company from time to time at its absolute discretion.

賣方並無就此作出，或不得被視為就此作出任何不論明示或隱含之陳述、承諾或保證。
No representation, undertaking or warranty, whether express or implied, is given, or shall be deemed to have been given by the Vendor in respect thereof.

C) 受限於相關交易文件條款及條件，買方提前全數清還第二按揭貸款可獲下表所列現金回贈（「提前清還第二按揭貸款現金回贈」）。
Subject to the terms and conditions of the relevant transaction documents, a cash rebate set out in the table below would be offered to the Purchaser who fully repays second mortgage loan early ("Early Full Repayment Second Mortgage Cash Rebate").

提前清還付清第二按揭貸款現金回贈列表
Early Full Repayment Second Mortgage Cash Rebate Table:

清還第二按揭貸款日期^ Date of full repayment of the second mortgage loan^	提前清還第二按揭貸款現金回贈金額 Early Full Repayment Second Mortgage Cash Rebate amount
提款日起計的 720日內 Within 720 days from the date of drawdown of the Second Mortgage Loan	成交金額1% 1% of the transaction price
提款日起計的 721 日至1,080日內 Within 721 days to 1,080 days from the date of drawdown of the Second Mortgage Loan	成交金額0.8% 0.8% of the transaction price

^ 以賣方指定的財務機構代表律師實際收到全數第二按揭貸款款項日期為準。如訂明的期限的最後一日不是工作日(按香港法例第621章《一手住宅物業銷售條例》第 2(1)條所定義)，則該日定為下一個工作日。
The date of settlement shall be the date on which payment of the second mortgage loan is actually received by Vendor's designated financing company's solicitors in full. If the last day of the specified period is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance (Cap.621, Laws of Hong Kong)), the said day shall fall on the next working day.

詳情以相關交易文件條款為準。
Subject to the terms and conditions of the relevant transaction documents.

D) 買方必須於付清成交金額餘額之日起計最少60日前以書面向賣方指定的財務機構申請第二按揭貸款。
The Purchaser shall make a written application to the Vendor's designated financing company for the second mortgage loan not less than 60 days before the date of full settlement of the balance of the transaction price.

E) 第二按揭貸款年期最長為 20 年，或相等於第一按揭貸款之年期，以較短者為準。
The maximum tenor of second mortgage loan shall be 20 years or the same tenor of first mortgage loan, whichever is shorter.

F) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於提供足夠文件（如：最近三年之稅單或利得稅繳納通知書及最近六個月有顯示薪金存款或收入之銀行存摺/月結單）證明每月還款（即第一按揭貸款及第二按揭貸款及其他借貸的還款）不超過香港金融管理局不時訂明的「供款與入息比率」上限。

The Purchaser and his/her guarantor (if any) shall provide sufficient documents to prove his/her repayment ability, including but not limited to providing sufficient documents (for example latest 3 years' Tax Assessment and Demand Note or Profits Tax Assessment and Demand Note and latest 6 months' bank book/statements which show salary deposits or income) to prove that the total amount of monthly installment (being the total installment for repayment of first mortgage, second mortgage and any other loan repayment) does not exceed the maximum debt-servicing ratio as stipulated by the Hong Kong Monetary Authority from time to time.

G) 第一按揭貸款銀行須為賣方所指定及轉介之銀行，買方並須首先得到該銀行書面同意辦理第二按揭貸款。
First mortgagee bank shall be nominated and referred by the Vendor and the Purchaser shall obtain a prior written consent from the first mortgagee bank to apply for a second mortgage loan.

H) 第一按揭貸款及第二按揭貸款申請需由有關承按機構獨立審批。
First mortgage loan and second mortgage loan shall be processed by the relevant mortgagees independently.

- I) 所有第二按揭貸款之法律文件必須由賣方指定的財務機構的指定律師行辦理，買方須支付所有第二按揭貸款相關之律師費及代墊付費用。
All legal documents of the second mortgage loan shall be handled by the Vendor's designated financing company's designated solicitors' firm and all legal costs and disbursements relating thereto shall be borne by the Purchaser.
- J) 第二按揭貸款批出與否及其條款，以賣方指定的財務機構的絕對最終決定為準，與賣方無關，且於任何情況下賣方均無需為此負責。不論貸款獲批與否，買方仍須按買賣合約完成交易及繳付成交金額全數。
The approval or disapproval of the second mortgage loan and terms thereof are subject to the absolute and final decision of the Vendor's designated financing company and are not related to the Vendor (which shall under no circumstances be responsible therefor). Irrespective of whether the loan is granted or not, the Purchaser shall complete the sale and purchase in accordance with the agreement of sale and purchase and pay the full transaction price.
- K) 第二按揭貸款受賣方指定的財務機構所定的其他條款及細則約束。
The second mortgage loan is subject to other terms and conditions as determined by the Vendor's designated financing company.
- L) 買方需就申請第二按揭貸款繳交港幣\$5,000不可退還的申請手續費。
A non-refundable application fee of HK\$5,000 for the second mortgage loan shall be payable by the Purchaser.
- M) 第二按揭貸款只限個人買方申請。
Only individual Purchaser(s) are eligible to apply for the second mortgage loan.
- N) 第二按揭貸款以指明住宅物業之第二衡平法按揭及/或第二法定按揭作抵押。
The second mortgage loan shall be secured by a second equitable mortgage and/or second legal mortgage over the specified residential property.
- (e) **被邀請納入享認購一個住宅停車位較優惠安排的買家組別之資格 Eligibility of being invited into the group of purchasers enjoying preferential arrangements in the purchase of one residential car parking space**
受制於合約，買方簽署臨時買賣合約購買任何在此價單中標有「#」的住宅物業可被邀請納入享認購一個住宅停車位較優惠安排的買家組別之資格認購MONACO ONE發展項目中的一個住宅停車位（售價及詳情將由賣方全權及絕對酌情決定，並容後公佈）。詳情以相關交易文件條款為準。

Subject to contract, the Purchaser who signs the preliminary agreement for sale and purchase to purchase any of the residential property marked with a "#" in this price list will have eligibility of being invited into the group of purchasers enjoying preferential arrangements in the purchase of one residential car parking space in MONACO ONE Development (price and details of the purchase will be determined by the Vendor at its sole and absolute discretion and will be announced later). Subject to the terms and conditions of the relevant transaction documents.

- (f) **傢俱及物件送贈優惠 Furniture and Objects Offer**
受以下條款及條件規限，凡購買第2B座28樓B單位之買方可免費獲贈下列傢俱和物件（統稱「該傢俱組合」）:-
Subject to the following terms and conditions, the Purchaser of Flat B on 28/F of Tower 2B will be provided with the furniture and objects as set out in the table below (collectively, "Furniture Package") free of charge.
- (1) 有關傢俱及物件將於完成該物業之買賣時(「成交」)以其成交時之現狀交予買方。賣方不會就任何該等傢俱或物件或其狀況、狀態、品質及性能，及其是否在可運作狀態作出任何保證或陳述，或負責任何維修或保養。
The furniture and objects will be delivered to the purchaser upon completion of sale and purchase of the Unit in their "as-is" condition as at completion. No warranty or representation whatsoever is given by the Vendor in any respect regarding any of the furniture or objects or the condition, state, quality or fitness of any of the furniture or objects or as to whether any of the furniture or objects is or will be in working condition, nor any repair or maintenance obligation whatsoever is taken up.
- (2) 若買方未能遵守、履行或符合臨時合約或正式合約內任何條款或條件，或指明住宅物業之買賣根據買賣合約內任何條款或法律上被廢除、取消或撤銷，賣方均沒有責任將任何該傢俱組合交付或交予買方。
In the event that the purchaser shall fail to observe, perform or comply with any of the terms and conditions of the Preliminary Agreement or the Agreement or if the sale of the specified residential property be annulled, cancelled or rescinded pursuant to any provisions of the Agreement or at law, the Vendor shall not be obliged to deliver or hand over to the Purchaser the Furniture Package.
- (3) 本傢俱及物件送贈優惠受其他條款及條件約束。詳情請參閱相關交易文件。
This Furniture and Objects Offer is subject to other terms and conditions. Please refer to the relevant transaction documents for details.

Item 物品	Quantity 數量	Item 物品	Quantity 數量	Item 物品	Quantity 數量
Living Room and Dining Room 客廳及飯廳					
Curtain 窗簾	1	Magazine Rack 雜誌架	1	Tea Cup and Saucer 茶杯連茶 杯碟	2 set 2組
Curtain Track 窗簾路軌	2	Magazine 雜誌	6	Tea Spoon 茶匙	2
Sofa 沙發	1	Coffee Table 茶几	1	Painting 畫	1
Sheer 窗紗	1	Side Table 邊桌几	1	Ornament 裝飾品	17
Cushion 咕臣	5	Floral Arrangement and Vase 花藝裝飾及花瓶	1	Tray 托盤	1
Rug 地毯	1	Diffuser 香薰	1	Book 書	1
Balcony 露台					
Candle 蠟燭	1	Lantern 燈籠	1	Outdoor Composited Wood 戶外合成木	1 set 1組
Open Kitchen 開放式廚房					
Tray 托盤	1	Condiment 調味料	2	Kitchen Paper 廚房紙巾	1
Glass 玻璃杯	4	Fake Fruit 仿生果裝飾品	4	Staub 鑄鐵鍋	1
Wine 酒	2	Ornament 裝飾品	1	Book 書	1
Bowl 碗	1	Glassware 玻璃容器	2		
Plate 碟	1	Pasta 意大利麵食	2 Bags 2包		
Bathroom 浴室					
Diffuser 香薰	1	Hand Wash 洗手液	2	Floral Arrangement 花藝裝飾	1
Candle 蠟燭	1	Rinse-free 無沖洗洗手液	2	Bath Brush 沐浴刷	1
Fragrance 芳香劑	3	Bath Towel 浴巾	1	Glass Decoration 玻璃裝飾品	2
Body Wash 沐浴露	2	Hand Towel 手巾	5	Ornament 裝飾品	1
Conditioner 護髮素	2	Tray 托盤	2	Magazine 雜誌	1
Shampoo 洗髮水	2	Hand Soap 香皂	1 set 1組	Toilet Paper 卷紙	1

Bedroom 1 睡房1					
Roman Blind 羅馬簾	1	Mirror 鏡	1	Ornament 裝飾品	7
Dressing Chair 梳妝椅	1	Book 書	1	Hanger 衣架	4
Mattress Box 床架	1	Sunglasses 太陽眼鏡	1	Blanket 毛毯	6
Mattress 床褥	1	Bag 袋	3	Jewelry Box 首飾盒	1
Mattress Cover 床單	1	Floral Arrangement 花藝裝飾	1	Shoes 鞋子	2 pairs 2對
Cushion 咕臣	6	Clothes 衣服	4	Diffuser 香薰	1
Tray 托盤	6	Basket 籃	2	Soft Toy 毛絨玩具	1
Bedroom 2 睡房2					
Curtain 窗簾	1	Telescope Box Set 望遠鏡連盒	1 set 1組	Candle 蠟燭	2
Curtain Track 窗簾路軌	1	Ornament 裝飾品	4	Diffuser 香薰	1
Study Table 書枱	1	Stationery Set 文具收納套裝	1 set 1組	Floral Arrangement and Vase 花藝裝飾及花瓶	1
Study Chair 書椅	1	Pencil 鉛筆	3	Notebook 記事簿	1
Table Lamp 枱燈	1	Pen 鉛子筆	3	Mirror 鏡	1
Book 書	8	Ruler 間尺	1		
Bookend 書擋	2 sets 2組	Sharpener 鉛筆刨	1		
Master Bedroom 主人睡房					
Curtain 窗簾	2	Wall Sconce 牆身燈	2	Jewelry Box 首飾盒	2
Sheer 窗紗	1	Cushion 咕臣	6	Diffuser 香薰	1
Curtain Track 窗簾路軌	2	Tray 托盤	4	Hat 帽	2
Mattress Box 床架	1	Book 書	1	Hanger 衣架	9
Mattress 床褥	1	Whisky Glasses Set 威士忌酒樽連杯套裝	1 set 1組	Floral Arrangement 花藝裝飾	2
Mattress Cover 床單	1	Shoes 鞋	2 pairs 2對	Rug 地毯	1
Bedside Table 床頭几	2	Clothes 衣服	9	Towel 毛巾	3
Rug 地毯	1	Basket 籃	8		
Utility Platform 工作平台					
Outdoor Compositd Wood 戶外合成木	1 set 1組	Artificial Plant and Planter Pot 人造植物及花盆	1 set 1組		

(iv) 誰人負責支付買賣該期數中的指明住宅物業的有關律師費及印花稅 Who is liable to pay the solicitors' fees and stamp duty in connection with the sale and purchase of a specified residential property in the Phase

- (a) 如買方選用賣方代表律師處理買賣合約、按揭及轉讓契，賣方同意支付買賣合約及轉讓契兩項法律文件之律師費用。如買方選擇另聘代表律師處理買賣合約、按揭及轉讓契，買方及賣方須各自負責有關買賣合約及轉讓契兩項法律文件之律師費用。

If the Purchaser appoints the Vendor's solicitors to handle the agreement for sale and purchase, mortgage and assignment, the Vendor agrees to bear the legal cost of the agreement for sale and purchase and the assignment. If the Purchaser chooses to instruct his own solicitors to handle the agreement for sale and purchase, mortgage or assignment, each of the Vendor and Purchaser shall pay his own solicitors' legal fees in respect of the agreement for sale and purchase and the assignment.

- (b) 買方須支付一概有關臨時買賣合約、買賣合約及轉讓契的印花稅(包括但不限於任何買方提名書(如有)的印花稅、額外印花稅、買家印花稅及任何與過期繳付任何印花稅有關的罰款、利息及附加費等)。
All stamp duties on the preliminary agreement for sale and purchase, the agreement for sale and purchase and the assignment (including but without limitation any stamp duty on, if any, nomination or sub-sale, any special stamp duty, any buyer's stamp duty and any penalty, interest and surcharge, etc. for late payment of any stamp duty) shall be borne by the Purchaser.

(v) 買方須為就買賣該期數中的指明住宅物業簽立任何文件而支付的費用 Any charges that are payable by a Purchaser for execution of any document in relation to the sale and purchase of a specified residential property in the Phase

有關其他法律文件之律師費如：附加合約、有關樓宇交易之地契、大廈公契及其他樓契之核證費、查冊費、註冊費、圖則費及其他實際支出等等，均由買方負責，一切有關按揭之費用其他實際支出均由買方負責。

All legal costs and charges in relation to other legal documents such as supplemental agreement, certifying fee for Government Lease, deed of mutual covenant and all other title documents, search fee, registration fee, plan fee and all other disbursements shall be borne by the Purchaser. The Purchaser shall also pay and bear the legal costs and disbursements in respect of any mortgage.

- (5) 賣方已委任地產代理在期數中的指明住宅物業的出售過程中行事：
The Vendor has appointed estate agents to act in the sale of any specified residential property in the Phase:

賣方委任的代理：
Agents appointed by the Vendor：

會德豐地產（香港）有限公司
Wheelock Properties (Hong Kong) Limited

會德豐地產（香港）有限公司委任的次代理：
Sub-Agents appointed by Wheelock Properties (Hong Kong) Limited:

中原地產代理有限公司
Centaline Property Agency Limited
美聯物業代理有限公司
Midland Realty International Limited
利嘉閣地產有限公司
Ricacorp Properties Limited
香港置業(地產代理)有限公司
Hong Kong Property Services (Agency) Limited
世紀21集團有限公司及旗下特許經營商
Century 21 Group Limited and Franchisees

仲量聯行有限公司
Jones Lang Lasalle Limited
第一太平戴維斯(香港)有限公司
Savills (Hong Kong) Limited
萊坊(香港)有限公司
Knight Frank Hong Kong Limited
世邦魏理仕有限公司
CBRE Limited
高力國際太平洋有限公司
Colliers International Pacific Limited

晉誠地產代理有限公司
Earnest Property Agency Limited
迎富地產代理有限公司
Easywin Property Agency Limited
香港(國際)地產商會有限公司
Hong Kong (International) Realty Association Limited
香港地產商會有限公司
Hong Kong Real Estate Agencies General Association Limited
領域佳士得國際地產
Landscape Christie's International Real Estate

美林物業代理有限公司
L&Lam Property Agency Limited
康城物業有限公司
Lohas Property Ltd
太陽物業代理有限公司
Sunrise Property Agency Limited
友和地產有限公司
United Properties Limited
泓諾地產
Mega Wealth Property Agency

請注意：任何人可委任任何地產代理在購買該期數中的指明住宅物業的過程中行事，但亦可以不委任任何地產代理。
Please note that a person may appoint any estate agent to act in the purchase of any specified residential property in the Phase. Also, that person does not necessarily have to appoint any estate agent.

- (6) 賣方就期數指定的互聯網網站的網址為：<https://www.monacoone.hk>
The address of the website designated by the Vendor for the Phase is: <https://www.monacoone.hk>