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**	維港 • 雙鑽 Twin Victoria	期數(如有) **Phase No. (if any)**	--
發展項目位置 **Location of Development**	承豐里 2 號 2 Shing Fung Lane		
發展項目中的住宅物業的總數 **The total number of residential properties in the development**			702

印製日期 **Date of Printing**	價單編號 **Number of Price List**
06/11/2026	7

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**
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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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 1B 第1B座	29	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	9,524,000	329,448 (30,624)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	28	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	9,431,000	326,231 (30,325)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	27	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	9,337,000	322,979 (30,023)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	26	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	9,243,000	319,727 (29,720)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	25	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	9,152,000	316,580 (29,428)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	21	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	9,015,000	311,841 (28,987)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	12	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	8,706,000	301,152 (27,994)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	11	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	8,663,000	299,664 (27,855)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	10	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	8,618,000	298,108 (27,711)	-	-	-	-	-	-	-	-	-	-
Tower 1B 第1B座	9	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	8,480,000	293,334 (27,267)	-	-	-	-	-	-	-	-	-	-

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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 1B 第1B座	8	C	28.909 (311) 露台 Balcony: 2.306 (25) 工作平台 Utility Platform: 1.500 (16)	8,176,000	282,818 (26,289)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	30	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,731,000	273,035 (25,348)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	29	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,684,000	271,376 (25,193)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	28	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,637,000	269,716 (25,039)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	27	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,592,000	268,126 (24,892)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	26	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,554,000	266,784 (24,767)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	25	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,516,000	265,442 (24,643)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	23	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,478,000	264,100 (24,518)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	22	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,441,000	262,794 (24,397)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	21	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,403,000	261,452 (24,272)	-	-	-	-	-	-	-	-	-	-

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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	20	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,365,000	260,109 (24,148)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	19	E	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,328,000	258,803 (24,026)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	30	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,753,000	273,812 (25,420)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	29	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,730,000	273,000 (25,344)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	28	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,706,000	272,153 (25,266)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	27	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,683,000	271,340 (25,190)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	26	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,660,000	270,528 (25,115)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	25	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,636,000	269,680 (25,036)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	23	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,613,000	268,868 (24,961)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	22	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,582,000	267,773 (24,859)	-	-	-	-	-	-	-	-	-	-

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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	21	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,551,000	266,678 (24,757)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	20	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,513,000	265,336 (24,633)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	19	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,475,000	263,994 (24,508)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	18	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,437,000	262,652 (24,384)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	17	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,393,000	261,098 (24,239)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	16	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,348,000	259,509 (24,092)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	15	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,304,000	257,955 (23,948)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	12	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,260,000	256,401 (23,803)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	11	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,216,000	254,847 (23,659)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	10	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,152,000	252,587 (23,449)	-	-	-	-	-	-	-	-	-	-

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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 2A 第2A座	9	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	7,066,000	249,550 (23,167)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	8	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	6,995,000	247,042 (22,934)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	7	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	6,925,000	244,570 (22,705)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	6	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	6,856,000	242,133 (22,479)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	5	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	6,787,000	239,696 (22,252)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	3	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	6,720,000	237,330 (22,033)	-	-	-	-	-	-	-	-	-	-
Tower 2A 第2A座	2	F	28.315 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	6,653,000	234,964 (21,813)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	29	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,870,000	276,947 (25,719)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	28	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,845,000	276,067 (25,637)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	27	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,822,000	275,258 (25,562)	-	-	-	-	-	-	-	-	-	-

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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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 2B 第2B座	26	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,798,000	274,413 (25,484)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	25	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,782,000	273,850 (25,431)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	23	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,758,000	273,006 (25,353)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	22	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,735,000	272,196 (25,278)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	21	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,703,000	271,070 (25,173)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	20	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,665,000	269,733 (25,049)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	19	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,626,000	268,360 (24,922)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	18	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,587,000	266,988 (24,794)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	17	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,542,000	265,405 (24,647)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	16	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,496,000	263,786 (24,497)	-	-	-	-	-	-	-	-	-	-

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Tower 2B 第2B座	15	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,451,000	262,202 (24,350)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	12	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,405,000	260,583 (24,199)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	11	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,362,000	259,070 (24,059)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	10	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,296,000	256,748 (23,843)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	9	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,208,000	253,651 (23,556)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	8	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,136,000	251,117 (23,320)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	7	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	7,064,000	248,584 (23,085)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	6	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	6,994,000	246,120 (22,856)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	5	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	6,924,000	243,657 (22,627)	-	-	-	-	-	-	-	-	-	-
Tower 2B 第2B座	3	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	6,855,000	241,229 (22,402)	-	-	-	-	-	-	-	-	-	-

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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
Tower 2B 第2B座	2	B	28.417 (306) 露台 Balcony: 2.103 (23) 工作平台 Utility Platform: 1.500 (16)	6,786,000	238,801 (22,176)	-	-	-	-	-	-	-	-	-	-

第三部份 : 其他資料 Part 3 : Other Information

(1) 準買家應參閱發展項目的售樓說明書，以了解該項目的資料。
Prospective purchasers are advised to refer to the sales brochure for the development for information on the development.

(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) 支付條款 The Terms of Payment

買方於簽署臨時買賣合約時須繳付相等於成交金額之 5%作為臨時訂金。臨時訂金之其中港幣$100,000 須以銀行本票(除非賣方另外同意) 繳付，抬頭請寫「的近律師行」。請另備銀行本票/支票以補足臨時訂金之餘額，抬頭請寫「的近律師行」。

Upon signing of the preliminary agreement for sale and purchase, the Purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price. A cashier order (unless the Vendor agrees otherwise) of HK$100,000 being part of the preliminary deposit shall be made payable to "DEACONS". Please prepare cashier's order(s)/cheque(s) payable to "DEACONS" to pay the balance of the preliminary deposit.

註： 在第 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售價。因應不同折扣按售價計算得出之價目，皆以向上進位方式換算至千位數作為成交金額。

Note: In 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 discount(s) on the Price will be rounded up to the nearest thousand to determine the Transaction Price.

(A) 90 天現金優惠付款計劃 90-day Cash Payment Plan (照售價減 2%) (2% discount from Price)

1. 相等於成交金額 5%之臨時訂金於買方簽署臨時買賣合約時繳付。
   A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.
2. 成交金額 95%即成交金額餘款於買方簽署臨時買賣合約後 90 天內繳付。
   95% of Transaction Price being balance of Transaction Price shall be paid within 90 days after signing of the preliminary agreement for sale and purchase.

(B) 180 天現金優惠付款計劃 180-day Cash Payment Plan (照售價減 1%) (1% discount from Price)

1. 相等於成交金額 5%之臨時訂金於買方簽署臨時買賣合約時繳付。
   A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.
2. 成交金額 5%即加付訂金於買方簽署臨時買賣合約後 60 天內繳付。
   5% of Transaction Price being further deposit shall be paid within 60 days after signing of the preliminary agreement for sale and purchase.
3. 成交金額 90%即成交金額餘款於買方簽署臨時買賣合約後 180 天內繳付。
   90% of Transaction Price being balance of Transaction Price shall be paid within 180 days after signing of the preliminary agreement for sale and purchase.

(C) 270 天現金優惠付款計劃 270-day Cash Payment Plan (照售價) (the Price)

1. 相等於成交金額 5%之臨時訂金於買方簽署臨時買賣合約時繳付。
   A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.
2. 成交金額 5%即加付訂金於買方簽署臨時買賣合約後 60 天內繳付。
   5% of Transaction Price being further deposit shall be paid within 60 days after signing of the preliminary agreement for sale and purchase.
3. 成交金額 90%即成交金額餘款於買方簽署臨時買賣合約後 270 天內繳付。
   90% of Transaction Price being balance of Transaction Price shall be paid within 270 days after signing of the preliminary agreement for sale and purchase.

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

(A) 請參閱第(4)(i)段。
Please refer to paragraph (4)(i).

(B) 「盛景成雙」優惠 "Blossoming Scenery in Pairs" Benefit
買方可獲額外 2%售價折扣優惠作為「盛景成雙」優惠。
An extra 2% discount from the Price would be offered to the Purchasers as the "Blossoming Scenery in Pairs" Benefit.

(C) 「置業折扣」優惠 "Home Purchase Discount" Benefit
買方可獲額外 3%售價折扣優惠作為「置業折扣」優惠。
An extra 3% discount from the Price would be offered to the Purchasers as the "Home Purchase Discount" Benefit.

(D) 「限量精選單位折扣」優惠 "Exclusive Selected Units Discount" Benefit
簽署臨時買賣合約購買下表所列任何住宅物業的買方可獲「限量精選單位折扣」優惠:
"Exclusive Selected Units Discount" Benefit would be offered to the Purchaser who enters into a preliminary agreement for sale and purchase to purchase any of the residential properties listed in the table below:

大廈名稱 Block Name	樓層 Floor	單位 Unit	「限量精選單位折扣」優惠 "Exclusive Selected Units Discount" Benefit
第 1B 座 Tower 1B	8, 9, 10, 11, 12, 21, 25, 26, 27, 28, 29	C	額外 3% 售價折扣優惠 Extra 3% discount from the Price
第 2A 座 Tower 2A	19, 20, 21, 22, 23, 25, 26, 27, 28, 29, 30	E	額外 3% 售價折扣優惠 Extra 3% discount from the Price
第 2A 座 Tower 2A	2, 3, 5, 6, 7, 8, 9, 10, 11, 12, 15, 16, 17, 18, 19, 20, 21, 22, 23, 25, 26, 27, 28, 29, 30	F	額外 3% 售價折扣優惠 Extra 3% discount from the Price
第 2B 座 Tower 2B	2, 3, 5, 6, 7, 8, 9, 10, 11, 12, 15, 16, 17, 18, 19, 20, 21, 22, 23, 25, 26, 27, 28, 29	B	額外 3% 售價折扣優惠 Extra 3% discount from the Price

(iii) 可就購買該項目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 development

(a) 見第(4)(i)及(4)(ii)段。

See paragraphs (4)(i) and (4)(ii).

(iv) 誰人負責支付買賣該項目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 development

買賣雙方須各自負責其律師費用。

The Vendor and purchaser shall pay his/her own solicitors' legal fees.

買方需支付一概有關臨時買賣合約、買賣合約及轉讓契之印花稅(包括但不限於任何與過期繳付任何印花稅的有關罰款、利息及附加費用)、登記費及其他支出費用。

All stamp duty, registration fee and other disbursements on the preliminary agreement for sale and purchase, the agreement for sale and purchase and the assignment (including but without limitation any penalty, interest and surcharge, etc. for late payment of any stamp duty) will be borne by the purchaser.

(v) 買方須為就買賣該項目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 development.

有關該住宅物業交易之草擬、登記及完成大廈公契及管理合約費用及附於該文件之圖則之費用的適當分攤、該住宅物業的業權契據及文件的核證副本之一切費用、該住宅物業的買賣合約及轉讓契之圖則費，該住宅物業按揭（如有）之法律費用、其他費用及代墊付費用、所有關於法定聲明之費用、附加合約（如有）之一切法律及其他費用及其他實際支出等，均由買方負責。

The purchaser(s) shall solely bear and pay a due proportion of the costs for the preparation, registration and completion of the Deed of Mutual Covenant and Management Agreement ("DMC") and the plans to be attached to the DMC, all costs for preparing certified copies of title deeds and documents of the residential property, all plan fees for plans to be annexed to the agreement for sale and purchase and the assignment of the residential property, all legal and other costs and disbursements in respect of any mortgage (if any) in respect of the residential property, all costs and expenses relating to the making of the statutory declaration and all legal cost and charges for supplemental agreement (if any) and other actual expenses etc..

備註: 買方如因任何原因需更改支付條款，必須得賣方事先同意，並須向賣方繳付 HK$7,500 不可退還手續費及自付全部相關額外費用。

Remark: If a Purchaser would like to change the payment terms for whatever reasons, the prior consent of the Vendor must be obtained and a non-refundable administrative fee of HK$7,500 shall be payable by the Purchaser to the Vendor and the Purchaser shall bear all related extra expenses.

(5) 賣方已委任地產代理在發展項目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 development:

1. 中國海外地產代理有限公司 China Overseas Property Agency Limited
2. 中原地產代理有限公司 Centaline Property Agency Limited
3. 美聯物業代理有限公司 Midland Realty International Limited
4. 利嘉閣地產有限公司 Ricacorp Properties Limited
5. 香港置業(地產代理)有限公司 Hong Kong Property Services (Agency) Limited
6. 世紀 21 集團有限公司及旗下特許經營商 Century 21 Group Limited and Franchisees
7. 香港地產商有限公司 Hong Kong Realty Association Limited
8. 香港地產代理商總會 Hong Kong Real Estate Agencies General Association
9. 潤東置業 (香港) 有限公司 Rundo Land (HK) Limited
10. 搜房(香港)集團有限公司 Soufun (Hong Kong) Group Limited

請注意：任何人可委任任何地產代理在購買該項目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 development. Also, that person does not necessarily have to appoint any estate agent.

(6) 賣方就發展項目指定的互聯網網站的網址為：www.twinvictoria.com.hk
The address of the website designated by the vendor for the development is: www.twinvictoria.com.hk