# 壹沐
# HIGHWOOD

第 I 期 PHASE I

壹沐第1期　售樓說明書

HIGHWOOD, PHASE 1　SALES BROCHURE

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

您在購置一手住宅物業之前，應留意下列事項：

## 適用於所有一手住宅物業

### 1. 重要資訊

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

### 2. 費用、按揭貸款和樓價

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

### 3. 價單、支付條款，以及其他財務優惠

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

### 4. 物業的面積及四周環境

- 留意載於售樓說明書和價單內的物業面積資料，以及載於價單內的每平方呎/每平方米售價。根據《一手住宅物業銷售條例》(第621章)(下稱「條例」)，賣方只可以實用面積表達住宅物業的面積和每平方呎及平方米的售價。就住宅物業而言，實用面積指該住宅物業的樓面面積，包括在構成該物業的一部分的範圍內的以下每一項目的樓面面積：(i) 露台；(ii) 工作平台；以及(iii) 陽台。實用面積並不包括空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭及庭院的每一項目的面積，即使該些項目構成該物業的一部分的範圍。
- 售樓說明書必須顯示發展項目中所有住宅物業的樓面平面圖。在售樓說明書所載有關發展項目中住宅物業的每一份樓面平面圖，均須述明每個住宅物業的外部和內部尺寸[2]。售樓說明書所提供有關住宅物業外部和內部的尺寸，不會把批盪和裝飾物料包括在內。買家收樓前如欲購置家具，應留意這點。
- 親臨發展項目的所在地實地視察，以了解有關物業的四周環境(包括交通和社區設施)；亦應查詢有否任何城市規劃方案和議決，會對有關的物業造成影響；參閱載於售樓說明書內的位置圖、鳥瞰照片、分區計劃大綱圖，以及橫截面圖。

### 5. 售樓說明書

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

### 6. 政府批地文件和公契

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

### 7. 售樓處內有關可供揀選住宅物業的資料

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

8. 成交紀錄冊

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

9. 買賣合約

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

10. 表達購樓意向

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

11. 委託地產代理

- 留意倘賣方委任一個或多於一個地產代理，以協助銷售其發展項目內任何指明住宅物業，該發展項目的價單必須列明在價單印刷日期當日所有獲委任為地產代理的姓名/名稱。
- 您可委託任何地產代理(不一定是賣方所指定的地產代理)，以協助您購置發展項目內任何指明住宅物業；您亦可不委託任何地產代理。
- 委託地產代理以物色物業前，您應該 —
  - 了解該地產代理是否只代表您行事。該地產代理若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益；
  - 了解您須否支付佣金予該地產代理。若須支付，有關的佣金金額和支付日期為何；以及
  - 留意只有持牌地產代理或營業員才可以接受您的委託。如有疑問，應要求該地產代理或營業員出示其「地產代理證」，或瀏覽地產代理監管局的網頁(網址：www.eaa.org.hk)，查閱牌照目錄。

12. 委聘律師

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

適用於一手未落成住宅物業

13. 預售樓花同意書

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

14. 示範單位

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

適用於一手未落成住宅物業及尚待符合條件的已落成住宅物業

15. 預計關鍵日期及收樓日期

- 查閱售樓說明書中有關發展項目的預計關鍵日期[3]。
  - 售樓說明書中有關發展項目的預計關鍵日期並不等同買家的「收樓日期」。買家的「收樓日期」一般會較發展項目的預計關鍵日期遲。然而，假若發展項目比預期早落成，「收樓日期」可能會較售樓說明書列出的預計關鍵日期為早。
- 收樓日期
  - 條例規定買賣合約須載有強制性條文，列明賣方須於買賣合約內列出的預計關鍵日期後的14日內，以書面為發展項目申請佔用文件、合格證明書，或地政總署署長的轉讓同意(視屬何種情況而定)。
    - ➢ 如發展項目屬地政總署預售樓花同意方案所規管，賣方須在合格證明書或地政總署署長的轉讓同意發出後的一個月內(以較早者為準)，就賣方有能力有效地轉讓有關物業一事，以書面通知買家；或
    - ➢ 如發展項目並非屬地政總署預售樓花同意方案所規管，賣方須在佔用文件(包括佔用許可證)發出後的六個月內，就賣方有能力有效地轉讓有關物業一事，以書面通知買家。
  - 條例規定買賣合約須載有強制性條文，列明有關物業的買賣須於賣方發出上述通知的日期的14日內完成。有關物業的買賣完成後，賣方將安排買家收樓事宜。

- 認可人士可批予在預計關鍵日期之後完成發展項目
  - 條例規定買賣合約須載有強制性條文，列明發展項目的認可人士可以在顧及純粹由以下一個或多於一個原因所導致的延遲後，批予在預計關鍵日期之後，完成發展項目：
    - ➢ 工人罷工或封閉工地；
    - ➢ 暴動或內亂；
    - ➢ 不可抗力或天災；
    - ➢ 火警或其他賣方所不能控制的意外；
    - ➢ 戰爭；或
    - ➢ 惡劣天氣。
  - 發展項目的認可人士可以按情況，多於一次批予延後預計關鍵日期以完成發展項目，即收樓日期可能延遲。
  - 條例規定買賣合約須載有強制性條文，列明賣方須於認可人士批予延期後的14日內，向買家提供有關延期證明書的文本。
- 如對收樓日期有任何疑問，可向賣方查詢。

## 適用於一手已落成住宅物業

### 16. 賣方資料表格

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

### 17. 參觀物業

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

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

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

其他相關聯絡資料：

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

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

**香港地產建設商會**
電話：2826 0111
傳真：2845 2521

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

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

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

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

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

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

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

For all first-hand residential properties

## 1. Important information

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

## 2. Fees, mortgage loan and property price

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

## 3. Price list, payment terms and other financial incentives

- Vendors may not offer to sell all the residential properties that are covered in a price list. To know which residential properties the vendors may offer to sell, pay attention to the sales arrangements which will be announced by the vendors at least 3 days before the relevant residential properties are offered to be sold.
- Pay attention to the terms of payment as set out in a price list. If there are discounts on the price, gift, or any financial advantage or benefit to be made available in connection with the purchase of the residential properties, such information will also be set out in the price list.
- If you intend to opt for any mortgage loan plans offered by financial institutions specified by the vendor, before entering into a preliminary agreement for sale and purchase (PASP), you must study the details of various mortgage loan plans[1] as set out in the price list concerned. If you have any questions about these mortgage loan plans, you should check with the financial institutions concerned direct before entering into a PASP.

## 4. Property area and its surroundings

- Pay attention to the area information in the sales brochure and price list, and price per square foot/metre in the price list. According to the Residential Properties (First-hand Sales) Ordinance (Cap. 621) (the Ordinance), vendors can only present the area and price per square foot and per square metre of a residential property using saleable area. Saleable area, in relation to a residential property, means the floor area of the residential property, and includes the floor area of every one of the following to the extent that it forms part of the residential property - (i) a balcony; (ii) a utility platform; and (iii) a verandah. The saleable area excludes the area of the following which forms part of the residential property - air-conditioning plant room; bay window; cockloft; flat roof; garden; parking space; roof; stairhood; terrace and yard.
- Floor plans of all residential properties in the development have to be shown in the sales brochure. In a sales brochure, floor plans of residential properties in the development must state the external and internal dimensions of each residential property[2]. The external and internal dimensions of residential properties as provided in the sales brochure exclude plaster and finishes. You are advised to note this if you want to buy furniture before handing over of the residential property.
- Visit the development site and get to know the surroundings of the property (including transportation and community facilities). Check town planning proposals and decisions which may affect the property. Take a look at the location plan, aerial photograph, outline zoning plan and cross-section plan that are provided in the sales brochure.

## 5. Sales brochure

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

- whether individual owners have obligations or need to share the expenses for managing, operating and maintaining the public open space or public facilities inside or outside the development, and the location of the public open space or public facilities; and
- whether individual owners have responsibility to maintain slopes.

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

- Read the Government land grant and the DMC (or the draft DMC). Information such as ownership of the rooftop and external walls can be found in the DMC. The vendor will provide copies of the Government land grant and the DMC (or the draft DMC) at the place where the sale is to take place for free inspection by prospective purchasers.
- Check the Government land grant on whether individual owners are liable to pay Government rent.
- Check the DMC on whether animals can be kept in the residential property.

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

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

## 8. Register of Transactions

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

## 9. Agreement for sale and purchase

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

## 10. Expression of intent of purchasing a residential property

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

## 11. Appointment of estate agent

- Note that if the vendor has appointed one or more than one estate agents to act in the sale of any specified residential property in the development, the price list for the development must set out the name of all the estate agents so appointed as at the date of printing of the price list.
- You may appoint any estate agent (not necessarily from those estate agency companies appointed by the vendor) to act in the purchase of any specified residential property in the development, and may also not appoint any estate agent to act on your behalf.
- Before you appoint an estate agent to look for a property, you should -
  - find out whether the agent will act on your behalf only. If the agent also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest;
  - find out whether any commission is payable by you to the estate agent and, if so, its amount and the time of payment; and

- note that only licensed estate agents or salespersons may accept your appointment. If in doubt, you should request the estate agent or salesperson to produce his/her Estate Agent Card, or check the Licence List on the Estate Agents Authority website: www.eaa.org.hk.

## 12. Appointment of solicitor

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

For first-hand uncompleted residential properties

## 13. Pre-sale Consent

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

## 14. Show flats

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

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

## 15. Estimated material date and handing over date

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

  - The AP may grant more than once such an extension of time depending on the circumstances. That means handover of the property may be delayed.
  - The mandatory provisions to be incorporated in an ASP as required by the Ordinance also include a provision requiring the vendor to, within 14 days after the issue of an extension of time granted by the AP, furnish the purchaser with a copy of the relevant certificate of extension.
- Ask the vendor if there are any questions on handing over date.

For first-hand completed residential properties

### 16. Vendor's information form

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

### 17. Viewing of property

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

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

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

Other useful contacts:

Consumer Council

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

Estate Agents Authority

| | | |
|---|---|---|
| Website | : | www.eaa.org.hk |
| Telephone | : | 2111 2777 |
| Email | : | enquiry@eaa.org.hk |
| Fax | : | 2598 9596 |

Real Estate Developers Association of Hong Kong

Telephone : 2826 0111

Fax : 2845 2521

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

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

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

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

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

# 1 期數的資料 INFORMATION ON THE PHASE

發展項目的期數名稱
壹沐(「發展項目」)的第1期(「期數」)

街道名稱及門牌號數
土瓜灣道70號
(此臨時門牌號數有待發展項目建成時確認。)

每幢多單位建築物的樓層總數
30層
(以上樓層總數不包括天台、升降機房、緊急發電房、頂層天台)

期數的經批准的建築圖則所規定的每幢多單位建築物內的樓層號數
地下、1樓至3樓、5樓至12樓、15樓至23樓、25樓至33樓、
天台、升降機房、緊急發電房、頂層天台

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

每幢多單位建築物內的庇護層
天台

本期數屬未落成期數
(a) 由本期數的認可人士提供的期數的預計關鍵日期為2027年5月31日。
(b) 預計關鍵日期是受到買賣合約所允許的任何延期所規限的。
(c) 為買賣合約的目的，本期數當作在佔用許可證就該期數發出的日期落成。

Name of the Phase of the Development
Phase 1 ("the Phase") of HIGHWOOD ("The Development")

Name of the street and the street number
70 To Kwa Wan Road
(The provisional street number is subject to confirmation when the development is completed.)

Total number of storeys of each multi-unit building
30 storeys
(The above number of storeys do not include Roof, Lift Machine Room, Emergency Generator Room, Upper Roof)

Floor numbering in each multi-unit building as provided in the approved building plans for the Phase
G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-33/F, Roof, Lift Machine Room, Emergency Generator Room, Upper Roof

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

Refuge floor of each multi-unit building
Roof

This Phase is an uncompleted phase
(a) The estimated material date for the Phase, as provided by the Authorized Person for the Phase is 31st May 2027.
(b) The estimated material date is subject to any extension of time that is permitted under the Agreement for Sale and Purchase.
(c) For the purpose of the agreement for sale and purchase, the Phase is deemed to be completed on the date on which an occupation permit for the Phase is issued.

賣方
昌輝發展有限公司（亦為擁有人及其控權公司為恒基兆業有限公司、恒基兆業地產有限公司、謙耀置業有限公司、Good Time Limited及Kinsford International Limited）

期數的認可人士
李景勳、雷煥庭建築師有限公司的周駿森先生
（周駿森先生為李景勳、雷煥庭建築師有限公司的董事）

期數的承建商
恒麗建築有限公司

賣方的代表律師
羅文錦律師樓
劉漢銓律師行
中倫律師事務所有限法律責任合夥

已為期數的建造提供貸款或已承諾為該項建造提供融資的認可機構
不適用

已為期數的建造提供貸款的任何其他人
恒基兆業地產代理有限公司及Max-mercan Investment Limited

Vendor
City Fair Development Limited (also as the owner and whose holding companies are Henderson Development Limited, Henderson Land Development Company Limited, Mightymark Investment Limited, Good Time Limited and Kinsford International Limited)

Authorized Person for the Phase
Mr. Zhou Raymond Chun Sum of Andrew Lee King Fun & Associates Architects Limited
(Mr. Zhou Raymond Chun Sum is a director of Andrew Lee King Fun & Associates Architects Limited)

Building contractor for the Phase
Heng Lai Construction Company Limited

Vendor's solicitors
Lo & Lo
Chu & Lau
Zhong Lun Law Firm LLP

Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Phase
Not applicable

Any other person who has made a loan for the construction of the Phase
Henderson Real Estate Agency Limited and Max-mercan Investment Limited

| | | |
|---|---|---|
| (a) | 賣方或有關發展期數的承建商屬個人，並屬該期數的認可人士的家人。 | 不適用 |
| (b) | 賣方或該期數的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的家人。 | 不適用 |
| (c) | 賣方或該期數的承建商屬法團，而該賣方或承建商(或該賣方的控權公司)的董事或秘書屬上述認可人士的家人。 | 否 |
| (d) | 賣方或該期數的承建商屬個人，並屬上述認可人士的有聯繫人士的家人。 | 不適用 |
| (e) | 賣方或該期數的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的有聯繫人士的家人。 | 不適用 |
| (f) | 賣方或該期數的承建商屬法團，而該賣方或承建商(或該賣方的控權公司)的董事或秘書屬上述認可人士的有聯繫人士的家人。 | 否 |
| (g) | 賣方或該期數的承建商屬個人，並屬就該期數內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。 | 不適用 |
| (h) | 賣方或該期數的承建商屬合夥，而該賣方或承建商的合夥人屬就該期數內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。 | 不適用 |
| (i) | 賣方或該期數的承建商屬法團，而該賣方或承建商(或該賣方的控權公司)的董事或秘書屬上述律師事務所的經營人的家人。 | 否 |
| (j) | 賣方、賣方的控權公司或有關發展期數的承建商屬私人公司，而該期數的認可人士或該認可人士的有聯繫人士持有該賣方、控權公司或承建商最少10%的已發行股份。 | 否 |
| (k) | 賣方、賣方的控權公司或該期數的承建商屬上市公司，而上述認可人士或上述有聯繫人士持有該賣方、控權公司或承建商最少1%的已發行股份。 | 否 |
| (l) | 賣方或該期數的承建商屬法團，而上述認可人士或上述有聯繫人士屬該賣方、承建商或該賣方的控權公司的僱員、董事或秘書。 | 否 |
| (m) | 賣方或該期數的承建商屬合夥，而上述認可人士或上述有聯繫人士屬該賣方或承建商的僱員。 | 不適用 |
| (n) | 賣方、賣方的控權公司或該期數的承建商屬私人公司，而就該期數中的住宅物業的出售而代表擁有人行事的律師事務所的經營人持有該賣方、控權公司或承建商最少10%的已發行股份。 | 否 |
| (o) | 賣方、賣方的控權公司或該期數的承建商屬上市公司，而上述律師事務所的經營人持有該賣方、控權公司或承建商最少1%的已發行股份。 | 否 |
| (p) | 賣方或該期數的承建商屬法團，而上述律師事務所的經營人屬該賣方或承建商或該賣方的控權公司的僱員、董事或秘書。 | 否 |
| (q) | 賣方或該期數的承建商屬合夥，而上述律師事務所的經營人屬該賣方或承建商的僱員。 | 不適用 |
| (r) | 賣方或該期數的承建商屬法團，而該期數的認可人士以其專業身分擔任董事或僱員的法團為該賣方或承建商或該賣方的控權公司的有聯繫法團。 | 否 |
| (s) | 賣方或該期數的承建商屬法團，而該承建商屬該賣方或該賣方的控權公司的有聯繫法團。 | 是[1] |

備註：
1. 期數的承建商恒麗建築有限公司屬於賣方及其所有控權公司的有聯繫法團。

| | | |
|---|---|---|
| (a) | The vendor or a building contractor for the Phase is an individual, and that vendor or contractor is an immediate family member of an authorized person for the Phase. | Not applicable |
| (b) | The vendor or a building contractor for the Phase is a partnership, and a partner of that vendor or contractor is an immediate family member of such an authorized person. | Not applicable |
| (c) | The vendor or a building contractor for the Phase is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of such an authorized person. | No |
| (d) | The vendor or a building contractor for the Phase is an individual, and that vendor or contractor is an immediate family member of an associate of such an authorized person. | Not applicable |
| (e) | The vendor or a building contractor for the Phase is a partnership, and a partner of that vendor or contractor is an immediate family member of an associate of such an authorized person. | Not applicable |
| (f) | The vendor or a building contractor for the Phase is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of an associate of such an authorized person. | No |
| (g) | The vendor or a building contractor for the Phase is an individual, and that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase. | Not applicable |
| (h) | The vendor or a building contractor for the Phase is a partnership, and a partner of that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase. | Not applicable |
| (i) | The vendor or a building contractor for the Phase is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of a proprietor of such a firm of solicitors. | No |
| (j) | The vendor, a holding company of the vendor, or a building contractor for the Phase, is a private company, and an authorized person for the Phase, or an associate of such an authorized person, holds at least 10% of the issued shares in that vendor, holding company or contractor. | No |
| (k) | The vendor, a holding company of the vendor, or a building contractor for the Phase, is a listed company, and such an authorized person, or such an associate, holds at least 1% of the issued shares in that vendor, holding company or contractor. | No |
| (l) | The vendor or a building contractor for the Phase is a corporation, and such an authorized person, or such an associate, is an employee, director or secretary of that vendor or contractor or of a holding company of that vendor. | No |
| (m) | The vendor or a building contractor for the Phase is a partnership, and such an authorized person, or such an associate, is an employee of that vendor or contractor. | Not applicable |
| (n) | The vendor, a holding company of the vendor, or a building contractor for the Phase, is a private company, and a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase holds at least 10% of the issued shares in that vendor, holding company or contractor. | No |
| (o) | The vendor, a holding company of the vendor, or a building contractor for the Phase, is a listed company, and a proprietor of such a firm of solicitors holds at least 1% of the issued shares in that vendor, holding company or contractor. | No |
| (p) | The vendor or a building contractor for the Phase is a corporation, and a proprietor of such a firm of solicitors is an employee, director or secretary of that vendor or contractor or of a holding company of that vendor. | No |
| (q) | The vendor or a building contractor for the Phase is a partnership, and a proprietor of such a firm of solicitors is an employee of that vendor or contractor. | Not applicable |
| (r) | The vendor or a building contractor for the Phase is a corporation, and the corporation of which an authorized person for the Phase is a director or employee in his or her professional capacity is an associate corporation of that vendor or contractor or of a holding company of that vendor. | No |
| (s) | The vendor or a building contractor for the Phase is a corporation, and that contractor is an associate corporation of that vendor or of a holding company of that vendor. | Yes[1] |

Note:
1.The building contractor for the Phase, Heng Lai Construction Company Limited, is an associate corporation of the vendor and all its holding companies.

期數將會有構成圍封牆的一部分的非結構的預製外牆，每幢建築物的非結構的預製外牆的厚度為150毫米。
There will be non-structural prefabricated external walls forming part of the enclosing walls of the Phase. The thickness of the non-structural prefabricated external walls of each building is 150mm.

期數將有構成圍封牆的一部分的幕牆，每幢建築物的幕牆的厚度為200毫米。
There will be curtain walls forming part of the enclosing walls of the Phase. The thickness of the curtain walls of each building is 200mm.

每個住宅物業的非結構的預製外牆及幕牆的總面積表
Schedule of Total Area of the Non-Structural Prefabricated External Walls and Curtain Walls of each Residential Property

| 大廈名稱 Block Name | 樓層 Floor | 單位 Flat | 每個住宅物業的非結構的預製外牆的總面積(平方米) Total area of non-structural prefabricated external walls of each residential property (sq.m.) | 每個住宅物業的幕牆的總面積(平方米) Total area of curtain walls of each residential property (sq.m.) |
|---|---|---|---|---|
| 第1座 Tower 1 | 3樓 3/F | A | - | 1.789 |
| | | B | - | 0.983 |
| | | C | - | 0.983 |
| | | D | - | 0.983 |
| | | E | - | 0.993 |
| | | F | - | 0.559 |
| | | G | - | 0.585 |
| | | H | 0.326 | 0.959 |
| | | J | - | 1.209 |
| | | K | - | 0.559 |
| | | L | - | 0.559 |
| | | M | - | 0.559 |
| | | N | - | 0.559 |
| | | P | 0.169 | 1.145 |
| 第1座 Tower 1 | 5樓 - 12樓、15樓 - 23樓及25樓 - 32樓 (不設13樓、14樓及24樓) 5/F - 12/F, 15/F -23/F & 25/F - 32/F (13/F, 14/F & 24/F omitted) | A | - | 1.789 |
| | | B | - | 0.983 |
| | | C | - | 0.983 |
| | | D | - | 0.983 |
| | | E | - | 0.993 |
| | | F | - | 0.559 |
| | | G | - | 0.585 |
| | | H | 0.461 | 0.959 |
| | | J | - | 0.824 |
| | | K | - | 0.604 |
| | | L | - | 0.559 |
| | | M | - | 0.559 |
| | | N | - | 0.559 |
| | | P | - | 0.559 |
| | | Q | 0.169 | 1.145 |
| | 33樓 33/F | A | - | 2.662 |
| | | B | - | 0.983 |
| | | C | - | 0.983 |
| | | D | - | 0.993 |
| | | E | - | 0.559 |
| | | F | - | 0.585 |
| | | G | 0.461 | 0.959 |
| | | H | - | 0.824 |
| | | J | - | 0.604 |
| | | K | - | 0.559 |
| | | L | - | 0.559 |
| | | M | - | 0.559 |

備註：在本售樓說明書中，“Unit”及“Flat”（當提及住宅物業時）這兩個詞彙可能是互換使用。
Note: In this sales brochure, the terms “Unit” and “Flat” (when referring to a residential property) may be used interchangeably.

## 管理人

根據發展項目的公契的最新擬稿，尊家管業有限公司將獲委任為期數的管理人。

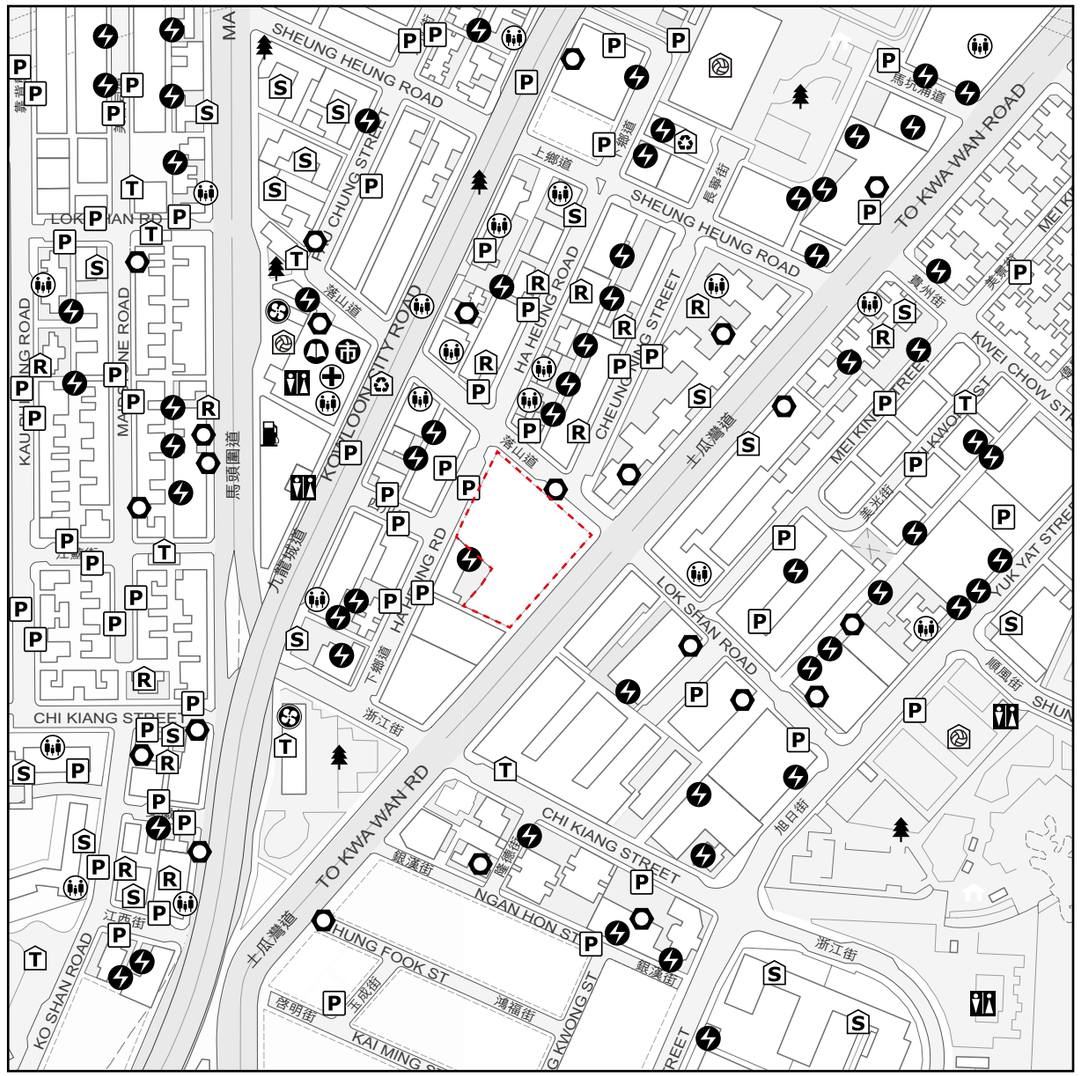
## Manager

H-Privilege Limited will be appointed as the Manager of the Phase under the latest draft of Deed of Mutual Covenant in respect of the development.


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

檢視 / 修改日期：2026年6月4日
Examination / Revision Date : 4th June 2026




發展項目的位置
Location of the Development

比例尺 Scale
0米(m) 250米(m)

此所在位置圖摘錄自地政總署測繪處之測繪圖編號 T11-NE-C 及 T11-NW-D，並經修正處理。
This location plan is adopted from part of the Survey Sheets of Numbers T11-NE-C and T11-NW-D, from the Survey and Mapping Office of Lands Department. Adjustment is made where necessary.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

## 圖例 NOTATION

- 香港鐵路通風井
  Ventilation shaft for the Mass Transit Railway
- 圖書館
  Library
- 油站
  Petrol filling station
- 發電廠（包括電力分站）
  Power plant (including electricity sub-stations)
- 診療所
  Clinic
- 垃圾收集站
  Refuse collection point
- 市場（包括濕貨市場及批發市場）
  Market (including wet market and wholesale market)
- 公眾停車場（包括貨車停泊處）
  Public carpark (including lorry park)
- 公廁
  Public convenience
- 公共交通總站（包括鐵路車站）
  Public transport terminal (including rail station)
- 公用事業設施裝置
  Public utility installation
- 宗教場所（包括教堂、廟宇及祠堂）
  Religious institution (including church, temple and Tsz Tong)
- 學校（包括幼稚園）
  School (including kindergarten)
- 社會福利設施（包括老人中心及弱智人士護理院）
  Social welfare facilities (including elderly centre and home for the mentally disabled)
- 體育設施（包括運動場及游泳池）
  Sports facilities (including sports ground and swimming pool)
- 公園
  Public park

備註：
1. 因技術性問題，此所在位置圖顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this location plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

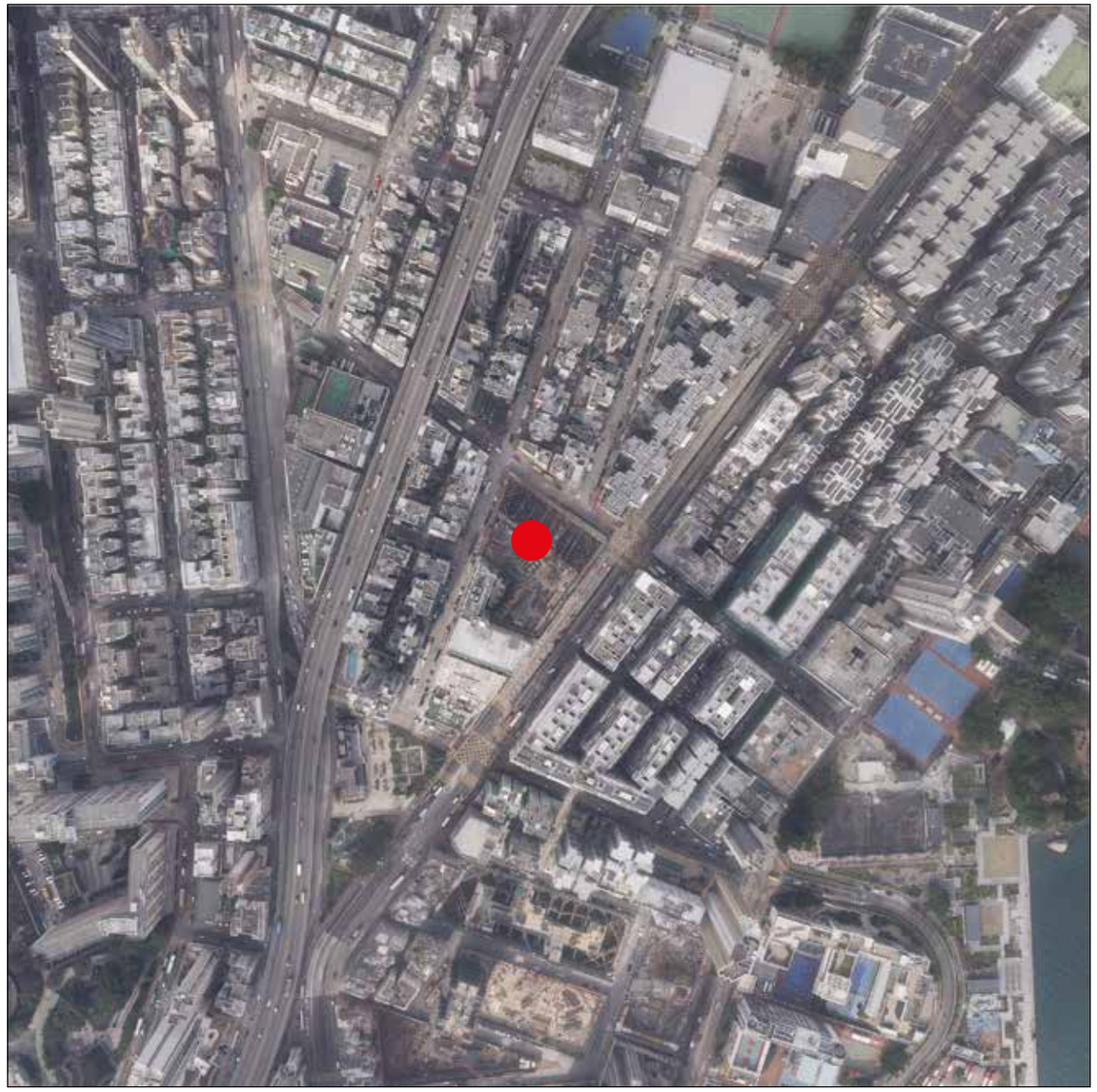
# 6 發展項目的所在位置圖
# LOCATION PLAN OF THE DEVELOPMENT

於發展項目的所在位置圖未能顯示之街道的中英文全名：
Street names in Chinese and English not shown in full in the location plan of the Development:

| | |
|---|---|
| KAU PUI LONG ROAD | 靠背壟道 |
| MAIDSTONE ROAD | 美善同道 |
| LOK SHAN ROAD | 落山道 |
| KIANG SU STREET | 江蘇街 |
| CHI KIANG STREET | 浙江街 |
| KO SHAN ROAD | 高山道 |
| ANHUI STREET | 安徽街 |
| KIANG HSI STREET | 江西街 |
| MA TAU WAI ROAD | 馬頭圍道 |
| EAST KOWLOON CORRIDOR | 東九龍走廊 |
| TO KWA WAN ROAD | 土瓜灣道 |
| WING YIU STREET | 永耀街 |
| HUNG KWONG STREET | 鴻光街 |
| SHEUNG HEUNG ROAD | 上鄉道 |
| PAU CHUNG STREET | 炮仗街 |
| SZE CHUEN STREET | 四川街 |

| | |
|---|---|
| HA HEUNG ROAD | 下鄉道 |
| CHEUNG NING STREET | 長寧街 |
| KWEI CHOW STREET | 貴州街 |
| MEI KING STREET | 美景街 |
| MEI KWONG STREET | 美光街 |
| YUK YAT STREET | 旭日街 |
| SHUN FUNG STREET | 順風街 |
| LUNG TAK STREET | 龍德街 |
| NGAN HON STREET | 銀漢街 |
| HUNG FOOK STREET | 鴻福街 |
| WING KWONG STREET | 榮光街 |
| KAI MING STREET | 啓明街 |
| SUNG ON STREET | 崇安街 |
| YUK SHING STREET | 玉成街 |
| MA HANG CHUNG ROAD | 馬坑涌道 |

# 7 期數的鳥瞰照片
# AERIAL PHOTOGRAPH OF THE PHASE



期數的位置
Location of the Phase

N

摘錄自地政總署測繪處於2025年1月7日在土瓜灣3,000呎飛行高度拍攝之鳥瞰照片，編號為E249162C。
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 3,000 feet in To Kwa Wan. Photo No. E249162C, dated 7th January 2025.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

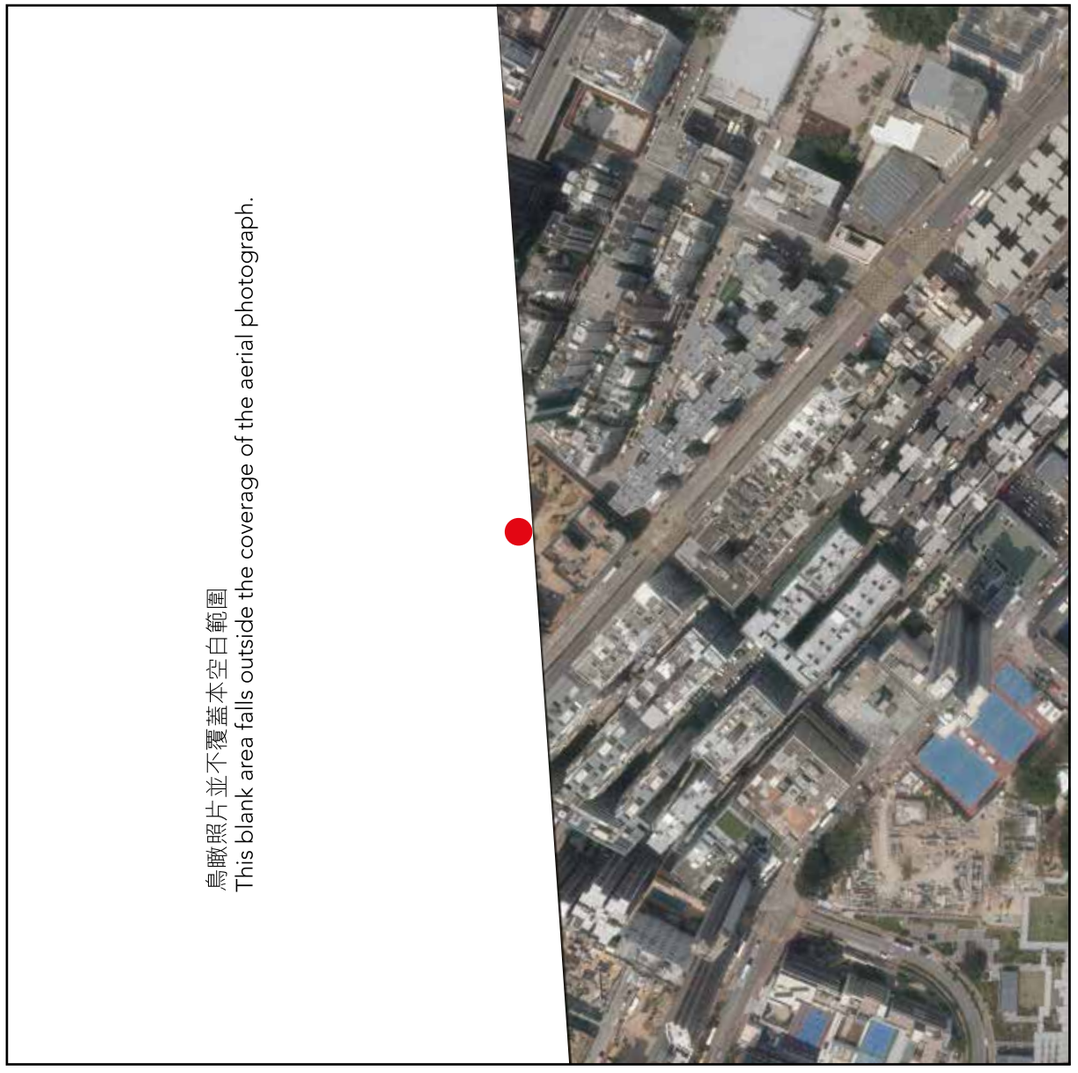
備註：

1. 因技術性問題，此鳥瞰照片所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

1. Due to technical reasons, this aerial photograph has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

# 7 期數的鳥瞰照片
# AERIAL PHOTOGRAPH OF THE PHASE




期數的位置
Location of the Phase

N

摘錄自地政總署測繪處於2024年3月20日在土瓜灣2,000呎飛行高度拍攝之鳥瞰照片，編號為E221095C。
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 2,000 feet in To Kwa Wan. Photo No. E221095C, dated 20th March 2024.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

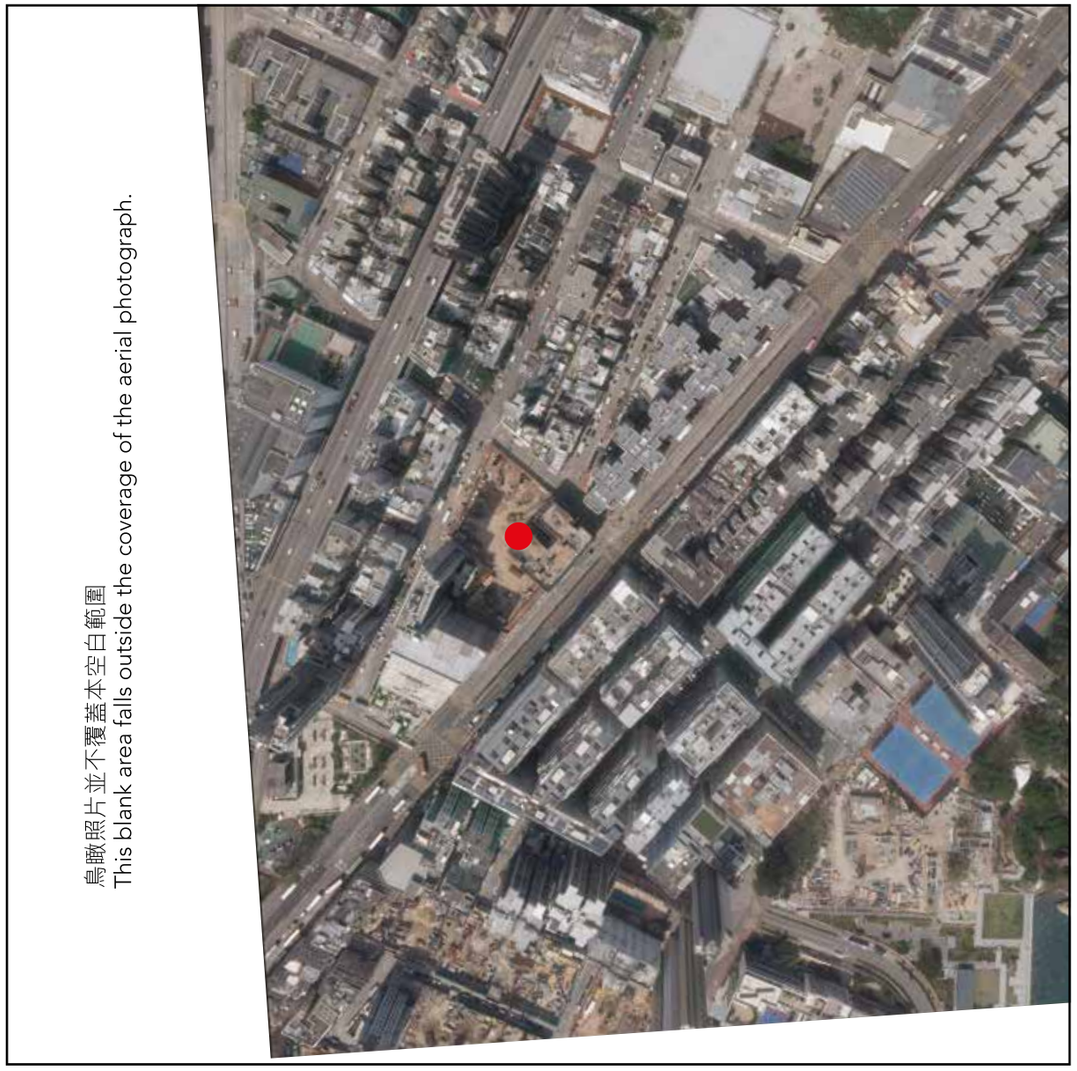
備註：

1. 因技術性問題，此鳥瞰照片所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

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# 7 期數的鳥瞰照片
# AERIAL PHOTOGRAPH OF THE PHASE




期數的位置
Location of the Phase

N

摘錄自地政總署測繪處於2024年3月20日在土瓜灣2,000呎飛行高度拍攝之鳥瞰照片，編號為E221096C。
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 2,000 feet in To Kwa Wan. Photo No. E221096C, dated 20th March 2024.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註：
1. 因技術性問題，此鳥瞰照片所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this aerial photograph has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

# 7 期數的鳥瞰照片
# AERIAL PHOTOGRAPH OF THE PHASE



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

● 期數的位置
Location of the Phase

N

摘錄自地政總署測繪處於2024年3月20日在土瓜灣2,000呎飛行高度拍攝之鳥瞰照片，編號為E221097C。
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 2,000 feet in To Kwa Wan. Photo No. E221097C, dated 20th March 2024.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
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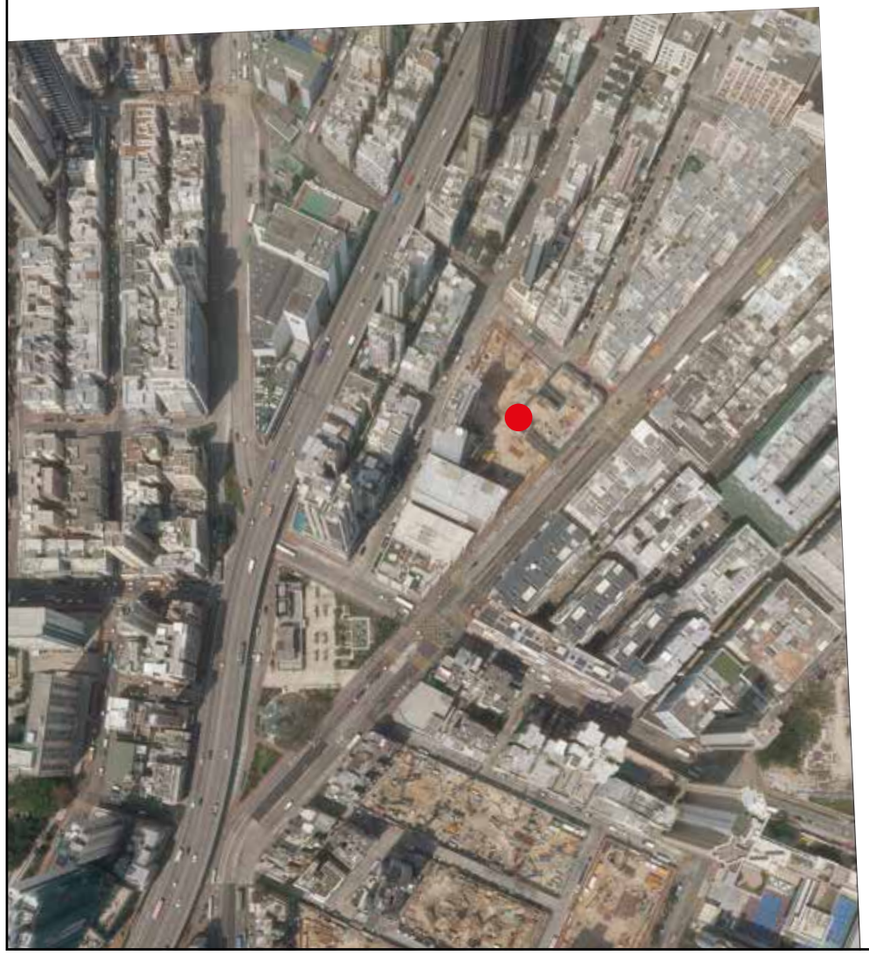
備註：

1. 因技術性問題，此鳥瞰照片所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

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# 7 期數的鳥瞰照片
# AERIAL PHOTOGRAPH OF THE PHASE



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

● 期數的位置
Location of the Phase

N

摘錄自地政總署測繪處於2024年3月20日在土瓜灣2,000呎飛行高度拍攝之鳥瞰照片，編號為E221340C。
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 2,000 feet in To Kwa Wan. Photo No. E221340C, dated 20th March 2024.

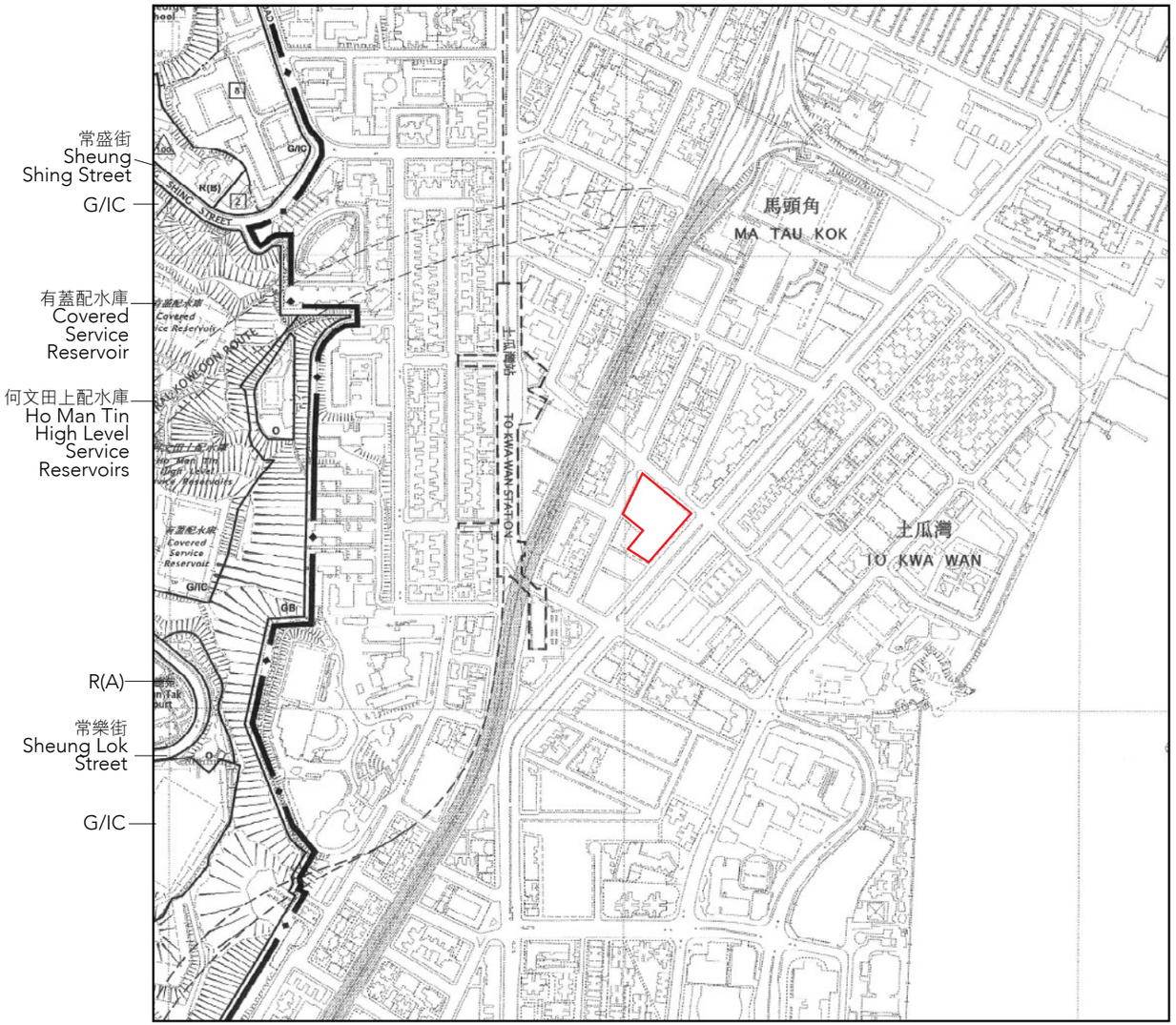
地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註：

1. 因技術性問題，此鳥瞰照片所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

1. Due to technical reasons, this aerial photograph has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.




發展項目的位置
Location of the Development

比例尺 Scale
0米(m) 500米(m)

## 圖例 NOTATION

| 地帶 | | ZONES |
|---|---|---|
| 商業 | C | COMMERCIAL |
| 住宅(甲類) | R(A) | RESIDENTIAL (GROUP A) |
| 住宅(乙類) | R(B) | RESIDENTIAL (GROUP B) |
| 住宅(丙類) | R(C) | RESIDENTIAL (GROUP C) |
| 綠化地帶 | GB | GREEN BELT |
| 政府、機構或社區 | G/IC | GOVERNMENT, INSTITUTION OR COMMUNITY |
| 休憩用地 | O | OPEN SPACE |
| 其他指定用途 | OU | OTHER SPECIFIED USES |

| 交通 | | COMMUNICATIONS |
|---|---|---|
| 鐵路及車站(地下) | 車站 STATION | RAILWAY AND STATION (UNDERGROUND) |
| 主要道路及路口 | | MAJOR ROAD AND JUNCTION |
| 高架道路 | | ELEVATED ROAD |

| 其他 | | MISCELLANEOUS |
|---|---|---|
| 規劃範圍界線 | | BOUNDARY OF PLANNING SCHEME |
| 建築物高度管制區界線 | | BUILDING HEIGHT CONTROL ZONE BOUNDARY |
| 最高建築物高度(在主水平基準上若干米) | 100 | MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM) |
| 最高建築物高度(樓層數目) | 8 | MAXIMUM BUILDING HEIGHT (IN NUMBER STOREYS) |
| 加油站 | PFS | PETROL FILLING STATION |
| 非建築用地 | NBA | NON-BUILDING AREA |

摘錄自2025年11月14日刊憲之九龍規劃區第6及7區何文田分區計劃大綱核准圖，圖則編號為S/K7/25。
Adopted from Kowloon Planning Areas No. 6 and 7 Approved Ho Man Tin Outline Zoning Plan, Plan No. S/K7/25, gazetted on 14 November 2025.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註：

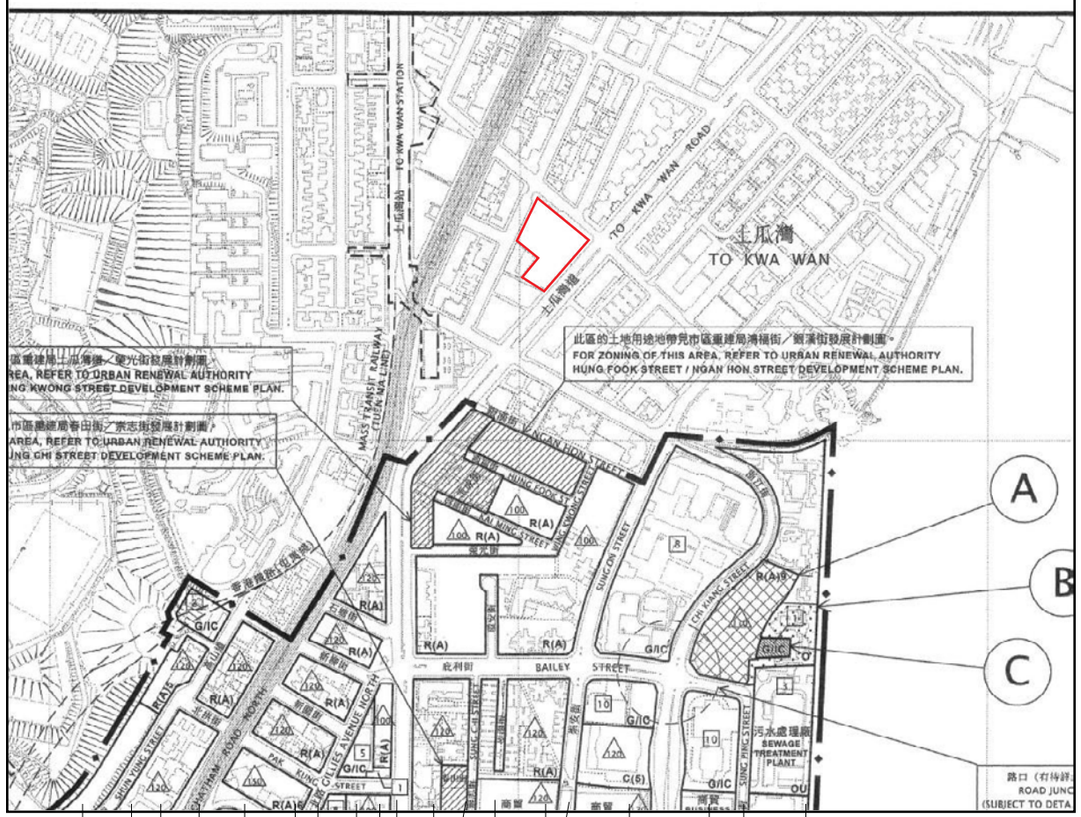
1.因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2.賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

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

本空白範圍位於發展項目的界線的500米以內，但並不被有關分區計劃大綱圖覆蓋。
This blank area though situated within 500 metres from the boundary of the development falls outside the coverage of the relevant outline zoning plan.




發展項目的位置
Location of the Development

比例尺 Scale
0米(m) 500米(m)

## 圖例 NOTATION

| 地帶 | | ZONES |
|---|---|---|
| 商業 | C | COMMERCIAL |
| 綜合發展區 | CDA | COMPREHENSIVE DEVELOPMENT AREA |
| 住宅(甲類) | R(A) | RESIDENTIAL (GROUP A) |
| 住宅(乙類) | R(B) | RESIDENTIAL (GROUP B) |
| 政府、機構或社區 | G/IC | GOVERNMENT, INSTITUTION OR COMMUNITY |
| 休憩用地 | O | OPEN SPACE |
| 其他指定用途 | OU | OTHER SPECIFIED USES |
| 未決定用途 | U | UNDETERMINED |

| 交通 | | COMMUNICATIONS |
|---|---|---|
| 鐵路及車站(地下) | 車站 STATION | RAILWAY AND STATION (UNDERGROUND) |
| 主要道路及路口 | | MAJOR ROAD AND JUNCTION |
| 高架道路 | | ELEVATED ROAD |

| 其他 | | MISCELLANEOUS |
|---|---|---|
| 規劃範圍界線 | | BOUNDARY OF PLANNING SCHEME |
| 市區重建局發展計劃範圍 | | URBAN RENEWAL AUTHORITY DEVELOPMENT SCHEME PLAN AREA |
| 建築物高度管制區界線 | | BUILDING HEIGHT CONTROL ZONE BOUNDARY |
| 最高建築物高度（在主水平基準上若干米） | 80 | MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM) |
| 最高建築物高度（樓層數目） | 8 | MAXIMUM BUILDING HEIGHT(IN NUMBER STOREYS) |
| 《註釋》內訂明最高建築物高度限制 | ★ | MAXIMUM BUILDING HEIGHT RESTRICTION AS STIPULATED ON THE NOTES |
| 非建築用地 | NBA | NON-BUILDING AREA |

摘錄自2025年9月12日刊憲之九龍規劃區第9區紅磡分區計劃大綱核准圖，圖則編號為S/K9/29。
Adopted from Kowloon Planning Area No. 9 Approved Hung Hom Outline Zoning Plan, Plan No. S/K9/29, gazetted on 12 September 2025.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

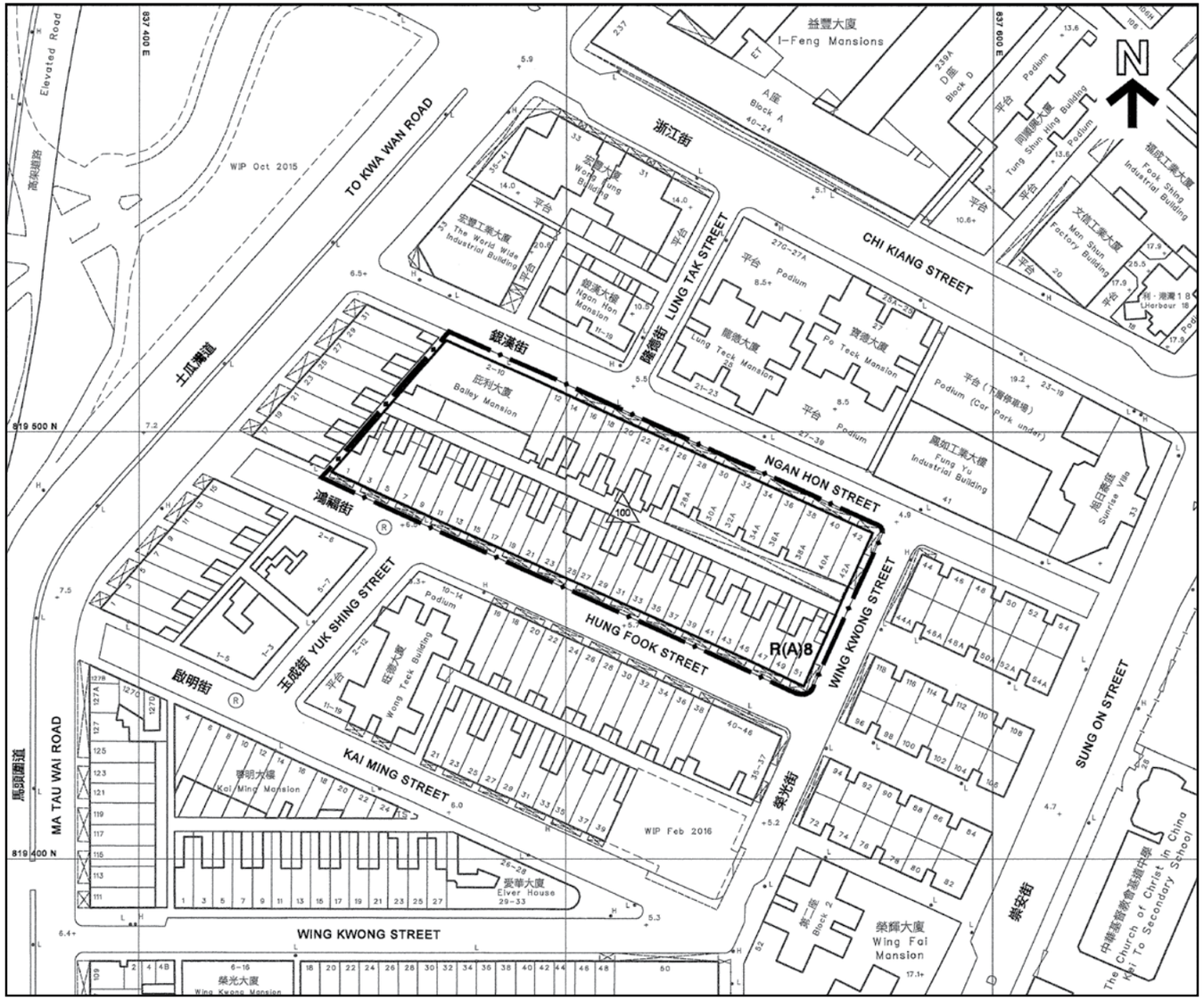
備註：

1.因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。

2.賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.




## 圖例 NOTATION

N

### 地帶
住宅(甲類)8 — R(A)8

### ZONES
RESIDENTIAL (GROUP A)8

### 其他
規劃範圍界線

最高建築物高度
(在主水平基準上若干米) — 100

### MISCELLANEOUS
BOUNDARY OF PLANNING SCHEME

MAXIMUM BUILDING HEIGHT
(IN METRES ABOVE PRINCIPAL DATUM)

比例尺 Scale
0米(m) 100米(m)

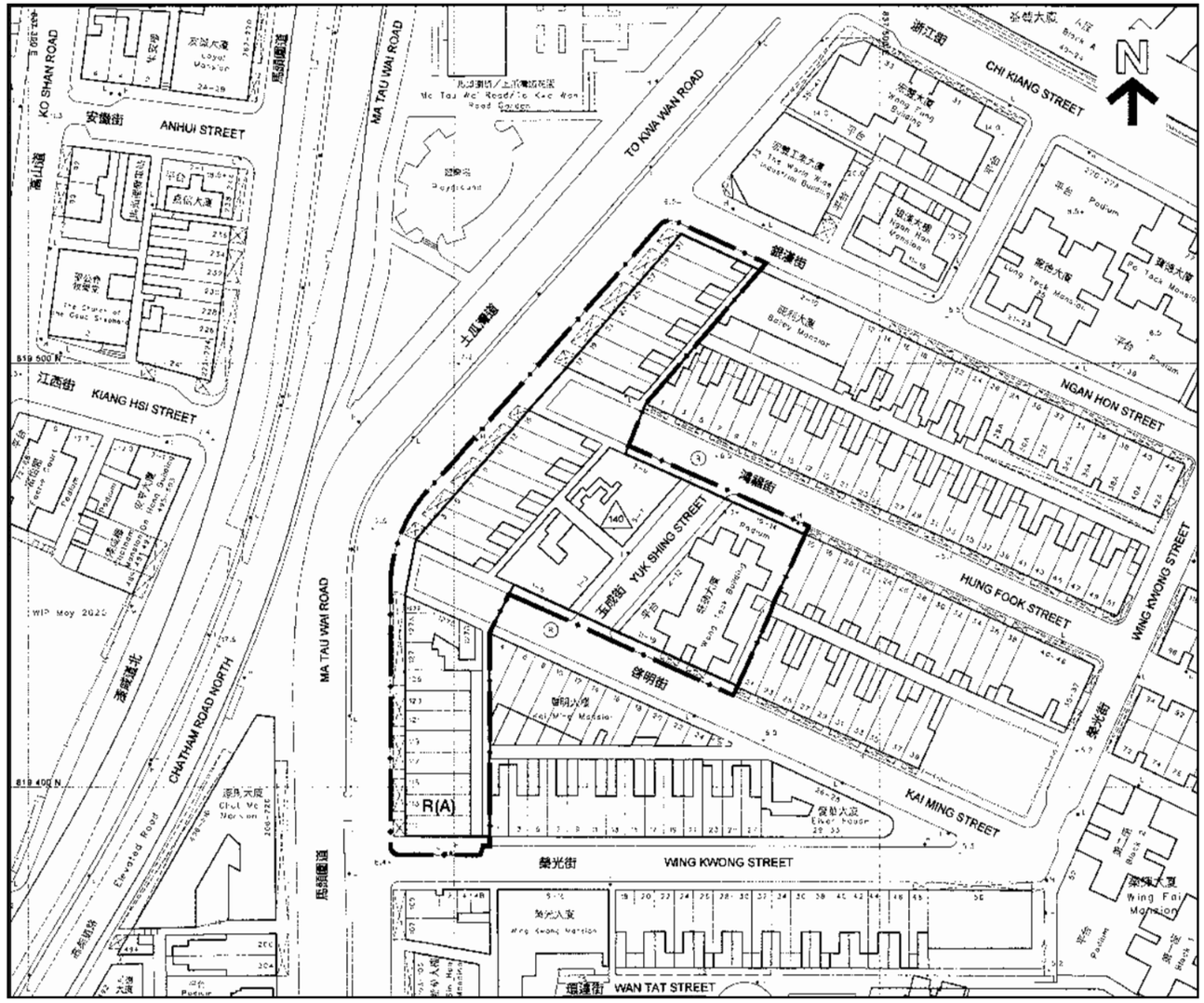
摘錄自2017年11月10日刊憲之市區重建局鴻福街/銀漢街發展計劃核准圖，圖則編號為S/K9/URA2/2。
Adopted from Approved Urban Renewal Authority Hung Fook Street / Ngan Hon Street Development Scheme Plan, Plan No. S/K9/URA2/2, gazetted on 10 November 2017.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註：
1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

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




N

## 圖例 NOTATION

| | |
|---|---|
| 地帶<br>住宅(甲類) | ZONES<br>RESIDENTIAL (GROUP A) |
| 交通<br>主要道路及路口 | COMMUNICATIONS<br>MAJOR ROAD AND JUNCTION |
| 其他<br>發展計劃範圍界線 | MISCELLANEOUS<br>BOUNDARY OF DEVELOPMENT SCHEME |
| 最高建築物高度<br>(在主水平基準上若干米) | MAXIMUM BUILDING HEIGHT<br>(IN METRES ABOVE PRINCIPAL DATUM) |

比例尺 Scale
0米(m) 100米(m)

摘錄自2022年6月10日刊憲之市區重建局土瓜灣道/榮光街發展計劃核准圖，圖則編號為S/K9/URA3/2。
Adopted from Approved Urban Renewal Authority To Kwa Wan Road / Wing Kwong Street Development Scheme Plan, Plan No. S/K9/URA3/2, gazetted on 10 June 2022.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

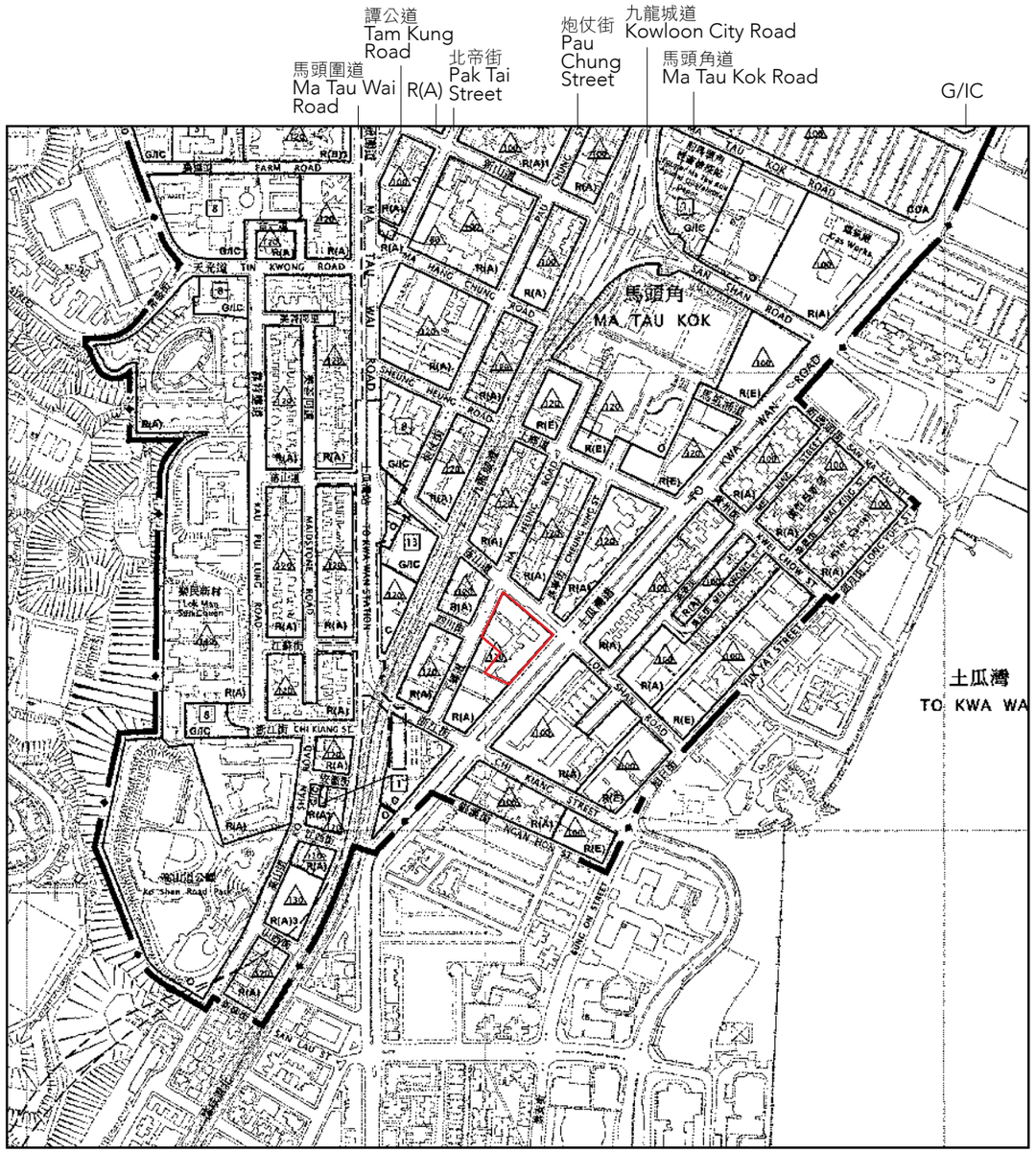
備註：

1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周邊地區環境及附近的公共設施有較佳了解。

Notes:

1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
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# 8 關乎發展項目的分區計劃大綱圖等
# OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT




發展項目的位置
Location of the Development

## 圖例 NOTATION

N

### 地帶 ZONES

| | | |
|---|---|---|
| 商業 | C | COMMERCIAL |
| 綜合發展區 | CDA | COMPREHENSIVE DEVELOPMENT AREA |
| 住宅(甲類) | R(A) | RESIDENTIAL (GROUP A) |
| 住宅(乙類) | R(B) | RESIDENTIAL (GROUP B) |
| 住宅(戊類) | R(E) | RESIDENTIAL (GROUP E) |
| 政府、機構或社區 | G/IC | GOVERNMENT, INSTITUTION OR COMMUNITY |
| 休憩用地 | O | OPEN SPACE |
| 其他指定用途 | OU | OTHER SPECIFIED USES |

### 交通 COMMUNICATIONS

| | |
|---|---|
| 鐵路及車站(地下) | RAILWAY AND STATION (UNDERGROUND) |
| 主要道路及路口 | MAJOR ROAD AND JUNCTION |
| 高架道路 | ELEVATED ROAD |

### 其他 MISCELLANEOUS

| | |
|---|---|
| 規劃範圍界線 | BOUNDARY OF PLANNING SCHEME |
| 市區重建局發展計劃範圍 | URBAN RENEWAL AUTHORITY DEVELOPMENT SCHEME PLAN AREA |
| 建築物高度管制區界線 | BUILDING HEIGHT CONTROL ZONE BOUNDARY |
| 最高建築物高度（在主水平基準上若干米） | MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM) |
| 最高建築物高度（樓層數目） | MAXIMUM BUILDING HEIGHT (IN NUMBER STOREYS) |

比例尺 Scale
0米(m) 500米(m)

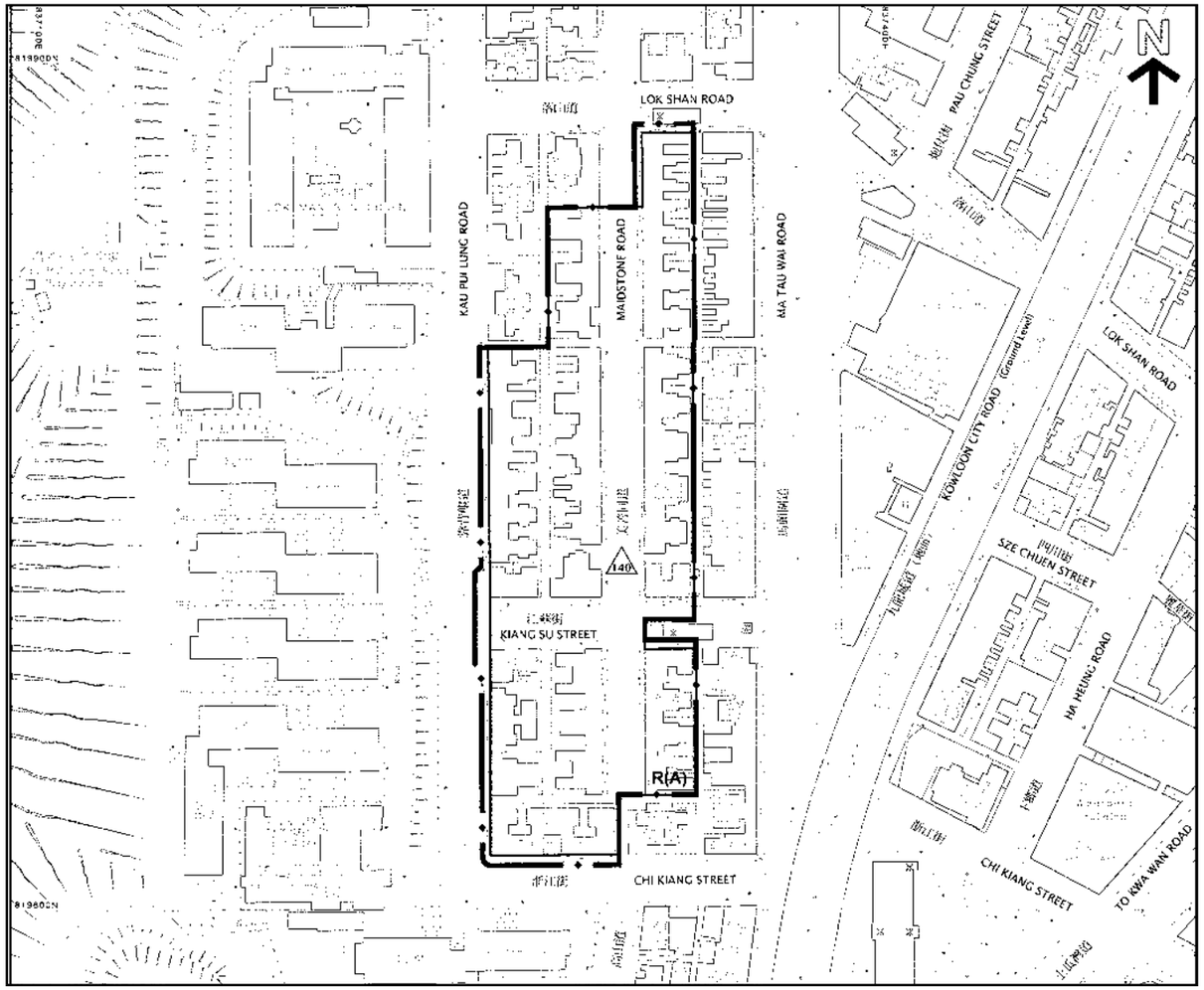
摘錄自2025年12月24日刊憲之九龍規劃區第10區馬頭角分區計劃大綱核准圖，圖則編號為S/K10/31。
Adopted from Kowloon Planning Area No. 10 Approved Ma Tau Kok Outline Zoning Plan, Plan No. S/K10/31, gazetted on 24 December 2025.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註:
1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周圍地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

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




## 圖例 NOTATION

| | |
|---|---|
| 地帶<br>住宅(甲類) | ZONES<br>RESIDENTIAL (GROUP A) |
| 交通<br>主要道路及路口 | COMMUNICATIONS<br>MAJOR ROAD AND JUNCTION |
| 其他<br>發展計劃範圍界線 | MISCELLANEOUS<br>BOUNDARY OF DEVELOPMENT SCHEME |
| 最高建築物高度<br>(在主水平基準上若干米) | MAXIMUM BUILDING HEIGHT<br>(IN METRES ABOVE PRINCIPAL DATUM) |

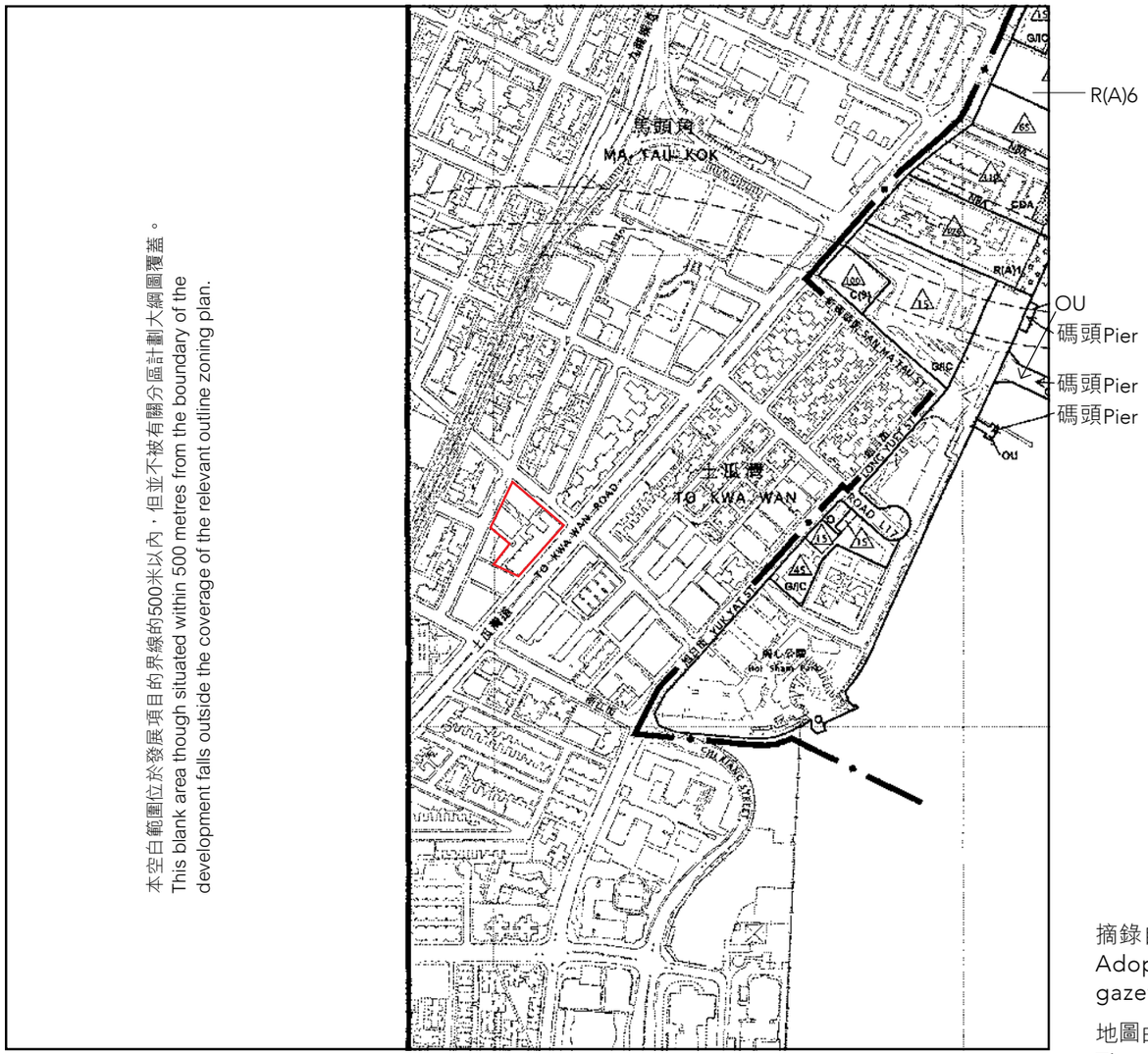
比例尺 Scale
0米(m) 100米(m)

摘錄自2024年2月23日刊憲之市區重建局靠背壟道/浙江街發展計劃核准圖，圖則編號為S/K10/URA2/2。
Adopted from Approved Urban Renewal Authority Kau Pui Lung Road / Chi Kiang Street Development Scheme Plan, Plan No. S/K10/URA2/2, gazetted on 23 February 2024.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註:
1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周圍地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.




N

## 圖例 NOTATION

### 地帶 ZONES

| | | |
|---|---|---|
| 商業 | C | COMMERCIAL |
| 綜合發展區 | CDA | COMPREHENSIVE DEVELOPMENT AREA |
| 住宅(甲類) | R(A) | RESIDENTIAL (GROUP A) |
| 政府、機構或社區 | G/IC | GOVERNMENT, INSTITUTION OR COMMUNITY |
| 休憩用地 | O | OPEN SPACE |
| 其他指定用途 | OU | OTHER SPECIFIED USES |

### 交通 COMMUNICATIONS

| | |
|---|---|
| 主要道路及路口 | MAJOR ROAD AND JUNCTION |
| 鐵路及車站(地下) | RAILWAY AND STATION (UNDERGROUND) |

### 其他 MISCELLANEOUS

| | |
|---|---|
| 規劃範圍界線 | BOUNDARY OF PLANNING SCHEME |
| 指定為「海濱長廊」的地區 | AREA DESIGNATED FOR 'WATERFRONT PROMEMADE' |
| 建築物高度管制區界線 | BUILDING HEIGHT CONTROL ZONE BOUNDARY |
| 最高建築物高度（在主水平基準上若干米） | MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM) |
| 非建築用地 | NON-BUILDING AREA |
| 只限於指定為「商店及服務行業」和「食肆」用途的地區 | AREA DESIGNATED FOR 'SHOP AND SERVICES' AND 'EATING PLACE' USES ONLY |

比例尺 Scale
0米(m) 500米(m)

摘錄自2022年10月28日刊憲之九龍規劃區第22區啟德分區計劃大綱核准圖，圖則編號為S/K22/8。
Adopted from Kowloon Planning Area No. 22 Approved Kai Tak Outline Zoning Plan, Plan No. S/K22/8, gazetted on 28 October 2022.

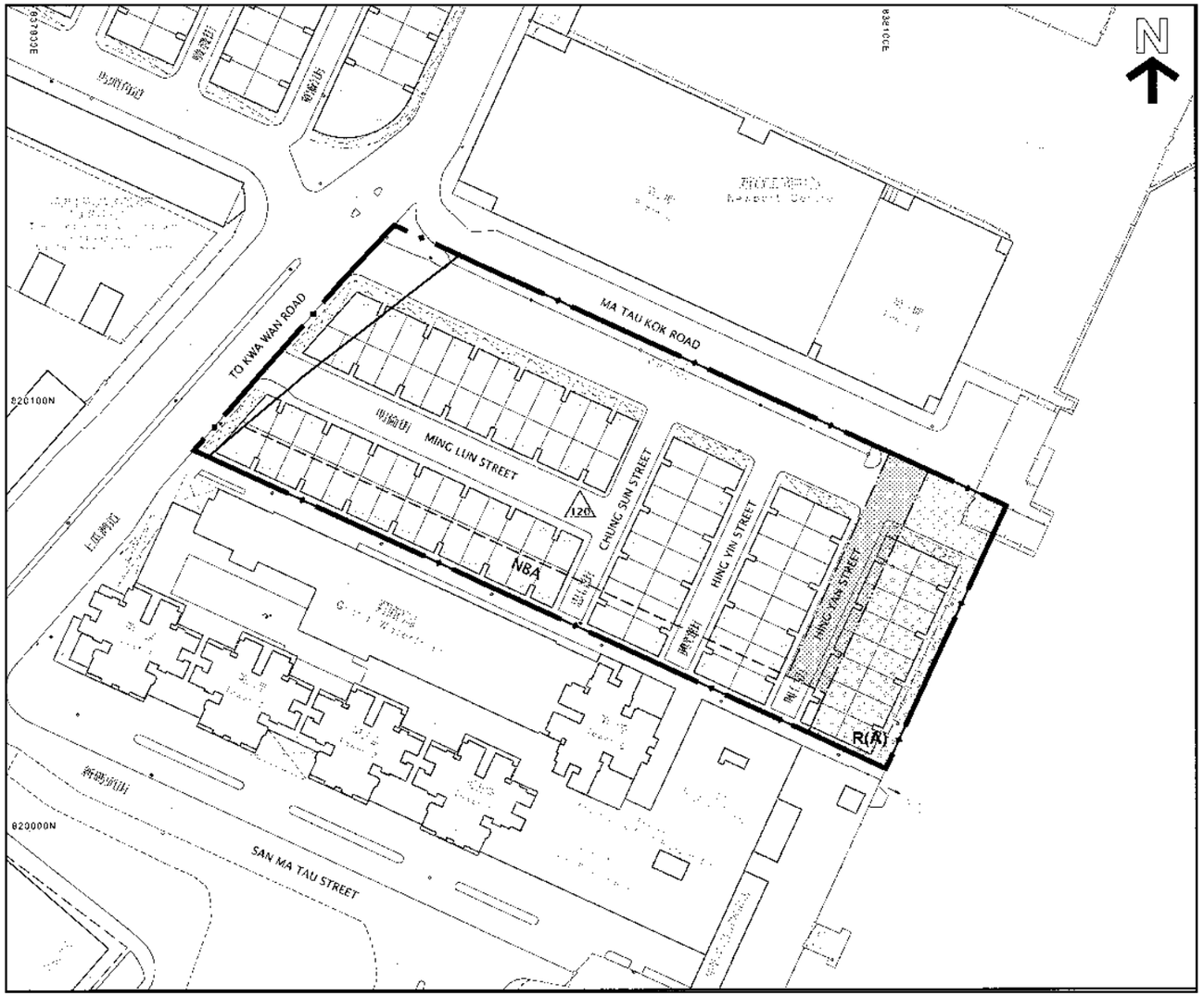
地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

發展項目的位置
Location of the Development

備註:
1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周圍地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

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




圖例 NOTATION

地帶 ZONES

住宅(甲類) R(A) — RESIDENTIAL (GROUP A)

交通 COMMUNICATIONS

主要道路及路口 — MAJOR ROAD AND JUNCTION

其他 MISCELLANEOUS

規劃範圍界線 — BOUNDARY OF PLANNING SCHEME

建築物高度管制區界線 — BUILDING HEIGHT CONTROL ZONE BOUNDARY

最高建築物高度(在主水平基準上若干米) 120 — MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)

只限於指定為「商店及服務行業」和「食肆」用途的地區 — AREA DESIGNATED FOR 'SHOP AND SERVICES' AND 'EATING PLACE' USES ONLY

指定為「海濱長廊」的地區 — AREA DESIGNATED FOR 'WATERFRONT PROMEMADE'

非建築用地 NBA — NON-BUILDING AREA

比例尺 Scale

0米(m) 100米(m)

摘錄自2024年6月7日刊憲之市區重建局土瓜灣道/馬頭角道發展計劃核准圖，圖則編號為S/K22/URA1/2。

Adopted from Approved Urban Renewal Authority To Kwa Wan Road / Ma Tau Kok Road Development Scheme Plan, Plan No. S/K22/URA1/2, gazetted on 7 June 2024.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。

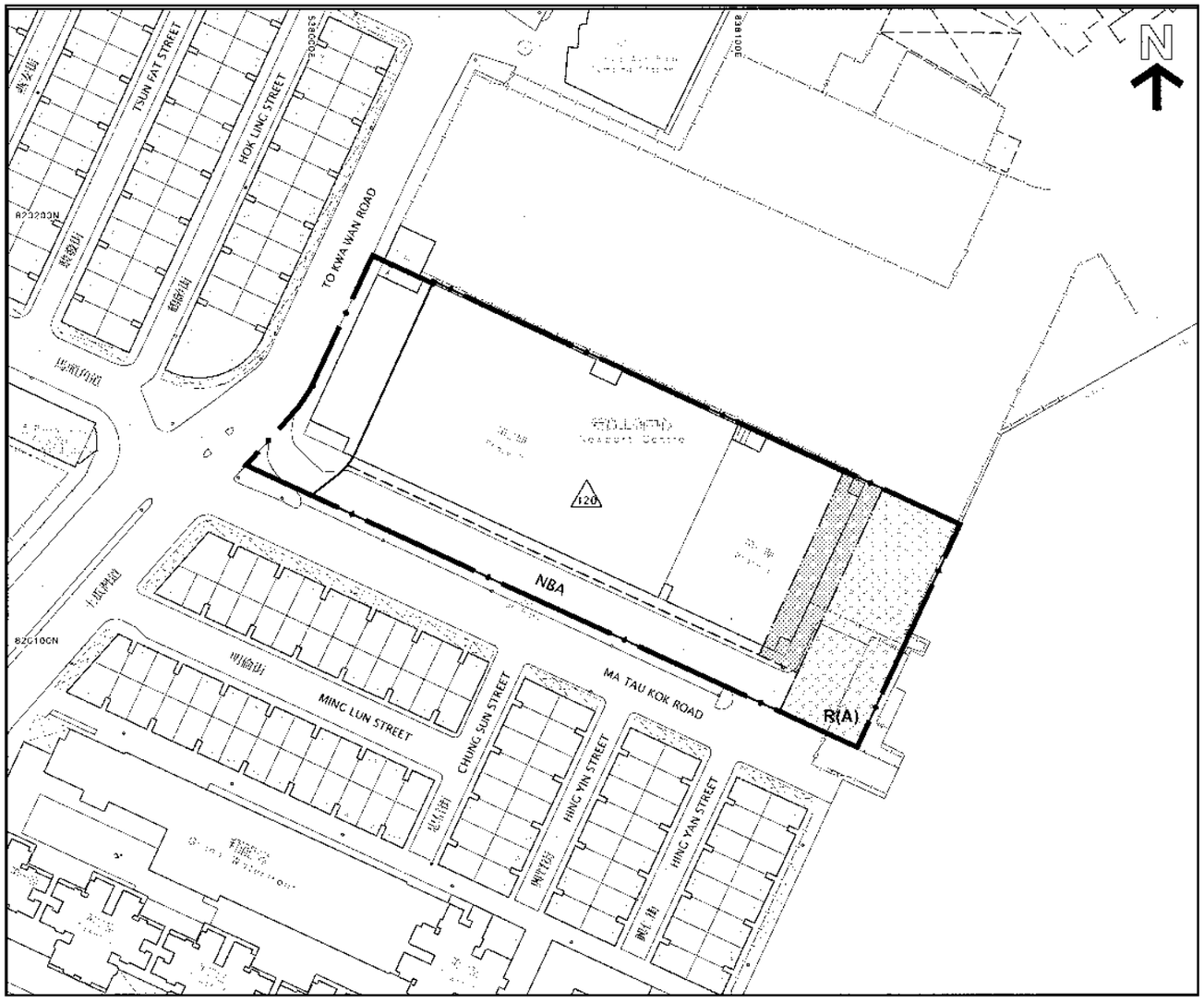
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註:

1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周圍地區環境及附近的公共設施有較佳了解。

Notes:

1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.




N

## 圖例 NOTATION

| | | |
|---|---|---|
| 地帶 | | ZONES |
| 住宅(甲類) | R(A) | RESIDENTIAL (GROUP A) |
| 交通 | | COMMUNICATIONS |
| 主要道路及路口 | | MAJOR ROAD AND JUNCTION |
| 其他 | | MISCELLANEOUS |
| 規劃範圍界線 | | BOUNDARY OF PLANNING SCHEME |
| 建築物高度管制區界線 | | BUILDING HEIGHT CONTROL ZONE BOUNDARY |
| 最高建築物高度（在主水平基準上若干米） | 120 | MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM) |
| 只限於指定為「商店及服務行業」和「食肆」用途的地區 | | AREA DESIGNATED FOR 'SHOP AND SERVICES' AND 'EATING PLACE' USES ONLY |
| 指定為「海濱長廊」的地區 | | AREA DESIGNATED FOR 'WATERFRONT PROMEMADE' |
| 非建築用地 | NBA | NON-BUILDING AREA |

比例尺 Scale

0米(m) 100米(m)

摘錄自2024年6月7日刊憲之市區重建局土瓜灣道/馬頭角道發展計劃核准圖，圖則編號為S/K22/URA2/2。
Adopted from Approved Urban Renewal Authority To Kwa Wan Road / Ma Tau Kok Road Development Scheme Plan, Plan No. S/K22/URA2/2, gazetted on 7 June 2024.

地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
The Map is provided by the CSDI Portal and the intellectual property rights are owned by the Government of the HKSAR.

備註:
1. 因技術性問題，此分區計劃大綱圖所顯示的範圍超過《一手住宅物業銷售條例》的規定。
2. 賣方建議準買家到發展項目作實地考察，以對發展項目、其周圍地區環境及附近的公共設施有較佳了解。

Notes:
1. Due to technical reasons, this outline zoning plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development, its surrounding environment and the public facilities nearby.

圖例 Legend

發展項目的界線
Boundary of the Development

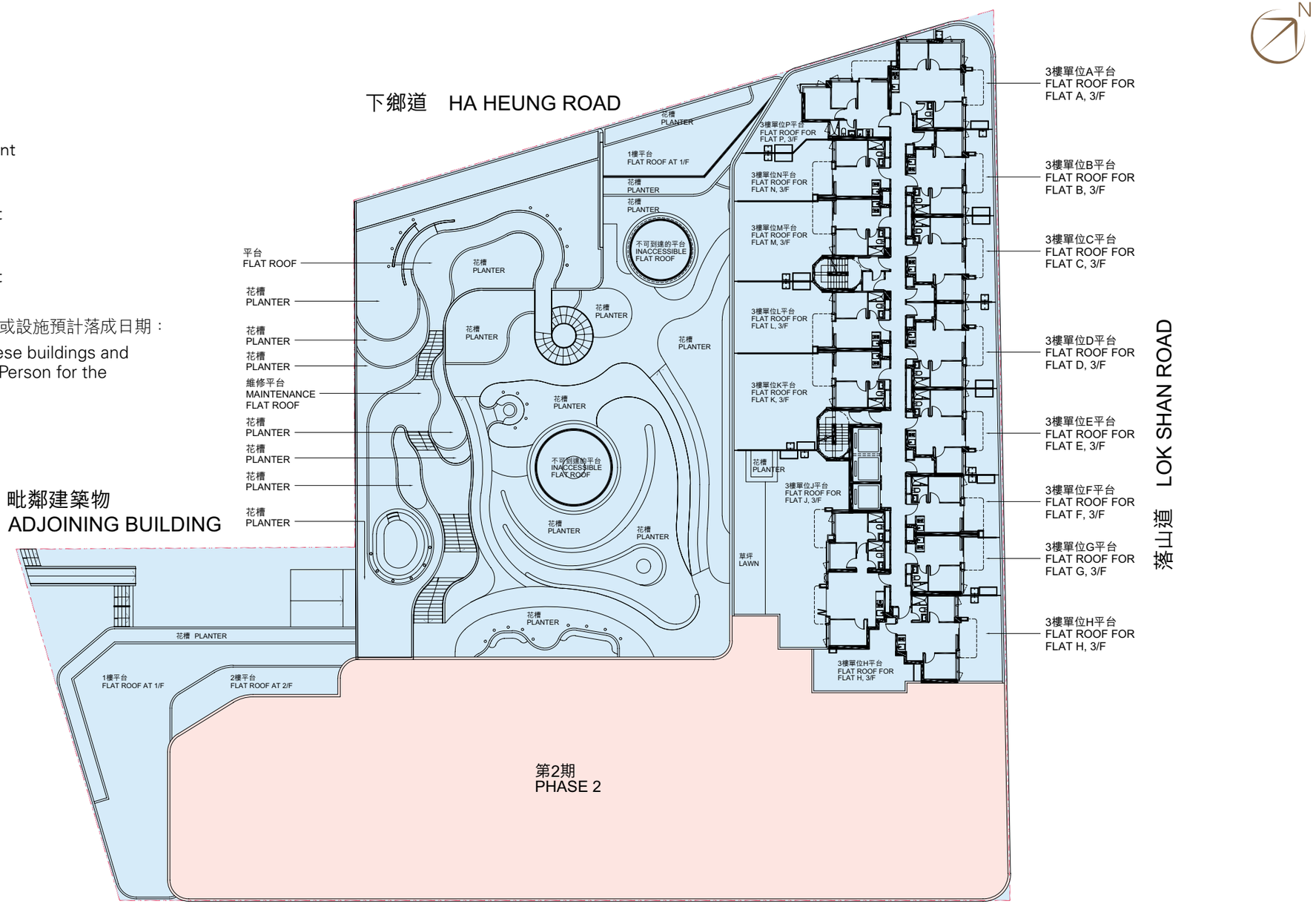
發展項目的第1期
Phase 1 of the Development

發展項目的第2期
Phase 2 of the Development

由發展項目的認可人士提供的該等建築物或設施預計落成日期：
The estimated date of completion of these buildings and facilities, as provided by the Authorized Person for the development :

第1期：2027年5月31日
Phase 1 : 31st May 2027

第2期：2027年7月31日
Phase 2 : 31st July 2027

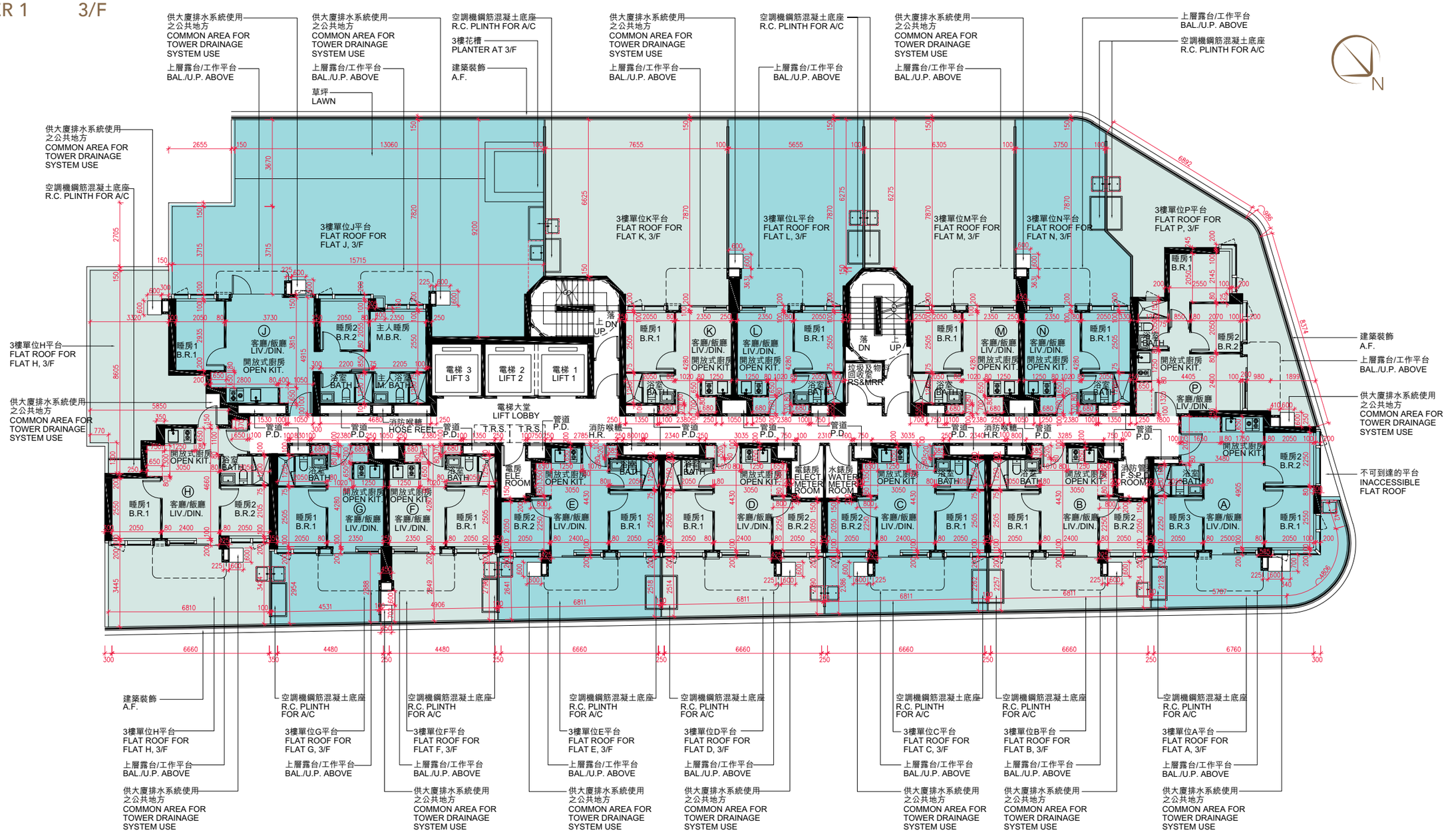



比例尺 Scale
0米(m) 10米(m)

備註：圖中所示之住宅物業布局是參照適用於3樓的住宅物業的樓面平面圖製作而成。
Note : The layout of the residential properties shown in this plan is prepared based on the floor plan of residential properties applicable to 3/F.

第1座 TOWER 1

3樓 3/F




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

比例尺 Scale 0米(m) 5米(m)

# 10 期數的住宅物業的樓面平面圖
# FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

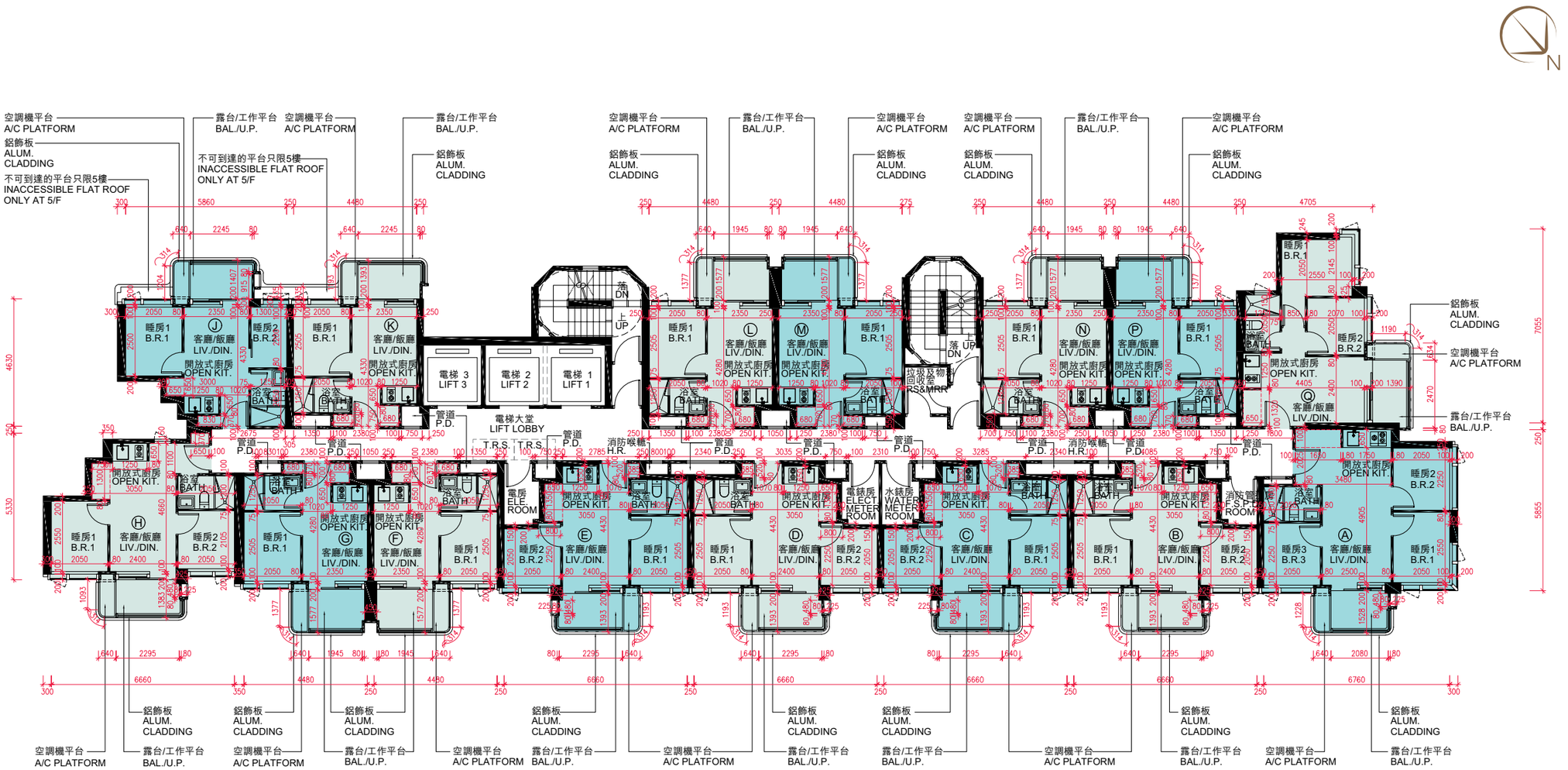
| 第1座<br>Tower 1 | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 每個住宅物業<br>Each Residential Property | 樓層<br>Floor | 單位<br>Flat | | | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 樓板(不包括灰泥)的厚度(毫米)<br>Thickness of Floor Slab (excluding plaster) (mm) | 3樓<br>3/F | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 |
| 層與層之間的高度(毫米)<br>Floor-to-Floor Height (mm) | | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 2950, 3125, 3300 | 3300 | 3300 | 3300 | 3300 | 3300 |

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

請參閱本售樓說明書第39頁為期數的住宅物業樓面平面圖而設之備註和圖例。
Please refer to page 39 of this sales brochure for the notes and legends for the floor plans of residential properties in the Phase.

# 10 期數的住宅物業的樓面平面圖
# FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

第1座 5樓 - 12樓、15樓 - 23樓及25樓 - 32樓
TOWER 1 5/F - 12/F, 15/F -23/F & 25/F - 32/F




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

比例尺 Scale 0米(m) 5米(m)

| 第1座 Tower 1 | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 每個住宅物業 Each Residential Property | 樓層 Floor | 單位 Flat | | | | | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q |
| 樓板(不包括灰泥)的厚度(毫米) Thickness of Floor Slab (excluding plaster) (mm) | 5樓 - 12樓、15樓 - 23樓及25樓 - 31樓 (不設13樓、14樓及24樓) | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 |
| 層與層之間的高度(毫米) Floor-to-Floor Height (mm) | 5/F - 12/F, 15/F -23/F & 25/F - 31/F (13/F, 14/F & 24/F omitted) | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 | 3300 |

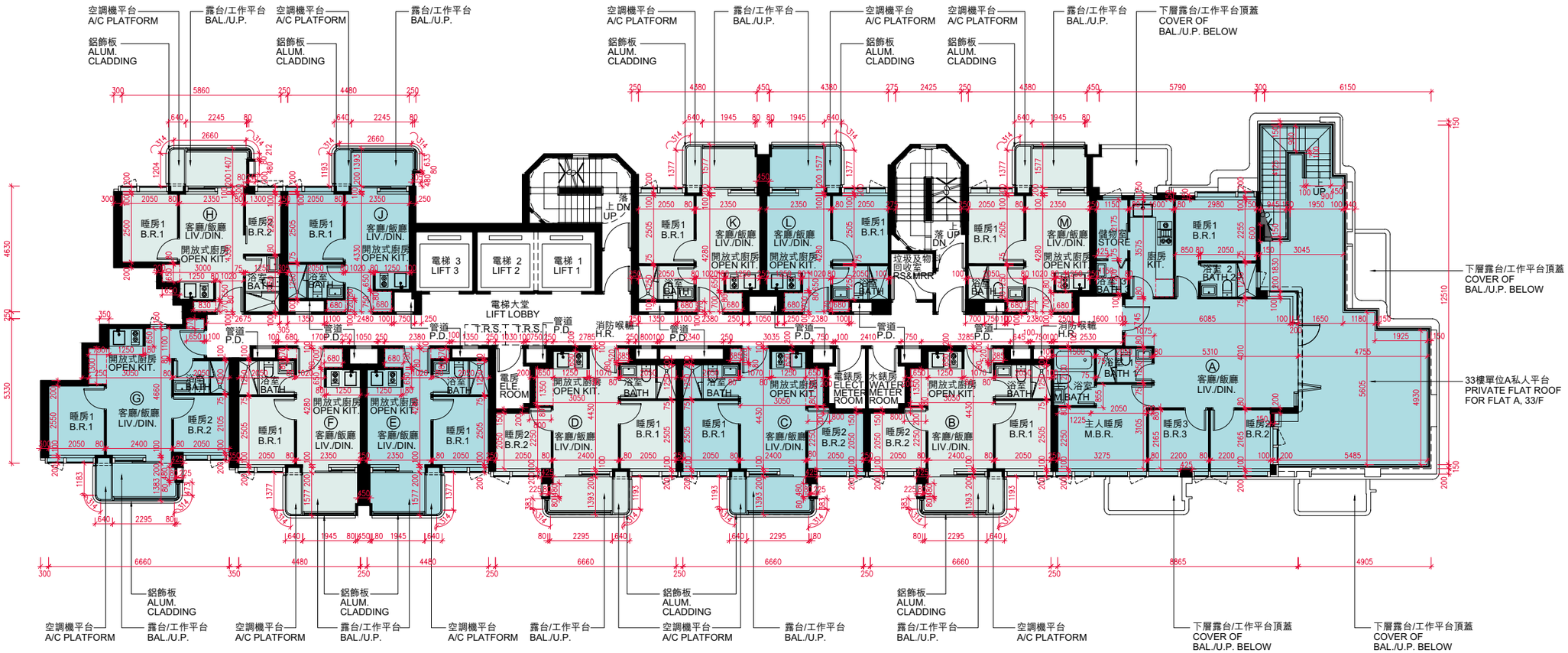
| 第1座 Tower 1 | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 每個住宅物業 Each Residential Property | 樓層 Floor | 單位 Flat | | | | | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q |
| 樓板(不包括灰泥)的厚度(毫米) Thickness of Floor Slab (excluding plaster) (mm) | 32樓 32/F | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 | 125, 160 |
| 層與層之間的高度(毫米) Floor-to-Floor Height (mm) | | 3300 | 3150, 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3150, 3500 | 3150, 3250, 3500 | 3150, 3300 |

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

請參閱本售樓說明書第39頁為期數的住宅物業樓面平面圖而設之備註和圖例。
Please refer to page 39 of this sales brochure for the notes and legends for the floor plans of residential properties in the Phase.

檢視 / 修改日期：2026年6月4日
Examination / Revision Date : 4th June 2026

第1座 33樓
TOWER 1 33/F




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

比例尺 Scale
0米(m) 5米(m)

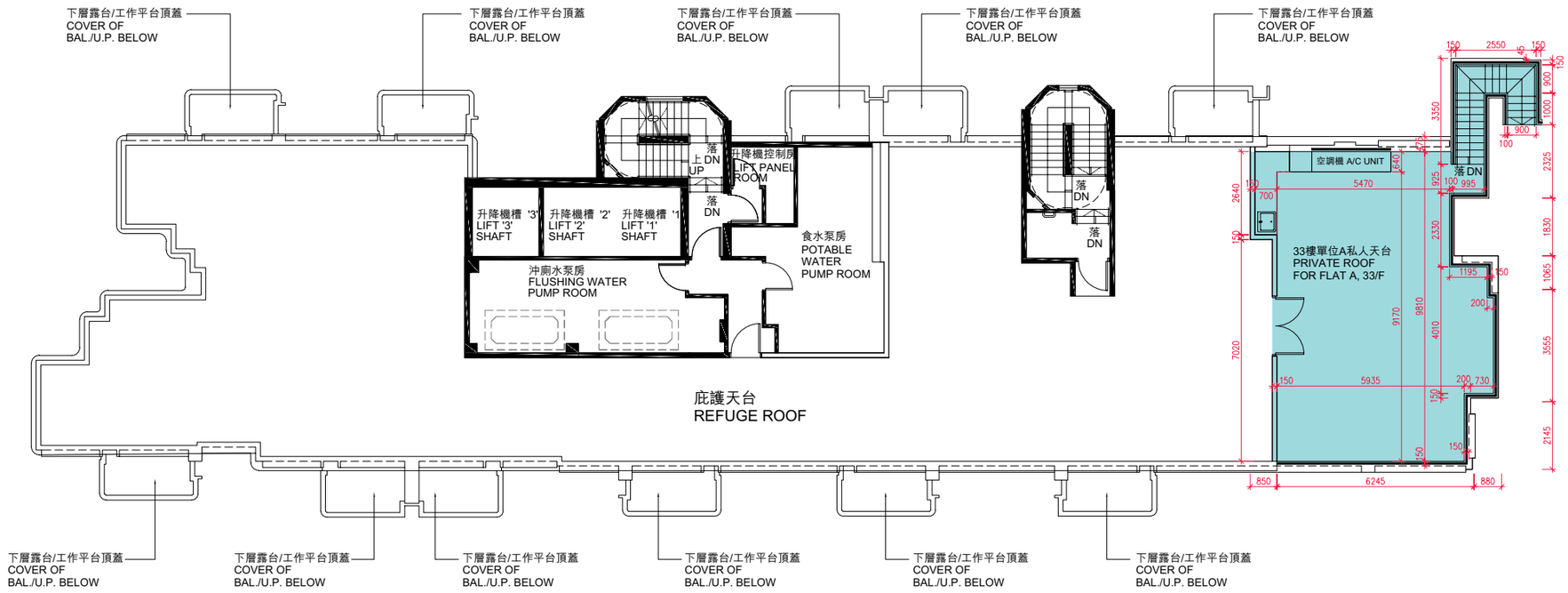
# 10 期數的住宅物業的樓面平面圖
# FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

| 第1座<br>Tower 1 | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 每個住宅物業<br>Each Residential Property | 樓層<br>Floor | 單位<br>Flat | | | | | | | | | | |
| | | A | B | C | D | E | F | G | H | J | K | L | M |
| 樓板(不包括灰泥)的厚度(毫米)<br>Thickness of Floor Slab (excluding plaster) (mm) | 33樓<br>33/F | 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 | 125, 200 |
| 層與層之間的高度(毫米)<br>Floor-to-Floor Height (mm) | | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 | 3500 |

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

請參閱本售樓說明書第39頁為期數的住宅物業樓面平面圖而設之備註和圖例。
Please refer to page 39 of this sales brochure for the notes and legends for the floor plans of residential properties in the Phase.

第1座 天台
TOWER 1 Roof




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

比例尺 Scale
0米(m) 5米(m)

# 10 期數的住宅物業的樓面平面圖
# FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

在本頁上之備註和圖例適用於全部的「期數的住宅物業的樓面平面圖」頁數。
The notes and legends on this page apply to all pages of "Floor plans of residential properties in the Phase".

## 樓面平面圖圖例
## Legends of the Floor Plans

| | | |
|---|---|---|
| A/C PLATFORM | = | 空調機平台 Air Conditioning Platform |
| A/C UNIT | = | 空調機 Air Conditioning Unit |
| ALUM. CLADDING | = | 鋁飾板 Aluminium Cladding |
| A.F. | = | 建築裝飾 Architectural Features |
| BAL./U.P. | = | 露台 / 工作平台 Balcony / Utility Platform |
| BAL./U.P. ABOVE | = | 上層露台 / 工作平台 Balcony / Utility Platform Above |
| BATH | = | 浴室 Bathroom |
| BATH 1 | = | 浴室 1 Bathroom 1 |
| BATH 2 | = | 浴室 2 Bathroom 2 |
| BATH 3 | = | 浴室 3 Bathroom 3 |
| B.R.1 | = | 睡房 1 Bedroom 1 |
| B.R.2 | = | 睡房 2 Bedroom 2 |
| B.R.3 | = | 睡房 3 Bedroom 3 |
| COVER OF BAL./U.P. BELOW | = | 下層露台 / 工作平台頂蓋 Cover of Balcony / Utility Platform Below |
| DIN. | = | 飯廳 Dining room |
| DN | = | 落 Down |
| ELE. ROOM | = | 電房 Electrical Room |
| ELECT. METER ROOM | = | 電錶房 Electrical Meter Room |
| F.S.P.D. ROOM | = | 消防管道房 Fire Services Pipe Duct Room |
| FLUSHING WATER PUMP ROOM | = | 沖廁水泵房 Flushing Water Pump Room |
| H.R. | = | 消防喉轆 Hose Reel |
| KIT. | = | 廚房 Kitchen |
| LIFT PANEL ROOM | = | 升降機控制房 Lift Panel Room |
| LIV. | = | 客廳 Living Room |
| M.BATH | = | 主人浴室 Master Bathroom |
| M.B.R. | = | 主人睡房 Master Bedroom |
| OPEN KIT. | = | 開放式廚房 Open Kitchen |
| P.D. | = | 管道 Pipe Duct |
| POTABLE WATER PUMP ROOM | = | 食水泵房 Potable Water Pump Room |
| R.C. PLINTH FOR A/C | = | 空調機鋼筋混凝土底座 Reinforced Concrete Plinth for Air-Conditioner |
| RS & MRR | = | 垃圾及物料回收室 Refuse Storage and Material Recovery Room |
| STORE | = | 儲物室 Store Room |
| T.R.S. | = | 臨時庇護處 Temporary Refuge Space |
| UP | = | 上 Up |
| [ — ] | = | 隨樓附送之嵌入式裝置 Built-in fittings provided in the flats |

備註：

1. 部分樓層外牆設有建築裝飾及/或遮陽裝置。詳細資料請參考最新批准的建築圖則。
2. 根據發展項目的公契的最新擬稿，公共平台及外牆為公用地方。詳細資料請參考最新批准的建築圖則。
3. 部份住宅單位天花高度將會因應結構、建築設計及/或裝修設計上的需要而有差異。
4. 露台、工作平台及空調機平台為不可封閉的地方。
5. 平面圖所列之數字為以毫米標示之建築結構尺寸。
6. 部份單位有非結構預製外牆。買賣合約之實用面積之計算，包括非結構預製外牆，並由非結構預製外牆之外圍起計。

Notes:

1. There may be architectural features and sunshade on external walls of some floors. For details, please refer to the latest approved building plans.
2. Common flat roof and external walls are common areas under the latest draft Deed of Mutual Covenant of the Development.
3. The internal ceiling height within some residential units may vary due to structural, architectural and/or decoration design variations.
4. Balconies, Utility Platforms and Air Conditioning Platform are non-enclosed area.
5. The dimensions of the floor plans are all structural dimensions in millimeter.
6. There are non-structural prefabricated external walls in some residential properties. The Saleable Area as defined in the formal agreement for sale and purchase of a residential property has included the non-structural prefabricated external walls and is measured form the exterior of such non-structural prefabricated external walls.

# 11 期數中的住宅物業的面積
# AREA OF RESIDENTIAL PROPERTIES IN THE PHASE

| 物業的描述 Description of Residential Property | | | 實用面積（包括露台、工作平台及陽台（如有））平方米（平方呎） Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 其他指明項目的面積（不計算入實用面積）平方米（平方呎） Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Flat | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cockloft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stairhood | 前庭 Terrace | 庭院 Yard |
| 第1座 Tower 1 | 3樓 3/F | A | 39.808 (428)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 17.709 (191) | - | - | - | - | - | - |
| | | B | 28.962 (312)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 14.44 (155) | - | - | - | - | - | - |
| | | C | 28.962 (312)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 15.311 (165) | - | - | - | - | - | - |
| | | D | 28.962 (312)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 16.181 (174) | - | - | - | - | - | - |
| | | E | 28.972 (312)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 17.052 (184) | - | - | - | - | - | - |
| | | F | 21.508 (232)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 12.613 (136) | - | - | - | - | - | - |
| | | G | 21.481 (231)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 13.513 (145) | - | - | - | - | - | - |
| | | H | 31.886 (343)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 51.797 (558) | - | - | - | - | - | - |
| | | J | 49.814 (536)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 113.288 (1219) | - | - | - | - | - | - |
| | | K | 21.808 (235)<br>露台 Balcony: -<br>工作平台Utility Platform: - | - | - | - | 56.588 (609) | - | - | - | - | - | - |

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

備註：上述所列以平方米顯示之面積乃依據最近的批准建築圖則計算。以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。
Note : Areas in metres specified above are calculated in accordance with the latest approved building plans. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

# 11 期數中的住宅物業的面積
# AREA OF RESIDENTIAL PROPERTIES IN THE PHASE

| 物業的描述 Description of Residential Property | | | 實用面積（包括露台、工作平台及陽台（如有））平方米（平方呎） Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 其他指明項目的面積（不計算入實用面積）平方米（平方呎） Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Flat | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cockloft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stairhood | 前庭 Terrace | 庭院 Yard |
| 第1座 Tower 1 | 3樓 3/F | L | 21.791 (235)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 42.534 (458) | - | - | - | - | - | - |
| | | M | 21.748 (234)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 46.935 (505) | - | - | - | - | - | - |
| | | N | 21.353 (230)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 31.063 (334) | - | - | - | - | - | - |
| | | P | 30.487 (328)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 33.764 (363) | - | - | - | - | - | - |
| | 5樓 - 12樓、15樓 - 23樓及25樓 - 32樓（不設13樓、14樓及24樓）<br><br>5/F - 12/F, 15/F -23/F & 25/F - 32/F (13/F, 14/F & 24/F omitted) | A | 43.162 (465)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | B | 32.462 (349)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | C | 32.462 (349)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | D | 32.462 (349)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | E | 32.472 (350)<br>露台Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | F | 25.008 (269)<br>露台Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |

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

備註：上述所列以平方米顯示之面積乃依據最近的批准建築圖則計算。以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。
Note : Areas in metres specified above are calculated in accordance with the latest approved building plans. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

# 11 期數中的住宅物業的面積
# AREA OF RESIDENTIAL PROPERTIES IN THE PHASE

| 物業的描述 Description of Residential Property | | | 實用面積（包括露台、工作平台及陽台（如有））平方米（平方呎） Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 其他指明項目的面積（不計算入實用面積）平方米（平方呎） Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Flat | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cockloft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stairhood | 前庭 Terrace | 庭院 Yard |
| 第1座 Tower 1 | 5樓 - 12樓、15樓 - 23樓及25樓 - 32樓（不設13樓、14樓及24樓） 5/F - 12/F, 15/F -23/F & 25/F - 32/F (13/F, 14/F & 24/F omitted) | G | 24.981 (269)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | H | 35.234 (379)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | J | 29.714 (320)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | K | 25.018 (269)<br>露台Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | L | 25.308 (272)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | M | 25.291 (272)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | N | 25.248 (272)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | P | 24.853 (268)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | Q | 34.132 (367)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |

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

備註：上述所列以平方米顯示之面積乃依據最近的批准建築圖則計算。以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。
Note : Areas in metres specified above are calculated in accordance with the latest approved building plans. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

# 11 期數中的住宅物業的面積
# AREA OF RESIDENTIAL PROPERTIES IN THE PHASE

| 物業的描述 Description of Residential Property | | | 實用面積（包括露台、工作平台及陽台（如有））平方米（平方呎） Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 其他指明項目的面積（不計算入實用面積）平方米（平方呎） Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Flat | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cockloft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stairhood | 前庭 Terrace | 庭院 Yard |
| 第1座 Tower 1 | 33樓 33/F | A | 77.302 (832)<br>露台 Balcony: -<br>工作平台 Utility Platform: - | - | - | - | 38.619 (416) | - | - | 68.156 (734) | - | - | - |
| | | B | 32.334 (348)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | C | 32.462 (349)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | D | 32.472 (350)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | E | 25.008 (269)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | F | 24.981 (269)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | G | 35.234 (379)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | H | 29.714 (320)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | J | 25.018 (269)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |

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

備註：上述所列以平方米顯示之面積乃依據最近的批准建築圖則計算。以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。
Note : Areas in metres specified above are calculated in accordance with the latest approved building plans. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

# 11 期數中的住宅物業的面積
# AREA OF RESIDENTIAL PROPERTIES IN THE PHASE

| 物業的描述 Description of Residential Property | | | 實用面積（包括露台、工作平台及陽台（如有））平方米（平方呎） Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 其他指明項目的面積（不計算入實用面積）平方米（平方呎） Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Flat | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cockloft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stairhood | 前庭 Terrace | 庭院 Yard |
| 第1座 Tower 1 | 33樓 33/F | K | 25.308 (272)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | L | 25.291 (272)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |
| | | M | 25.219 (271)<br>露台 Balcony: 2.000 (22)<br>工作平台 Utility Platform: 1.500 (16) | - | - | - | - | - | - | - | - | - | - |

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

備註：上述所列以平方米顯示之面積乃依據最近的批准建築圖則計算。以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。
Note : Areas in metres specified above are calculated in accordance with the latest approved building plans. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

# 12 期數中的停車位的樓面平面圖
# FLOOR PLANS OF PARKING SPACES IN THE PHASE

不適用

Not Applicable

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

1. 買方在簽立臨時買賣合約時向賣方(擁有人)繳付相等於樓價5%之臨時訂金。
2. 買方在簽署臨時買賣合約時支付的臨時訂金，會由代表擁有人行事的律師事務所以保證金保存人的身份持有。
3. 如買方沒有在訂立該臨時買賣合約之後的5個工作日內簽立正式買賣合約 —
   (i) 該臨時買賣合約即告終止；及
   (ii) 買方支付的臨時訂金即予沒收；及
   (iii) 賣方(擁有人)不得就買方沒有簽立正式買賣合約，而對買方提出進一步申索。

1. A preliminary deposit which is equal to 5% of the purchase price is payable by the purchaser to the vendor (the owner) upon signing of the preliminary agreement for sale and purchase.
2. The preliminary deposit paid by the purchaser on the signing of that preliminary agreement for sale and purchase will be held by a firm of solicitors acting for the owner, as stakeholders.
3. If the purchaser fails to execute the formal agreement for sale and purchase within 5 working days after the date on which the purchaser enters into that preliminary agreement for sale and purchase –
   (i) that preliminary agreement for sale and purchase is terminated; and
   (ii) the preliminary deposit paid by the purchaser is forfeited; and
   (iii) the vendor (the owner) does not have any further claim against the purchaser for the failure.

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

## 1. 發展項目的公用部份

「公用地方」統指第一期公用地方及在任何時候按有關的副公契所指定作為第二期公用地方的該等位於第二期內的地方。

「公用地方與設施」統指公用地方及公用設施。

「第一期公用地方與設施」統指第一期公用地方及第一期公用設施。

「第一期公用地方」統指第一期屋苑公用地方及第一期住宅公用地方，及如商業發展內的單位個別出售，將包括有關商業發展的副公契內所定義為於商業發展的公用地方。

「公用設施」統指第一期公用設施及在任何時候按有關的副公契所指定作為第二期公用設施的該等位於第二期內的設施。

「第一期公用設施」統指第一期屋苑公用設施及第一期住宅公用設施，及如商業發展內的單位個別出售，將包括有關商業發展的副公契內所定義為商業發展的公用設施。

「屋苑公用地方」統指第一期屋苑公用地方及在任何時候按有關的副公契所指定作為第二期屋苑公用地方的該等位於第二期內的地方。

「屋苑公用地方及設施」統指屋苑公用地方及屋苑公用設施。

「第一期屋苑公用地方及設施」統指第一期屋苑公用地方及第一期屋苑公用設施。

「第一期屋苑公用地方」指擬供屋苑整體共用及共享而並非只供任何個別單位或個別部份使用及享用的第一期部份，受制於公契條款及所有現存的權利及通行權，每一位擁有人及佔用人可與屋苑所有其他擁有人及佔用人共用該等部份，該等部份包括但不限於：-

(a) 於第一期不屬於或構成商業發展或第一期內住宅發展一部份的地基、柱、樑、樓板及其他結構性支承物及元素；

(b) 斜坡及護土牆部份(如有)；

(c) 於第一期屋苑整體內提供共用而安裝或使用天線廣播分導或電訊網絡設施的地方及發電機房，但構成商業發展或第一期住宅公用地方一部份的地方除外；

(d) 所有並非構成商業發展或第一期住宅發展部分的第一期外牆範圍(包括其上的玻璃幕牆及簷蓬，如有，百葉窗板、建築鱗片及特色）並於公契所夾附的圖則以［黃色］顯示（僅作識別之用）；

(e) 所有於第一期內所屬範圍並於公契所夾附的圖則以［黃色］顯示（僅作識別之用）的屋苑地方；

(f) 垂直綠化範圍並於公契所夾附的圖則以［黃色加黑斜線］顯示（僅作識別之用）；

(g) 由首位擁有人在任何時候按照公契條款指定作為第一期屋苑公用地方的額外第一期的地方；

但（為免存疑）並不包括第一期住宅公用地方及如商業發展內的單位個別出售，有關商業發展的副公契內所定義為於商業發展的公用地方及倘若情況適當，如 (i) 任何《建築物管理條例》第2條所列出「公用部分」的定義之 (a) 段所包含的第一期部分或 (ii) 任何《建築物管理條例》附表1 所指明並包含於《建築物管理條例》第 2 條所列出「公用部分」的定義之 (b) 段的部分也被上文所提供之條款所涵蓋，該等部分將被視作已被包括為及構成第一期屋苑公用地方一部分。

「屋苑公用設施」統指第一期屋苑公用設施及在任何時候按有關的副公契所指定作為第二期屋苑公用設施的該等位於第二期內而提供屋苑整體使用的設施。

「第一期屋苑公用設施」指擬供屋苑整體共用及共享而並非只供任何個別單位或個別部份使用及享用的第一期內所有設施，受制於公契條款，每一位擁有人及佔用人可與屋苑所有其他擁有人及佔用人共用該等設施，當中包括但不限於共用天線、所有訊號接收器、污水管、排水渠、雨水渠、水道、電纜、水管、管道（包括但不限於便溺污水及廢水處置和雨水管）、電線、管槽、總沖廁水管、總食水管、基於保安理由而安裝於第一期屋苑公用地方的閉路電視及其他設施及設備、機器及機械和位於第一期內屋苑其他類似的裝置、設施或服務、變壓房、電纜設備及位於第一期內為屋苑提供電力的相關設施及輔助電力裝置及設施及首位擁有人在任何時候按照公契條款所指定作為第一期屋苑公用設施的該等位於第一期內供屋苑整體使用的額外裝置及設施。

「住宅公用地方」統指第一期住宅公用地方及在任何時候按有關的副公契指定作為第二期住宅公用地方的該等位於第二期內的地方。

「住宅公用地方與設施」統指住宅公用地方及住宅公用設施。

「第一期住宅公用地方與設施」統指第一期住宅公用地方及第一期住宅公用設施。

「第一期住宅公用地方」 指擬供住宅發展整體共用及共享而並非只供任何個別住宅單位使用及享用的第一期內住宅發展部份，受制於公契條款及所有現存的權利及通行權，每一住宅單位擁有人及佔用人可與所有其他住宅單位擁有人及佔用人共用該等部份，該等部份包括：-

(a) 第一期內提供安裝或使用天線廣播分導或電訊網絡設施的地方但構成商業發展及第一期屋苑公用地方一部份的地方除外；

(b) 康樂地方及設施；

(c) 有蓋園景區；

(d) 綠化範圍部份並於公契夾附的圖則以［綠色加黑點］及［綠色加黑斜線］顯示(僅作識別之用)；

(e) 於第一期3樓供保養和維修住宅公用設施(第一期外部排水管)的通道於公契所夾附的圖則以［綠色加交叉黑斜線］顯示(僅作識別之用)；

(f) 於屋苑地面層提供予管理員、看守員及管理公司職員，如有，的辦公室及或櫃枱、士多、看守員房間及洗手間；

(g) 於第一期2樓及以下並非構成商業發展或第一期屋苑公用地方的第一期外牆部份(包括在外牆的玻璃幕牆及簷篷(如有)，百葉窗板、建築鱗片及在其上的特色)並於公契所夾附的圖則以［綠色］顯示(僅作識別之用) ；

(h) 於第一期3樓及以上並非構成第一期內住宅單位或第一期屋苑公用地方的之外牆部份(包括該等主天台層以上鄰接第一期屋苑公用地方的該等外牆部份)，包括但不限於：-

(1) 在其上的建築鰭片及特色；

(2) 第一期內座的玻璃幕牆結構包括但不限於豎框及面版(除卻(i)玻璃幕牆結構可開啟的部份；及(ii)完全包圍或面向第一期內住宅單位的玻璃嵌板，而上述可開啟部份及玻璃嵌板屬於有關第一期內住宅單位的部份)。而為免存疑，任何構成第一期內座的玻璃幕牆結構一部份而並非完全包圍一個第一期內住宅單位而是申延跨越兩個或多個第一期內住宅單位的玻璃嵌板，將構成第一期住宅公用地方的一部份；

但不包括：-

構成相關第一期內住宅單位一部份的露台、工作平台、安放冷氣機地方、私人平台或私人天台的玻璃欄杆、金屬欄杆或欄杆及構成和連接相關第一期內相關住宅單位一部份，毗鄰位於露台及/或工作平台假天花的鋁製格柵；

(i) 所有在公契所夾附的圖則上以［綠色］顯示(僅作識別之用)於第一期內的所有地方；

(j) 第一期住宅單位覆蓋露台及工作平台玻璃欄杆底部的鋁製蓋子；及

(k) 由首位擁有人在任何時候按照公契條款指定作為第一期住宅公用地方的額外第一期及其內之地方，

但(為免存疑)並不包括第一期屋苑公用地方及倘若情況適當，如(i)任何《建築物管理條例》第2條所列出「公用部分」的定義之(a)段所包含的第一期內住宅發展部分或(ii)任何《建築物管理條例》附表1所指明並包含於《建築物管理條例》第2條所列出「公用部分」的定義之(b)段的部分也被上文所提供之條款所涵蓋，該等部分將被視作已被包括為及構成第一期住宅公用地方一部分。

「住宅公用設施」統指第一期住宅公用設施及在任何時候按有關的副公契所指定作為供住宅發展整體使用的該等位於第二期內的設施。

「第一期住宅公用設施」指擬供住宅發展整體共用及共享而並非只供任何個別住宅單位使用及享用的第一期所有設施，受制於公契條款，每一住宅單位擁有人及佔用人可與所有其他住宅單位擁有人及佔用人共用該等設施，當中包括但不限於所有於第一期住宅公用地方指定的所有升降機、電線、電纜、管槽、水管、管道(包括但不限於便溺污水及廢水處置和雨水管)、排水渠、第一期住宅公用設施(外在排水管)、基於保安理由而安裝於第一期住宅公用地方的閉路電視及其他設施及設備、位於第一期內之康樂地方及設施的運動及康樂設施及所有位於第一期內專屬住宅發展的機電裝置及設備，以及由首位擁有人在任何時候按照公契條款所指定作為第一期住宅公用設施的該等位於第一期內供住宅發展整體使用的額外裝置及設施。

2. 分配予發展項目中的每個住宅物業的不分割份數的數目

| 座數 | 樓層 | 單位 | 每個單位獲分配的不可分割份數的數目 |
|---|---|---|---|
| 第1座 | 3樓 | A | 415 |
| | | B | 303 |
| | | C | 304 |
| | | D | 305 |
| | | E | 306 |
| | | F | 227 |
| | | G | 227 |
| | | H | 369 |
| | | J | 611 |
| | | K | 274 |
| | | L | 259 |
| | | M | 263 |
| | | N | 244 |
| | | P | 337 |
| | 5樓 - 12樓、15樓 - 23樓及25樓 - 32樓(不設13樓、14樓及24樓) | A | 431 |
| | | B | 324 |
| | | C | 324 |
| | | D | 324 |
| | | E | 324 |
| | | F | 250 |
| | | G | 249 |
| | | H | 352 |
| | | J | 297 |
| | | K | 250 |
| | | L | 253 |
| | | M | 252 |
| | | N | 252 |
| | | P | 248 |
| | | Q | 341 |

發展項目的不分割份數總數為 329000

| 座數 | 樓層 | 單位 | 每個單位獲分配的不可分割份數的數目 |
|---|---|---|---|
| 第1座 | 33樓 | A | 879 |
| | | B | 323 |
| | | C | 324 |
| | | D | 324 |
| | | E | 250 |
| | | F | 249 |
| | | G | 352 |
| | | H | 297 |
| | | J | 250 |
| | | K | 253 |
| | | L | 252 |
| | | M | 252 |

發展項目的不分割份數總數為 329000

3. 有關發展項目的管理人的委任年期
管理人首屆任期由簽訂公契日期起計兩年，其後續任至按公契的條文終止管理人的委任為止。

4. 管理開支按什麼基準在期數中的住宅物業的擁有人之間分擔
每名住宅單位擁有人應按照公契訂明的方式、金額和比例，根據其住宅單位的管理份數和公契訂明的準則，分擔期數的管理費(包括管理人費用)。分配予每個住宅單位的管理份數的數目與上述第2段列出的住宅單位的不分割份數的數目相同。

5. 計算管理費按金的基準
管理費按金相等於擁有人就其住宅單位按首個年度管理預算案釐定而須繳的三個月管理費用。

6. 擁有人在期數中保留作自用的範圍(如有的話)
不適用。

註：
1. 除非本售樓說明書另有規定，本公契的摘要內所採用的詞彙與該詞彙在公契中的涵義相同。
2. 詳情請參考公契最新擬稿。公契最新擬稿已備於售樓處，在開放時間可供免費查閱，並且可在支付必要的影印費用後獲取副本。

## 1. The common parts of the development

"Common Areas" means collectively the Common Areas In Phase 1 and those areas within Phase 2 as may from time to time be designated as common areas in Phase 2 in the relevant Sub-Deed(s).

"Common Areas and Facilities" means collectively the Common Areas and the Common Facilities.

"Common Areas and Facilities In Phase 1" means collectively the Common Areas In Phase 1 and the Common Facilities In Phase 1.

"Common Areas In Phase 1" means the Estate Common Areas In Phase 1 and the Residential Common Areas In Phase 1, and in the event Units in the Commercial Development are disposed of individually, such Commercial Development common areas as shall be defined in the relevant Sub-Deed(s) in respect of the Commercial Development.

"Common Facilities" means collectively the Common Facilities In Phase 1 and those facilities situated within Phase 2 as may from time to time be designated as common facilities in Phase 2 in the relevant Sub-Deed(s).

"Common Facilities In Phase 1" means collectively the Estate Common Facilities In Phase 1 and the Residential Common Facilities In Phase 1 and in the event Units in the Commercial Development are disposed of individually, such Commercial Development common facilities as shall be defined in the relevant Sub-Deed(s) in respect of the Commercial Development.

"Estate Common Areas" means collectively the Estate Common Areas In Phase 1 and those areas within Phase 2 as may from time to time be designated as Estate Common Areas in Phase 2 in the relevant Sub-Deed(s).

"Estate Common Areas and Facilities" means collectively the Estate Common Areas and the Estate Common Facilities.

"Estate Common Areas and Facilities In Phase 1" means collectively the Estate Common Areas In Phase 1 and the Estate Common Facilities In Phase 1.

"Estate Common Areas In Phase 1" means those parts in Phase 1 intended for the common use and benefit of the Estate as a whole and not just any particular Unit or any particular part thereof and which are subject to the provisions of the Deed of Mutual Covenant and all subsisting rights and rights of way to be used by each Owner and Occupier in common with all other Owners and Occupiers of the Estate which said parts include but not limited to : -

(a) such foundations, columns, beams, slabs and other structural supports and elements in Phase 1 that do not belong to or form part of the Commercial Development or the Residential Development in Phase 1;

(b) the Slopes and Retaining Walls (if any);

(c) the areas for the installation or use of aerial broadcast distribution or telecommunications network facilities and the electricity meter rooms (EMR) in Phase 1 for use by the Estate as a whole save and except those of such areas which form part of the Commercial Development or the Residential Common Areas In Phase 1;

(d) all those portions of the external walls of Phase 1 (including the curtain walls and canopies thereof, if any, louvers, architecture fins and features thereon) not forming part of the Commercial Development or the Residential Development in Phase 1 and for the purpose of identification only as shown and coloured yellow on the plans annexed to the Deed of Mutual Covenant;

(e) all those areas in Phase 1 which for the purpose of identification only are shown and coloured yellow on the plans annexed to the Deed of Mutual Covenant;

(f) vertical greenery areas and for the purpose of identification only as shown and coloured yellow hatched black on the plans annexed to the Deed of Mutual Covenant;

(g) such additional areas of and within Phase 1 as may at any time be designated as Estate Common Areas in Phase 1 by the First Owner in accordance with the provisions of the Deed of Mutual Covenant;

BUT (for the avoidance of doubt) excluding the Residential Common Areas In Phase 1 and in the event Units in the Commercial Development are disposed of individually, such Commercial Development common areas as shall be defined in the relevant Sub-Deed(s) in respect of the Commercial Development PROVIDED THAT, where appropriate, if (i) any parts of Phase 1 covered by paragraph (a) of the definition of "common parts" set out in section 2 of the Building Management Ordinance, or (ii) any parts specified in Schedule 1 to the Building Management Ordinance and included under paragraph (b) of the definition of "common parts" set out in section 2 of the Building Management Ordinance shall also be covered by the provisions hereinbefore provided, such parts shall be deemed to have been included as, and shall form part of, the Estate Common Areas In Phase 1.

"Estate Common Facilities" means collectively the Estate Common Facilities In Phase 1 and those facilities situated within Phase 2 serving the Estate as a whole as may from time to time be designated as Estate Common Facilities in Phase 2 in the relevant Sub-Deed(s).

"Estate Common Facilities In Phase 1" means all those facilities in Phase 1 intended for the common use and benefit of the Estate as a whole and not just any particular Unit or any particular part thereof which are subject to the provisions of the Deed of Mutual Covenant to be used by each Owner and Occupier in common with all other Owners and Occupiers of the Estate and includes but not limited to the communal aerial, all signal receivers, sewers, drains, storm water drains, water courses, cables, pipes, pipe works (including but not limited to the soil and wastewater disposal and stormwater pipes), wires, ducts, flushing mains, fresh water mains, close-circuit television ("CCTV") and other facilities and equipment installed in the Estate Common Areas In Phase 1 for security purposes, plant and machinery and other like installations, facilities or services of the Estate within Phase 1, transformer room, cable accommodations and all associated facilities and ancillary electricity installation equipment and facilities situated within Phase 1 for the supply of electricity to the Estate and such additional devices and facilities of the Estate situated within Phase 1 serving the Estate as a whole as may at any time be designated as Estate Common Facilities In Phase 1 by the First Owner in accordance with the provisions of the Deed of Mutual Covenant.

"Residential Common Areas" means collectively the Residential Common Areas In Phase 1 and those areas within Phase 2 as may from time to time be designated as Residential Common Areas in Phase 2 in the relevant Sub-Deed(s).

"Residential Common Areas and Facilities" means collectively the Residential Common Areas and the Residential Common Facilities.

"Residential Common Areas and Facilities In Phase 1" means collectively the Residential Common Areas In Phase 1 and the Residential Common Facilities In Phase 1.

"Residential Common Areas In Phase 1" means those parts of the Residential Development in Phase 1 intended for the common use and benefit of the Residential Development as a whole and not just any particular Residential Unit and which are subject to the provisions of the Deed of Mutual Covenant and all subsisting rights and rights of way to be used by each Owner and Occupier of the Residential Units in common with all other Owners and Occupiers of the Residential Units which said parts include but not limited to :-

(a) such areas within Phase 1 for the installation or use of aerial broadcast distribution or telecommunications network facilities save and except those of such areas which form part of the Commercial Development or the Estate Common Areas in Phase 1;

(b) the Recreational Areas and Facilities;

(c) the Covered Landscaped Areas;

(d) those parts of the Greenery Areas which for purpose of identification only are shown and coloured green stippled black and green hatched black on the plans annexed to the Deed of Mutual Covenant;

(e) the areas for maintenance and repair access to Residential Common Facilities (External Drainage Pipes In Phase 1) on 3rd floor of Phase 1 which for the purposes of identification only are shown and coloured green double hatched black on the plan annexed to the Deed of Mutual Covenant;

(f) office(s) and/or counter(s), store(s), guard room(s) and lavatories for caretakers, watchmen and management staffs, if any, on the ground floor of the Estate;

(g) those parts of the external walls of Phase 1 at and below the 2nd floor of Phase 1 not forming part of the Commercial Development or the Estate Common Areas In Phase 1 (including the curtain walls and canopies thereof, if any, louvers architecture fins and features thereon) for the purpose of identification only as shown and coloured green on the plans annexed to the Deed of Mutual Covenant;

(h) those parts of the external walls (including those of such parts of the external walls abutting the Estate Common Areas In Phase 1 above the main roof level) at and above the 3rd floor of Phase 1 not forming part of the Residential Units in Phase 1 or the Estate Common Areas In Phase 1 including but not limited to : -

(1) the architecture fins and features thereon;

(2) the curtain wall structures of the Tower in Phase 1 including but not limited to the mullions and cladding (except (i) the openable parts of the curtain wall structures; and (ii) such pieces of glass panels wholly enclosing or fronting a Residential Unit in Phase 1, which said openable parts and glass panels shall form parts of the relevant Residential Units in Phase 1). For the avoidance of doubt, any glass panel forming part of the curtain wall structures of the Tower in Phase 1 that does not wholly enclose a Residential Unit in Phase 1 but extends across two or more Residential Units in Phase 1 shall form part of the Residential Common Areas In Phase 1;

BUT excluding the glass balustrades, metal balustrades or railings of the balconies, utility platforms, areas for air-conditioner(s), private flat roofs or private roofs which form parts of the relevant Residential Units in Phase 1 and the aluminium grilles adjoining the false ceiling at the balconies and/or utility platforms held with and form part of the relevant Residential Units in Phase 1;

(i) all those areas in Phase 1 for the purpose of identification only as shown and coloured green on the plans annexed to the Deed of Mutual Covenant; and

(j) aluminium covers on both sides of and for supporting the base of glass balustrades of the balconies and utility platforms of the Residential Units in Phase 1; and

(k) such additional areas of and within Phase 1 as may at any time be designated as Residential Common Areas In Phase 1 by the First Owner in accordance with the provisions of the Deed of Mutual Covenant,

BUT (for the avoidance of doubt) excluding the Estate Common Areas In Phase 1 and PROVIDED THAT, where appropriate, if (i) any parts of the Residential Development in Phase 1 covered by paragraph (a) of the definition of "common parts" set out in section 2 of the Building Management Ordinance, or (ii) any parts specified in Schedule 1 to the Building Management Ordinance and included under paragraph (b) of the definition of "common parts" set out in section 2 of the Building Management Ordinance shall also be covered by the provisions hereinbefore provided, such parts shall be deemed to have been included as, and shall form part of, the Residential Common Areas In Phase 1.

"Residential Common Facilities" means collectively the Residential Common Facilities In Phase 1 and those facilities situated within Phase 2 serving the Residential Development as a whole as may from time to time be designated as such in the relevant Sub-Deed(s).

"Residential Common Facilities In Phase 1" means all those facilities in Phase 1 intended for the common use and benefit of the Residential Development as a whole and not just any particular Residential Unit which are subject to the provisions of the Deed of Mutual Covenant to be used by each Owner and Occupier of the Residential Units in common with all other Owners and Occupiers of the Residential Units and includes but not limited to all lifts designated in the Residential Common Areas In Phase 1, wires, cables, ducts, pipes, pipe works (including but not limited to the soil and wastewater disposal and stormwater pipes), drains, the Residential Common Facilities (External Drainage Pipes) In Phase 1, CCTV and other facilities and equipment installed in the Residential Common Areas In Phase 1 for security purposes, the sports and recreational facilities in the Recreational Areas and Facilities situated within Phase 1 and all mechanical and electrical installations and equipment situated within Phase 1 exclusively for the Residential Development and such additional devices and facilities of the Residential Development situated within Phase 1 serving the Residential Development as a whole as may at any time be designated as Residential Common Facilities In Phase 1 by the First Owner in accordance with the provisions of the Deed of Mutual Covenant.

2. The number of undivided shares assigned to each residential property in the Phase

| Tower | Floor | Flat | No. of Undivided Shares allocated to each Flat |
|---|---|---|---|
| Tower 1 | 3/F | A | 415 |
| | | B | 303 |
| | | C | 304 |
| | | D | 305 |
| | | E | 306 |
| | | F | 227 |
| | | G | 227 |
| | | H | 369 |
| | | J | 611 |
| | | K | 274 |
| | | L | 259 |
| | | M | 263 |
| | | N | 244 |
| | | P | 337 |
| | 5/F - 12/F, 15/F -23/F & 25/F - 32/F (13/F, 14/F & 24/F omitted) | A | 431 |
| | | B | 324 |
| | | C | 324 |
| | | D | 324 |
| | | E | 324 |
| | | F | 250 |
| | | G | 249 |
| | | H | 352 |
| | | J | 297 |
| | | K | 250 |
| | | L | 253 |
| | | M | 252 |
| | | N | 252 |
| | | P | 248 |
| | | Q | 341 |
| Tower 1 | 33/F | A | 879 |
| | | B | 323 |
| | | C | 324 |
| | | D | 324 |
| | | E | 250 |
| | | F | 249 |
| | | G | 352 |
| | | H | 297 |
| | | J | 250 |
| | | K | 253 |
| | | L | 252 |
| | | M | 252 |

The total number of Undivided Shares of the Development is 329000.

3. The term of years for which the manager of the Development is appointed

The Manager is to be appointed for an initial term of two years from the date of the Deed of Mutual Covenant and to be continued thereafter until termination of the Manager's appointment in accordance with the provisions thereof.

4. The basis on which the management expenses are shared among the owners of the residential properties in the Phase

Each Owner of a Residential Unit shall contribute towards the Management Charges (including Manager's Fee) of the Phase in such manner, amount and proportion as provided in the Deed of Mutual Covenant by reference to the Management Units allocated to his Residential Unit and the principles provided in the Deed of Mutual Covenant. The number of Management Units allocated to a Residential Unit is the same as the number of Undivided Shares as set out in paragraph 2 above.

5. The basis on which the management fee deposit is fixed

   The management fee deposit is equivalent to three months' management contribution based on the first annual Management Budget payable by the Owner in respect of his Residential Unit.

6. The area (if any) in the Phase retained by the vendor for its own use

   Not applicable.

Notes:

1. Unless otherwise defined in this sales brochure, the capitalized terms used in this Summary of Deed of Mutual Covenant shall have the same meaning of such terms in the Deed of Mutual Covenant.
2. For full details, please refer to the latest draft Deed of Mutual Covenant which is free for inspection during opening hours at the sales office. A copy of the latest draft Deed of Mutual Covenant is available for inspection upon request and copies of the Deed of Mutual Covenant can be obtained upon payment of the necessary photocopying charges.

# 15 批地文件的摘要
# SUMMARY OF LAND GRANT

1. 期數位於九龍內地段第4148號A段第1小分段、九龍內地段第4148號A段餘段、九龍內地段第4148號B段、九龍內地段第4148號D段及九龍內地段第4148號餘段(統稱「該地段」)。

2. 該地段是根據訂立於1939年6月26日的賣地條件並於土地註冊處註冊為第3945號的賣地條件(「賣地條件」),批地年期為1939年6月26日起之75年並可續期75年(「批地文件」)。

3. 賣地條件一般條款第(9)條規定,該地段的買方須由接受該地段的出售日起24個公曆月完結前,以工務司批准的物料於該地段相當部份,建築一幢或多幢修葺良好及熟練之良好及常設建築物,並於其他各方面根據當時或未來於殖民地生效的關於建築或衛生的所有條例、附例和規例,並完成以至適宜佔用,且須為此花費不少於$40,000.00於可評定的改進上。但是儘管買方有任何未能履行本條款的過失及儘管官方代表接受任何官地稅或差餉或其他任何付款,工務司可行使他的酌情權,並無論買方同意與否,在任何時候或不時釐定任何完成興建上述建築物的延期,以代替上述24個公曆月,因此買方完成興建該建築物的責任將被視為參照該代替時期,並對根據該等條款保留的重回該地段的權力將在該代替時段未能完成該建築物時產生,好似原本時段情況。但是該時段只會在將特別情況下並受制於政府可徵收的款項或其他條件下延期。[見備註]

4. 賣地條件一般條款第(10)條規定,污水或廢水不能被准許由該地段流向任何由官方或其他私人擁有的毗鄰土地上或任何腐爛性,高噪音性,有害性,排洩物性或其他廢棄物被准許沉積在該地段任何部份上,及於該地段上進行任何挖掘工程,挖掘土不能沈積於該地段上或(當准許)於毗隣官地上,其方式令挖掘土坡暴露於被天雨水侵蝕及沖刷,且所有該等土坡必須用草皮適當地覆蓋及,如必要,以矮砌石牆穩妥。買方須確認所有廢棄物每日已適當地從處所清理。

5. 賣地條件一般條款第(13)條規定,任何塑造之通道後巷須以無須代價歸還予政府。

6. 賣地條件特別條款第(2)條規定,在該地段興建的建築物連接土瓜灣道的表面,須受制於工務司的特別批准。

7. 賣地條件特別條款第(3)條規定,在賣地圖則以紅色及綠色顯示的整幅範圍須由買方自費於賣地日期12個月內按工務司批准的有關水平塑造。以綠色顯示的範圍將於成交時無代價交予政府。[見備註]

8. 賣地條件特別條款第(5)條規定,倘來自已挖掘地盤或瓦礫地盤受該地段發展項目影響的其他範圍的廢石被侵蝕及沖刷到明渠,買方須負上責任及須應要求向殖民地庫房支付政府所要求作為清理廢石或對明渠或其他政府資產做成損失的費用。

9. 賣地條件特別條款第(6)條規定,任何由買方、其工人或代理人引至的任何明渠或水道的任何損害或妨礙,將由政府處理,費用由買方負責,及須應要求支付。

10. 賣地條件特別條款第(8)條規定買方必須按殖民地庫房要求支付工務司認為須要移除的有關任何總水管、供氣主管或供氣分喉、電纜、電報或電話線、污水渠或排水管的移除的費用。

備註:此項條款已獲履行並不適用於現有的重建項目。

附註:

1. 批地文件提及的「買方」指批地文件下的獲批租人,在上下文義允許或要求之下,包括他的遺囑執行人、遺產管理人及受讓人,而如果是法人團體,則包括他的繼承人及受讓人。

2. 詳情請參考批地文件。批地文件全份文本已備於售樓處,在開放時間可供免費查閱,並可在支付必要的影印費後獲取批地文件副本。

# 15 批地文件的摘要
# SUMMARY OF LAND GRANT

1. The Phase is situated on Subsection 1 of Section A of Kowloon Inland Lot No.4148, The Remaining Portion of Section A of Kowloon Inland Lot No.4148, Section B of Kowloon Inland Lot No.4148, Section D of Kowloon Inland Lot No.4148 and The Remaining Portion of Kowloon Inland Lot No.4148 (collectively the"lot").

2. The lots are held under the Conditions of Sale dated the 26th day of June 1939 and registered in the Land Registry as Conditions of Sale No.3945 (the"Conditions of Sale") for a term of 75 years commencing from the 26th day of June 1939 with a right of renewal for a further term of 75 years (the"Land Grant").

3. General Condition No.9 of the Conditions of Sale stipulates that the Purchaser of the lot shall build and finish, fit for occupation, before the expiration of 24 calendar months from the date of sale in a good, substantial and workmanlike manner, one or more good and permanent buildings upon some part of the lot with such materials as may be approved by the Director of Public Works, and in other respects in accordance with the provisions of all Ordinances, Byelaws and Regulations relating to Buildings or Sanitation as shall or may at any time be in force in the Colony and shall expend thereon a sum of not less than $40,000.00 in rateable improvements. Provided that notwithstanding any default by the Purchaser in complying with this condition, and notwithstanding the acceptance on behalf of the Crown of any Crown rent or rates, or other payment whatever, the Director of Public Works may in his discretion, and whether the Purchaser consent or not, fix at any time and from time to time any extended period for the completion of the said buildings in substitution for the said period of 24 months, and thereupon the obligation hereunder of the Purchaser in question to complete the said buildings shall be taken to refer to such substituted period, and the right of re-entry reserved in these conditions shall arise upon default of completion within such substituted period as if it had been the period originally provided. Provided also that the period will be extended only in special circumstances and subject to such conditions as to payment or otherwise as Government may impose. [See Remark]

4. General Condition No.10 of the Conditions of Sale stipulates that no sewage or refuse water will be allowed to flow from the lot on to any of the adjoining lands whether belonging to the Crown or to private persons, neither shall any decaying, noisome, noxious, excrementitious, or other refuse matter be deposited, on any portion of the lot and in carrying out any works of excavation on the lot no excavated earth shall be deposited on the lot or (with permission) on Crown Land adjoining in such manner as shall expose the slopes of such excavated earth to be eroded and washed down by the rains, and all such slopes shall be properly turfed and, if necessary, secured in place by means of masonry toe walls. The Purchaser shall see that all refuse matters are properly removed daily from off the premises.

5. General Condition No.13 of the Conditions of Sale stipulates that any scavenging lanes formed to be handed over to Government free of cost.

6. Special Condition No.(2) of the Conditions of Sale stipulates that the facade of any building to be erected on the lot abutting on To Kwa Wan Road shall be subject to the special approval of the Director of Public Works.

7. Special Condition No.(3) of the Conditions of Sale stipulates that the whole of the areas coloured red and green on sale plan shall be formed by the purchaser at his own expense to such level as the Director of Public Works may approve within 12 months from the day of sale. The area coloured green shall be handed over to the Government free of cost on completion. [See Remark]

8. Special Condition No.(5) of the Conditions of Sale stipulates that in the event of spoil from the excavated site or spoil sites or other areas affected by the development of the lot being eroded and washed down into the nullahs, the purchaser shall be held responsible and shall pay into the Colonial Treasury on demand such sum as may be demanded by Government to cover the cost of removal of spoil from or damage to the nullahs or other Government properties.

9. Special Condition No.(6) of the Conditions of Sale stipulates that if any damage or obstruction is caused to the nullah or the waterway thereof by the purchaser, his servants or agents, the same shall be made good by Government at the cost of the purchaser payable on demand.

10. Special Condition No.(8) of the Conditions of Sale stipulates that the purchaser shall pay into the Colonial Treasury, on demand, the cost of removing any water main, gas main or service pipe, cable, telegraph or telephone line, sewer or culvert, which the Director of Public Works may consider it necessary to have removed.

Remark: This condition was complied with and did not apply to the current redevelopment.

Notes:

1. The reference to the "purchaser" in the Land Grant means the purchaser under the Land Grant and where the context so admits or requires his executors, administrators and assigns and in the case of a corporation its successors and assigns.

2. For full details, please refer to the Land Grant. Full script of the Land Grant is available for free inspection at the sales office during opening hours and copy of the Land Grant can be obtained upon paying necessary photocopying charges.

不適用。

Not applicable.

# 17 對買方的警告
# WARNING TO PURCHASERS

1. 此提示建議你聘用一間獨立的律師事務所(代表擁有人行事者除外)，以在交易中代表你行事。
2. 如你聘用上述的獨立的律師事務所，以在交易中代表你行事，該律師事務所將會能夠向你提供獨立意見。
3. 如你聘用代表擁有人行事的律師事務所同時代表你行事，而擁有人與你之間出現利益衝突－
   (i) 該律師事務所可能不能夠保障你的利益；及
   (ii) 你可能要聘用一間獨立的律師事務所。
4. 如屬3.(ii)段的情況，你須支付的律師費用總數，可能高於如你自一開始即聘用一間獨立的律師事務所須支付的費用。

1. You are recommended to instruct a separate firm of solicitors (other than that acting for the owner) to act for you in relation to the transaction.
2. If you instruct such separate firm of solicitors to act for you in relation to the transaction, that firm will be able to give independent advice to you.
3. If you instruct the firm of solicitors acting for the owner to act for you as well, and a conflict of interest arises between the owner and you –
   (i) that firm may not be able to protect your interests; and
   (ii) you may have to instruct a separate firm of solicitors.
4. In the case of paragraph 3.(ii), the total solicitors' fees payable by you may be higher than the fees that would have been payable if you had instructed a separate firm of solicitors in the first place.

# 18 期數中的建築物的橫截面圖
# CROSS-SECTION PLAN OF BUILDING IN THE PHASE

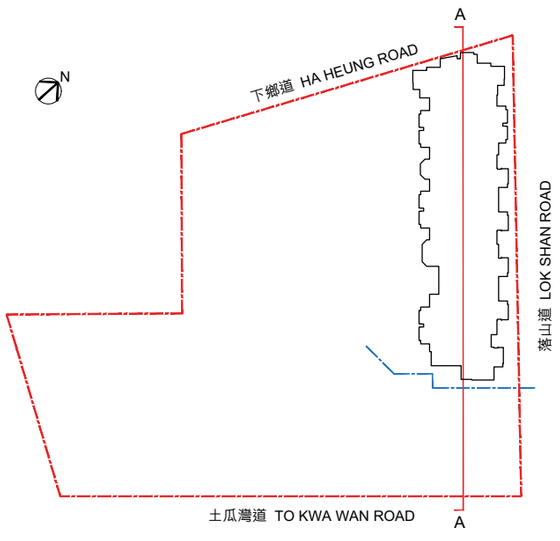
## 橫截面圖 A-A

1. 毗鄰建築物的一段土瓜灣道為香港主水平基準以上5.060米至5.400米。
2. 毗鄰建築物的一段下鄉道為香港主水平基準以上7.200米至7.250米。

## CROSS-SECTION PLAN A-A

1. The part of To Kwa Wan Road adjacent to the building is 5.060 to 5.400 metres above the Hong Kong Principal Datum.
2. The part of Ha Heung Road adjacent to the building is 7.200 to 7.250 metres above the Hong Kong Principal Datum.

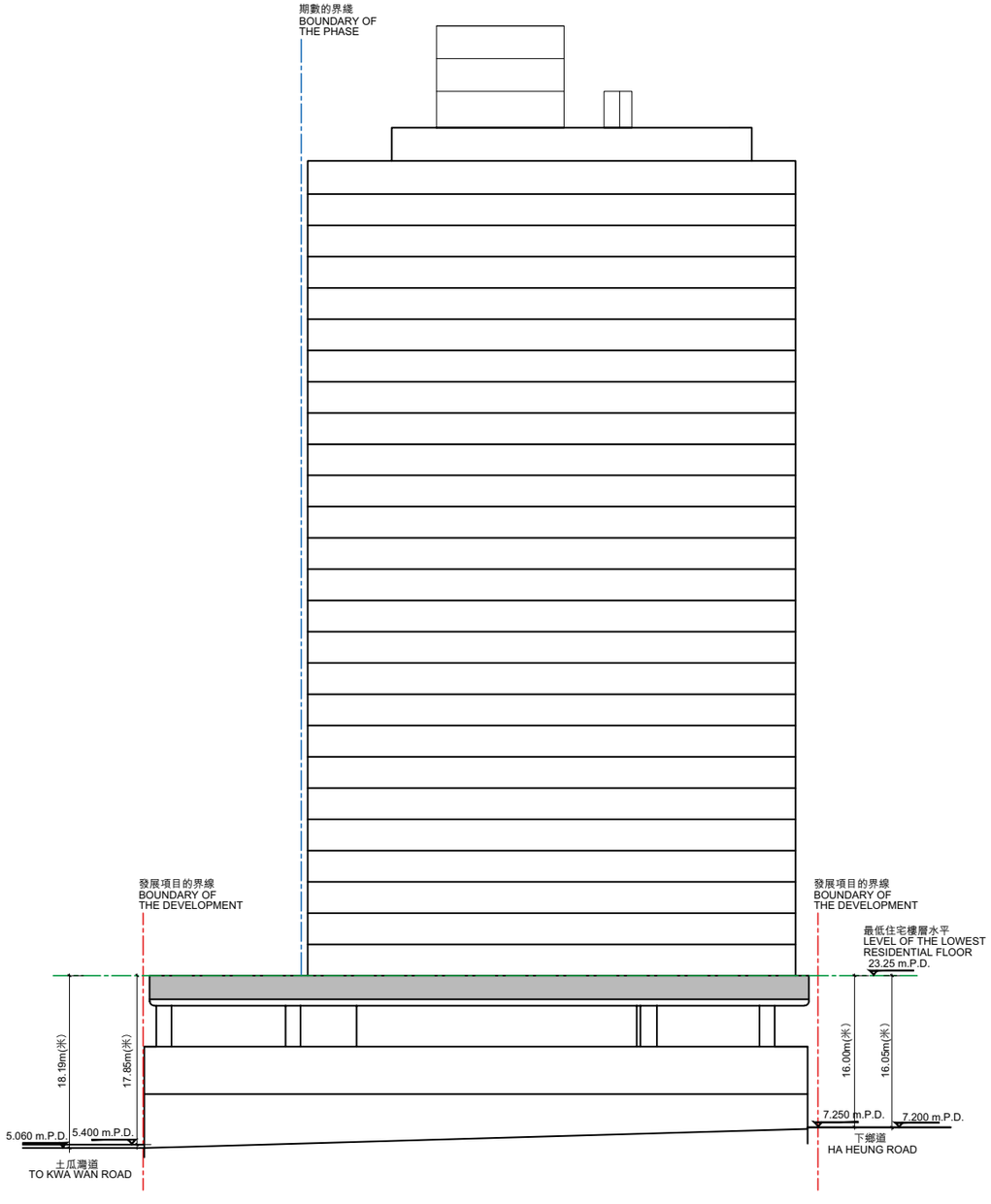
索引圖 KEY PLAN




圖例 Legend

- 發展項目的邊界線
  Boundary of the Development
- 期數的邊界線
  Boundary of the Phase
- 香港主水平基準以上高度(米)
  Height in metres above the Hong Kong Principal Datum (m.P.D.)
- 虛線為該建築物最低住宅水平
  Dotted line denotes the level of the lowest residential floor of the building

| | |
|---|---|
| UPPER ROOF<br>頂層天台 | |
| EMERGENCY GENERATOR ROOM<br>緊急發電機房 | |
| LIFT MACHINE ROOM<br>升降機機房 | |
| ROOF<br>天台 | PRIVATE ROOF / REFUGE ROOF<br>私人天台 / 庇護天台 |
| 33/F<br>33樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 32/F<br>32樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 31/F<br>31樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 30/F<br>30樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 29/F<br>29樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 28/F<br>28樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 27/F<br>27樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 26/F<br>26樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 25/F<br>25樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 23/F<br>23樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 22/F<br>22樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 21/F<br>21樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 20/F<br>20樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 19/F<br>19樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 18/F<br>18樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 17/F<br>17樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 16/F<br>16樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 15/F<br>15樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 12/F<br>12樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 11/F<br>11樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 10/F<br>10樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 9/F<br>9樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 8/F<br>8樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 7/F<br>7樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 6/F<br>6樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 5/F<br>5樓 | RESIDENTIAL UNITS<br>住宅單位 |
| 3/F<br>3樓 | RESIDENTIAL UNITS<br>住宅單位 |
| TRANSFER PLATE 結構轉接層 | |
| 2/F<br>2樓 | COVERED LANDSCAPE / RESIDENTIAL RECREATIONAL FACILITIES / PLANT ROOM<br>有蓋綠化園景區<br>住宅康樂設施 / 機房 |
| 1/F<br>1樓 | SHOPS / RESTAURANTS<br>商舖 / 食肆 |
| G/F<br>地下 | SHOPS / RESTAURANTS / ENTRANCE LOBBY<br>商舖 / 食肆 / 入口大堂 |



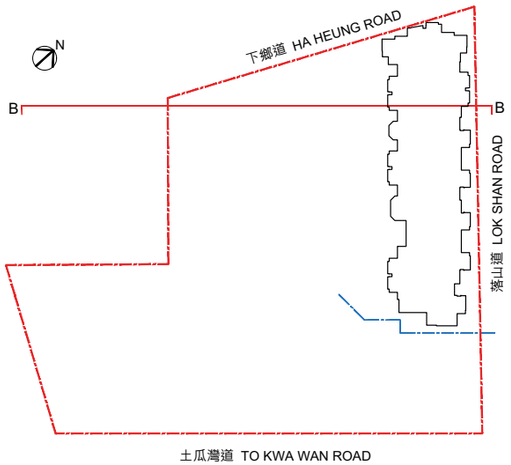
## 橫截面圖 B-B

1. 毗鄰建築物的一段落山道為香港主水平基準以上5.060米至7.160米。

## CROSS-SECTION PLAN B-B

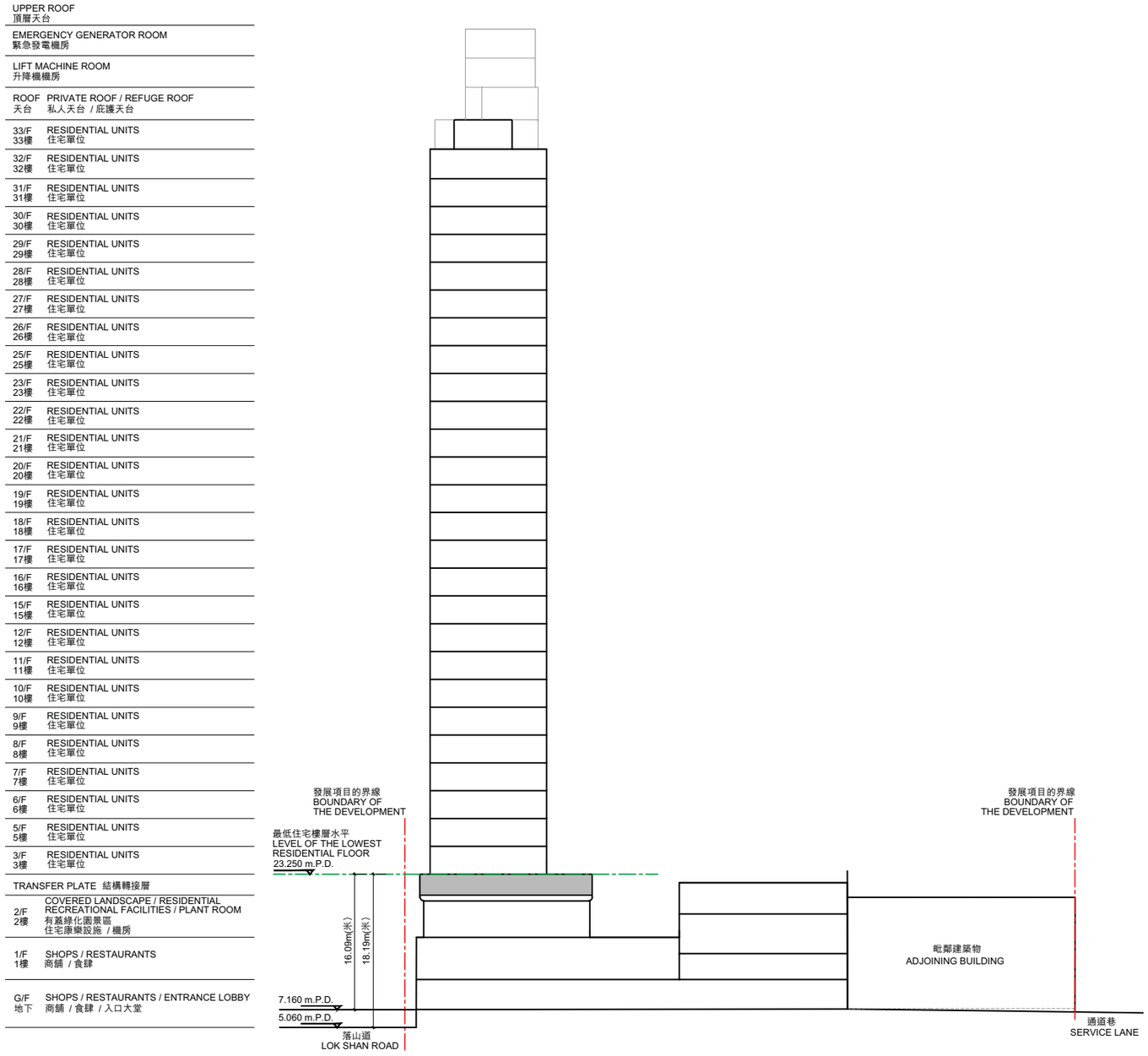
1. The part of Lok Shan Road adjacent to the building is 5.060 to 7.160 metres above the Hong Kong Principal Datum.

索引圖 KEY PLAN




圖例 Legend

- 發展項目的邊界線
  Boundary of the Development
- 期數的邊界線
  Boundary of the Phase
- 香港主水平基準以上高度(米)
  Height in metres above the Hong Kong Principal Datum (m.P.D.)
- 虛線為該建築物最低住宅水平
  Dotted line denotes the level of the lowest residential floor of the building



# 19 立面圖 ELEVATION PLAN

**第1座**

期數的認可人士已證明本圖所顯示的立面:

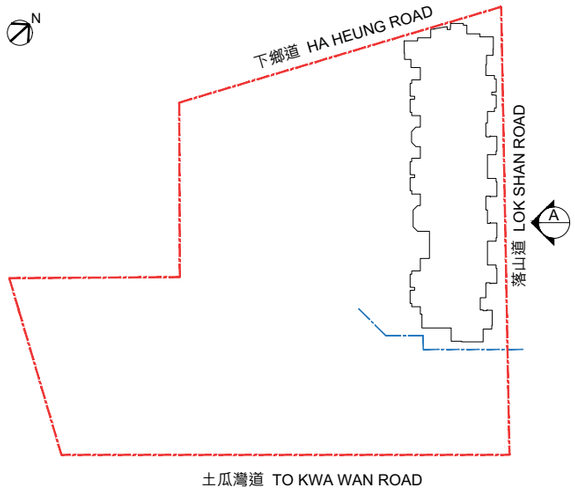
1. 以2026年1月21日的情況為準的期數的經批准的建築圖則為基礎擬備；及
2. 大致上與期數的外觀一致。

**Tower 1**

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

1. are prepared on the basis of the approved building plans for the Phase as of 21st January 2026; and
2. are in general accordance with the outward appearance of the Phase.

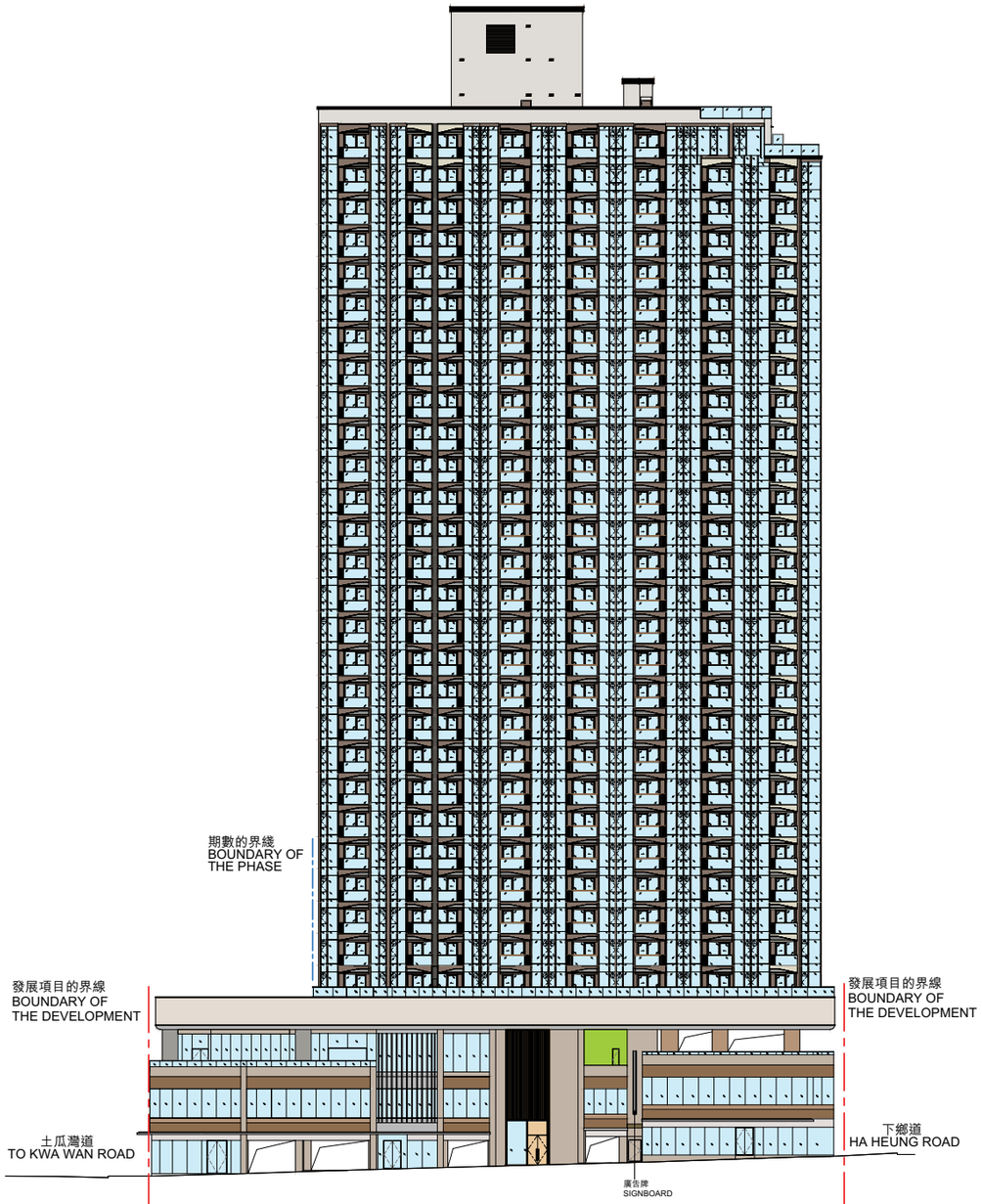
索引圖 KEY PLAN




圖例 Legend

發展項目的邊界線
Boundary of the Development

期數的邊界線
Boundary of the Phase




立面圖 A
ELEVATION PLAN A

檢視 / 修改日期：2026年6月4日
Examination / Revision Date : 4th June 2026

**第1座**

期數的認可人士已證明本圖所顯示的立面:

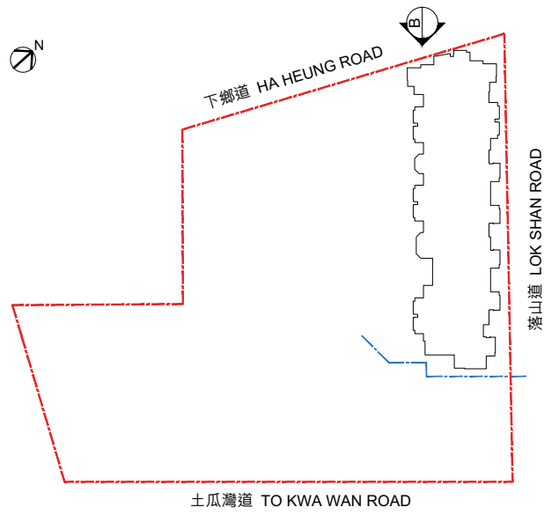
1. 以2026年4月17日的情況為準的期數的經批准的建築圖則為基礎擬備；及
2. 大致上與期數的外觀一致。

**Tower 1**

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

1. are prepared on the basis of the approved building plans for the Phase as of 17th April 2026; and
2. are in general accordance with the outward appearance of the Phase.

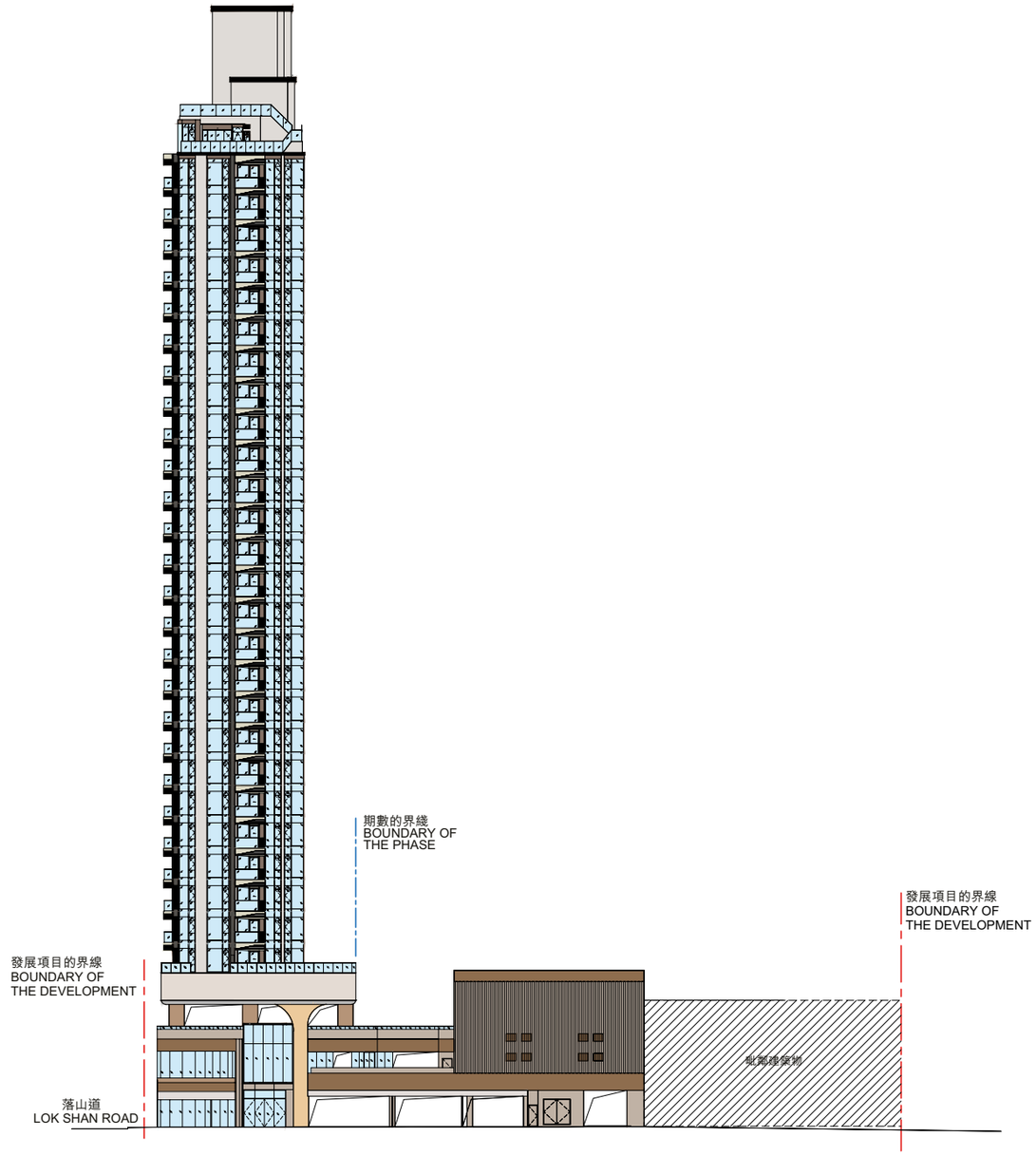
索引圖 KEY PLAN




圖例 Legend

發展項目的邊界線
Boundary of the Development

期數的邊界線
Boundary of the Phase




立面圖 B
ELEVATION PLAN B

檢視 / 修改日期：2026年6月4日
Examination / Revision Date : 4th June 2026

第1座

期數的認可人士已證明本圖所顯示的立面:

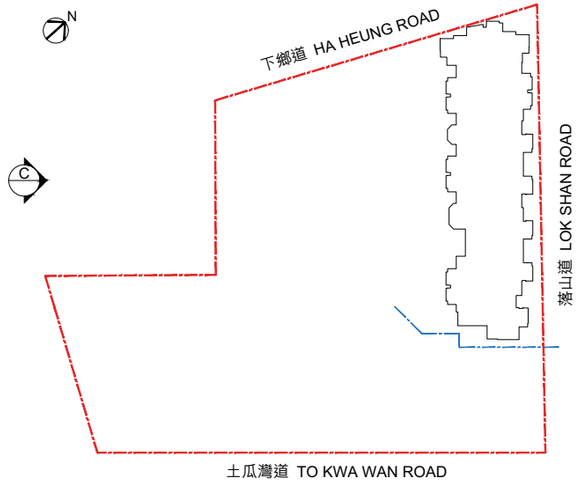
1. 以2026年4月17日的情況為準的期數的經批准的建築圖則為基礎擬備；及
2. 大致上與期數的外觀一致。

Tower 1

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

1. are prepared on the basis of the approved building plans for the Phase as of 17th April 2026; and
2. are in general accordance with the outward appearance of the Phase.

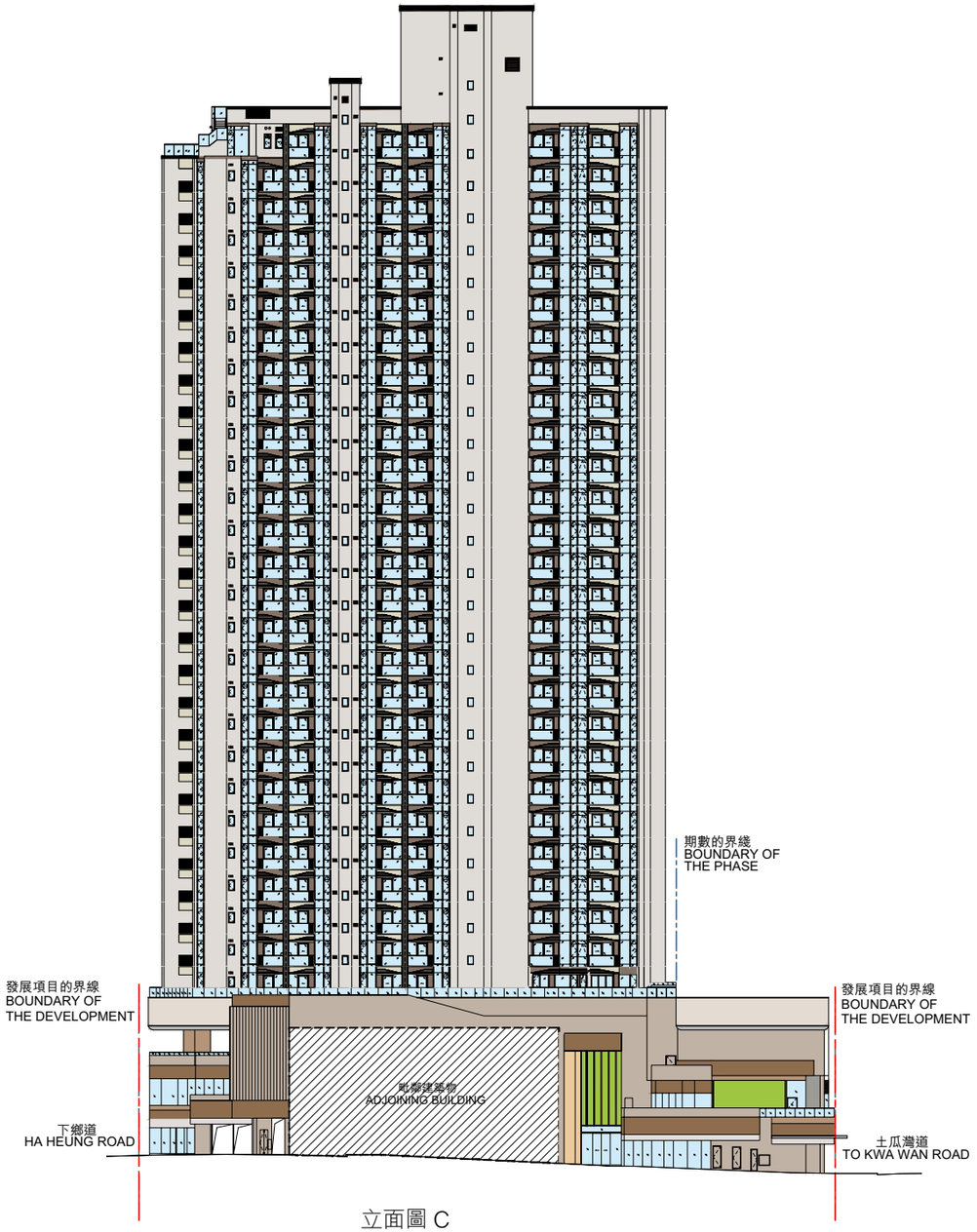
索引圖 KEY PLAN




圖例 Legend

發展項目的邊界線
Boundary of the Development

期數的邊界線
Boundary of the Phase




立面圖 C
ELEVATION PLAN C

**第1座**

期數的認可人士已證明本圖所顯示的立面:

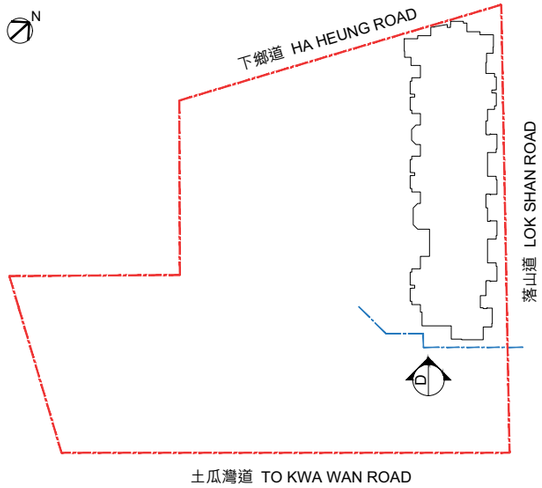
1. 以2026年1月21日的情況為準的期數的經批准的建築圖則為基礎擬備；及
2. 大致上與期數的外觀一致。

**Tower 1**

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

1. are prepared on the basis of the approved building plans for the Phase as of 21th January 2026; and
2. are in general accordance with the outward appearance of the Phase.

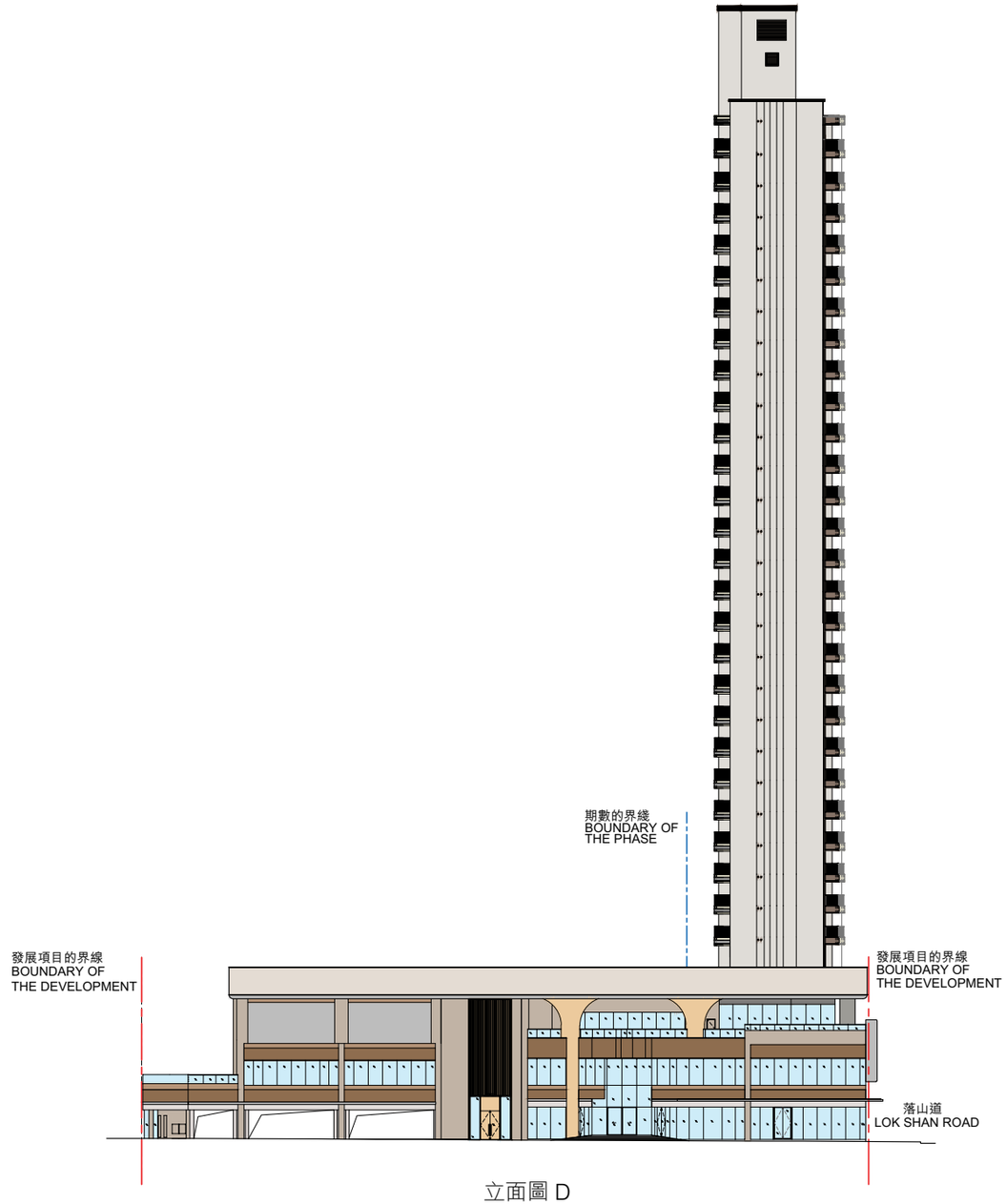
索引圖 KEY PLAN




圖例 Legend

發展項目的邊界線
Boundary of the Development

期數的邊界線
Boundary of the Phase




立面圖 D
ELEVATION PLAN D

# 20 期數中的公用設施的資料
# INFORMATION ON COMMON FACILITIES IN THE PHASE

| 公用設施<br>Common Facilities | 有上蓋遮蓋之面積<br>Covered Area | | 沒有上蓋遮蓋之面積<br>Uncovered Area | | 總面積<br>Total Area | |
|---|---|---|---|---|---|---|
| | 平方米<br>sq. m. | 平方呎<br>sq. ft. | 平方米<br>sq. m. | 平方呎<br>sq. ft. | 平方米<br>sq. m. | 平方呎<br>sq. ft. |
| 住客會所(包括供住客使用的任何康樂設施)<br>Residents' Clubhouse (including any recreational facilities for residents' use) | 1254.129 | 13499 | 不適用<br>Not Applicable | | 1254.129 | 13499 |
| 位於期數中的建築物的天台或在天台和最低一層住宅樓層之間的任何一層的、供住客使用的公用花園或遊樂地方(不論是稱為公用空中花園或其他名稱)<br>Communal garden or play area for residents' use on the roof, or on any floor between the roof and the lowest residential floor, of a building in the Phase (whether known as a communal sky garden or otherwise) | 不適用<br>Not Applicable | | | | | |
| 位於期數中的建築物的最低一層住宅樓層以下的、供住客使用的公用花園或遊樂地方(不論是稱為有蓋及園景的遊樂場或有其他名稱)<br>Communal garden or play area for residents' use below the lowest residential floor of a building in the Phase (whether known as a covered and landscaped play area or otherwise) | 623.766 | 6714 | 752.695 | 8102 | 1376.461 | 14816 |

備註：
1. 以平方呎顯示之面積均依據1平方米 = 10.764平方呎換算，並四捨五入至整數。
2. 以上「住客會所」的面積是供整個發展項目(由第一期及第二期組成)使用。各期數內的公用設施為供所有期數的住客及其訪客使用的公用及共享設施。詳情請參閱公契 。
3. 以上「位於期數中的建築物的最低一層住宅樓層以下的 、供住客使用的公用花園或遊樂地方」的面積是供整個發展項目(由第一期及第二期組成)使用。各期數內的公用設施為供所有期數的住客及其訪客使用的公用及共享設施。詳情請參閱公契。
4. 住宅康樂設施有上蓋遮蓋之面積為核准圖則內獲建築事務監督豁免之住宅康樂設施面積及住宅康樂設施建築面積。

Notes:
1. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.
2. The area of "Residents' Clubhouse" as specified above is for serving the whole Development comprising Phase 1 and Phase 2. Common facilities of all phases are intended for the common use and the benefit of the owner of residential units and their bona fide visitors of all phases. Please refer to the Deed of Mutual Covenant for details.
3. The area of "Communal garden or play area for residents' use below the lowest residential floor of a building in the Phase" as specified above is for serving the whole Development comprising Phase 1 and Phase 2. Common facilities of all phases are intended for the common use and the benefit of the owner of residential units and their bona fide visitors of all phases. Please refer to the Deed of Mutual Covenant for details.
4. The covered area of "Residents' Clubhouse" include both the exempted residents' recreational facilities area permitted by the Building Authority and the accountable residents' recreational facilities area as shown on the approved building plans.

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

1. 備有關乎本發展項目的分區計劃大綱圖的文本供閱覽的互聯網網站的網址為 www.ozp.tpb.gov.hk

2. (a) 以下文件的文本存放在發售有關住宅物業的售樓處，以供閱覽 —
本住宅物業的每一公契在將本住宅物業提供出售的日期的最新擬稿。
(b) 無須為閱覽付費。

1. Copies of outline zoning plans relating to the Development are available for inspection at www.ozp.tpb.gov.hk

2. (a) Copies of the following document are available for inspection at the place at which the residential property is offered to be sold —
the latest draft of every deed of mutual covenant as in respect of the residential property at the date on which the residential property is offered to be sold.
(b) The inspection is free of charge.

1. 外部裝修物料

| | | 描述 | | |
|---|---|---|---|---|
| (a) | 外牆 | 裝修物料的類型 | 基座： | 玻璃牆、瓷磚、綠化牆、金屬飾板、金屬百葉、金屬格柵及石材飾板 |
| | | | 住宅大樓： | 玻璃幕牆、瓷磚、金屬飾板、金屬百葉、金屬格柵、玻璃飾板及窗 |
| (b) | 窗 | 框的用料 | 氟化碳噴塗鋁質窗框 | |
| | | 玻璃的用料 | 所有住宅單位之窗戶為玻璃 | |
| (c) | 窗台 | 窗台的用料 | 不適用 | |
| | | 窗台板的裝修物料 | 不適用 | |
| (d) | 花槽 | 裝修物料的類型 | 基座： | 天然石/瓷磚和金屬飾板 |
| | | | 住宅大樓： | 瓷磚 |
| (e) | 陽台 / 露台/ 工作平台 / 空調機平台 | 裝修物料的類型 | 露台/工作平台/ 空調機平台 | 裝有夾層玻璃欄河及金屬欄河 |
| | | | 地台 | 瓷磚 |
| | | | 牆身 | 瓷磚及金屬飾板 |
| | | | 天花 | 裝有金屬假天花 |
| | | | 陽台 | 不適用 |
| | | 是否有蓋 | 是 | |
| (f) | 乾衣設施(3樓的H、J、K、 L、M、N、P單位及33樓A單位除外 ) | 類型 | 晾衣桿 | |
| | | 用料 | 金屬 | |
| | 乾衣設施(適用於3樓的H、J、K、L、M、N、P單位及33樓A單位 ) | 類型 | 不適用 | |
| | | 用料 | 不適用 | |

2. 室內裝修物料

| | | | | | |
|---|---|---|---|---|---|
| | | | **牆壁** | **地板** | **天花板** |
| (a) | 大堂 | 地下住宅入口大堂裝修物料的類型 | 天然石、鏡子、金屬及木皮飾板 | 天然石 | 木皮飾面及金屬 |
| | | 公用升降機大堂裝修物料的類型 | 木皮飾面、牆紙、金屬及膠板飾面 | 瓷磚 | 石膏板假天花表面髹上乳膠漆 |
| | | | **牆壁** | **天花板** | |
| (b) | 內牆及天花板 | 客廳裝修物料的類型 | 乳膠漆、膠板飾面及鏡子（3樓至32樓A單位除外）<br>乳膠漆飾面（適用於3樓至32樓A單位） | 乳膠漆 | |
| | | 飯廳裝修物料的類型 | | | |
| | | 睡房裝修物料的類型 | 乳膠漆 | 乳膠漆 | |
| | | | **地板** | **牆腳線** | |
| (c) | 內部地板 | 客廳裝修物料的類型 | 瓷磚（33樓A單位除外）<br>天然石（適用於33樓A單位） | 油漆木牆腳線 | |
| | | 飯廳裝修物料的類型 | | | |
| | | 睡房裝修物料的類型 | 瓷磚及隔音墊（33樓A單位除外）<br>複合木地板（適用於33樓A單位） | 油漆木牆腳線 | |
| | | | **牆壁** | **地板** | **天花板** |
| (d) | 浴室 | 裝修物料的類型 | 外露牆身鋪砌瓷磚<br>（33樓A單位主人浴室、浴室1及浴室2除外）<br>外露牆身鋪砌瓷磚及人造石<br>（適用於33樓A單位主人浴室、浴室1及浴室2） | 瓷磚 | 石膏板假天花表面髹上乳膠漆 |
| | | 牆壁的裝修物料是否鋪至天花板 | 裝修物料鋪至假天花底 | | |
| | | | **牆壁** | **地板** | **天花板** | **灶台** |
| (e) | 廚房 / 開放式廚房 | 裝修物料的類型 | 開放式廚房：外露牆身鋪砌膠板及人造石<br>廚房：外露牆身鋪砌瓷磚及人造石 | 開放式廚房：瓷磚<br>廚房：天然石材 | 石膏板假天花表面髹上乳膠漆 | 人造石 |
| | | 牆壁的裝修物料是否鋪至天花板 | 裝修物料鋪至假天花底 | | | |

3. 室內裝置

| | | | 用料 | 裝修物料 | 配件 |
|---|---|---|---|---|---|
| (a) | 門 | 單位大門 | 防火實心木門 | 膠板飾面 | 指紋門鎖、嵌入式門鼓、防煙條及門鉸及防盜眼 |
| | | 露台 / 工作平台/ 空調機平台門 | 鋁框趟門 | 玻璃 | 門鎖 |
| | | 平台門(3樓的A至H和K至N及P單位) | 鋁框趟門 | 玻璃 | 門鎖 |
| | | 平台門(3樓的H單位) | 鋁框掩門及鋁框趟門 | 玻璃 | 門鎖 |
| | | 平台門(3樓的J單位及33樓A單位) | 鋁框趟摺門 | 玻璃 | 門鎖 |
| | | 睡房門 | 鑽孔實心木掩門(5樓至32樓J單位睡房2及33樓H單位睡房2除外) | 膠板飾面 | 金屬門框連橡膠墊、門鎖及門擋 |
| | | | 空心木趟門(適用於5樓至32樓J單位睡房2及33樓H單位睡房2) | 膠板飾面 | 門柄及門鎖 |
| | | 浴室門 | 鑽孔實心木掩門(33樓A單位浴室3除外)<br>鋁框玻璃趟摺門(適用於33樓A單位浴室3) | 膠板飾面及金屬百葉(33樓A單位浴室3除外)<br>磨砂玻璃及金屬百葉(適用於33樓A單位浴室3) | 金屬門框連橡膠墊、門鎖及門擋(33樓A單位浴室3除外)<br>門柄及門鎖(適用於33樓A單位浴室3) |
| | | 廚房門 | 防火實心木掩門配防火玻璃視窗 | 膠板飾面 | 門柄, 嵌入式門鼓及門擋 |
| | | 儲物室門 | 空心木趟門 | 膠板飾面 | 門柄及門鎖 |
| | | | **裝置及設備** | **類型** | **用料** |
| (b) | 浴室 | (i) 裝置及設備的類型及用料 | 櫃 | 面盆櫃台面 | 實心面材(33樓A單位除外)<br>人造石(適用於33樓A單位主人浴室，浴室1及浴室2)<br>不適用(適用於33樓A單位浴室3) |
| | | | | 面盆櫃 | 膠板飾面(33樓A單位浴室3除外)<br>不適用(適用於33樓A單位浴室3) |
| | | | | 鏡櫃 | 鏡櫃配鏡面板連玻璃層板(33樓A單位浴室3除外)<br>不適用(適用於33樓A單位浴室3) |
| | | | | 鏡子 | 鏡(適用於33樓A單位浴室3) |
| | | | 潔具 | 洗手盆水龍頭、淋浴水龍頭及花灑 | 黃銅 |
| | | | | 廁紙架 | 金屬 |
| | | | | 浴袍掛鉤 | 金屬 |
| | | | | 洗手盆 | 實心面材(33樓A單位除外)<br>人造石(適用於33樓A單位主人浴室，浴室1及浴室2)<br>陶瓷(適用於33樓A單位浴室3) |
| | | | | 座廁 | 搪瓷 |
| | | | 浴室設備 | 隨樓附送之設備及品牌，請參閱「設備説明表」 | |
| | | (ii) 供水系統的類型及用料 | | 冷水喉採用銅喉及熱水喉採用配有隔熱絕緣保護之銅喉 | |
| | | (iii) 沐浴設施的類型及用料<br>(包括花灑或浴缸 ,如適用的話) | 花灑 | 花灑套裝 | 黃銅 |
| | | | 浴缸 | 浴缸(適用於33樓A單位主人浴室) | 瓷釉壓制鋼 |
| | | | | 水龍頭 | 黃銅 |
| | | (iv) 浴缸大小(如適用的話) | | 1400毫米(長)x700毫米(闊)x410毫米(深) | |

3. 室內裝置

| | | | | | |
|---|---|---|---|---|---|
| | | | 用料 | | |
| (c) | 廚房 / 開放式廚房 | (i) 洗滌盆的用料 | 石英複合材料 | | |
| | | (ii) 供水系統的用料 | 冷水喉採用銅喉及熱水喉採用配有隔熱絕緣保護之銅喉 | | |
| | | | 用料 | 裝修物料 | |
| | | (iii) 廚櫃的用料及裝修物料 | 木製廚櫃配木製門板及玻璃門 | 膠板飾面及人造石台面 | |
| | | (iv) 所有其他裝置及設備的類型 | 消防裝置及設備 | 開放式廚房內或附近的天花裝置煙霧探測器及消防花灑頭 | |
| | | | 其他裝置 | 黃銅洗滌盆水龍頭 | |
| | | | 其他設備 | 隨樓附送之設備及品牌，請參閱「設備説明表」 | |
| | | | 裝置 | 類型 | 用料 |
| (d) | 睡房 | 裝置(包括嵌入式衣櫃) | 嵌入式衣櫃 | 不適用 | 不適用 |
| | | | 其他裝置 | 不適用 | 不適用 |
| (e) | 電話 | 接駁點的位置及數目 | 請參閱「住宅單位機電裝置位置及數量説明表」 | | |
| (f) | 天線 | 接駁點的位置及數目 | 請參閱「住宅單位機電裝置位置及數量説明表」 | | |
| (g) | 電力裝置 | (i) 供電附件(包括安全裝置) | 供電附件 | 提供電掣及插座之面板 | |
| | | | 安全裝置 | (a) 單相電力並裝妥微型斷路器(33樓A單位除外)<br>(b) 三相電力並裝妥微型斷路器(適用於33樓A單位) | |
| | | (ii) 導管是隱藏或外露 | 導管是部分隱藏部分外露[1] | | |
| | | (iii) 電插座及空調機接駁點的位置及數目 | 請參閱「住宅單位機電裝置位置及數量説明表」 | | |

3. 室內裝置

| | | | 裝置及設備 | 類型 | 用料 |
|---|---|---|---|---|---|
| (h) | 氣體供應 | 類型 | 煤氣 | | |
| | | 系統 | 所有單位提供煤氣喉接駁煤氣煮食爐及煤氣熱水爐 | | |
| | | 位置 | 請參閱「住宅單位機電裝置位置及數量説明表」 | | |
| (i) | 洗衣機接駁點 | 位置 | 請參閱「住宅單位機電裝置位置及數量説明表」 | | |
| | | 設計 | 設有洗衣機來、去水接駁喉位 | | |
| (j) | 洗碗碟機接駁點 | 位置 | 請參閱「住宅單位機電裝置位置及數量説明表」 | | |
| | | 設計 | 設有洗碗碟機來、去水接駁喉位 | | |
| (k) | 供水 | (i) 水管的用料 | 冷水喉採用銅喉及熱水喉採用配有隔熱絕緣保護之銅喉 | | |
| | | (ii) 水管是隱藏或外露 | 水管是部分隱藏及部分外露[2] | | |
| | | (iii) 有否熱水供應 | 廚房,開放式廚房及浴室供應熱水 | | |

備註： 1. 除部分隱藏於混凝土內之導管外，其他部分的導管均為外露。外露的導管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆、指定之槽位或其他物料遮蓋或隱藏。
2. 除部分隱藏於混凝土內之水管外，其他部分的水管均為外露。外露的水管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆、指定之槽位或其他物料遮蓋或隱藏。

4. 雜項

| | | 描述 | | 住宅 |
|---|---|---|---|---|
| (a) | 升降機 | (i) 品牌名稱及產品型號 | 品牌名稱 | 日立電梯 |
| | | | 產品型號 | L1–L3:MCA–900–CO180 |
| | | (ii) 升降機的數目及到達的樓層 | 升降機的數目 | 3 |
| | | | 到達的樓層 | 1號及2號升降機：地下、2樓至3樓、5樓至12樓、15樓至23樓及25樓至33樓<br>3號升降機：地下至3樓、5樓至12樓、15樓至23樓及25樓至33樓 |
| (b) | 信箱 | 用料 | 不銹鋼 | |
| (c) | 垃圾收集 | (i) 垃圾收集的方法 | 由清潔工人收集垃圾 | |
| | | (ii) 垃圾房的位置 | 垃圾及物料回收室位於每層住宅樓層<br>垃圾及物料回收房設於地下 | |

| | | | 水錶 | 電錶 | 氣體錶 |
|---|---|---|---|---|---|
| (d) | 水錶、電錶及氣體錶 | (i) 位置 | 每層之公共水錶房 | 每層之公共電錶房 | (a) 露台/工作平台/空調機平台高位（3樓所有單位及33樓A單位除外）<br>(b) 平台高位（適用於3樓所有單位）<br>(c) 廚房高位（適用於33樓A單位） |
| | | (ii) 就住宅單位而言是獨立抑或公用的錶 | 獨立 | 獨立 | 獨立 |

備註：賣方承諾如該期數沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

5. 保安設施

| | 描述 | |
|---|---|---|
| 保安系統及設備 | 入口通道控制及保安系統 | 地下住宅入口大堂及升降機設有智能讀咭機（八達通及二維碼）。 |
| | 閉路電視 | 地下住宅入口大堂、樓梯出口及所有升降機內均設有閉路電視系統直接連接管理處。 |
| 嵌入式的裝備的細節 | 各住宅單位均設有對講機並連接地下住宅入口大堂管理櫃檯。 | |
| 嵌入式裝備的位置 | 請參閱「住宅單位機電裝置位置及數量說明表」 | |

## 1. EXTERIOR FINISHES

| | | Description | | |
|---|---|---|---|---|
| (a) | External wall | Type of finishes | Podium: | Glass wall, glazed ceramic tiles, green wall, metal cladding, metal louver, metal grille and stone cladding |
| | | | Residential tower: | Curtain wall, window, glazed ceramic tiles, metal cladding, metal louver, metal grille and glass cladding |
| (b) | Window | Material of frame | Fluorocarbon coated aluminium frame | |
| | | Material of glass | Glass for windows in all residential units | |
| (c) | Bay window | Material | Not applicable | |
| | | Window sill finishes | Not applicable | |
| (d) | Planter | Type of finishes | Podium: | Natural granite/ porcelain tiles and metal cladding |
| | | | Tower: | Procelain tiles |
| (e) | Verandah or Balcony / Utility Platform / A/C Platform | (i)Type of finishes | Balcony / Utility Platform / A/C Platform: | Installed with laminated glass balustrade and metal balustrade |
| | | | Floor: | Finished with ceramic tiles |
| | | | Wall: | Glazed ceramic tiles and metal cladding |
| | | | Ceiling: | Finished with matel false ceiling |
| | | | Verandah: | Not applicable |
| | | (ii)Whether it is covered | Yes | |
| (f) | Drying facilities for clothing (Except 3/F Flat H, J, K, L, M, N, P and 33/F Flat A) | Type | Clothes drying rods | |
| | | Material | Metal | |
| | Drying facilities for clothing (For 3/F Flat H, J, K, L, M, N, P and 33/F Flat A) | Type | Not applicable | |
| | | Material | Not applicable | |

## 2. INTERIOR FINISHES

| | | | | | |
|---|---|---|---|---|---|
| | | | Wall | Floor | Ceiling |
| (a) | Lobby | G/F residential entrance lobby finishes | Natural stone, mirror, metal and timber veneer | Natural stone | Timber veneer and metal |
| | | Common lift lobby finishes | Timber veneer, wall paper, metal, and plastic laminate | Tiles | Gypsum board false ceiling with emulsion paint |
| | | | Wall | Ceiling | |
| (b) | Internal wall and ceiling | Living room finishes | Emulsion paint, plastic laminate and mirror (Except Flat A on 3/F - 32/F)<br>Emulsion paint (For Flat A on 3/F - 32/F) | Emulsion paint | |
| | | Dining room finishes | | | |
| | | Bedroom finishes | Emulsion paint | Emulsion paint | |
| | | | Floor | Skirting | |
| (c) | Internal floor | Material of living room | Tiles (Except Flat A on 33/F)<br>Natural stone (For Flat A on 33/F) | Timber skirting in paint finish | |
| | | Material of dining room | | | |
| | | Material of bedroom | Tiles and acoustic mat (Except Flat A on 33/F)<br>Engineered wood flooring (For Flat A on 33/F) | Timber skirting in paint finish | |
| | | | Wall | Floor | Ceiling |
| (d) | Bathroom | (i) Type of finishes | Tiles to exposed surface (Except Master Bathroom, Bathroom 1 and Bathroom 2 of Flat A on 33/F)<br>Reconstituted stone and tiles to exposed surface (For Master Bathroom, Bathroom 1 and Bathroom 2 of Flat A on 33/F) | Tiles | Gypsum board false ceiling with emulsion paint |
| | | (ii) Whether the wall finishes run up to ceiling | Run up to false ceiling level | | |

| | | | | | | |
|---|---|---|---|---|---|---|
| | | | Wall | Floor | Ceiling | Cooking Bench |
| (e) | Kitchen / Open Kitchen | (i) Type of finishes | Open Kitchen:<br>Plastic laminate and Reconstituted stone to exposed surface | Open Kitchen: Tiles<br>Enclosed Kitchen: Natural stone | Gypsum board false ceiling with emulsion paint | Reconstituted stone |
| | | | Enclosed Kitchen:<br>Tiles and Reconstituted stone to exposed surface | | | |
| | | (ii) Whether the wall finishes run up to ceiling | Run up to false ceiling level | | | |

3. INTERIOR FITTINGS

| | | | Material | Finishes | Accessories |
|---|---|---|---|---|---|
| (a) | Doors | Main entrance door | Fire-rated solid core timber door | Plastic laminate | Fingerprint door lock, concealed door closer, smoke seal, door hinges and viewer |
| | | Door to balcony / Utility platform / A/C Platform | Aluminium frame sliding door | Glass | Lockset |
| | | Flat roof door (3/F Flat A to H, Flat K to N and Flat P) | Aluminium frame sliding door | Glass | Lockset |
| | | Flat roof door (3/F Flat H) | Aluminium Frame Swing Door and Aluminium Frame Sliding Door | Glass | Lockset |
| | | Flat roof door (3/F Flat J and 33/F Flat A) | Aluminium frame bi-folding door | Glass | Lockset |
| | | Bedroom door | Perforated solid core timber swing door (Except Bedroom 2 of Flat J on 5/F to 32/F and Bedroom 2 of Flat H on 33/F) | Plastic laminate | Metal door frame with rubber gasket, lockset and door stopper |
| | | | Hollow core timber sliding door (For Bedroom 2 of Flat J on 5/F to 32/F and Bedroom 2 of Flat H on 33/F) | Plastic laminate | Door handle and lockset |
| | | Bathroom door | Perforated solid core timber swing door (Except Bathroom 3 of Flat A on 33/F)<br><br>Aluminium framed glass bi-folding door (For Bathroom 3 of Flat A on 33/F) | Plastic laminate and metal louver (Except Bathroom 3 of Flat A on 33/F)<br><br>Frosted glass and metal louver (For Bathroom 3 of Flat A on 33/F) | Metal door frame with rubber gasket, lockset and door stopper (Except Bathroom 3 of Flat A on 33/F)<br><br>Door handle and lockset (For Bathroom 3 of Flat A on 33/F) |
| | | Kitchen door | Solid core fire rated timber swing door with fire rated glass vision panel | Plastic laminate | Door handle, concealed door closer and door stopper |
| | | Store room door | Hollow core timber sliding door | Plastic laminate | Door handle and lockset |

3. INTERIOR FITTINGS

| | | Description | Fittings & Equipment | Type | Material |
|---|---|---|---|---|---|
| (b) | Bathroom | (i) Type and material of fittings and equipment | Cabinet | Countertop of basin cabinet | Solid surfacing (Except Flat A on 33/F)<br>Reconstituted stone (For Master Bathroom, Bathroom 1 and Bathroom 2 of Flat A on 33/F)<br>Nil (For Bathroom 3 of Flat A on 33/F) |
| | | | | Basin cabinet | Plastic laminate (Except Bathroom 3 of Flat A on 33/F)<br>Nil (For Bathroom 3 of Flat A on 33/F) |
| | | | | Mirror cabinet | Mirror cabinet with mirror panel and glass shelves (Except Bathroom 3 of Flat A on 33/F)<br>Nil (For Bathroom 3 of Flat A on 33/F) |
| | | | | Mirror | Mirror (For Bathroom 3 of Flat A on 33/F) |
| | | | Bathroom fittings | Basin mixer, shower mixer and hand shower | Brass |
| | | | | Toilet paper holder | Metal |
| | | | | Robe hook | Metal |
| | | | | Wash basin | Solid surfacing (Except Flat A on 33/F)<br>Reconstituted stone (For Master Bathroom, Bathroom 1 and Bathroom 2 of Flat A on 33/F)<br>Ceramics (For Bathroom 3 of Flat A on 33/F) |
| | | | | Water closet | Vitreous china |
| | | | Bathroom appliances | For the appliances provision and brand name, please refer to 'Appliances Schedule' | |
| | | (ii) Type and material of water supply system | | Copper pipes for cold water supply and copper pipes with thermal insulation for hot water supply | |
| | | (iii) Type and material of bathing facilities (including shower or bath tub, if applicable) | Shower | Shower mixer and shower set | Brass |
| | | | Bath tub | Bathtub (For Master Bathroom of Flat A on 33/F) | Enamel steel |
| | | | | Bathtub mixer | Brass |
| | | (iv) Size of bath tub (if applicable) | | 1400mm(L) x 700mm(W) x 410mm(D) | |

## 3. INTERIOR FITTINGS

| | | | | | |
|---|---|---|---|---|---|
| | | | Material | | |
| (c) | Kitchen / Open kitchen | (i) Material of sink unit | Composite granite material | | |
| | | (ii) Material of water supply system | Copper pipes for cold water supply and copper pipes with thermal insulation for hot water supply | | |
| | | | Material | Finishes | |
| | | (iii) Material and finishes of kitchen cabinet | Timber cabinet with wooden and glass door | Plastic laminate and reconstituted stone counter-top | |
| | | (iv) Type of all other fittings and equipment | Fire service installations and equipment | Ceiling-mounted smoke detector and sprinkler head are fitted in or near open kitchen | |
| | | | Other fittings | Brass sink mixer | |
| | | | Other equipment | For the appliances provision and brand name, please refer to 'Appliances Schedule' | |
| | | | Fittings | Type | Material |
| (d) | Bedroom | Fittings (including built-in wardrobe) | Built-in wardrobe | Nil | Nil |
| | | | Other fittings | Nil | Nil |
| (e) | Telephone | Location and number of connection points | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" | | |
| (f) | Aerials | Location and number of connection points | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" | | |
| | | | Fittings | Type | |
| (g) | Electrical installations | (i) Electrical fittings (including safety devices) | Electrical fittings | Faceplate for all switches and power sockets | |
| | | | Safety devices | (a) Single-phase electricity supply with miniature circuit breaker distribution board (Except Flat A on 33/F)<br>(b) Three-phase electricity supply with miniature circuit breaker distribution board (For Flat A on 33/F) | |
| | | (ii) Whether conduits are concealed or exposed | Conduits are partly concealed and partly exposed[1] | | |
| | | (iii) Location and number of power points and air-conditioner points | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" | | |

3. INTERIOR FITTINGS

| | | | Fittings |
|---|---|---|---|
| (h) | Gas supply | Type | Towngas |
| | | System | Gas supply pipe is provided and connected to gas cooker and gas water heater for all flats |
| | | Location | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" |
| (i) | Washing machine connection point | Location | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" |
| | | Design | Drain point and water point are provided for washing machine |
| (j) | Dish Washer connection point | Location | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" |
| | | Design | Drain point and water point are provided for dish washer |
| (k) | Water supply | (i) Material of water pipes | Copper pipes for cold water supply and copper pipes with thermal insulation for hot water supply |
| | | (ii) Whether water pipes are concealed or exposed exposed | Water pipes are partly concealed and partly exposed[2] |
| | | (iii) Whether hot water is available | Hot water supply is provided to the kitchen, open kitchen and bathroom |

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

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

4. MISCELLANEOUS

| | | Description | | | Residential |
|---|---|---|---|---|---|
| (a) | Lifts | (i) Brand name and model number | Brand name | | Hitachi |
| | | | Model number | | L1-L3:MCA-900-CO180 |
| | | (ii) Number and floors served by them | Number of lifts | | 3 |
| | | | Floor served by the lifts | | Lift No.1 & 2: G/F, 2/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-33/F<br>Lift No.3: G/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-33/F |
| (b) | Letter box | Material | Stainless steel | | |
| (c) | Refuse collection | (i) Means of refuse collection | Refuse will be collected by cleaners | | |
| | | (ii) Location of refuse room | Refuse storage and material recovery room is located at each residential floor<br>Refuse storage and material recovery chamber is located at G/F | | |
| | | | Water Meter | Electricity Meter | Gas Meter |
| (d) | Water meter, electricity meter and gas meter | (i) Location | Common water meter room on each floor | Common electric meter room on each floor | (a) High level of balcony/ utility platform/ A/C platform (Except all flats on 3/F and Flat A on 33/F)<br>(b) High level of flat roof (For all flats on 3/F)<br>(c) High level of kitchen (For Flat A on 33/F) |
| | | (ii) Whether they are separate or communal meters for residential properties | Separate meter | Separate meter | Separate meter |

Notes: 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.

## 5. SECURITY FACILITIES

| | Description | |
|---|---|---|
| Security system and equipment | Access Control | Access card readers (Octopus card and QR code) are installed at the residential entrance lobby on G/F and lifts. |
| | CCTV | CCTV system is installed at residential entrance lobby on G/F, staircase exits and all lifts connecting directly to the management office. |
| Details of built-in provisions | Door phone in each residential unit is connected to the caretaker's counter at the residential entrance lobby on G/F | |
| Location of built-in provisions | Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units" | |

6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 客廳 / 飯廳 Living Room / Dining Room | 多聯形分體冷氣室內機 Multi Split Type Air Conditioning Indoor Unit | 東芝 Toshiba | RAS-M13N4KCV | - | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 | - |
| | 多聯形分體冷氣室內機 Multi Split Type Air Conditioning Indoor Unit | 東芝 Toshiba | RAS-M22N4KCV | - | 1 | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - | 1 |
| | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0181HP-E | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |
| | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0241HP-E | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 嵌入式雪櫃 Built-in Fridge | Philco | PBTR122 | - | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 | - |
| | 嵌入式雪櫃 Built-in Fridge | Philco | PBF7320NF | 1 | 1 | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - | 1 |
| | 嵌入式蒸焗爐 Built-in Steam Oven | 西門子 Siemens | CS589ABS0H | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 嵌入式洗碗碟機 Built-in Dish Washer | 西門子 Siemens | SN67ZX86DM | 1 | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| 主人睡房 Master Bedroom | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0091HP-E | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 6. 設備說明表 Appliances Schedule

| 位置<br>Location | 設備<br>Appliance | 品牌<br>Brand | 型號<br>Model No. | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 3樓<br>3/F | | | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 睡房 1<br>Bedroom 1 | 多聯形分體冷氣室內機<br>Multi Split Type Air Conditioning Indoor Unit | 東芝<br>Toshiba | RAS-M10N4KCV | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | 可變冷媒流量冷氣室內機<br>VRF System Air Conditioning Indoor Unit | 東芝<br>Toshiba | MMK-UP0091HP-E | 1 | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| 睡房 2<br>Bedroom 2 | 多聯形分體冷氣室內機<br>Multi Split Type Air Conditioning Indoor Unit | 東芝<br>Toshiba | RAS-M10N4KCV | - | 1 | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - | 1 |
| | 可變冷媒流量冷氣室內機<br>VRF System Air Conditioning Indoor Unit | 東芝<br>Toshiba | MMK-UP0091HP-E | 1 | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| 睡房 3<br>Bedroom 3 | 可變冷媒流量冷氣室內機<br>VRF System Air Conditioning Indoor Unit | 東芝<br>Toshiba | MMK-UP0091HP-E | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 開放式廚房 Open Kitchen | 嵌入式洗衣乾衣機 Built-in Washer Dryer | 西門子 Siemens | WK14S251HK | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 嵌入式雪櫃 Built-in Fridge | Philco | PBF7320NF | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 氣體煮食爐 Gas Hob | Mia Cucina | MYB32CT | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 氣體煮食爐 Gas Hob | Mia Cucina | MYB31CT | 1 | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 抽油煙機 Cooker Hood | Mia Cucina | MY60 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | 抽油煙機 Cooker Hood | Mia Cucina | MY90 | 1 | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| 浴室 Bathroom | 浴室寶 Thermo Ventilator | 樂聲 Panasonic | FV-30BG3H | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 主人浴室 Master Bathroom | 浴室寶 Thermo Ventilator | 樂聲 Panasonic | FV-30BG3H | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| 平台 / 私人天台 Flat Roof/ Private roof | 多聯形分體冷氣室外機 Multi Split Type Air Conditioning Outdoor Unit | 東芝 Toshiba | RAS-4M26S3ACV | - | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 | - |
| | 多聯形分體冷氣室外機 Multi Split Type Air Conditioning Outdoor Unit | 東芝 Toshiba | RAS-5M38S3ACV | - | 1 | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - | 1 |
| | 可變冷媒流量冷氣室外機 VRF System Air Conditioning Outdoor Unit | 東芝 Toshiba | MCY-MAP0501TP | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用 」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 平台 / 私人天台 Flat Roof / Private Roof | 可變冷媒流量冷氣室外機 VRF System Air Conditioning Outdoor Unit | 東芝 Toshiba | MCY-MAP0601TP | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 煤氣熱水爐 Gas Water Heater | TGC | RBOX16R/L | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | | | RBOX16QR/L | 1 | - | - | - | - | - | - | - | 2 | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用 」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 5樓至12樓、15樓至23樓及25樓至32樓 5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | | | 33樓 33/F | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | | A | B | C | D | E | F | G | H | J | K | L | M |
| 客廳 / 飯廳 Living Room / Dining Room | 多聯形分體冷氣室內機 Multi Split Type Air Conditioning Indoor Unit | 東芝 Toshiba | RAS-M13N4KCV | - | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 | 1 | - | | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 |
| | 多聯形分體冷氣室內機 Multi Split Type Air Conditioning Indoor Unit | 東芝 Toshiba | RAS-M22N4KCV | - | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | | - | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0181HP-E | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | - | - | - | - | - | - | - | - | - | - | - | - |
| | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0121HP-E | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 嵌入式雪櫃 Built-in Fridge | Philco | PBTR122 | - | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | - | | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | 嵌入式雪櫃 Built-in Fridge | Philco | PBF7320NF | 1 | 1 | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - | - | 1 | | - | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - |
| | 嵌入式蒸焗爐 Built-in Steam Oven | 西門子 Siemens | CS589ABS0H | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 嵌入式洗碗碟機 Built-in Dish Washer | 西門子 Siemens | SN67ZX86DM | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | - | - | - | - | - | - | - | - | - | - | - | - |
| 主人睡房 Master Bedroom | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0121HP-E | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用 」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 5樓至12樓、15樓至23樓及25樓至32樓 5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | | 33樓 33/F | | | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M | | |
| 睡房 1 Bedroom 1 | 多聯形分體冷氣室內機 Multi Split Type Air Conditioning Indoor Unit | 東芝 Toshiba | RAS-M10N4KCV | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | | |
| | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0091HP-E | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| 睡房 2 Bedroom 2 | 多聯形分體冷氣室內機 Multi Split Type Air Conditioning Indoor Unit | 東芝 Toshiba | RAS-M10N4KCV | - | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | - | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | | |
| | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0091HP-E | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| 睡房 3 Bedroom 3 | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0091HP-E | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| 廚房 Kitchen | 煤氣熱水爐 Gas Water Heater | TGC | TRJW222TFQL | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 抽氣扇 Exhaust Fan | Ostberg | LPK 125 A1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 抽油煙機 Cooker Hood | V-ZUG | DFPQSL 9 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 氣體煮食爐 Gas Hob | Bosch | PRA3A6B70X | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 氣體煮食爐 Gas Hob | Bosch | PRB3A6B70X | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 電磁爐 Induction Hob | Bosch | PXX375FB1E | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 嵌入式雪櫃 Built-in Fridge | 西門子 Siemens | KI86NHFD0K | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |
| | 嵌入式洗衣乾衣機 Built-in Washer Dryer | 西門子 Siemens | WK14S251HK | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - | | |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用 」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 5樓至12樓、15樓至23樓及25樓至32樓 5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | | 33樓 33/F | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 廚房 Kitchen | 酒櫃 Wine Cellar | 法國名望 Vinvautz | VZ20SSUG | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 嵌入式洗碗碟機 Built-in Dish Washer | 西門子 Siemens | SN67ZX86DM | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 嵌入式蒸焗爐 Built-in Steam Oven | Miele | DGC 7250 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 開放式廚房 Open Kitchen | 嵌入式洗衣乾衣機 Built-in Washer Dryer | 西門子 Siemens | WK14S251HK | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 氣體煮食爐 Gas Hob | Mia Cucina | MYB32CT | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 氣體煮食爐 Gas Hob | Mia Cucina | MYB31CT | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| | 抽油煙機 Cooker Hood | Mia Cucina | MY60 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 抽油煙機 Cooker Hood | Mia Cucina | MY90 | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 浴室 Bathroom | 浴室寶 Thermo Ventilator | 樂聲 Panasonic | FV-30BG3H | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 主人浴室 Master Bathroom | 浴室寶 Thermo Ventilator | 樂聲 Panasonic | FV-30BG3H | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 浴室 1 Bathroom 1 | 浴室寶 Thermo Ventilator | 樂聲 Panasonic | FV-30BG3H | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 浴室 2 Bathroom 2 | 浴室寶 Thermo Ventilator | 樂聲 Panasonic | FV-30BG3H | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 6. 設備說明表 Appliances Schedule

| 位置 Location | 設備 Appliance | 品牌 Brand | 型號 Model No. | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | 5樓至12樓、15樓至23樓及25樓至32樓 5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | | | 33樓 33/F | | | | | | | | | | | |
| | | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | | A | B | C | D | E | F | G | H | J | K | L | M |
| 浴室 3 Bathroom 3 | 抽氣扇 Exhaust Fan | Ostberg | LPK 125 A1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 儲物室 Store | 可變冷媒流量冷氣室內機 VRF System Air Conditioning Indoor Unit | 東芝 Toshiba | MMK-UP0091HP-E | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 露台/ 工作平台/ 空調機平台 Balcony / Utility Platform / AC Platform | 多聯形分體冷氣室外機 Multi Split Type Air Conditioning Outdoor Unit | 東芝 Toshiba | RAS-4M26S3ACV | - | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 | 1 | - | | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 |
| | 多聯形分體冷氣室外機 Multi Split Type Air Conditioning Outdoor Unit | 東芝 Toshiba | RAS-5M38S3ACV | - | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | | - | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| | 可變冷媒流量冷氣室外機 VRF System Air Conditioning Outdoor Unit | 東芝 Toshiba | MCY-MAP0501TP | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | - | - | - | - | - | - | - | - | - | - | - | - |
| | 煤氣熱水爐 Gas Water Heater | TGC | RBOX16R/L | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | | RBOX16QR/L | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | - | - | - | - | - | - | - | - | - | - | - | - |
| 平台 / 私人天台 Flat Roof / Private Roof | 可變冷媒流量冷氣室外機 VRF System Air Conditioning Outdoor Unit | 東芝 Toshiba | MCY-MAP0401TP | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 可變冷媒流量冷氣室外機 VRF System Air Conditioning Outdoor Unit | 東芝 Toshiba | MCY-MAP0501TP | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 1. 賣方承諾如期數中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。 2. 所有冷氣機只提供製冷功能。 3. 上表 " - " 代表「不提供」或「不適用」

Notes : 1. The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Phase, lifts or appliances of comparable quality will be installed.
2. All Air Conditioning Units provide cooling function only 3. The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 3樓 3/F | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 大門入口 Main Entrance | 門鈴按鈕 Door bell push button | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 客廳 / 飯廳 Living Room / Dining Room | 總電掣箱 Miniature circuit breaker board | | - | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | 1 |
| | 雙位燈掣 2-gang lighting switch | | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 4 | 3 | 3 | 3 | 3 | 3 |
| | 單位燈掣 1-gang lighting switch | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 燈位 Lighting point | | 4 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 4 | 2 | 2 | 2 | 2 | 2 |
| | 電話插座 Telephone outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 互聯網接駁位 Data outlet | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 電視/電台天線插座 TV/FM outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 雙極開關掣 Double pole switch | 適用於蒸焗爐 For steam oven | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | 雙位雙極開關掣 2-gang double pole switch | 適用於浴室寶及煤氣熱水爐 For thermo ventilator and gas water heater | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A 雙位插座連開關掣 13A twin socket outlet with switch | 一般用途 For general use | 2 | 3 | 3 | 3 | 3 | 2 | 2 | 3 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 13A 單位插座連開關掣 13A single socket outlet with switch | 適用於雪櫃及 / 或洗碗碟機及 / 或一般用途 For fridge and / or dish washer and / or general use | 4 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 3 | 1 | 1 | 1 | 1 | 1 |
| | 門鈴 Door bell | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 對講機 Door phone | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 冷氣室內機接駁點 Connection point for air conditioning indoor unit | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 來及去水位 Water and Drain points | 適用於洗碗碟機 For dish washer | 1 | - | - | - | - | - | - | - | 1 | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 開放式廚房 Open Kitchen | 總電掣箱 Miniature circuit breaker board | | 1 | - | - | - | - | 1 | 1 | - | - | 1 | 1 | 1 | 1 | - |
| | 燈位 Lighting point | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 1 | 1 | 1 | 1 | 1 |
| | 雙極開關掣 Double pole switch | 適用於蒸焗爐 For steam oven | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 13A 雙位插座連開關掣 13A twin socket outlet with switch | 一般用途 For general use | 1 | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A 單位插座連開關掣 13A single socket outlet with switch | 適用於雪櫃及 / 或抽油煙機及 / 或煮食爐 / 或洗衣機 / 或一般用途 For fridge and / or cooker hood and / or gas hob and / or washer dryer and / or general use | 4 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 6 | 3 | 3 | 3 | 3 | 3 |
| | 來及去水位 Water and drain points | 適用於鋅盆 For sink | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | 適用於洗衣乾衣機 For washer dryer | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 3樓 3/F | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 睡房 1 Bedroom 1 | 單位燈掣 1-gang lighting switch | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 燈位 Lighting point | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 電話插座 Telephone outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 電視/電台天線插座 TV/FM outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A 單位插座連開關掣（附有USB插頭） 13A single socket outlet with switch (with USB port) | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A 單位插座連開關掣 13A single socket outlet with switch | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 冷氣室內機接駁點 Connection point for air conditioning indoor unit | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 睡房 2 Bedroom 2 | 單位燈掣 1-gang lighting switch | | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | 1 |
| | 燈位 Lighting point | | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | 1 |
| | 13A 單位插座連開關掣（附有USB插頭） 13A single socket outlet with switch (with USB port) | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | 1 |
| | 13A 單位插座連開關掣 13A single socket outlet with switch | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | 1 |
| | 冷氣室內機接駁點 Connection point for air conditioning indoor unit | | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | 1 |

備註： 上表 " - " 代表「不提供」或「不適用」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 睡房 3 Bedroom 3 | 單位燈掣 1-gang lighting switch | | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |
| | 燈位 Lighting point | | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣(附有USB插頭) 13A single socket outlet with switch (with USB port) | 一般用途 For general use | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣 13A single socket outlet with switch | 一般用途 For general use | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |
| | 冷氣室內機接駁點 Connection point for air conditioning indoor unit | | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 主人睡房 Master Bedroom | 單位燈掣 1-gang lighting switch | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 雙位燈掣 2-gang lighting switch | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 燈位 Lighting point | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 電話插座 Telephone outlet | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 電視/電台天線插座 TV/FM outlet | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 雙位雙極開關掣 2-gang double pole switch | 適用於浴室寶及煤氣熱水爐 For thermo ventilator and gas water heater | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 13A 單位插座連開關掣(附有USB插頭) 13A single socket outlet with switch (with USB port) | 一般用途 For general use | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 13A 單位插座連開關掣 13A single socket outlet with switch | 一般用途 For general use | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 冷氣室內機接駁點 Connection point for air conditioning indoor unit | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 浴室 Bathroom | 燈位 Lighting point | | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 13A單位插座(附有USB插頭) 13A single socket outlet (with USB port) | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 煤氣熱水爐搖控開關 Remote control for gas water heater | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 來及去水位 Water and drain points | 適用於座廁 For water closet | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | 適用於面盆 For basin | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | 適用於企缸 For shower | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 去水位 Drain points | 適用於地台去水 For floor drain | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 主人浴室 Master Bathroom | 燈位 Lighting point | | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - |
| | 13A單位插座(附有USB插頭) 13A single socket outlet (with USB port) | 一般用途 For general use | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 煤氣熱水爐搖控開關 Remote control for gas water heater | | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 來及去水位 Water and drain points | 適用於座廁 For water closet | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | | 適用於面盆 For basin | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | | 適用於企缸 For shower | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |
| | 去水位 Drain points | 適用於地台去水 For floor drain | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座　Tower 1 | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 3樓 3/F | | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P |
| 平台 / 私人天台 Flat Roof / Private Roof | 燈位 Lighting point | | 3 | 3 | 3 | 3 | 3 | 2 | 2 | 6 | 8 | 3 | 3 | 3 | 3 | 4 |
| | 13A 防水單位插座 13A weatherproof single socket outlet | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 2 | 1 | 1 | 1 | 1 | 1 |
| | 防水雙極開關掣 Weatherproof double pole isolator | 適用於冷氣室外機 For air conditioning outdoor unit | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 來及去水位 Water and drain points | 適用於鋅盆 For sink | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 去水位 Drain points | 適用於雨水去水 For rain water outlet | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 4 | 3 | 2 | 2 | 2 | 2 | 4 |
| | | 適用於草坪及花槽去水 For lawn and planter drain | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」

Note :  The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓<br>5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓<br>33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 大門入口<br>Main Entrance | 門鈴按鈕 Door bell push button | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 客廳 / 飯廳<br>Living Room /<br>Dining Room | 總電掣箱<br>Miniature circuit breaker board | | - | 1 | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - | - | 1 | - | 1 | 1 | 1 | - | - | 1 | - | - | - | - | - |
| | 雙位燈掣<br>2-gang lighting switch | | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 5 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 |
| | 單位燈掣<br>1-gang lighting switch | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 燈位 Lighting point | | 4 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 3 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 電話插座 Telephone outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 互聯網接駁位 Data outlet | 一般用途<br>For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 電視/電台天線插座 TV/FM outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 雙極開關掣 Double pole switch | 適用於抽氣扇 / 浴室寶<br>For exhaust fan / thermo ventilator | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於蒸焗爐<br>For steam oven | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 雙位雙極開關掣<br>2-gang double pole switch | 適用於抽氣扇 / 浴室寶 / 煤氣熱水爐<br>For exhaust fan / thermo ventilator / gas water heater | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A雙位插座連開關掣<br>13A twin socket outlet with switch | 一般用途<br>For general use | 2 | 3 | 3 | 3 | 3 | 2 | 2 | 3 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 3 | 3 | 3 | 2 | 2 | 3 | 2 | 2 | 2 | 2 | 2 |
| | 13A單位插座連開關掣<br>13A single socket outlet with switch | 適用於雪櫃及 / 或洗碗機 / 或一般用途<br>For fridge and / or dish washer and / or general use | 4 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 2 | 1 | 1 | 1 | 1 | 1 |
| | 門鈴 Door bell | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 對講機 Door phone | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 冷氣室內機接駁點<br>Connection point for air conditioning indoor unit | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 2 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 來及去水位<br>Water and Drain Points | 適用於洗碗碟機<br>For dish washer | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓 5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓 33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 開放式廚房 Open Kitchen | 總電掣箱 Miniature circuit breaker board | | 1 | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | - | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | 燈位 Lighting point | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A雙位插座連開關掣 13A twin socket outlet with switch | 一般用途 For general use | 1 | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | - | - | - | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 |
| | 13A單位插座連開關掣 13A single socket outlet with switch | 適用於雪櫃及 / 或抽油煙機及 / 或煮食爐 / 或洗衣機 / 或一般用途 For fridge and / or cooker hood and / or gas hob and / or washer dryer and / or general use | 4 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | - | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 | 3 |
| | 來及去水位 Water and drain points | 適用於鋅盆 For sink | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | 適用於洗衣乾衣機 For washer dryer | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 廚房 Kitchen | 燈位 Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 3 | - | - | - | - | - | - | - | - | - | - | - |
| | 雙極開關掣 Double pole switch | 適用於蒸焗爐 / 電磁煮食爐 For steam oven / induction hob | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A雙位插座連開關掣 13A twin socket outlet with switch | 一般用途 For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓 5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓 33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 廚房 Kitchen | 13A單位插座連開關掣 13A single socket outlet with switch | 適用於雪櫃及 / 或抽油煙機及 / 或洗衣機及 / 或煮食爐 / 或酒櫃 / 或洗碗碟機 / 或一般用途 For fridge and / or cooker hood and / or washer dryer and / or gas hob and / or wine cellar and /or dish washer and / or general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 7 | - | - | - | - | - | - | - | - | - | - | - |
| | 門鈴 Door bell | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 來及去水位 Water and drain points | 適用於鋅盆 For sink | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於洗碗碟機 For dish washer | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於洗衣乾衣機 For washer dryer | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 睡房 1 Bedroom 1 | 單位燈掣 1-gang lighting switch | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 雙位燈掣 2-gang lighting switch | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 燈位 Lighting point | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 電話插座 Telephone outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 電視/電台天線插座 TV/FM outlet | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 雙極開關掣 Double pole switch | 適用於浴室寶 For thermo ventilator | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣(附有USB插頭) 13A single socket outlet with switch (with USB port) | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 13A單位插座連開關掣 13A single socket outlet with switch | 一般用途 For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 冷氣室內機接駁點 Connection point for air conditioning indoor unit | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座　Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓<br>5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓<br>33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 睡房 2<br>Bedroom 2 | 單位燈掣<br>1-gang lighting switch | | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| | 燈位<br>Lighting point | | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| | 13A單位插座連開關掣(附有USB插頭)<br>13A single socket outlet with switch (with USB port) | 一般用途<br>For general use | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| | 13A單位插座連開關掣<br>13A single socket outlet with switch | 一般用途<br>For general use | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| | 冷氣室內機接駁點<br>Connection point for air conditioning indoor unit | | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - | - | 1 | 1 | 1 | 1 | 1 | - | - | 1 | 1 | - | - | - | - |
| 睡房 3<br>Bedroom 3 | 單位燈掣<br>1-gang lighting switch | | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 燈位<br>Lighting point | | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣(附有USB插頭)<br>13A single socket outlet with switch (with USB port) | 一般用途<br>For general use | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣<br>13A single socket outlet with switch | 一般用途<br>For general use | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 冷氣室內機接駁點<br>Connection point for air conditioning indoor unit | | 1 | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 主人睡房<br>Master Bedroom | 單位燈掣<br>1-gang lighting switch | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 雙位燈掣<br>2-gang lighting switch | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓<br>5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓<br>33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 主人睡房 Master Bedroom | 電話插座<br>Telephone outlet | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 電視/電台天線插座<br>TV/FM outlet | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 雙極開關掣<br>Double pole switch | 適用於浴室寶<br>For thermo ventilator | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A 單位插座連開關掣(附有USB插頭)<br>13A single socket outlet with switch (with USB port) | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣<br>13A single socket outlet with switch | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 冷氣室內機接駁點<br>Connection point for air conditioning indoor unit | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 浴室 Bathroom | 燈位<br>Lighting point | | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | - | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| | 13A單位插座(附有USB插頭)<br>13A single socket outlet (with USB port) | 一般用途<br>For general use | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 煤氣熱水爐搖控開關<br>Remote control for gas water heater | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 來及去水位<br>Water and drain points | 適用於座廁<br>For water closet | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | 適用於面盆<br>For basin | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | | 適用於企缸<br>For shower | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 去水位<br>Drain points | 適用於地台去水<br>For floor drain | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓<br>5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | | 33樓<br>33/F | | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 浴室 1<br>Bathroom 1 | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座(附有USB插頭)<br>13A single socket outlet<br>(with USB port) | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 煤氣熱水爐搖控開關<br>Remote control for gas water heater | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 來及去水位<br>Water and drain points | 適用於座廁<br>For water closet | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於面盆<br>For basin | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於企缸<br>For shower | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 去水位<br>Drain points | 適用於地台去水<br>For floor drain | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 浴室 2<br>Bathroom 2 | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座(附有USB插頭)<br>13A single socket outlet<br>(with USB port) | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 煤氣熱水爐搖控開關<br>Remote control for gas water heater | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 來及去水位<br>Water and Drain Points | 適用於座廁<br>For Water Closet | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於面盆<br>For Basin | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於企缸<br>For Shower | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 去水位<br>Drain Points | 適用於地台去水<br>For Floor Drain | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

## 7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓<br>5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓<br>33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 浴室 3<br>Bathroom 3 | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 來及去水位<br>Water and drain points | 適用於座廁<br>For water closet | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於面盆<br>For basin | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 去水位<br>Drain points | 適用於地台去水<br>For floor drain | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 主人浴室<br>Master Bathroom | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座(附有USB插頭)<br>13A single socket outlet (with USB port) | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 煤氣熱水爐搖控開關<br>Remote control for gas water heater | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 來及去水位<br>Water and drain points | 適用於座廁<br>For water closet | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於面盆<br>For basin | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | | 適用於浴缸<br>For bath tub | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 去水位<br>Drain Points | 適用於地台去水<br>For floor drain | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 儲物室<br>Store | 總電掣箱<br>Miniature circuit breaker board | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 雙位燈掣<br>2-gang lighting switch | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

7. 住宅單位機電裝置位置及數量說明表　Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units

| 位置 Location | 描述 Description | | 第1座 Tower 1 | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | 5樓至12樓、15樓至23樓 及 25樓至32樓<br>5/F to 12/F, 15/F to 23/F and 25/F to 32/F | | | | | | | | | | | | | | 33樓<br>33/F | | | | | | | | | | | |
| | | | A | B | C | D | E | F | G | H | J | K | L | M | N | P | Q | A | B | C | D | E | F | G | H | J | K | L | M |
| 儲物室 Store | 雙極開關掣<br>Double pole switch | 適用於抽氣扇<br>For exhaust fan | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A單位插座連開關掣<br>13A single socket outlet with switch | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 冷氣室內機接駁點<br>Connection point for air conditioning indoor unit | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| 露台、工作平台及空調機平台 Balcony, Utility Platform and AC Platform | 燈位<br>Lighting point | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 防水雙極開關掣<br>Weatherproof double pole isolator | 適用於冷氣室外機<br>For air conditioning outdoor unit | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| | 去水位<br>Drain points | 適用於雨水去水<br>For rain water outlet | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | - | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| 平台 / 私人天台 Flat Roof / Private Roof | 燈位<br>Lighting point | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 13 | - | - | - | - | - | - | - | - | - | - | - |
| | 13A防水單位插座<br>13A weatherproof single socket outlet | 一般用途<br>For general use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 防水雙極開關掣<br>Weatherproof double pole isolator | 適用於冷氣室外機<br>For air conditioning outdoor unit | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 2 | - | - | - | - | - | - | - | - | - | - | - |
| | 來及去水位<br>Water and drain points | 適用於鋅盆<br>For sink | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |
| | 去水位<br>Drain points | 適用於雨水去水<br>For rain water outlet | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 6 | - | - | - | - | - | - | - | - | - | - | - |
| | 防水雙位燈掣<br>Weatherproof 2-gang lighting switch | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 1 | - | - | - | - | - | - | - | - | - | - | - |

備註： 上表 " - " 代表「不提供」或「不適用 」
Note : The symbol " - " as shown in the above table denotes "Not provided" or "Not applicable"

# 23 服務協議 SERVICE AGREEMENTS

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

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

# 24 地税 GOVERNMENT RENT

賣方(擁有人)有法律責任繳付住宅物業的地税直至住宅物業買賣完成日(包括該日)為止。

The Vendor (the owner) is liable for the Government rent of a residential property up to and including the date of the completion of the sale and purchase of that residential property.

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

1. 在向買方交付住宅物業在空置情況下的管有權時，買方須向賣方(擁有人)補還水、電力及氣體的按金。

2. 在交付時，買方不須向賣方(擁有人)支付清理廢料的費用。

3. 水、電力及氣體的按金及清理廢料的費用的款額於售樓説明書印製日尚未決定。

備註：買方須向管理人而不須向賣方(擁有人)繳付水、電力及氣體的按金及清理廢料的費用。

1. On the delivery of the vacant possession of the residential property to the purchaser, the purchaser is liable to reimburse the vendor (the owner) for the deposits for water, electricity and gas.

2. On that delivery, the purchaser is not liable to pay to the vendor (the owner) a debris removal fee.

3. The amount of deposits for water, electricity and gas and debris removal fee is yet to be ascertained at the date on which the sales brochure is printed.

Note : The purchaser should pay to the manager instead of the vendor (the owner) the deposits for water, electricity and gas and the debris removal.

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

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

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

不適用。

Not applicable.

# 28 修訂 MODIFICATION

沒有向政府申請中而未獲批准的批地文件的修訂。

There is no on-going application to the Government for modification of the land grant which is not yet granted.

### 獲寬免總樓面面積的設施分項

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

### Breakdown of GFA Concessions Obtained for All Features

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

| 根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積<br>Disregarded GFA under Building (Planning) Regulations 23(3)(b) | | 面積(平方米)<br>Area ($m^2$) |
|---|---|---|
| 1. (#) | 停車場及上落客貨地方(公共交通總站除外)<br>Carpark and loading / unloading area excluding public transport terminus | 137.800 |
| 2. | 機房及相類設施<br>Plant rooms and similar services | |
| 2.1 | 所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》(《作業備考》)或規例限制的強制性設施或必要機房，例如升降機機房、電訊及廣播設備室(訊播室)、為流動通訊接達設施而設的訊播室、天台電訊設備室、中層電訊設備室、垃圾房等<br>Mandatory feature or essential plant room, area of which is limited by respective Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) or regulation such as lift machine room, telecommunications and broadcasting (TBE) room, TBE room for access facilities for mobile services, rooftop telecommunications equipment room, intermediate telecommunications equipment room, refuse storage chamber, etc. | 358.344 |
| 2.2 (#) | 所佔面積不受任何《作業備考》或規例限制的強制性設施或必要機房，例如僅由消防裝置及設備佔用的房間、電錶房、電力變壓房、食水及鹹水缸等<br>Mandatory feature or essential plant room, area of which is NOT limited by any PNAP or regulation such as room occupied solely by fire services installations (FSI) and equipment, meter room, transformer room, potable and flushing water tank, etc. | 2291.129 |
| 2.3 | 非強制性或非必要機房，例如空調機房、送風櫃房等<br>Non-mandatory or non-essential plant room such as air-conditioning (A/C) plant room, air handling unit (AHU) room, etc. | 60.895 |

| 根據聯合作業備考第1及第2號提供的環保設施<br>Green Features under Joint Practice Notes 1 and 2 | | 面積(平方米)<br>Area ($m^2$) |
|---|---|---|
| 3. | 露台<br>Balcony | 845.000 |
| 4. | 加闊的公用走廊及升降機大堂<br>Wider common corridor and lift lobby | 不適用<br>Not Applicable |
| 5. | 公用空中花園<br>Communal sky garden | 不適用<br>Not Applicable |
| 6. | 隔聲鰭<br>Acoustic fin | 不適用<br>Not Applicable |
| 7. | 翼牆、捕風器及風斗<br>Wing wall, wind catcher and funnel | 不適用<br>Not Applicable |
| 8. | 非結構預製外牆<br>Non-structural prefabricated external wall | 125.548 |
| 9. | 工作平台<br>Utility platform | 633.750 |
| 10. | 隔音屏障<br>Noise barrier | 不適用<br>Not Applicable |
| **適意設施<br>Amenity Features** | | **面積(平方米)<br>Area ($m^2$)** |
| 11. | 管理員宿舍、供保安人員和管理處員工使用的櫃位、辦事處、貯物室、警衛室和廁所，以及業主立案法團辦事處<br>Caretaker's quarters, counter, office, store, guard room and lavatory for watchman and management staff and owners' corporation office | 8.827 |
| 12. | 住戶康樂設施，包括僅供康樂設施使用的中空空間、機房、游泳池的濾水機房、有蓋人行道等<br>Residential recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway, etc. serving solely the recreational facilities | 1254.129 |

| 適意設施<br>Amenity Features | | 面積(平方米)<br>Area ($m^2$) |
|---|---|---|
| 13. | 有蓋園景區及遊樂場地<br>Covered landscaped and play area | 623.766 |
| 14. | 橫向屏障 / 有蓋人行道及花棚<br>Horizontal screen / covered walkway and trellis | 不適用<br>Not Applicable |
| 15. | 擴大升降機槽<br>Larger lift shaft | 85.762 |
| 16. | 煙囪管道<br>Chimney shaft | 不適用<br>Not Applicable |
| 17. | 其他非強制性或非必要機房，例如鍋爐房、衛星電視共用天線房<br>Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room | 不適用<br>Not Applicable |
| 18. (#) | 強制性設施或必要機房所需的管槽、氣槽及垂直立管<br>Pipe duct, air duct and vertical riser for mandatory feature or essential plant room | 813.093 |
| 19. | 非強制性設施或非必要機房所需的管槽及氣槽<br>Pipe duct, air duct for non-mandatory or non-essential plant room | 2.242 |
| 20. | 環保系統及設施所需的機房、管槽及氣槽<br>Plant room, pipe duct, air duct for environmentally friendly system and feature | 不適用<br>Not Applicable |
| 21. | 複式住宅單位及洋房的中空空間<br>Void in duplex domestic flat and house | 不適用<br>Not Applicable |
| 22. | 遮陽篷及反光罩<br>Sunshade and reflector | 不適用<br>Not Applicable |
| 23. (#) | 伸出式花槽及小型伸出物， 例如空調機箱、空調機平台、窗檻及伸出的窗台<br>Projecting planters and minor projection such as A/C box, A/C platform, window cill and projecting window | 不適用<br>Not Applicable |
| 24. | 《作業備考》APP-19第3(b)及(c)段沒有涵蓋的其他伸出物，如空調機箱及空調機平台， 及維修通道<br>Other projection such as A/C box and A/C platform not covered in paragraph 3(b) and (c) of PNAP APP-19, and maintenance walkway | 不適用<br>Not Applicable |

| 其他項目<br>Other Exempted Items | | 面積(平方米)<br>Area ($m^2$) |
|---|---|---|
| 25. (#) | 庇護層，包括庇護層兼空中花園<br>Refuge floor including refuge floor cum sky garden | 不適用<br>Not Applicable |
| 26. | 大型伸出 / 外懸設施下的有蓋地方<br>Covered area under large projecting / overhanging feature | 不適用<br>Not Applicable |
| 27. | 公共交通總站<br>Public transport terminus | 不適用<br>Not Applicable |
| 28. (#) | 共用構築物及公用樓梯<br>Party structure and common staircase | 不適用<br>Not Applicable |
| 29. (#) | 僅供獲接納不計入總樓面面積的樓層使用的樓梯、升降機槽及垂直管道的水平面積<br>Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA | 121.852 |
| 30. | 公眾通道<br>Public passage | 不適用<br>Not Applicable |
| 31. | 有蓋的後移部分<br>Covered set back area | 不適用<br>Not Applicable |
| **額外總樓面面積<br>Bonus GFA** | | **面積(平方米)<br>Area ($m^2$)** |
| 32. | 額外總樓面面積<br>Bonus GFA | 不適用<br>Not Applicable |
| **根據聯合作業備考(第8號)提供的額外環保設施<br>Additional Green Features under Joint Practice Note (No. 8)** | | **面積(平方米)<br>Area ($m^2$)** |
| 33. | 採用「組裝合成」建築法的樓宇<br>Buildings adopting Modular Integrated Construction | 不適用<br>Not Applicable |

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

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

有關建築物的環境評估
Environmental Assessment of the Building

***This project has been rated as Provisional Pre-requisites Achieved under BEAM Plus New Buildings V2.0.***
此項目於綠建環評新建建築 2.0 版認證，獲暫定為「先決條件達標」。

期數的公用部分的預計能量表現或消耗
Estimated Energy Performance or Consumption for the Common Parts of the Phase

於印製售樓説明書前呈交予建築事務監督期數的公用部分的預計能量表現或消耗的最近期資料：
Latest information on the estimated energy performance or consumption for the common parts of the Phase as submitted to the Building Authority prior to the printing of the sales brochure:

| 第 I 部分<br>Part I | |
|---|---|
| 提供中央空調<br>Provision of Central Air Conditioning | 否<br>No |
| 提供具能源效益的設施<br>Provision of Energy Efficient Features | 是<br>Yes |
| 擬安裝的具能源效益的設施<br>Energy Efficient Features proposed | 1.高效能冷氣機<br>HIGH COP A/C UNITS<br>2.高效能照明系統<br>HIGH EFFICIENT LUMINARIES |

| 第 II 部分：擬興建樓宇/部分樓宇預計每年能源消耗量(註腳1)<br>Part II: The predicted annual energy use of the proposed building / part of building (Note 1) | | | | | | |
|---|---|---|---|---|---|---|
| 發展項目類型<br>Type of Development | 位置<br>Location | 使用有關裝置的內部樓面面積(平方米)<br>Internal Floor Area Served ($m^2$) | 基線樓宇(註腳2)每年能源消耗量<br>Annual Energy Use of Baseline Building (Note 2) | | 擬興建樓宇每年能源消耗量<br>Annual Energy Use of Proposed Building | |
| | | | 電力<br>千瓦小時 / 平方米 / 年<br>Electricity<br>kWh / $m^2$ / annum | 煤氣 / 石油氣<br>用量單位 / 平方米 / 年<br>Town Gas / LPG<br>unit / $m^2$ / annum | 電力<br>千瓦小時 / 平方米 / 年<br>Electricity<br>kWh / $m^2$ / annum | 煤氣 / 石油氣<br>用量單位 / 平方米 / 年<br>Town Gas / LPG<br>unit / $m^2$ / annum |
| 住用發展項目(不包括酒店)<br>Domestic Development<br>(excluding Hotel) | 有使用中央屋宇裝備裝置(註腳3)的部份<br>Area served by central building services installation(Note 3) | 26964 | 193.7 | 6.1 | 153.2 | 3.5 |

註腳 ：1. 一般而言，一棟樓宇的預計"每年能源消耗量"愈低，其節約能源的效益愈高。如一棟樓宇預計的"每年能源消耗量"低於該樓宇的"基線樓宇每年能源消耗量"，則代表預計該樓宇的能源應用較其基線樓宇有效，削減幅度愈大則代表有關樓宇能源節約的效益愈高。

預計每年能源消耗量[以耗電量(千瓦小時 / 平方米 / 年)及煤氣 / 石油氣消耗量(用量單位 / 平方米 / 年)計算]，指將發展項目的每年能源消耗總量除以使用有關裝置的內部樓面面積所得出的商，其中：-
(a) "每年能源消耗量"與新建樓宇 BEAM Plus 標準(現行版本)中的「年能源消耗」具有相同涵義；及
(b) 樓宇、空間或單位的"內部樓面面積"，指外牆及 / 或共用牆的內壁之內表面起量度出來的樓面面積。

2. "基準樓宇"與新建樓宇 BEAM Plus 標準(現行版本)中的"基準建築物模式(零分標準)"具有相同涵義。
3. "中央屋宇裝備裝置"與機電工程署發出的《 屋宇裝備裝置能源效益實務守則》中的涵義相同。

Notes: 1. In general, the lower the estimated "Annual Energy Use" of the building, the more efficient of the building in terms of energy use. For example, if the estimated "annual energy use of proposed building" is less than the estimated "annual energy use of baseline building", it means the predicted use of energy is more efficient in the proposed building than in the baseline building. The larger the reduction, the greater the efficiency.

The predicted annual energy use, in terms of electricity consumption (kWh / $m^2$ / annum) and town gas/LPG consumption (unit / $m^2$ / annum), of the development by the internal floor area served, where:
(a) "total annual energy use" has the same meaning of "annual energy use" in the BEAM Plus New Buildings (current version); and
(b) "internal floor area", in relation a building, a space or a unit means the floor area of all enclosed space measured to the internal faces of enclosing external and / or party walls.

2. "Baseline Building" has the same meaning as "Baseline Building Model (zero-credit benchmark)" in the BEAM Plus New Buildings (current version).
3. "Central Building Services Installation" has the same meaning as that in the Code of Practice for Energy Efficiency of Building Services Installation issued by the Electrical and Mechanical Services Department.

| 第 III 部分：以下裝置乃按機電工程署公布的相關實務守則設計<br>Part III: The following installations are designed in accordance with the relevant Codes of Practices published by the Electrical & Mechanical Services Department (EMSD) | | | |
|---|---|---|---|
| 裝置類型<br>Type of Installations | 是<br>Yes | 否<br>No | 不適用<br>Not applicable |
| 照明裝置<br>Lighting Installations | ✓ | - | - |
| 空調裝置<br>Air Conditioning Installations | ✓ | - | - |
| 電力裝置<br>Electrical Installations | ✓ | - | - |
| 升降機及自動梯的裝置<br>Lift & Escalator Installations | ✓ | - | - |
| 以總能源為本的方法<br>Performance-based Approach | - | - | ✓ |

1. 第2期的施工
第2期的施工可能對期數內住宅單位之享用，諸如景觀、噪音、沙塵及/或周邊環境的其他方面，造成重大影響。

2. 放置室外冷氣機
部分室外冷氣機放置在(i)構成住宅單位一部分的組合露台及工作平台上或內部及(ii)私人平台上或內部(iii)私人天台上或內部。室外冷氣機的放置可能對期數內的住宅單位的享用，諸如熱氣及噪音或其他方面造成影響。有關室外冷氣機的位置，請參閱本售樓說明書的「期數的住宅物業的樓面平面圖」。

3. 建築裝飾
期數部分住宅單位外牆設有建築裝飾。此等建築裝飾可能對部分住宅單位的景觀造成影響。有關建築裝飾的位置，請參閱本售樓說明書的「期數的住宅物業的樓面平面圖」。

4. 照明
期數部分住宅單位的外牆及/或建築裝飾裝設外牆裝飾燈及發展項目1樓及2樓的外牆裝設有招牌伸展至落山道。該等裝飾燈及招牌可能不時開啟。該等照明可能對期數部分住宅單位的享用，諸如景觀、光及對周邊環境的其他方面造成影響。

5. 大廈保養系統操作
(a) 根據公契及管理協議，管理人有權進入建有私人平台及/或私人天台的住宅單位(不論是否連同管理人的代理、測量師、工人及其他人士，及是否携帶用具、工具及物料)操作大廈保養系統，包括但不限於在毗鄰構成住宅單位一部分的私人天台及/或私人平台的公用地方與設施的周邊外牆的托架錨固吊船或其他類似裝置，及/或於構成住宅單位一部分的私人天台及/或私人平台停泊吊船或其他類似裝置，以便清潔、檢查、保養及/或維修外牆、玻璃幕牆及公用地方與設施。

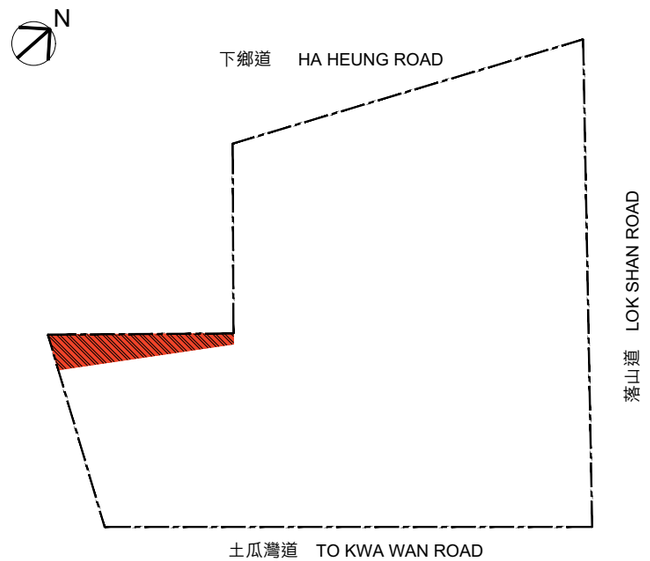
(b) 在管理人安排為外牆(包括玻璃幕牆結構以及公用地方與設施)進行定期及特別安排的檢查、清潔、保養及/或維修期間，大廈保養系統包括但不限於吊船或其他類似裝置(不論永久或臨時裝置)可能會安裝及/或停泊在住宅單位的私人平台及/或私人天台上及於住宅單位的私人平台及/或私人天台的上空以及窗戶外及/或住宅單位的組合露台及工作平台外操作。

6. 喉管
部分喉管(包圍於建築裝飾內或外露)設於期數部分住宅單位的外牆及/或毗鄰私人平台及/或私人天台及/或組合露台及工作平台。部分住宅單位的景觀可能因此受到影響。有關該等喉管及建築裝飾相關的位置，請參閱期數最新經批准的建築圖則。

7. 綠化範圍
根據公契及管理協議，位於期數2樓的綠化範圍被指定為並構成住宅公用地方一部分。期數的每一住宅單位的擁有人均需分擔管理及維修構成住宅公用地方一部分的綠化範圍的費用。

8. 商業發展項目通行區域
根據屋宇署於2025年7月14日批准的經修訂一般建築圖則(參考編號BD 2/4086/20(DPU))，地下某部分面積標記為供毗鄰的九龍內地段4148號C段上的建築物的擁有人通行。根據公契及管理協議，該通行區域構成商業發展項目一部分及受制於九龍內地段4148號C段的擁有人及佔用人免費及無阻礙的通行權。

僅為識別目的，該商業發展項目通行區域的位置以  顯示在本部分最後的圖則上。




發展項目的邊界線
Boundary of the Development

商業發展項目通行區域
Commercial Development (Right of Way) Area

備註：不按比例，圖則僅供識別用途。

註：除非本售樓說明書另有定義，本有關資料內使用的詞彙與該詞彙在公契及管理協議中的涵義相同。

1. Construction of Phase 2

The construction of Phase 2 may materially affect the enjoyment of the residential units in the Phase in terms of views, noise, dust and/or other aspects of the surrounding environment.

2. Placement of outdoor air-conditioning units

Some outdoor air-conditioning units are placed on the areas provided on or within (i) the combined balconies and utility platforms forming part of residential units and (ii) the private flat roofs. (iii) Private Roof. The placement of the outdoor air-conditioning units may affect the enjoyment of the residential units of the Phase in terms of heat and noise or other aspects. For the locations of the outdoor air-conditioning units, please refer to the "Floor Plans of Residential Properties in the Phase" in this sales brochure.

3. Architectural Features

Some architectural features are installed outside some residential units of the Phase. The views of some residential units may be affected by such architectural features. For locations of the architectural features, please refer to "Floor Plans of Residential Properties in the Phase" in this sales brochure.

4. Lighting

Facade lighting is installed on the external walls and/or architectural features of some residential units of the Phase and a signage is installed outside the external walls of the first and second floors of the Development projecting out over Lok Shan Road. These lighting and signage may be turned on from time to time. The illumination of these lighting may affect the enjoyment of some residential units in the Phase in terms of views, lighting and other aspects of the surrounding environment.

5. Operation of Building Maintenance System

(a) Under the Deed of Mutual Covenant and Management Agreement, the Manager shall have the right to access into those residential units consisting of private flat roof(s) and/or private roof(s) (with or without the Manager's agents, surveyors, workmen and others and with or without other appliances, equipment and materials) for operating the building maintenance system, including but limited to the anchoring of the gondola or likewise equipment at the brackets located at the building perimeter along such part of the Common Areas and Facilities adjacent to the private roof and/or private flat roof forming part of a residential unit and/or the resting of the gondola or likewise equipment on the private roofs and/or private flat roofs forming part of any residential unit, for cleaning, inspecting, maintaining and/or repairing the external wall, curtain wall and the Common Areas and Facilities.

(b) During regular and specially arranged inspections, cleaning, maintenance and/or repairing of the external walls (including the curtain wall structures and the Common Areas and Facilities) as arranged by the Manager, the building maintenance systems including but not limited to gondola(s) or similar equipment (whether permanent or temporary equipment) may be installed and/or rested on the private flat roof(s) and/or private roof(s) of the residential units and operated in the air space directly above the private flat roof(s) and/or private roof(s) of the residential units as well as outside windows and/or combined balcony(ies) and utility platform(s) of the residential units.

6. Pipes

Some pipes (enclosed by architectural features or exposed) are located on the external walls and/or adjacent to and/or on the private flat roofs and/or private roofs and/or combined balconies and utility platforms of some residential units of the Phase. It is possible that the views of some residential units may be affected by these pipes and related architectural features. For locations of such pipes and architectural features, please refer to the latest approved building plans of the Phase.

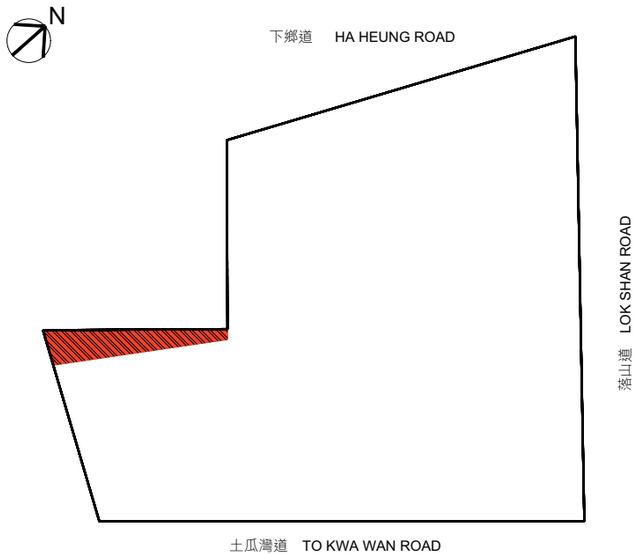
7. Greenery Areas

Under the Deed of Mutual Covenant and Management Agreement, greenery areas on 2/F of the Phase are designated as and form part of the Residential Common Areas. The owner of each residential unit in the Phase is obliged to contribute towards the costs of management and maintenance of such greenery areas which form part of the Residential Common Areas.

8. Commercial Development (Right of Way) Area

Under the general building plan Ref. No. BD 2/4086/20(DPU) as revised and approved by the Building Authority on 14th July 2025, an area on G/F of the development is marked as a right of way for owners of the adjoining building on Section C of Kowloon Inland Lot No.4148. Under the Deed of Mutual Covenant and Management Agreement of the development, such right of way forms part of the Commercial Development and shall be subject to the free and uninterrupted right of way for the owners and occupiers for the time being of Section C of Kowloon Inland Lot No.4148 to go pass and repass over and along.

For the purpose of identification only, the location of the Commercial Development (Right of Way) Area is shown and coloured  on the plan at the end of this Section.




發展項目的邊界線
Boundary of the Development

商業發展項目通行區域
Commercial Development (Right of Way) Area

Note: Not to scale. This plan is for identification purpose only.

Remark: Unless otherwise defined in this sales brochure, the capitalized terms used in this Relevant Information shall have the same meaning of such terms in the Deed of Mutual Covenant and Management Agreement.

賣方就期數指定的互聯網網站的網址：www.highwood.com.hk

The Address of the Website Designated by the Vendor for the Phase : www.highwood.com.hk

1. 期數及其周邊地區日後可能出現改變。
2. 本售樓說明書印製日期：2025年9月3日。

1. There may be future changes to the phase and the surrounding areas.
2. Date of printing of this Sales Brochure : 3rd September 2025.

| 檢視 / 修改日期<br>Examination /<br>Revision Date | 所作修改<br>Revision Made | |
|---|---|---|
| | 頁次<br>Page Number | 所作修改<br>Revision Made |
| 2025年9月11日<br>11th September 2025 | 33, 35, 37 | 修訂期數的住宅物業的樓面平面圖<br>Revise floor plans of residential properties in the phase |
| | 52 | 修訂公契的摘要<br>Revise summary of deed of mutual covenant |
| 2025年12月9日<br>9th December 2025 | 13 | 更新期數的設計的資料。<br>Update the information on design of the Phase. |
| | 22, 23 | 更新關乎發展項目的分區計劃大綱圖。<br>Update the outline zoning plan etc. relating to the developmemnt. |
| | 64 | 更新期數中的公用設施的資料。<br>Update the information on common facilities in the phase. |
| | 108, 109 | 更新申請建築物總樓面面積寬免的資料。<br>Update the information in application for concession on gross floor area (GFA) of building. |
| 2026年3月6日<br>6th March 2026 | 15 | 更新發展項目的所在位置圖。<br>Update the location plan of the development. |
| | 26 | 更新關乎發展項目的分區計劃大綱圖。<br>Update the outline zoning plan etc. relating to the developmemnt. |
| | 31 | 更新發展項目的布局圖。<br>Update the layout plan of the development. |
| | 32, 34, 36, 38, 39 | 更新期數的住宅物業的樓面平面圖。<br>Update the floor plans of residential properties in the phase. |
| | 60, 61, 62, 63 | 更新立面圖。<br>Update the elevation plan. |
| | 88, 89 | 更新裝置、裝修物料及設備。<br>Update the fittings, finishes and appliances. |

| 檢視 / 修改日期<br>Examination /<br>Revision Date | 所作修改<br>Revision Made | |
|---|---|---|
| | 頁次<br>Page Number | 所作修改<br>Revision Made |
| 2026年6月4日<br>4th June 2026 | 15 | 更新發展項目的所在位置圖。<br>Update the location plan of the development. |
| | 36 | 更新期數的住宅物業的樓面平面圖。<br>Update the floor plans of residential properties in the phase. |
| | 61, 62 | 更新立面圖。<br>Update the elevation plan. |
| | 85, 86 | 更新裝置、裝修物料及設備。<br>Update the fittings, finishes and appliances. |

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