



嘉峯匯
K.SUMMIT

SALES BROCHURE 售樓說明書

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

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

For all first-hand residential properties

1. Important information

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

2. Fees, mortgage loan and property price

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

3. Price list, payment terms and other financial incentives

- Vendors may not offer to sell all the residential properties that are covered in a price list. To know which residential properties the vendors may offer to sell, pay attention to the sales arrangements which will be announced by the vendors at least 3 days before the relevant residential properties are offered to be sold.
- Pay attention to the terms of payment as set out in a price list. If there are discounts on the price, gift, or any financial advantage or benefit to be made available in connection with the purchase of the residential properties, such information will also be set out in the price list.
- If you intend to opt for any mortgage loan plans offered by financial institutions specified by the vendor, before entering into a preliminary agreement for sale and purchase (PASP), you must study the details of various mortgage loan plans¹ as set out in the price list concerned. If you have any questions about these mortgage loan plans, you should check with the financial institutions concerned direct before entering into a PASP.

4. Property area and its surroundings

- Pay attention to the area information in the sales brochure and price list, and price per square foot/metre in the price list. According to the Residential Properties (First-hand Sales) Ordinance (Cap. 621) (the Ordinance), vendors can only present the area and price per square foot and per square metre of a residential property using saleable area. Saleable area, in relation to a residential property, means the floor area of the residential property, and includes the floor area of every one of the following to the extent that it forms part of the residential property - (i) a balcony; (ii) a utility platform; and (iii) a verandah. The saleable area excludes the area of the following which forms part of the residential property - air-conditioning plant room; bay window; cockloft; flat roof; garden; parking space; roof; stairhood; terrace and yard.
- Floor plans of all residential properties in the development have to be shown in the sales brochure. In a sales brochure, floor plans of residential properties in the development must state the external and internal dimensions of each residential property². The external and internal dimensions of residential properties as provided in the sales brochure exclude plaster and finishes. You are advised to note this if you want to buy furniture before handing over of the residential property.
- Visit the development site and get to know the surroundings of the property (including transportation and community facilities). Check town planning proposals and decisions which may affect the property. Take a look at the location plan, aerial photograph, outline zoning plan and cross-section plan that are provided in the sales brochure.

5. Sales brochure

- Ensure that the sales brochure you have 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.
- 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

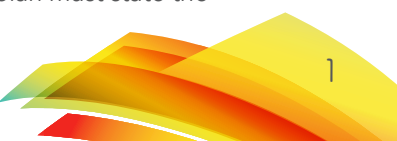
- Pay attention to the register of transactions for a development. A vendor must, within 24 hours after entering into a PASP with a purchaser, enter transaction information of the PASP in the register of transactions. The vendor must, within 1 working day after entering into an agreement for sale and 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.
- 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.

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.



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- If you execute the ASP within 5 working days after the signing of the PASP, the owner (i.e. the seller) must execute the ASP within 8 working days after entering into the PASP.
- The deposit should be made payable to the solicitors' firm responsible for stakeholding purchasers' payments for the property.

10. Expression of intent of purchasing a residential property

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

11. Appointment of estate agent

- Note that if the vendor has appointed one or more than one estate agents to act in the sale of any specified residential property in the development, the price list for the development must set out the name of all the estate agents so appointed as at the date of printing of the price list.
- You may appoint any estate agent (not necessarily from those estate agency companies appointed by the vendor) to act in the purchase of any specified residential property in the development, and may also not appoint any estate agent to act on your behalf.
- Before you appoint an estate agent to look for a property, you should -
 - ♦ find out whether the agent will act on your behalf only. If the agent also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest;
 - ♦ find out whether any commission is payable by you to the estate agent and, if so, its amount and the time of payment; and
 - ♦ note that only licensed estate agents or salespersons may accept your appointment. If in doubt, you should request the estate agent or salesperson to produce his/her Estate Agent Card, or check the Licence List on the Estate Agents Authority website: www.eaa.org.hk.

12. Appointment of solicitor

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

For first-hand uncompleted residential properties

13. Pre-sale Consent

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

14. Show flats

- While the vendor is not required to make any show flat available for viewing by prospective purchasers or the general public, if the vendor wishes to make available show flats of a specified residential property, the vendor must first of all make available an unmodified show flat of that residential property and that, having made available such unmodified show flat, the vendor may then make available a modified show flat of that residential property. In this connection, the vendor is allowed to make available more than one modified show flat of that residential property.

- If you visit the show flats, you should always look at the unmodified show flats for comparison with the modified show flats. That said, the Ordinance does not restrict the discretion of the vendor in arranging the sequence of the viewing of unmodified and modified show flats.
- Sales brochure of the development should have been made available to the public when the show flat is made available for viewing. You are advised to get a copy of the sales brochure and make reference to it when viewing the show flats.
- You may take measurements in modified and unmodified show flats, and take photographs or make video recordings of unmodified show flats, subject to reasonable restriction(s) which may be set by the vendor for ensuring safety of the persons viewing the show flat.

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

15. Estimated material date and handing over date

- Check the estimated material date³ for the development in the sales brochure.
 - ♦ The estimated material date for a development in the sales brochure is not the same as the date on which a residential property is handed over to purchaser. The latter is inevitably later than the former.
- Handing over date
 - ♦ The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring the vendor to apply in writing for an Occupation Document/a Certificate of Compliance or the Director of Lands' Consent to Assign (as the case may be) in respect of the development within 14 days after the estimated material date as stipulated in the ASP.
 - ♦ For development subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within one month after the issue of the Certificate of Compliance or the Consent to Assign, whichever first happens; or
 - ♦ For development not subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within 6 months after the issue of the Occupation Document including Occupation Permit.
 - ♦ The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring completion of the sale and purchase within 14 days after the date of the notification aforesaid. Upon completion, the vendor shall arrange handover of the property to the purchaser.
- Authorized Person (AP) may grant extension(s) of time for completion of the development beyond the estimated material date.
 - ♦ The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision that the AP of a development may grant an extension of time for completion of the development beyond the estimated material date having regard to delays caused exclusively by any one or more of the following reasons:
 - ♦ strike or lock-out of workmen;
 - ♦ riots or civil commotion;
 - ♦ force majeure or Act of God;
 - ♦ fire or other accident beyond the vendor's control;
 - ♦ war; or
 - ♦ inclement weather.

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

For first-hand completed residential properties

16. Vendor's information form

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

17. Viewing of property

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

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

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

Other useful contacts:

Consumer Council	
Website :	www.consumer.org.hk
Telephone :	2929 2222
Email :	cc@consumer.org.hk
Fax :	2856 3611
Estate Agents Authority	
Website :	www.eaa.org.hk
Telephone :	2111 2777
Email :	enquiry@eaa.org.hk
Fax :	2598 9596
Real Estate Developers Association of Hong Kong	
Telephone :	2826 0111
Fax :	2845 2521

Sales of First-hand Residential Properties Authority
Transport and Housing Bureau
August 2017

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

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

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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、前庭或庭院的每一項目的面積，即使該些項目構成該物業的一部分的範圍。
- 售樓說明書必須顯示發展項目中所有住宅物業的樓面平面圖。在售樓

說明書所載有關發展項目中住宅物業的每一份樓面平面圖，均須述明每個住宅物業的外部 and 內部尺寸²。售樓說明書所提供有關住宅物業外部和內部的尺寸，不會把批盪和裝飾物料包括在內。買家收樓前如欲購置家具，應留意這點。

- 親臨發展項目的所在地實地視察，以了解有關物業的四周環境(包括交通和社區設施)；亦應查詢有否任何城市規劃方案和議決，會對有關的物業造成影響；參閱載於售樓說明書內的位置圖、鳥瞰照片、分區計劃大綱圖，以及橫截面圖。

5. 售樓說明書

- 確保所取得的售樓說明書屬最新版本。根據條例，提供予公眾的售樓說明書必須是在之前的三個月之內印製或檢視、或檢視及修改。
- 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，關於相當可能對享有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平面相對的水平。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。
- 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，

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

² 根據條例附表1第1部第10(2)(d)條述明，售樓說明書內顯示的發展項目中的住宅物業的每一份樓面平面圖須述明以下各項 – (i)每個住宅物業的外部尺寸；(ii)每個住宅物業的內部尺寸；(iii)每個住宅物業的內部間隔的厚度；(iv)每個住宅物業內個別分隔室的外部尺寸。根據條例附表1第1部第10(3)條，如有關發展項目的經批准的建築圖則，提供條例附表1第1部第10(2)(d)條所規定的資料，樓面平面圖須述明如此規定的該資料。

1 NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

應要求該地產代理或營業員出示其「地產代理證」，或瀏覽地產代理監管局的網頁(網址：www.eaa.org.hk)，查閱牌照目錄。

12. 委聘律師

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

適用於一手未落成住宅物業

13. 預售樓花同意書

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

14. 示範單位

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

適用於一手未落成住宅物業及尚待符合條件的已落成住宅物業

15. 預計關鍵日期及收樓日期

- 查閱售樓說明書中有關發展項目的預計關鍵日期³。
 - 售樓說明書中有關發展項目的預計關鍵日期並不同買家的「收樓日期」。買家的「收樓日期」必定較發展項目的預計關鍵日期遲。
- 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

運輸及房屋局
一手住宅物業銷售監管局
2017年8月

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

Name of the street at which the Development is situated and the street number allocated by the Commissioner of Rating and Valuation for the purpose of distinguishing the Development
9 Muk Tai Street

The Development consists of four multi-unit buildings and four houses

Multi-unit buildings

Total number of storeys of each multi-unit building

Tower 1 (Tower 1A, Tower 1B): 37 storeys

The above number of storeys has not included Basement, M & E Floor, Refuge Floor, Roof, Upper Roof, Second Upper Roof and Top Roof

Tower 2 (Tower 2A, Tower 2B): 37 storeys

The above number of storeys has not included Basement, Refuge Floor, Roof, Upper Roof, Second Upper Roof and Top Roof

Tower 3 (Urban Villa 1): 6 storeys

The above number of storeys has not included Basement and Roof

Tower 5 (Urban Villa 2): 6 storeys

The above number of storeys has not included Basement and Roof

Notes: Tower 3 (Urban Villa 1) above is referred to in this Sales Brochure as “Urban Villa 1”. Tower 5 (Urban Villa 2) above is referred to in this Sales Brochure as “Urban Villa 2”.

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

Tower 1 (Tower 1A, Tower 1B): Basement, G/F, M & E Floor, 1/F-3/F, 5/F-12/F, Refuge Floor, 15/F-23/F, 25/F-33/F, 35/F-41/F, Roof, Upper Roof, Second Upper Roof & Top Roof

Tower 2 (Tower 2A, Tower 2B): Basement, G/F, 1/F-3/F, 5/F-12/F, Refuge Floor, 15/F-23/F, 25/F-33/F, 35/F-41/F, Roof, Upper Roof, Second Upper Roof & Top Roof

Urban Villas 1 & 2: Basement, G/F, 1/F-3/F, 5/F, 6/F & Roof

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

Tower 1 (Tower 1A, Tower 1B) & Tower 2 (Tower 2A, Tower 2B): 4/F, 13/F, 14/F, 24/F and 34/F

Urban Villas 1 & 2: 4/F

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

Tower 1 (Tower 1A, Tower 1B) & Tower 2 (Tower 2A, Tower 2B): Refuge Floor is located between the floors of 12/F and 15/F

Urban Villas 1 & 2: Not applicable

Houses

Total number of houses

4

House numbering as provided in the approved building plans for the Development

Mansion 1 (Garden Mansion 1), Mansion 2 (Garden Mansion 2), Mansion 3 (Garden Mansion 3) & Mansion 5 (Garden Mansion 5)

Omitted house number

Mansion 4

Note: Each house above is referred to in this Sales Brochure as a “Garden Mansion”.

Estimated material date for the Development as provided by the authorized person for the Development

30 November 2021

The estimated material date is subject to any extension of time that is permitted under the agreement for sale and purchase.

Under the land grant, the consent of the Director of Lands is required to be given for the sale and purchase. For the purpose of the agreement for sale and purchase, without limiting any other means by which the completion of the Development may be proved, the issue of a certificate of compliance or consent to assign by the Director of Lands is conclusive evidence that the Development has been completed or is deemed to be completed (as the case may be).

Note: “Material date” means the date on which the conditions of the land grant are complied with in respect of the Development.

發展項目所位於的街道名稱及由差餉物業估價署署長為識別發展項目的目的而編配的門牌號數
沐泰街9號

發展項目包含4幢多單位建築物及4幢獨立屋

多單位建築物

每幢多單位建築物的樓層的總數

第1座(第1A座，第1B座): 37層

上述樓層數目並不包括地庫、機電層、庇護層、天台、上層天台、第二層上層天台及頂層天台

第2座(第2A座，第2B座): 37層

上述樓層數目並不包括地庫、庇護層、天台、上層天台、第二層上層天台及頂層天台

第3座(都會城邸1): 6層

上述樓層數目並不包括地庫及天台

第5座(都會城邸2): 6層

上述樓層數目並不包括地庫及天台

註：上述之第3座(都會城邸1)於本售樓說明書中稱為「都會城邸1」。上述之第5座(都會城邸2)於本售樓說明書中稱為「都會城邸2」。

發展項目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

第1座(第1A座，第1B座): 地庫、地下、機電層、1樓-3樓、5樓-12樓、庇護層、15樓-23樓、25樓-33樓、35樓-41樓、天台、上層天台、第二層上層天台及頂層天台

第2座(第2A座，第2B座): 地庫、地下、1樓-3樓、5樓-12樓、庇護層、15樓-23樓、25樓-33樓、35樓-41樓、天台、上層天台、第二層上層天台及頂層天台

都會城邸1及2: 地庫、地下、1樓-3樓、5樓、6樓及天台

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

第1座(第1A座，第1B座)及第2座(第2A座，第2B座): 4樓、13樓、14樓、24樓及34樓

都會城邸1及2: 4樓

每幢多單位建築物內的庇護層(如有的話)

第1座(第1A座，第1B座)及第2座(第2A座，第2B座): 庇護層位於12樓及15樓之間

都會城邸1及2: 不適用

獨立屋

獨立屋的總數

4

發展項目的經批准的建築圖則所規定的門牌號數

洋房1(花園洋房1)、洋房2(花園洋房2)、洋房3(花園洋房3)及洋房5(花園洋房5)

被略去的獨立屋號數

洋房4

註：上述之每一獨立屋於本售樓說明書中稱為「花園洋房」。

發展項目的認可人士提供的發展項目的預計關鍵日期

2021年11月30日

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。

根據批地文件，進行該項買賣，需獲地政總署署長同意。為買賣合約的目的，在不局限任何其他可用以證明該發展項目落成的方法的原則下，地政總署署長發出的合格證明書或轉讓同意，即為該發展項目已落成或當作已落成(視屬何種情況而定)的確認。

註：「關鍵日期」指批地文件的條件就發展項目獲符合的日期。

Vendor

Century Basis Limited

Holding companies of the Vendor

K. Wah International Holdings Limited

Sutimar Enterprises Limited

K. Wah Stones (Holdings) Limited

K. Wah Properties Investment Limited

Authorized person for the Development

Wong Min Hon Thomas

Firm or corporation of which the authorized person for the Development is a proprietor, director or employee in his or her professional capacity

Wong Tung & Partners Limited

Building contractor for the Development

Grand Tech Construction Company Limited

Firms of solicitors acting for the owner in relation to the sale of residential properties in the Development

Baker & McKenzie

P. C. Woo & Co.

Authorized institutions that have made a loan, or have undertaken to provide finance, for the construction of the Development

The Hongkong and Shanghai Banking Corporation Limited

Hang Seng Bank Limited

Other person who has made a loan for the construction of the Development

K. Wah Stones (Holdings) Limited

賣方

世紀基業有限公司

賣方的控權公司

嘉華國際集團有限公司

Sutimar Enterprises Limited

嘉華石業(集團)有限公司

嘉華房產投資有限公司

發展項目的認可人士

黃明康

發展項目的認可人士以其專業身分擔任經營人、董事或僱員的商號或法團

王董建築師事務所有限公司

發展項目的承建商

佳盛建築有限公司

就發展項目中的住宅物業的出售而代表擁有人行事的律師事務所

貝克·麥堅時律師事務所

胡百全律師事務所

已為發展項目的建造提供貸款或已承諾為該建造提供融資的認可機構

香港上海滙豐銀行有限公司

恒生銀行有限公司

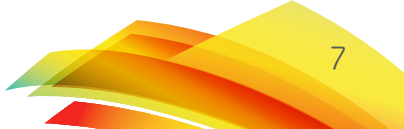
已為發展項目的建造提供貸款的其他人

嘉華石業(集團)有限公司

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

4

(a) The vendor or a building contractor for the Development is an individual, and that vendor or contractor is an immediate family member of an authorized person for the Development.	賣方或有關發展項目的承建商屬個人，並屬該項目的認可人士的家人。	Not Applicable 不適用
(b) The vendor or a building contractor for the Development is a partnership, and a partner of that vendor or contractor is an immediate family member of such an authorized person.	賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的家人。	Not Applicable 不適用
(c) The vendor or a building contractor for the Development is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of such an authorized person.	賣方或該項目的承建商屬法團，而該賣方或承建商(或該賣方的控股公司)的董事或秘書屬上述認可人士的家人。	No 否
(d) The vendor or a building contractor for the Development is an individual, and that vendor or contractor is an immediate family member of an associate of such an authorized person.	賣方或該項目的承建商屬個人，並屬上述認可人士的有聯繫人士的家人。	Not Applicable 不適用
(e) The vendor or a building contractor for the Development is a partnership, and a partner of that vendor or contractor is an immediate family member of an associate of such an authorized person.	賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的有聯繫人士的家人。	Not Applicable 不適用
(f) The vendor or a building contractor for the Development is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of an associate of such an authorized person.	賣方或該項目的承建商屬法團，而該賣方或承建商(或該賣方的控股公司)的董事或秘書屬上述認可人士的有聯繫人士的家人。	Not Applicable 不適用
(g) The vendor or a building contractor for the Development is an individual, and that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development.	賣方或該項目的承建商屬個人，並屬就該項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。	Not Applicable 不適用
(h) The vendor or a building contractor for the Development is a partnership, and a partner of that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development.	賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬就該項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。	Not Applicable 不適用
(i) The vendor or a building contractor for the Development is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of a proprietor of such a firm of solicitors.	賣方或該項目的承建商屬法團，而該賣方或承建商(或該賣方的控股公司)的董事或秘書屬上述律師事務所的經營人的家人。	No 否
(j) The vendor, a holding company of the vendor, or a building contractor for the Development, is a private company, and an authorized person for the Development, or an associate of such an authorized person, holds at least 10% of the issued shares in that vendor, holding company or contractor.	賣方、賣方的控股公司或有關發展項目的承建商屬私人公司，而該項目的認可人士或該認可人士的有聯繫人士持有該賣方、控股公司或承建商最少10%的已發行股份。	No 否
(k) The vendor, a holding company of the vendor, or a building contractor for the Development, is a listed company, and such an authorized person, or such an associate, holds at least 1% of the issued shares in that vendor, holding company or contractor.	賣方、賣方的控股公司或該項目的承建商屬上市公司，而上述認可人士或上述有聯繫人士持有該賣方、控股公司或承建商最少1%的已發行股份。	No 否
(l) The vendor or a building contractor for the Development is a corporation, and such an authorized person, or such an associate, is an employee, director or secretary of that vendor or contractor or of a holding company of that vendor.	賣方或該項目的承建商屬法團，而上述認可人士或上述有聯繫人士屬該賣方、承建商或該賣方的控股公司的僱員、董事或秘書。	No 否
(m) The vendor or a building contractor for the Development is a partnership, and such an authorized person, or such an associate, is an employee of that vendor or contractor.	賣方或該項目的承建商屬合夥，而上述認可人士或上述有聯繫人士屬該賣方或承建商的僱員。	Not Applicable 不適用
(n) The vendor, a holding company of the vendor, or a building contractor for the Development, is a private company, and a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development holds at least 10% of the issued shares in that vendor, holding company or contractor.	賣方、賣方的控股公司或該項目的承建商屬私人公司，而就該項目中的住宅物業的出售而代表擁有人行事的律師事務所的經營人持有該賣方、控股公司或承建商最少10%的已發行股份。	No 否
(o) The vendor, a holding company of the vendor, or a building contractor for the Development, is a listed company, and a proprietor of such a firm of solicitors holds at least 1% of the issued shares in that vendor, holding company or contractor.	賣方、賣方的控股公司或該項目的承建商屬上市公司，而上述律師事務所的經營人持有該賣方、控股公司或承建商最少1%的已發行股份。	No 否
(p) The vendor or a building contractor for the Development is a corporation, and a proprietor of such a firm of solicitors is an employee, director or secretary of that vendor or contractor or of a holding company of that vendor.	賣方或該項目的承建商屬法團，而上述律師事務所的經營人屬該賣方或承建商或該賣方的控股公司的僱員、董事或秘書。	No 否
(q) The vendor or a building contractor for the Development is a partnership, and a proprietor of such a firm of solicitors is an employee of that vendor or contractor.	賣方或該項目的承建商屬合夥，而上述律師事務所的經營人屬該賣方或承建商的僱員。	Not Applicable 不適用
(r) The vendor or a building contractor for the Development is a corporation, and the corporation of which an authorized person for the Development is a director or employee in his or her professional capacity is an associate corporation of that vendor or contractor or of a holding company of that vendor.	賣方或該項目的承建商屬法團，而該項目的認可人士以其專業身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股公司的有聯繫法團。	No 否
(s) The vendor or a building contractor for the Development is a corporation, and that contractor is an associate corporation of that vendor or of a holding company of that vendor.	賣方或該項目的承建商屬法團，而該承建商屬該賣方或該賣方的控股公司的有聯繫法團。	No 否



5 INFORMATION ON DESIGN OF THE DEVELOPMENT

發展項目的設計的資料

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

The thickness of the non-structural prefabricated external walls of Towers 1A, 1B, 2A & 2B, Urban Villas 1 & 2 in the Development will be 150mm.
發展項目中的第1A、1B、2A及2B座，都會城邸1及2的非結構的預製外牆的厚度為150毫米。

There will be no non-structural prefabricated external walls of Garden Mansions 1, 2, 3 & 5 in the Development.
發展項目內花園洋房1、2、3及5將不會有非結構的預製外牆。

Total Area Schedule of the Non-structural Prefabricated External Walls
非結構的預製外牆總面積表

Tower 座數	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
Tower 1A 第1A座	1/F 1樓	A	0.623
		B	0.590
		C	1.141
		D	0.974
		E	2.036
		F	0.150
		G	0.998
	2/F - 39/F 2樓至39樓	A	0.623
		B	0.590
		C	1.141
		D	0.974
		E	2.036
		F	0.150
		G	0.998
	40/F & 41/F 40樓及41樓	A	-
		B	-

Notes: 4/F, 13/F, 14/F, 24/F and 34/F are omitted in Towers 1A, 1B, 2A & 2B.
4/F is omitted in Urban Villas 1 & 2.

Tower 座數	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
Tower 1B 第1B座	1/F 1樓	A	0.676
		B	1.187
		C	1.977
		D	1.020
		E	-
		F	-
		G	0.967
	2/F - 39/F 2樓至39樓	A	0.676
		B	1.187
		C	1.977
		D	1.020
		E	-
		F	-
		G	0.967
	40/F & 41/F 40樓及41樓	A	-
		B	-

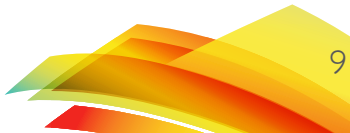
註：第1A、1B、2A及2B座不設4樓、13樓、14樓、24樓及34樓。
都會城邸1及2不設4樓。

Tower 座數	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
Tower 2A 第2A座	2/F 2樓	A	1.012
		C	0.731
		D	1.215
		E	0.236
		F	0.629
		G	0.692
	3/F 3樓	A	1.012
		C	0.731
		D	1.215
		E	0.236
		F	0.629
		G	0.692
	5/F 5樓	A	1.012
		B	2.338
		C	0.731
		D	1.215
		E	0.236
		F	0.629
		G	0.692
	6/F - 40/F 6樓至40樓	A	1.012
		B	2.338
		C	0.731
		D	1.215
		E	0.236
		F	0.629
		G	0.692
	41/F 41樓	A	-
		B	-

Notes: 4/F, 13/F, 14/F, 24/F and 34/F are omitted in Towers 1A, 1B, 2A & 2B.
4/F is omitted in Urban Villas 1 & 2.

Tower 座數	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
Tower 2B 第2B座	2/F 2樓	A	1.012
		C	0.731
		D	1.215
		E	0.228
		F	0.686
	3/F 3樓	A	1.012
		C	0.731
		D	1.215
		E	0.228
		F	0.686
	5/F 5樓	A	1.012
		B	2.291
		C	0.731
		D	1.215
		E	0.228
	6/F - 40/F 6樓至40樓	F	0.686
		A	1.012
		B	2.291
		C	0.731
	41/F 41樓	D	1.215
		E	0.228
Urban Villa 1 都會城邸1	1/F - 6/F 1樓至6樓	F	0.686
		A	-
		B	-
		A	-
		B	0.765
		C	0.743
		D	-
		E	-
Urban Villa 2 都會城邸2	1/F - 6/F 1樓至6樓	F	0.941
		G	0.942
		H	-
		A	-
		B	0.765
		C	0.743
		D	-
		E	-

註：第1A、1B、2A及2B座不設4樓、13樓、14樓、24樓及34樓。
都會城邸1及2不設4樓。



5 INFORMATION ON DESIGN OF THE DEVELOPMENT

發展項目的設計的資料

There will be curtain walls forming part of the enclosing walls of the Development.
發展項目將會有構成圍封牆的一部份的幕牆。

The thickness of the curtain walls of Towers 1A, 1B, 2A & 2B, Urban Villas 1 & 2, Garden Mansions 1, 2, 3 & 5 in the Development will be 200mm.
發展項目中的第1A、1B、2A及2B座，都會城邸1及2，花園洋房1、2、3及5的幕牆的厚度為200毫米。

Total Area Schedule of Curtain Walls
幕牆總面積表

Tower 座數	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m) 每個住宅物業的幕牆的總面積 (平方米)
Tower 1A 第1A座	1/F 1樓	A	-
		B	0.639
		C	0.559
		D	-
		E	-
		F	0.630
		G	-
	2/F - 39/F 2樓至39樓	A	-
		B	0.639
		C	0.559
		D	-
		E	-
		F	0.630
		G	-
	40/F & 41/F 40樓及41樓	A	6.290
		B	4.583
Tower 1B 第1B座	1/F 1樓	A	-
		B	0.713
		C	0.398
		D	-
		E	0.795
		F	0.635
		G	-
	2/F - 39/F 2樓至39樓	A	-
		B	0.713
		C	0.398
		D	-
		E	0.795
		F	0.635
		G	-
	40/F & 41/F 40樓及41樓	A	6.330
		B	4.109

Notes: 4/F, 13/F, 14/F, 24/F and 34/F are omitted in Towers 1A, 1B, 2A & 2B.
4/F is omitted in Urban Villas 1 & 2.

Tower 座數	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m) 每個住宅物業的幕牆的總面積 (平方米)
Tower 2A 第2A座	2/F 2樓	A	-
		C	0.418
		D	-
		E	1.246
		F	-
		G	-
	3/F 3樓	A	-
		C	0.418
		D	-
		E	1.246
		F	-
		G	-
	5/F 5樓	A	-
		B	0.600
		C	0.418
		D	-
		E	1.246
		F	-
		G	-
	6/F - 40/F 6樓至40樓	A	-
		B	0.600
		C	0.418
		D	-
		E	1.246
		F	-
		G	-
	41/F 41樓	A	4.375
		B	3.000

註： 第1A、1B、2A及2B座不設4樓、13樓、14樓、24樓及34樓。
都會城邸1及2不設4樓。

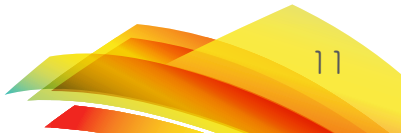
Tower 座數	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m) 每個住宅物業的幕牆的總面積 (平方米)
Tower 2B 第2B座	2/F 2樓	A	-
		C	0.418
		D	-
		E	1.246
		F	-
	3/F 3樓	A	-
		C	0.418
		D	-
		E	1.246
		F	-
	5/F 5樓	A	-
		B	0.600
		C	0.418
		D	-
		E	1.246
		F	-
	6/F - 40/F 6樓至40樓	A	-
		B	0.600
		C	0.418
		D	-
		E	1.246
		F	-
	41/F 41樓	A	4.375
		B	3.722

Notes: 4/F, 13/F, 14/F, 24/F and 34/F are omitted in Towers 1A, 1B, 2A & 2B.
4/F is omitted in Urban Villas 1 & 2.
Garden Mansion 4 is omitted.

Tower 座數	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m) 每個住宅物業的幕牆的總面積 (平方米)
Urban Villa 1 都會城邸1	1/F - 6/F 1樓至6樓	A	0.723
		B	1.327
		C	1.292
		D	1.221
		E	1.159
		F	1.740
		G	1.718
		H	0.724
Urban Villa 2 都會城邸2	1/F - 6/F 1樓至6樓	A	0.723
		B	1.327
		C	1.292
		D	1.221
		E	1.159
		F	1.740
		G	1.718
		H	0.724

House 獨立屋	Total area of curtain walls of each residential property (sq.m) 每個住宅物業的幕牆的總面積 (平方米)
Garden Mansion 1 花園洋房1	5.270
Garden Mansion 2 花園洋房2	5.270
Garden Mansion 3 花園洋房3	5.270
Garden Mansion 5 花園洋房5	5.270

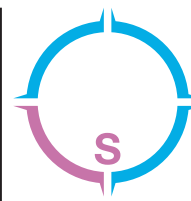
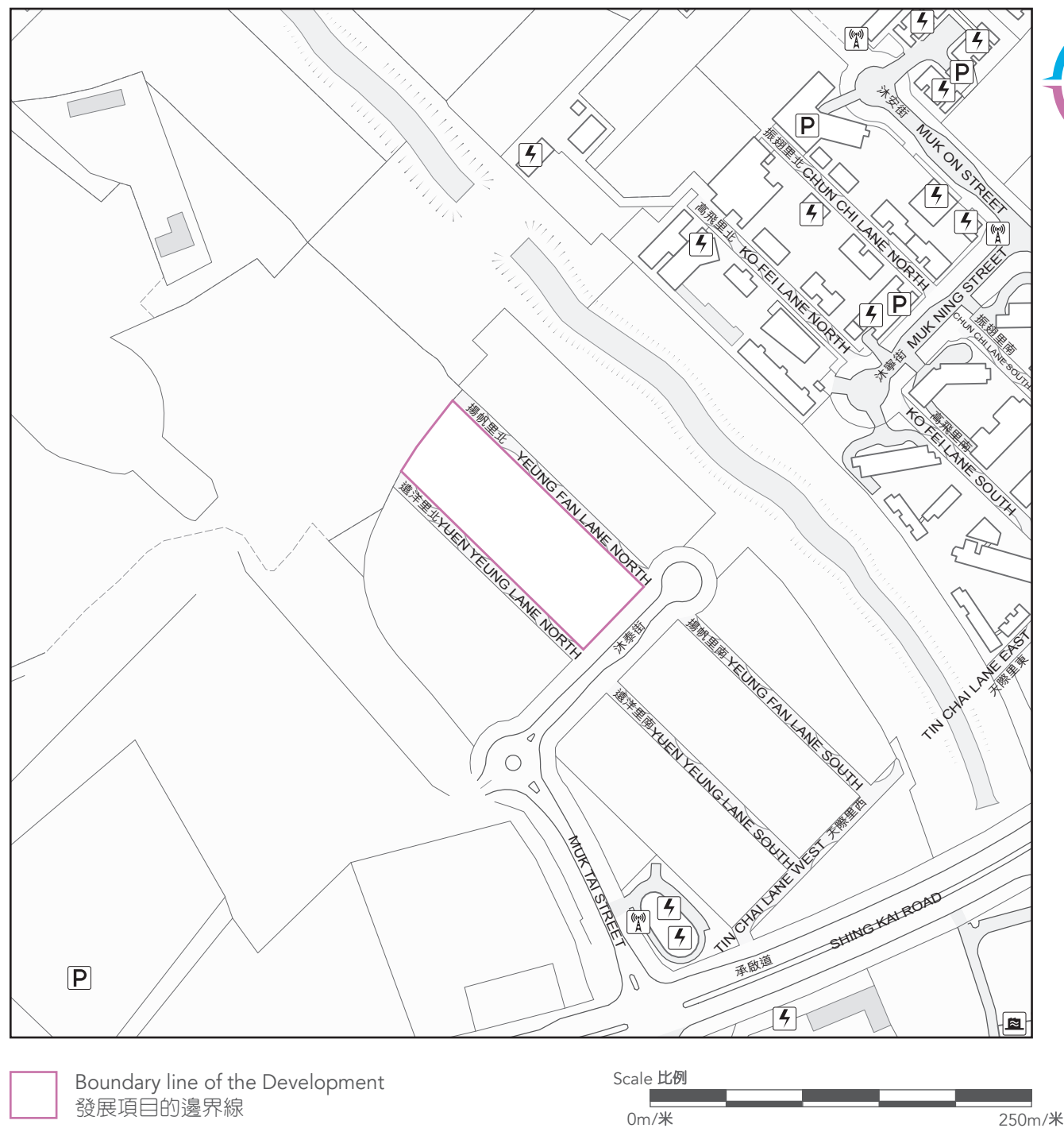
註： 第1A、1B、2A及2B座不設4樓、13樓、14樓、24樓及34樓。
都會城邸1及2不設4樓。
不設花園洋房4。



6 INFORMATION ON PROPERTY MANAGEMENT 物業管理的資料

Chissay (Property Management) Limited is appointed as the Manager of the Development under the latest draft deed of mutual covenant.

根據有關公契的最新擬稿，獲委任為發展項目的管理人為捷盛(物業管理)有限公司。



Legend 圖例

-  Sewage treatment works and facilities
污水處理廠及設施
-  A power plant (including electricity sub-stations)
發電廠 (包括電力分站)
-  A public carpark (including a lorry park)
公眾停車場 (包括貨車停泊處)
-  A public utility installation
公用事業設施裝置

Notes:

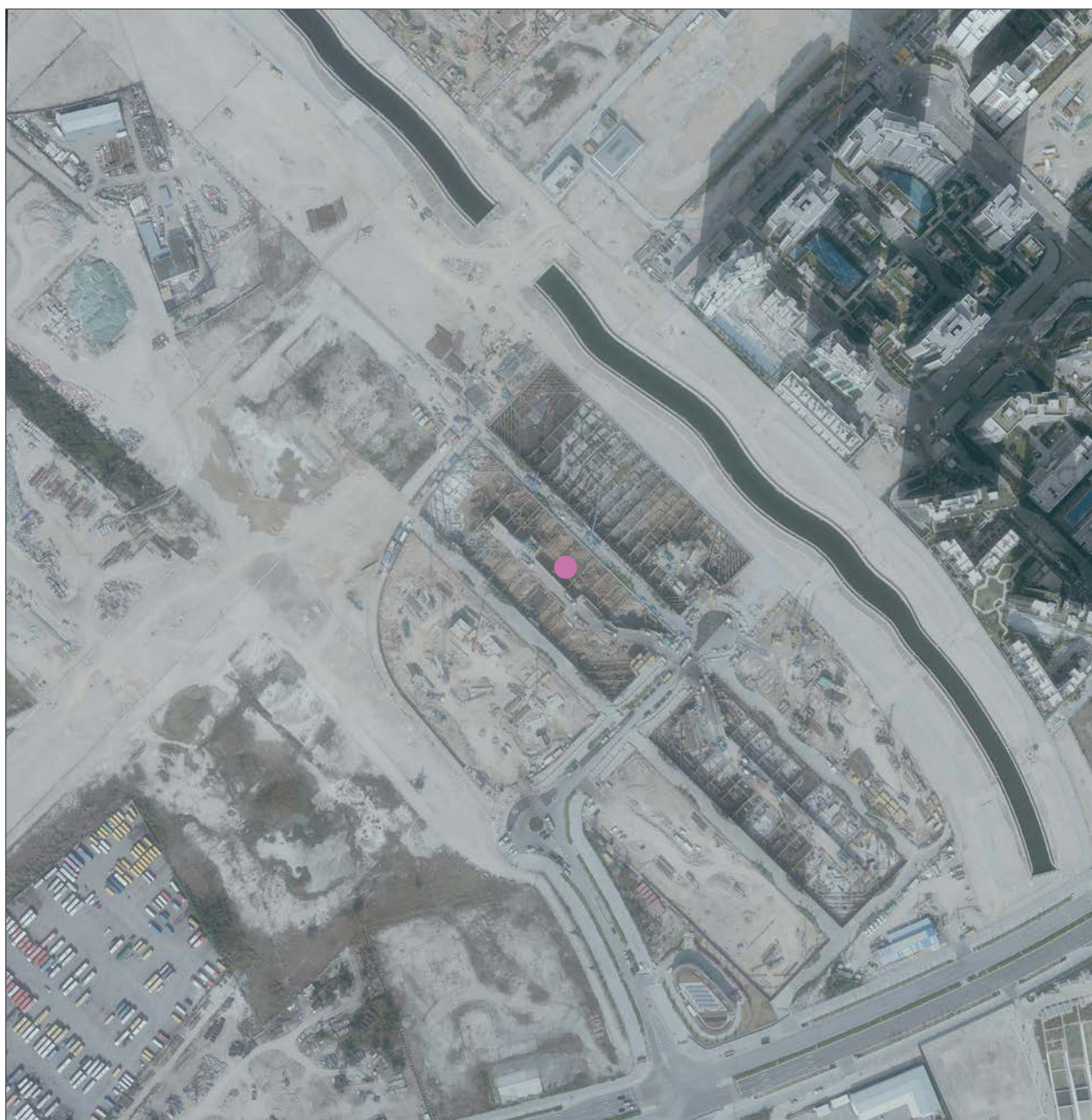
1. The above Location Plan is made reference to Survey Sheet No. 11-NE-A dated 26 September 2019 and Survey Sheet No. 11-NE-C dated 15 October 2019, with adjustments where necessary.
2. Due to technical reasons, the location plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
3. The map is reproduced with permission of the Director of Lands. © The Government of Hong Kong SAR. Licence No. 44/2019.

註：

1. 上述發展項目的所在位置圖參考於2019年9月26日修訂之測繪圖編號 11-NE-A 及於2019年10月15日修訂之測繪圖編號 11-NE-C，有須要處經修正處理。
2. 因技術原因，位置圖所顯示之範圍多於《一手住宅物業銷售條例》所要求者。
3. 地圖版權屬香港特區政府，經地政總署准許複印，版權特許編號 44/2019。

8

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



● Location of the Development
發展項目的位置

Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 6,900 feet, photo No. E053614C dated 23 January 2019.

摘錄自地政總署測繪處於2019年1月23日在6,900呎飛行高度拍攝之鳥瞰照片，照片編號E053614C。

Notes:

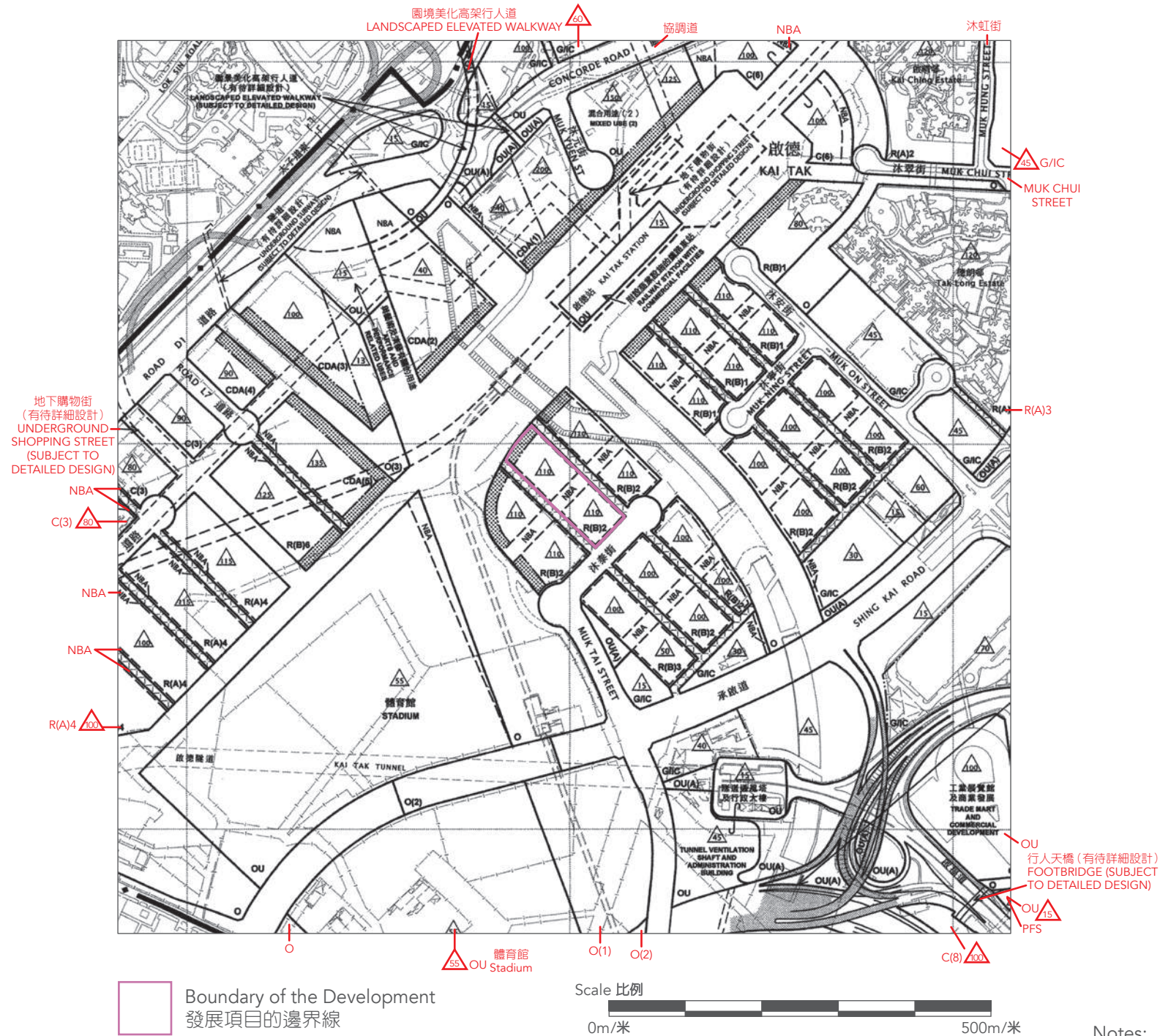
1. The copy of the aerial photograph of the Development is available for free inspection at the sales office during opening hours.
2. Due to technical reasons, the Aerial Photograph has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
3. Survey and Mapping Office, Lands Department, The Government of HKSAR © Copyright reserved - reproduction by permission only.

註：

1. 發展項目的鳥瞰照片之副本可於售樓處開放時間內免費查閱。
2. 因技術原因，鳥瞰照片所顯示之範圍多於《一手住宅物業銷售條例》所要求者。
3. 香港特別行政區政府地政總署測繪處版權所有，未經許可，不得複製。

OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT
關於發展項目的分區計劃大綱圖

9



Notation 圖例

Zones 地帶

C	Commercial 商業	G/IC	Government, Institution or Community 政府、機構或社區
CDA	Comprehensive Development Area 綜合發展區	O	Open Space 休憩用地
R(A)	Residential (Group A) 住宅 (甲類)	OU	Other Specified Uses 其他指定用途
R(B)	Residential (Group B) 住宅 (乙類)	OU(A)	Other Specified Uses (Amenity Area) 其他指定用途 (美化市容地帶)

Communications 交通

— 車站 — STATION	Railway and Station (Underground) 鐵路及車站 (地下)	— — — Elevated Road 高架道路
— 車站 — STATION	Environmentally Friendly Linkage System and Station 環保連接系統及車站	— — — Pedestrian Precinct/Street 行人專用區或街道
— — —	Major Road and Junction 主要道路及路口	

Miscellaneous 其他

— • —	Boundary of Planning Scheme 規劃範圍界線	— — —	Area Designated for 'Shop and Services' and 'Eating Place' Uses Only 只限於指定為「商店及服務行業」和「食肆」 用途的地區
— — —	Building Height Control Zone Boundary 建築物高度管制區界線	[NBA]	Non-building Area 非建築用地
△ 15	Maximum Building Height (In Metres Above Principal Datum) 最高建築物高度 (在主水平基準上若干米)		

Notes:

1. The latest updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
3. Due to technical reasons, the Outline Zoning Plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
4. The above Outline Zoning Plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

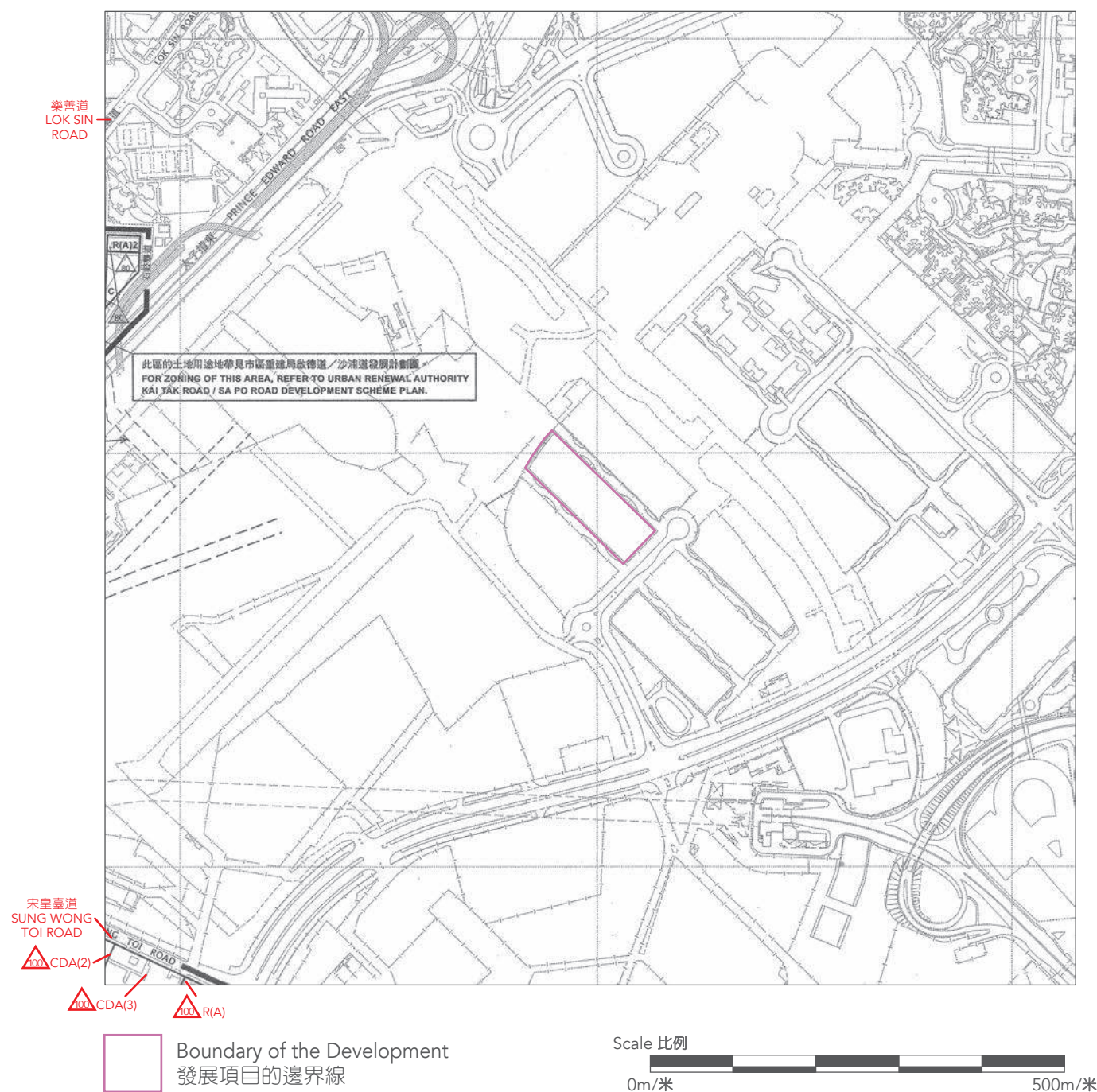
註：

1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方建議準買方到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 因技術原因，分區計劃大綱圖所顯示之範圍多於《一手住宅物業銷售條例》所要求者。
4. 上述分區計劃大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

Extracted from part of the approved Kai Tak Outline Zoning Plan No. S/K22/6, gazetted on 25 May 2018, with adjustment where necessary as shown in red.

摘錄自2018年5月25日刊憲之啟德分區計劃大綱核准圖，圖則編號為S/K22/6，經修正處理之處以紅色表示。

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



Notation 圖例

Zones 地帶

R(A)	Residential (Group A) 住宅 (甲類)
C	Commercial 商業
CDA	Comprehensive Development Area 綜合發展區

Communications 交通

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

Miscellaneous 其他

— • —	Boundary of Planning Scheme 規劃範圍界線
△ 100	Maximum Building Height (In Metres Above Principal Datum) 最高建築物高度 (在主水平基準上若干米)

Notes:

1. The latest updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
3. Due to technical reasons, the Outline Zoning Plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
4. The above Outline Zoning Plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

註：

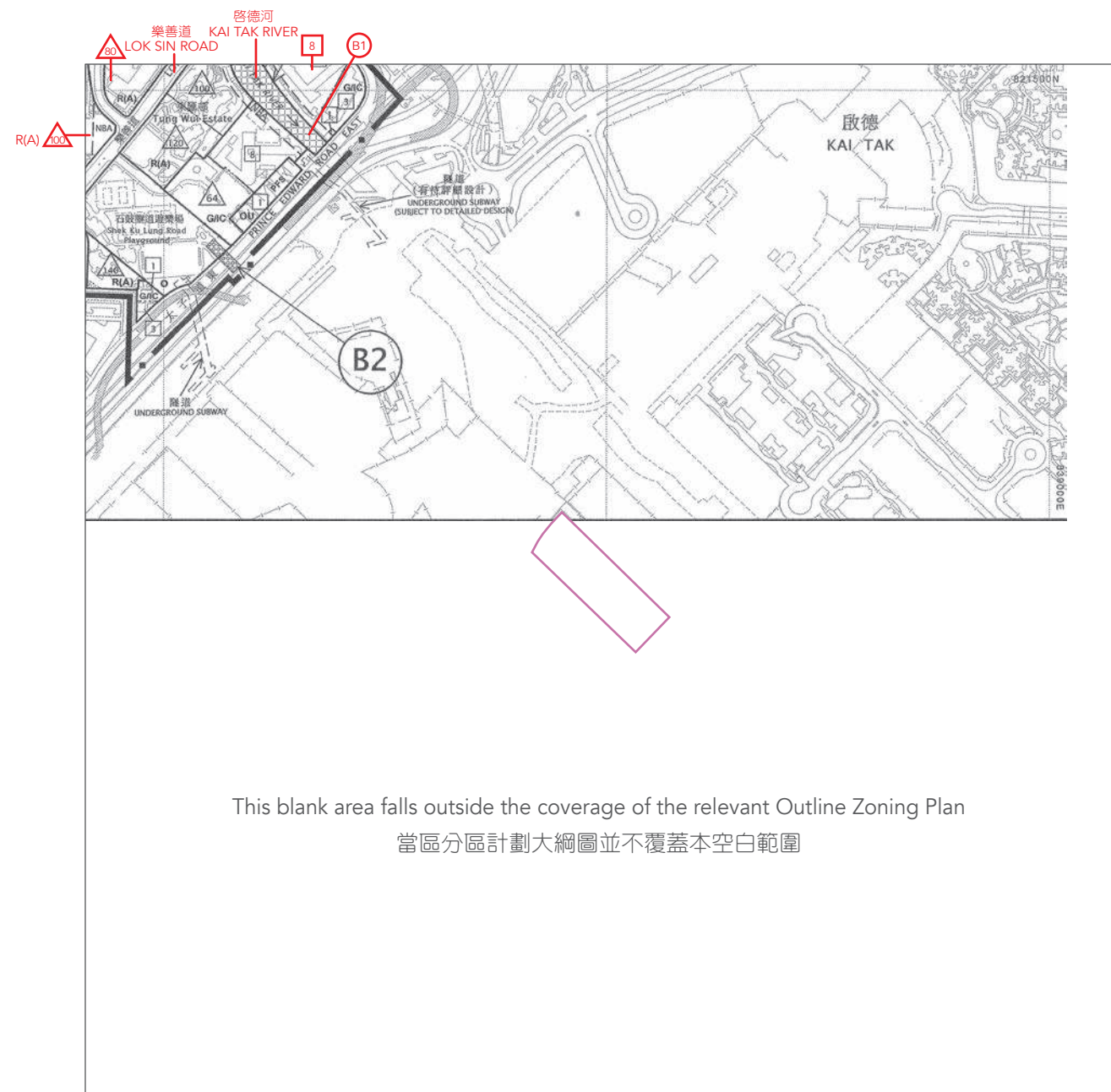
1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方建議準買方到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 因技術原因，分區計劃大綱圖所顯示之範圍多於《一手住宅物業銷售條例》所要求者。
4. 上述分區計劃大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

Extracted from part of the draft Ma Tau Kok Outline Zoning Plan No. S/K10/25, gazetted on 5 July 2019, with adjustment where necessary as shown in red.

摘錄自2019年7月5日刊憲之馬頭角分區計劃大綱草圖，圖則編號為S/K10/25，經修正處理之處以紅色表示。

OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT 關於發展項目的分區計劃大綱圖

9



Boundary of the Development
發展項目的邊界線

Scale 比例
0m/米 500m/米

Extracted from part of the draft Wang Tau Hom & Tung Tau Outline Zoning Plan No. S/K8/22, gazetted on 24 May 2019, with adjustment where necessary as shown in red.

摘錄自2019年5月24日刊憲之橫頭磡及東頭分區計劃大綱草圖，圖則編號為S/K8/22，經修正處理之處以紅色表示。

Notes:

1. The latest updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
2. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
3. Due to technical reasons, the Outline Zoning Plan has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
4. The above Outline Zoning Plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

Notation 圖例

Zones 地帶

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

Communications 交通

	Major Road and Junction 主要道路及路口		Elevated Road 高架道路
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Miscellaneous 其他

	Boundary of Planning Scheme 規劃範圍界線		Maximum Building Height (In Number of Storeys) 最高建築物高度(樓層數目)
	Building Height Control Zone Boundary 建築物高度管制區界線		Petrol Filling Station 加油站
	Maximum Building Height (In Metres Above Principal Datum) 最高建築物高度 (在主水平基準上若干米)		Non-building Area 非建築用地

Amendments to Approved Plan No. S/K8/21 核准圖編號S/K8/21的修訂

Amendment Item B1
Rezoning of the sections of Kai Tak River from "Open Space (1)" ("O(1)") and "Undetermined" ("U") to areas shown as 'Kai Tak River'.
修訂項目B1項
把啟德河的河段由「休憩用地(1)」地帶及「未決定用途」地帶改劃為顯示為「啟德河」的地方。

Amendment Item B2
Rezoning of a piece of land at the south-eastern portion of Shek Ku Lung Road Playground and a strip of land along Prince Edward Road East from "Other Specified Uses" annotated "Landscaped Elevated Walkway" ("OU (Landscaped Elevated Walkway)") to "O" and an area shown as 'Road' respectively.
修訂項目B2項
把石鼓壟道遊樂場東南面的一幅土地及沿太子道東的一幅狹長土地由「其他指定用途」註明「園景美化高架行人道」地帶分別改劃為「休憩用地」地帶及顯示為「道路」的地方。

註:

1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方建議準買方到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 因技術原因，分區計劃大綱圖所顯示之範圍多於《一手住宅物業銷售條例》所要求者。
4. 上述分區計劃大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT 關於發展項目的分區計劃大綱圖

園境美化高架行人道
LANDSCAPED ELEVATED WALKWAY



Notation 圖例

Zones 地帶



Other Specified Uses
其他指定用途

Communications 交通



Major Road and Junction
主要道路及路口



Elevated Road
高架道路

Miscellaneous 其他



Boundary of Planning Scheme
規劃範圍界線



THE ROAD AS DESCRIBED IN THE ROAD SCHEME FOR KAI TAK DEVELOPMENT - INFRASTRUCTURE AT NORTH APRON AREA OF KAI TAK AIRPORT STAGE 1 INFRASTRUCTURE WORKS FOR PUBLIC HOUSING SITES AND GOVERNMENT OFFICES AUTHORIZED BY THE CHIEF EXECUTIVE IN COUNCIL UNDER THE ROADS (WORKS, USE AND COMPENSATION) ORDINANCE (CHAPTER 370) ON 31.3.2009 IS SHOWN ON THIS PLAN FOR INFORMATION ONLY.

行政長官會同行政會議於2009年3月31日根據《道路(工程、使用及補償)條例》(第370章)批准的啓德發展計劃一啓德機場北面停機坪的基礎設施配合公共房屋及政府合署的首期基建工程，有關工程所述的道路顯示在這份圖則上只供參考之用。

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



Boundary of the Development
發展項目的邊界線

Scale 比例



Notes:

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註：

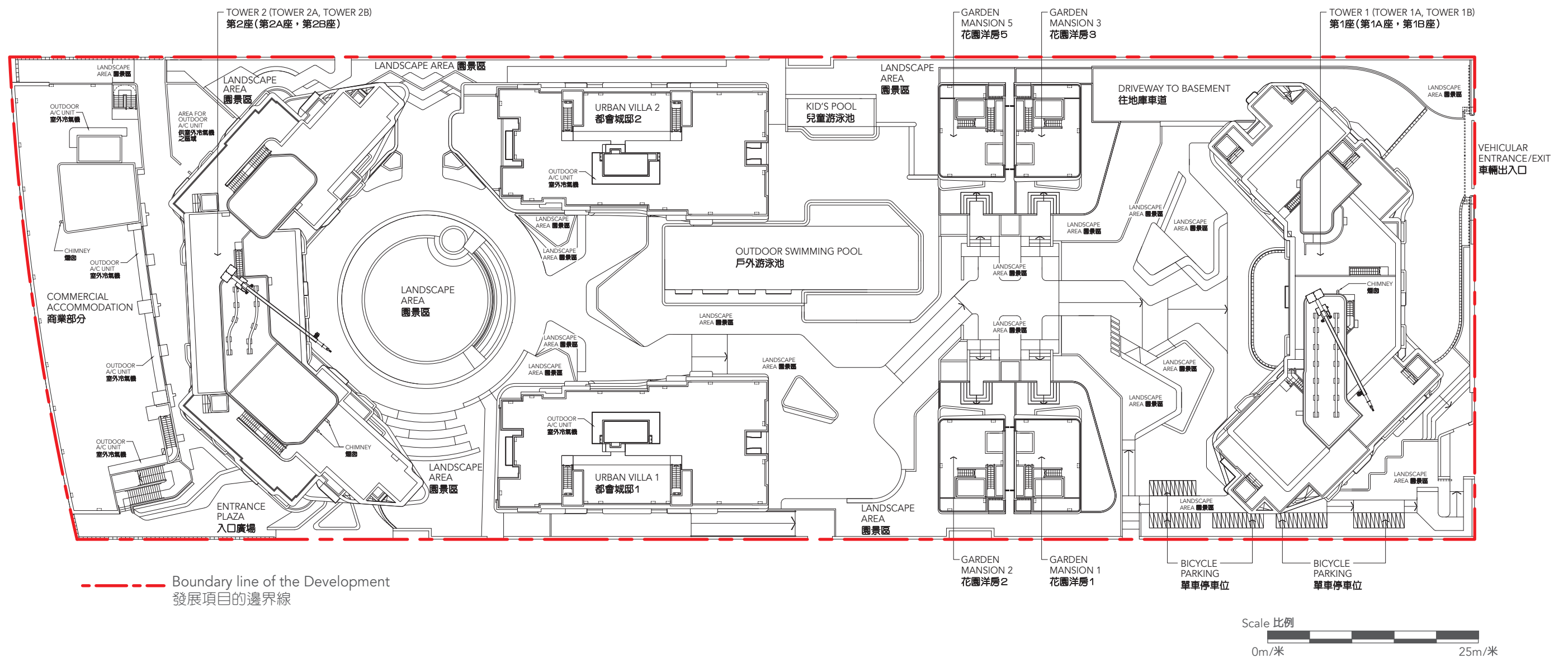
1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方建議準買方到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 因技術原因，分區計劃大綱圖所顯示之範圍多於《一手住宅物業銷售條例》所要求者。
4. 上述分區計劃大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

Extracted from part of the approved Tsz Wan Shan, Diamond Hill & San Po Kong Outline Zoning Plan No. S/K11/29, gazetted on 16 December 2016, with adjustment where necessary as shown in red.

摘錄自2016年12月16日刊憲之慈雲山、鑽石山及新蒲崗分區計劃大綱核准圖，圖則編號為S/K11/29，經修正處理之處以紅色表示。

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

10



Estimated date of completion of the buildings and facilities as provided by the Authorized Person for the Development is 31 August 2021.
由發展項目的認可人士提供的建築物及設施的預計落成日期為2021年8月31日。

11 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖

GLOSSARY 詞彙表

A/C = Air-conditioner = 冷氣機

A/C PLATFORM = Air-conditioner Platform = 冷氣機平台

A/C PLATFORM FOR FLAT A = Air-conditioner Platform for Flat A = 單位A的冷氣機平台

A/C PLATFORM FOR FLAT B = Air-conditioner Platform for Flat B = 單位B的冷氣機平台

A/C PLATFORM FOR FLAT C = Air-conditioner Platform for Flat C = 單位C的冷氣機平台

A/C PLATFORM FOR FLAT G = Air-conditioner Platform for Flat G = 單位G的冷氣機平台

A/C PLATFORM FOR FLAT G of Tower 1A = Air-conditioner Platform for Flat G of Tower 1A = 第1A座之單位G的冷氣機平台

A/C PLATFORM FOR FLAT G of Tower 1B = Air-conditioner Platform for Flat G of Tower 1B = 第1B座之單位G的冷氣機平台

A/C PLATFORM FOR FLAT H = Air-conditioner Platform for Flat H = 單位H的冷氣機平台

A.F. = Architectural Feature = 建築裝飾

A.F. ABOVE = Architectural Feature Above = 上層建築裝飾

A.F. ABOVE AT 6/F ONLY = Architectural Feature Above at 6/F only = 上層建築裝飾只設於6樓

A.F. ABOVE AT 39/F ONLY = Architectural Feature Above at 39/F only = 上層建築裝飾只設於39樓

A.F. ABOVE AT 40/F ONLY = Architectural Feature Above at 40/F only = 上層建築裝飾只設於40樓

A.F. AT 6/F, 10/F, 15/F, 19/F, 23/F, 28/F, 32/F & 37/F = Architectural Feature at 6/F, 10/F, 15/F, 19/F, 23/F, 28/F, 32/F & 37/F = 建築裝飾設於6樓、10樓、15樓、19樓、23樓、28樓、32樓及37樓

A.F. AT 7/F, 11/F, 16/F, 20/F, 25/F, 29/F, 33/F & 38/F = Architectural Feature at 7/F, 11/F, 16/F, 20/F, 25/F, 29/F, 33/F & 38/F = 建築裝飾設於7樓、11樓、16樓、20樓、25樓、29樓、33樓及38樓

AD = Air Duct = 風槽

ALUM. CLADDING = Aluminium Cladding = 鋁質蓋板

ALUM. CLADDING AT 2/F, 5/F, 7/F, 9/F, 11/F, 16/F, 18/F, 20/F, 22/F, 25/F, 27/F, 29/F, 31/F, 33/F, 36/F & 38/F = Aluminium Cladding at 2/F, 5/F, 7/F, 9/F, 11/F, 16/F, 18/F, 20/F, 22/F, 25/F, 27/F, 29/F, 31/F, 33/F, 36/F & 38/F = 鋁質蓋板設於2樓、5樓、7樓、9樓、11樓、16樓、18樓、20樓、22樓、25樓、27樓、29樓、31樓、33樓、36樓及38樓

ALUM. CLADDING AT 3/F, 6/F, 8/F, 10/F, 12/F, 15/F, 17/F, 19/F, 21/F, 23/F, 26/F, 28/F, 30/F, 32/F, 35/F, 37/F & 39/F = Aluminium Cladding at 3/F, 6/F, 8/F, 10/F, 12/F, 15/F, 17/F, 19/F, 21/F, 23/F, 26/F, 28/F, 30/F, 32/F, 35/F, 37/F & 39/F = 鋁質蓋板設於3樓、6樓、8樓、10樓、12樓、15樓、17樓、19樓、21樓、23樓、26樓、28樓、30樓、32樓、35樓、37樓及39樓

ALUM. CLADDING AT 6/F, 8/F, 10/F, 12/F, 15/F, 17/F, 19/F, 21/F, 23/F, 26/F, 28/F, 30/F, 32/F, 35/F, 37/F & 39/F = Aluminium Cladding at 6/F, 8/F, 10/F, 12/F, 15/F, 17/F, 19/F, 21/F, 23/F, 26/F, 28/F, 30/F, 32/F, 35/F, 37/F & 39/F = 鋁質蓋板設於6樓、8樓、10樓、12樓、15樓、17樓、19樓、21樓、23樓、26樓、28樓、30樓、32樓、35樓、37樓及39樓

ALUM. CLADDING AT 7/F, 9/F, 11/F, 16/F, 18/F, 20/F, 22/F, 25/F, 27/F, 29/F, 31/F, 33/F, 36/F, 38/F & 40/F = Aluminium Cladding at 7/F, 9/F, 11/F, 16/F, 18/F, 20/F, 22/F, 25/F, 27/F, 29/F, 31/F, 33/F, 36/F, 38/F & 40/F = 鋁質蓋板設於7樓、9樓、11樓、16樓、18樓、20樓、22樓、25樓、27樓、29樓、31樓、33樓、36樓、38樓及40樓

BAL. = Balcony = 露台

BAL. ABOVE = Balcony Above = 上層露台

BATH = Bathroom = 浴室

BATH.1 = BATH(1) = Bathroom 1 = 浴室1

BATH.2 = BATH(2) = Bathroom 2 = 浴室2

BATH.3 = BATH(3) = Bathroom 3 = 浴室3

B.R.1 = Bedroom 1 = 睡房1

B.R.2 = Bedroom 2 = 睡房2

B.R.3 = Bedroom 3 = 睡房3

CANOPY = 簷篷

COMMON FLAT ROOF = 公用平台

COMMON PASSAGE = 公用通道

CLADDING ABOVE = 上層蓋板

CD = Cable Duct = 電纜槽

DAVIT ARM BRACKET = 吊臂托架

DN = D.N. = Down = 落

DOGHOUSE = 機電小屋

ELV = Extra Low Voltage = 特低壓電線

EMC = Electric Meter Cabinet = 電錶箱

E.M.R. = EMR = Electric Meter Room = 電錶房

FLAT ROOF = 平台

FH = Fire Hydrant = 消防栓

FLUSHING WATER PUMP RM. = Flushing Water Pump Room = 沖廁水水泵房

FLUSHING WATER PUMP AND WATER TANKS FOR T2 UV1 & UV2 & RECREATIONAL FACILITIES = Flushing Water Pump and Water Tanks for Tower 2, Urban Villa 1 & Urban Villa 2 & Recreational Facilities = 第2座、都會城邸1及都會城邸2，康樂設施之沖廁水水泵及水缸房

GARDEN = 花園

GARDEN FENCE = 花園圍牆

GARDEN MANSION 1 = 花園洋房1

GARDEN MANSION 2 = 花園洋房2

GARDEN MANSION 3 = 花園洋房3

GARDEN MANSION 5 = 花園洋房5

GLASS CLADDING = 玻璃蓋板

GLASS CANOPY = 玻璃簷篷

GLASS CANOPY ABOVE = 上層玻璃簷篷

GREEN ROOF = 綠化天台

HATCH DOOR = 艙門

H.R. = HR = Hose Reel = 消防喉轆

INACCESSIBLE VOID = 無法到達之中空位置

INACCESSIBLE R.C. COVER FOR BAL. BELOW = Inaccessible Reinforced Concrete Cover for Balcony Below = 無法到達之下層露台之鋼筋混凝土頂蓋

JACUZZI = 按摩浴缸

KIT. = Kitchen = 廚房

LAV. = Lavatory = 洗手間

LIFT = 升降機

LIFT LOBBY = 升降機大堂

LIFT MACHINE ROOM = 電梯機房

LIFT PLATFORM = 電梯平台

LIFT SHAFT = 升降機槽

LIV. & DIN. = Living and Dining Room = 客飯廳

M.B.R. = Master Bedroom = 主人睡房

M.BATH = Master Bathroom = 主人浴室

M.BATH1 = M.Bath(1) = Master Bathroom 1 = 主人浴室1

OPEN KIT. = Open Kitchen = 開放式廚房

P.D. = PD = Pipe Duct = 管道槽

P.R. = Powder Room = 化粧間

PARAPET = 護牆

PIPE SCREEN = 管道屏幕

PIPE DUCT ROOM = 管道房

POTABLE WATER PUMP ROOM = 食水泵房

GLOSSARY 詞彙表

POTABLE WATER PUMP & TANK ROOM = 食水泵及缸房	TRANSFER PLATE = 轉換層
R.C. COVER FOR BAL. BELOW = Reinforced Concrete Cover For Balcony Below = 下層露台之鋼筋混凝土頂蓋	TRANSFER PLATE ABOVE = 轉換層置上
R.C. COVER FOR U.P. BELOW = Reinforced Concrete Cover For Utility Platform Below = 下層工作平台之鋼筋混凝土頂蓋	U. = Utility = 工作間
R.C. COLD WATER TWIN TANK FOR T1 = Reinforced Concrete Cold Water Twin Tank For Tower 1 = 第1座之鋼筋混凝土冷水孖水缸	URBAN VILLA 1 = 都會城邸1
ROOF = 天台	URBAN VILLA 2 = 都會城邸2
ROOF OF LIFT SHAFT = 升降機槽頂蓋	U.P. = Utility Platform = 工作平台
RS/MRR = Refuse Storage and Material Recovery Room = 垃圾及物料回收房	UP = 上
ST. = Store = 儲物室	WMC = Water Meter Cabinet = 水錶箱
STUDY RM. = Study Room = 書房	WMR = Water Meter Room = 水錶房
STAIRHOOD = 梯屋	
STONE CLADDING = 石材蓋板	
T.R.S. = TRS = Temporary Refuge Space = 臨時庇護處	
TEL = Telephone Duct = 電話線槽	
Tower 1 (Tower 1A) = 第1座 (1A座)	
Tower 1 (Tower 1B) = 第1座 (1B座)	
Tower 2 (Tower 2A) = 第2座 (2A座)	
Tower 2 (Tower 2B) = 第2座 (2B座)	

Remarks applicable to the floor plans of this section:

1. The dimensions of the floors plans are all structural dimensions in millimetres.
2. Balcony and Utility Platform are Non-enclosed Areas.
3. There may be architectural features and/or exposed pipes on external walls of some of the floors. For details, please refer to the latest approved general building plans and other relevant plans.
4. Common drain pipes enclosed in cladding are located adjacent to Balcony and/or Utility Platform of some residential properties.
5. There may be conduits for air-conditioning, other conduits and/or Mechanical & Electrical services concealed by ceiling bulkheads or false ceilings in a residential property.
6. There are non-structural prefabricated external walls in the 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 from the exterior of such non-structural prefabricated external walls.
7. The indications of fittings such as sinks, toilet bowls, bathtubs, wash basins etc. show on the floor plan are indications of their approximate locations only and not indications of their actual size, designs and shapes.

適用於本節各樓面平面圖之備註：

1. 樓面平面圖之尺寸所列數字為以毫米標示之建築結構尺寸。
2. 露台及工作平台為不可封閉之地方。
3. 部份樓層外牆範圍設有建築裝飾及/或外露喉管，詳細資料請參考最後批准之總建築圖則及其他相關圖則。
4. 部份住宅物業的露台及/或工作平台側外牆裝飾板內藏公用去水渠。
5. 住宅物業內裝飾橫樑或假天花內可能藏有冷氣喉管、其他喉管及/或機電設備。
6. 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。
7. 平面圖所示之裝置如洗滌盤、坐廁、浴缸、面盆等只供展示其大約位置而非展示實際大小、設計及形狀。

11

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

	Tower 座數	Floor 樓層	Flat 單位						
			A	B	C	D	E	F	G
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 1A 第1A座	1/F 1樓	150	150, 175	150	150	150	150	150
	Tower 1B 第1B座		150	150, 175	150, 175, 300	150, 175	150	150	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 1A 第1A座		3050, 3200, 3300, 3500, 3550	3050, 3200, 3275, 3500, 3550	2700, 3050, 3200, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3250, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3300, 3500, 3550
	Tower 1B 第1B座		3050, 3200, 3300, 3500, 3550	2700, 3050, 3200, 3550	2650, 3050, 3150, 3200, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3300, 3500, 3550

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

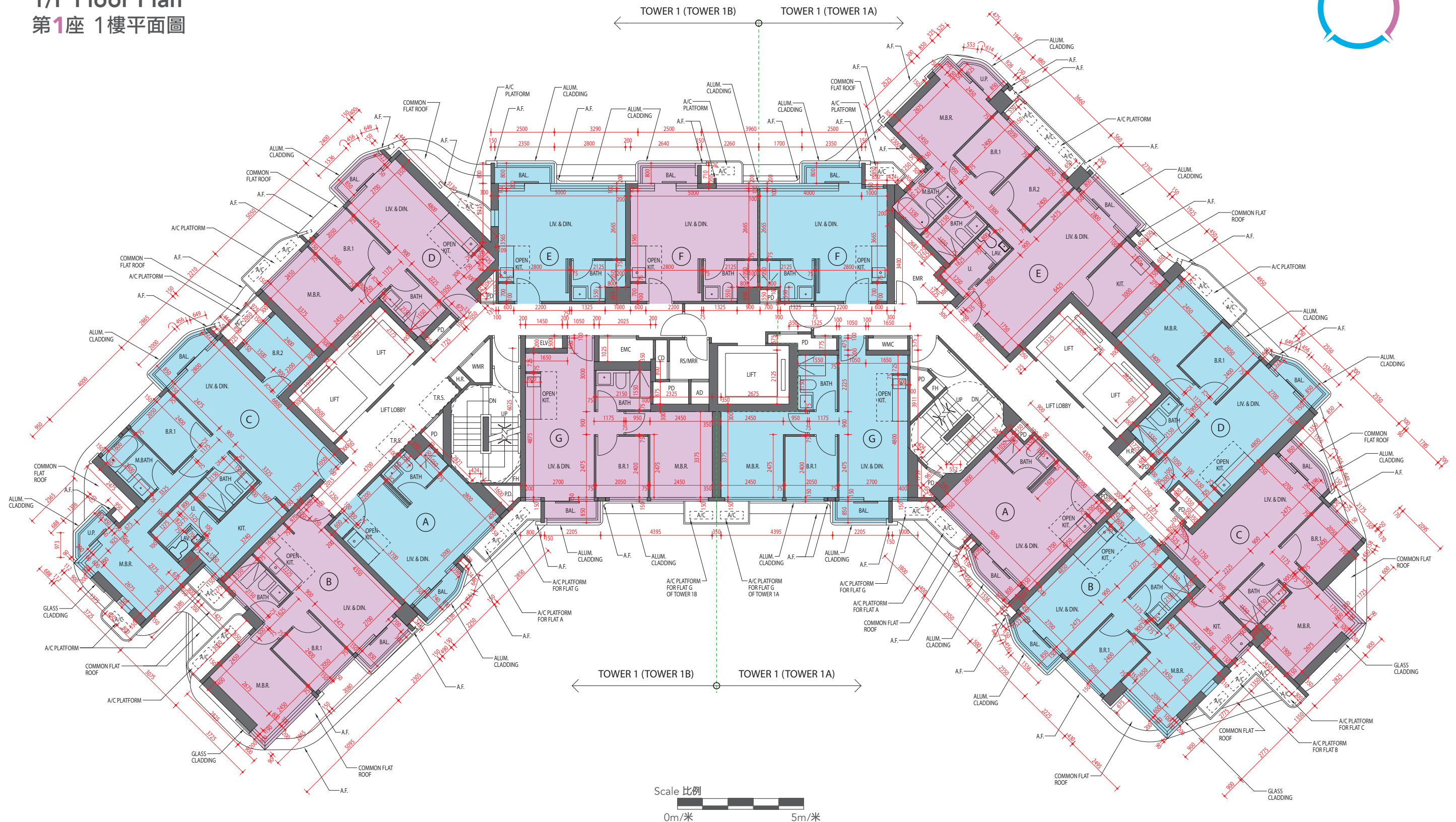
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 1

1/F Floor Plan 第1座 1樓平面圖



11 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖

	Tower 座數	Floor 樓層	Flat 單位						
			A	B	C	D	E	F	G
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板 (不包括灰泥) 的厚度 (毫米)	Tower 1A 第1A座	2/F - 38/F 2樓至38樓	150	150, 175	150	150	150	150	150
		39/F 39樓	150	150, 175	150, 300	150	150, 300	150	150
	Tower 1B 第1B座	2/F - 11/F, 15/F - 38/F 2樓至11樓、15樓至38樓	150	150, 175	150, 175, 300	150, 175	150	150	150
		39/F 39樓	150	150, 300	150, 175, 300	150, 175	150	150	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離) (毫米)	Tower 1A 第1A座	2/F - 11/F, 15/F - 38/F 2樓至11樓、15樓至38樓	3050	3050	3050	3050	3050	3050	3050
		12/F 12樓	3050, 3100, 3300, 3400	3050, 3100, 3325, 3400	3050, 3100, 3400	3050, 3100, 3300, 3400	3050, 3100, 3350, 3400	3050, 3100, 3300, 3400	3050, 3100, 3300, 3400
		39/F 39樓	2925, 2975, 3325, 3375, 3575, 3675	2925, 3050, 3200, 3325, 3375, 3675	2750, 3050, 3100, 3325, 3400	3050, 3325, 3375, 3575, 3675	2750, 3050, 3100, 3325, 3350, 3400	3325, 3375, 3575, 3675	3325, 3375, 3575, 3675
	Tower 1B 第1B座	2/F - 11/F, 15/F - 38/F 2樓至11樓、15樓至38樓	3050	3050	3050	3050	3050	3050	3050
		12/F 12樓	3050, 3100, 3300, 3400	3050, 3400	3050, 3100, 3400, 3450	3050, 3100, 3300, 3400	3050, 3100, 3300, 3400	3050, 3100, 3300, 3400	3050, 3100, 3300, 3400
		39/F 39樓	2975, 3025, 3075, 3325, 3375, 3575, 3675, 3725	2750, 2975, 3050, 3325, 3400, 3675	2650, 3050, 3100, 3325, 3375, 3400, 3450, 3675	2650, 3000, 3050, 3100, 3275, 3300, 3325, 3375, 3400, 3575, 3675	3325, 3375, 3575, 3675	2975, 3325, 3375, 3575, 3675	3075, 3325, 3375, 3575, 3675

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的内部面積，一般比較低樓層的内部面積稍大。(註：此乃根據《一手住宅物業銷售條例》(第621章)附表1第10(2)(e)條所規定的陳述並不適用於發展項目)

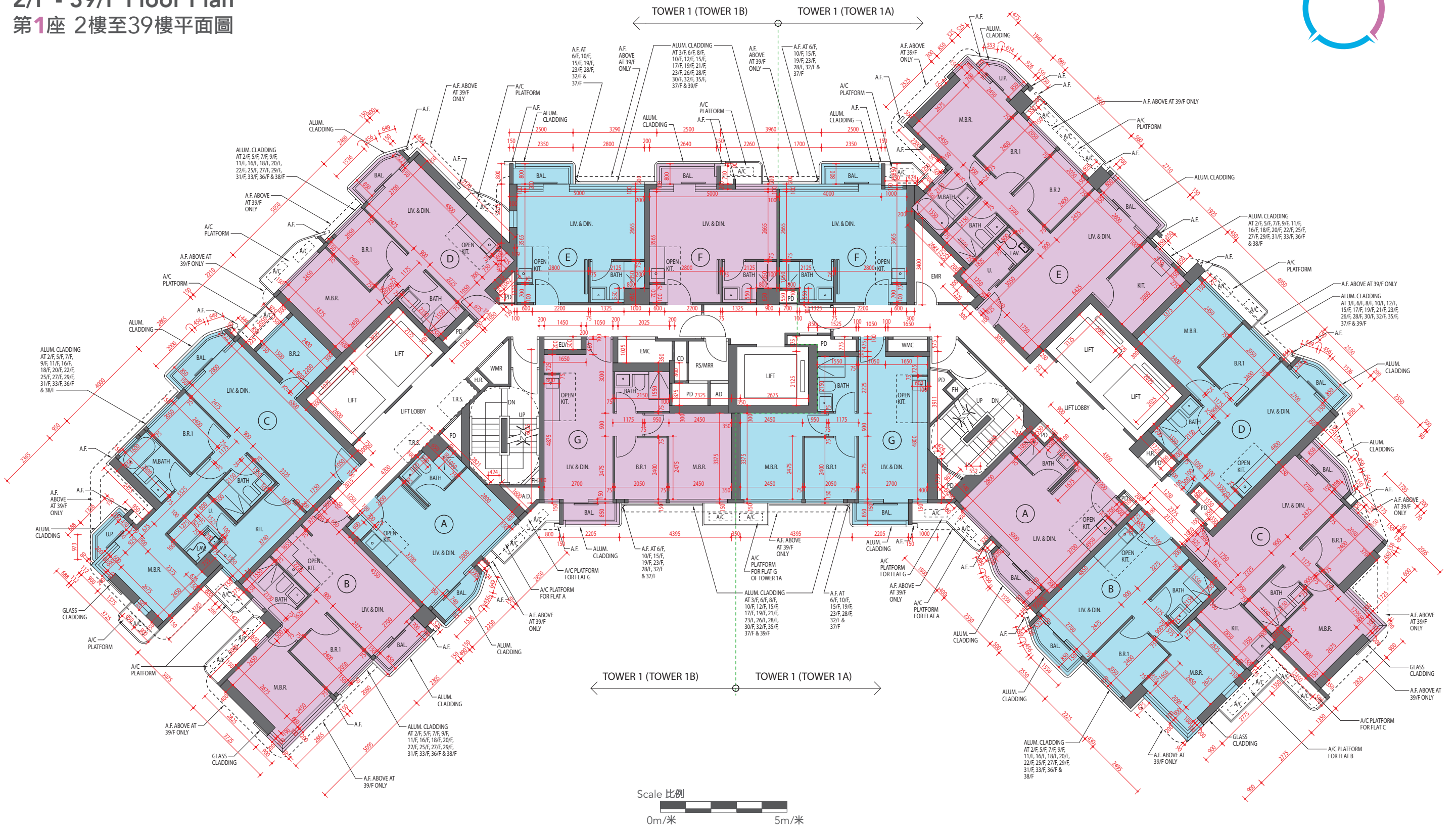
Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 1

2/F - 39/F Floor Plan

第1座 2樓至39樓平面圖



11

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

	Tower 座數	Floor 樓層	Flat 單位	
			A	B
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 1A 第1A座	40/F 40樓	150, 300	150
	Tower 1B 第1B座		150, 300	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 1A 第1A座		3450, 3500, 3800, 3900	3150, 3450, 3500, 3850
	Tower 1B 第1B座		3175, 3275, 3325, 3575, 3675	3150, 3450, 3500, 3850, 3900

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

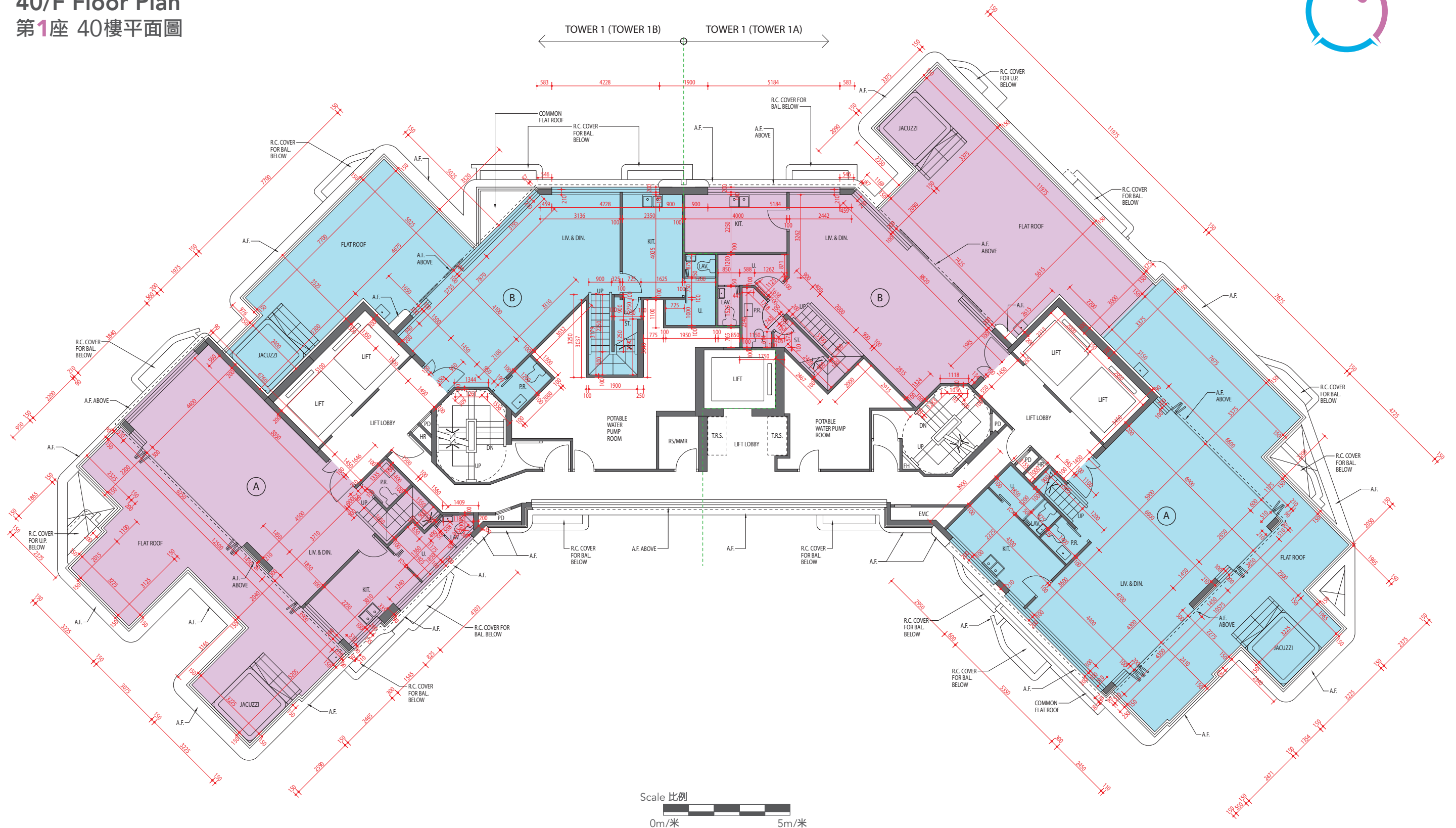
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 1

40/F Floor Plan
第1座 40樓平面圖



11

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

	Tower 座數	Floor 樓層	Flat 單位	
			A	B
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 1A 第1A座	41/F 41樓	150	150
	Tower 1B 第1B座		150	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 1A 第1A座		3325, 3375, 3475, 3625, 3675, 3775	3325, 3375, 3625, 3675
	Tower 1B 第1B座		3500, 3550, 3650, 3800, 3850	3325, 3375, 3625, 3675

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

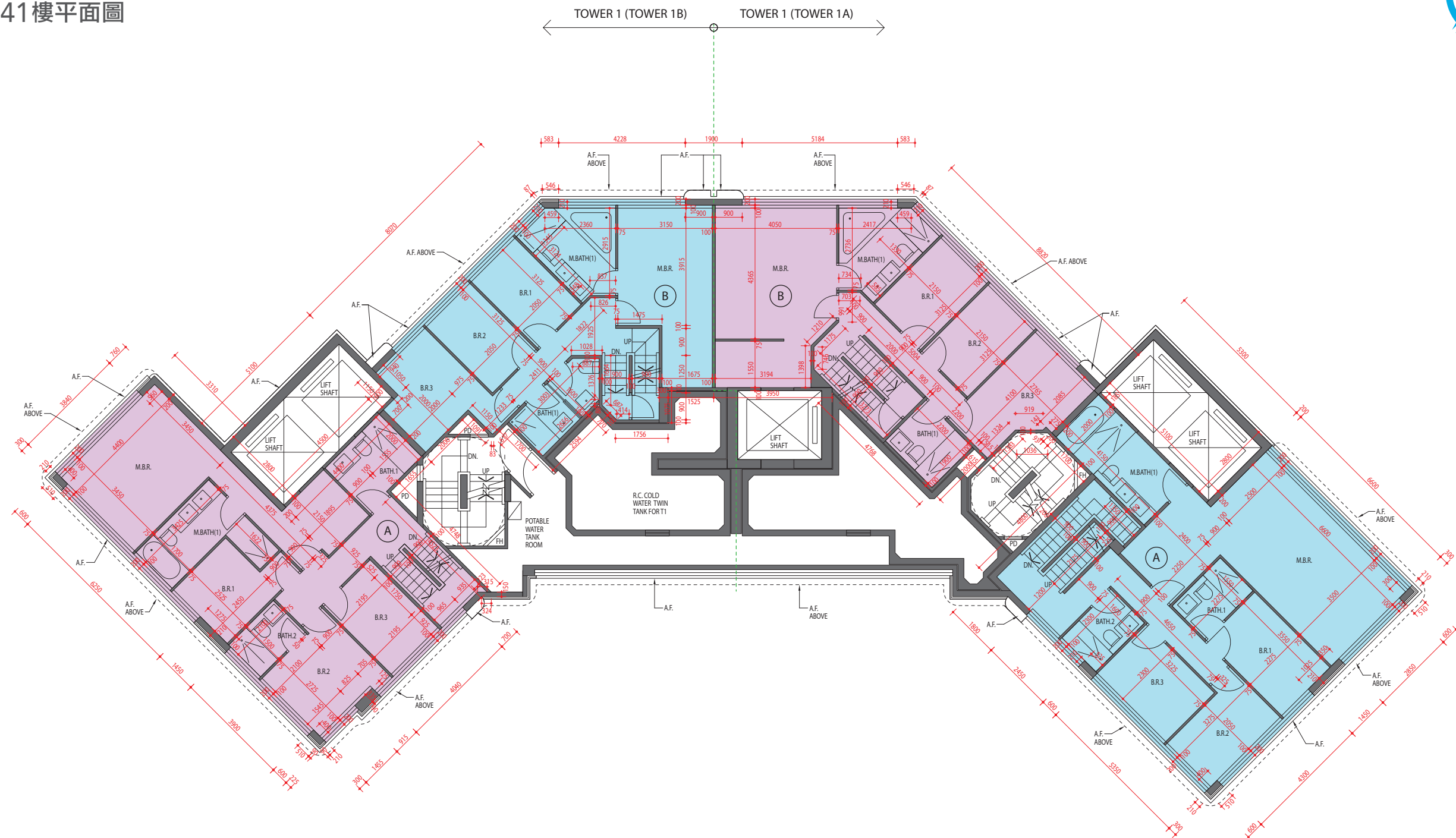
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 1

41/F Floor Plan
第1座 41樓平面圖



11 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖

	Tower 座數	Floor 樓層	Flat 單位	
			A	B
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Towers 1A & 1B 第1A及1B座	R/F 天台	N/A 不適用	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）			N/A 不適用	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

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。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

11

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

	Tower 座數	Floor 樓層	Flat 單位					
			A	C	D	E	F	G
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 2A 第2A座	2/F 2樓	150	150	150	150, 300	150	150
	Tower 2B 第2B座		150	150	150	150, 300	150	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 2A 第2A座		3050, 3200, 3300, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3250, 3500, 3550	3050, 3200, 3500, 3550	3050, 3200, 3275, 3300, 3500, 3550	3050, 3200, 3275, 3300, 3500, 3550
	Tower 2B 第2B座		3050, 3200, 3300, 3500, 3550	3050, 3200, 3300, 3500, 3550	3050, 3200, 3250, 3500, 3550	3050, 3200, 3500, 3550	3050, 3200, 3275, 3300, 3500, 3550	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

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。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

2/F Floor Plan 第2座 2樓平面圖



11

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

	Tower 座數	Floor 樓層	Flat 單位					
			A	C	D	E	F	G
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 2A 第2A座	3/F 3樓	150	150	150	150, 300	150	150
	Tower 2B 第2B座		150	150	150	150, 300	150	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 2A 第2A座		3050	3050	3050	3050	3050	3050
	Tower 2B 第2B座		3050	3050	3050	3050	3050	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

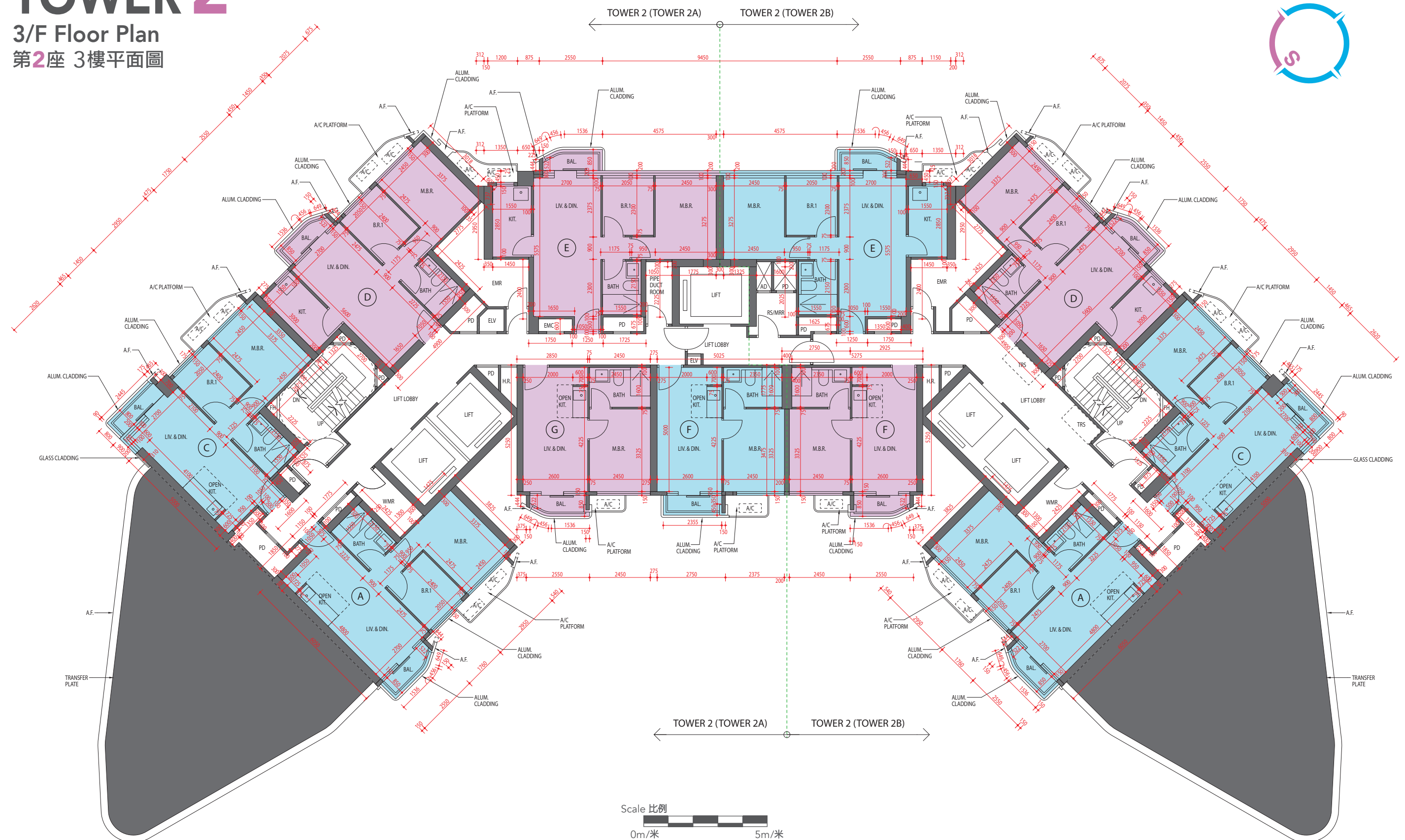
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 2

3/F Floor Plan 第2座 3樓平面圖



11

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

	Tower 座數	Floor 樓層	Flat 單位						
			A	B	C	D	E	F	G
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 2A 第2A座	5/F 5樓	150	150	150	150	150, 300	150	150
	Tower 2B 第2B座		150	150	150	150	150, 300	150	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 2A 第2A座		3050	3200, 3250, 3300, 3500, 3550	3050	3050	3050	3050	3050
	Tower 2B 第2B座		3050	3200, 3250, 3300, 3500, 3550	3050	3050	3050	3050	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

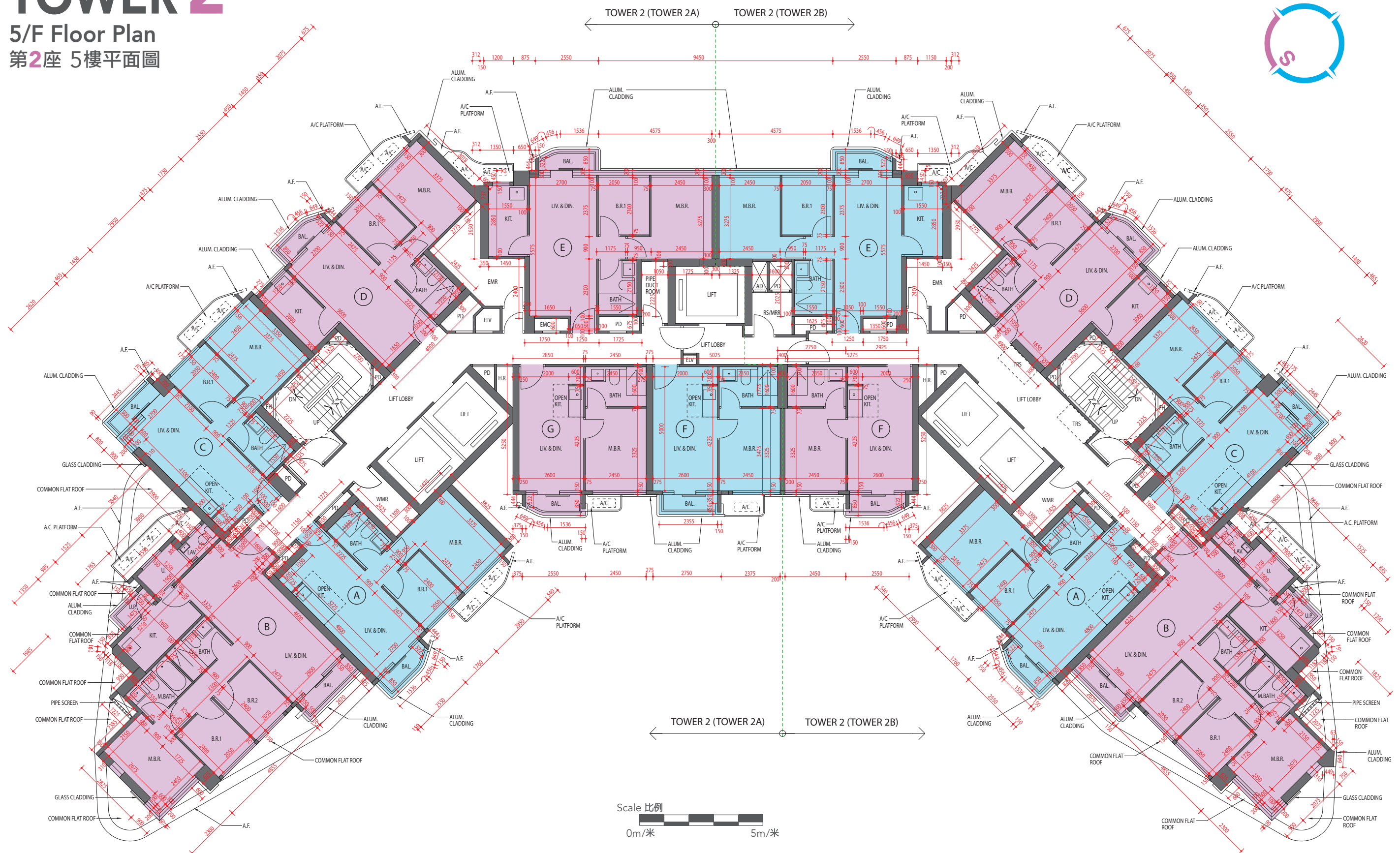
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 2

5/F Floor Plan 第2座 5樓平面圖



11 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖

	Tower 座數	Floor 樓層	Flat 單位						
			A	B	C	D	E	F	G
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 2A 第2A座	6/F - 39/F 6樓至39樓	150	150	150	150	150, 300	150	150
		40/F 40樓	150	150	150	150, 300	150, 300	150	150
	Tower 2B 第2B座	6/F - 39/F 6樓至39樓	150	150	150	150	150, 300	150	N/A 不適用
		40/F 40樓	150	150	150	150, 300	150, 300	150	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離)（毫米）	Tower 2A 第2A座	6/F - 11/F, 15/F - 39/F 6樓至11樓、15樓至39樓	3050	3050	3050	3050	3050	3050	3050
		12/F 12樓	3050, 3100, 3300, 3400	3050, 3100, 3300, 3350, 3400	3050, 3100, 3300, 3400	3050, 3100, 3350, 3400	3050, 3100, 3400	3050, 3100, 3300, 3325, 3400	3050, 3100, 3300, 3325, 3400
		40/F 40樓	2825, 3050, 3325, 3375, 3575, 3675	2825, 3050, 3175, 3275, 3300, 3325, 3375, 3575, 3625	3050, 3100, 3300, 3325, 3375, 3575, 3675	2650, 2925, 2975, 3000, 3050, 3100, 3275, 3325, 3350, 3400	2975, 3275, 3325, 3375, 3675	3250, 3275, 3325, 3375, 3550, 3575, 3675	2925, 3325, 3375, 3575, 3600, 3675
	Tower 2B 第2B座	6/F - 11/F, 15/F - 39/F 6樓至11樓、15樓至39樓	3050	3050	3050	3050	3050	3050	N/A 不適用
		12/F 12樓	3050, 3100, 3300, 3400	3050, 3100, 3300, 3350, 3400	3050, 3100, 3300, 3400	3050, 3100, 3350, 3400	3050, 3100, 3400	3050, 3100, 3300, 3325, 3400	N/A 不適用
		40/F 40樓	2825, 3050, 3325, 3375, 3575, 3675	2825, 3050, 3175, 3275, 3300, 3325, 3375, 3575, 3625	3050, 3100, 3300, 3325, 3375, 3575, 3675	2650, 2925, 2975, 3000, 3050, 3275, 3325, 3350, 3375, 3400, 3675	2925, 3325, 3375, 3675	2975, 3225, 3275, 3325, 3375, 3575, 3600, 3675	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

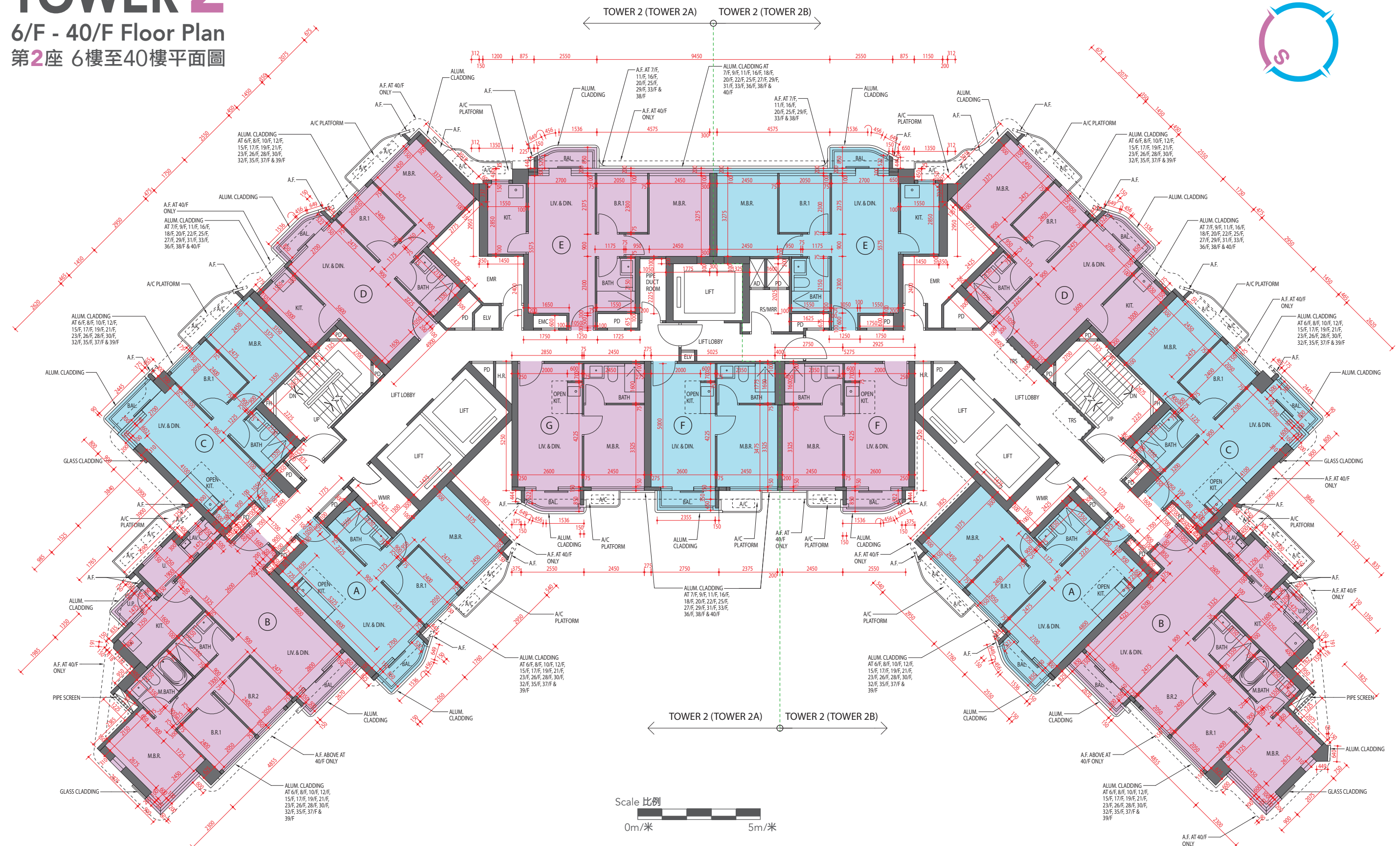
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 2

6/F - 40/F Floor Plan
第2座 6樓至40樓平面圖



11 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖

	Tower 座數	Floor 樓層	Flat 單位	
			A	B
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Tower 2A 第2A座	41/F 41樓	150	150
	Tower 2B 第2B座		150	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）	Tower 2A 第2A座		3500, 3550, 3800, 4000	3500, 3550, 3800, 3850, 4200
	Tower 2B 第2B座		3500, 3550, 3800, 4000	3500, 3550, 3850, 3900, 4200

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

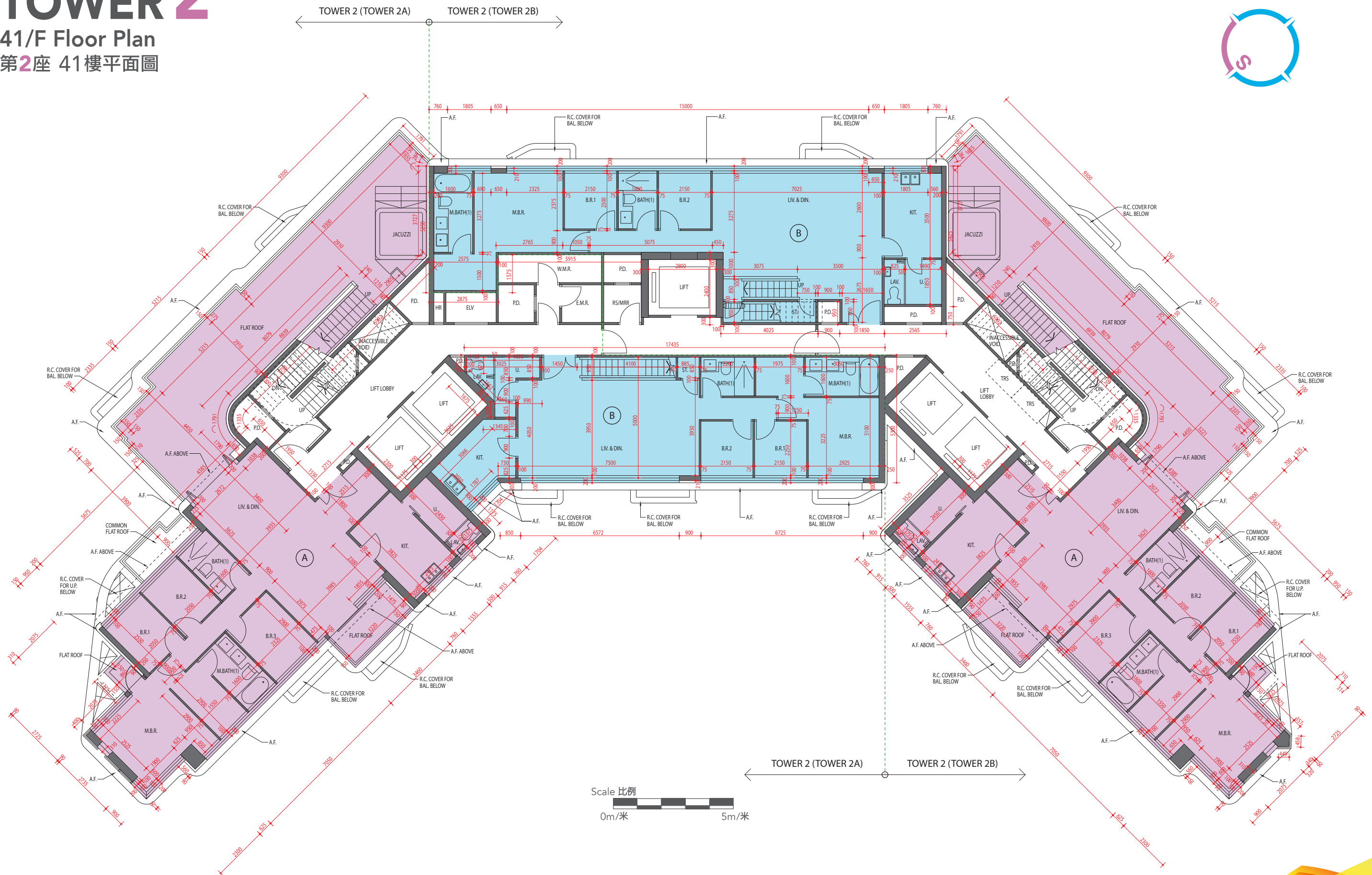
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 2

41/F Floor Plan
第2座 41樓平面圖



11 FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖

	Tower 座數	Floor 樓層	Flat 單位	
			A	B
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Towers 2A & 2B 第2A及2B座	R/F 天台	N/A 不適用	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）			N/A 不適用	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

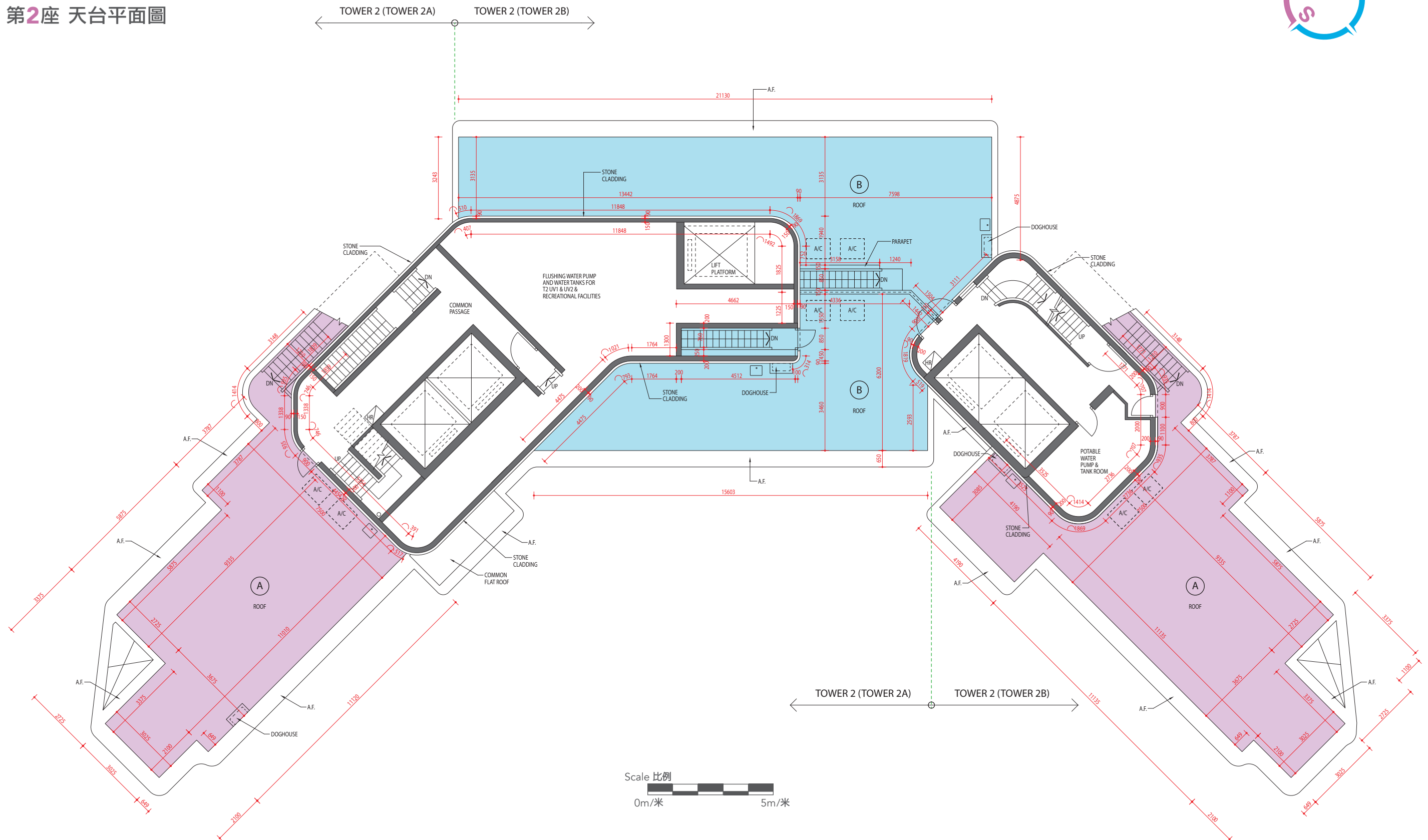
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：
不設4樓、13樓、14樓、24樓及34樓。

TOWER 2

Roof Floor Plan 第2座 天台平面圖



11

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

	Tower 座數	Floor 樓層	Flat 單位							
			A	B	C	D	E	F	G	H
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Urban Villa 1 都會城邸1	1/F 1樓	150	150	150, 300	150	150, 300	150, 300	150	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 (指該樓層之石屎地台面與上一層石屎地台面之高度距離)（毫米）			3050	3050	3050	3050	3050	3050	3050	3050

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

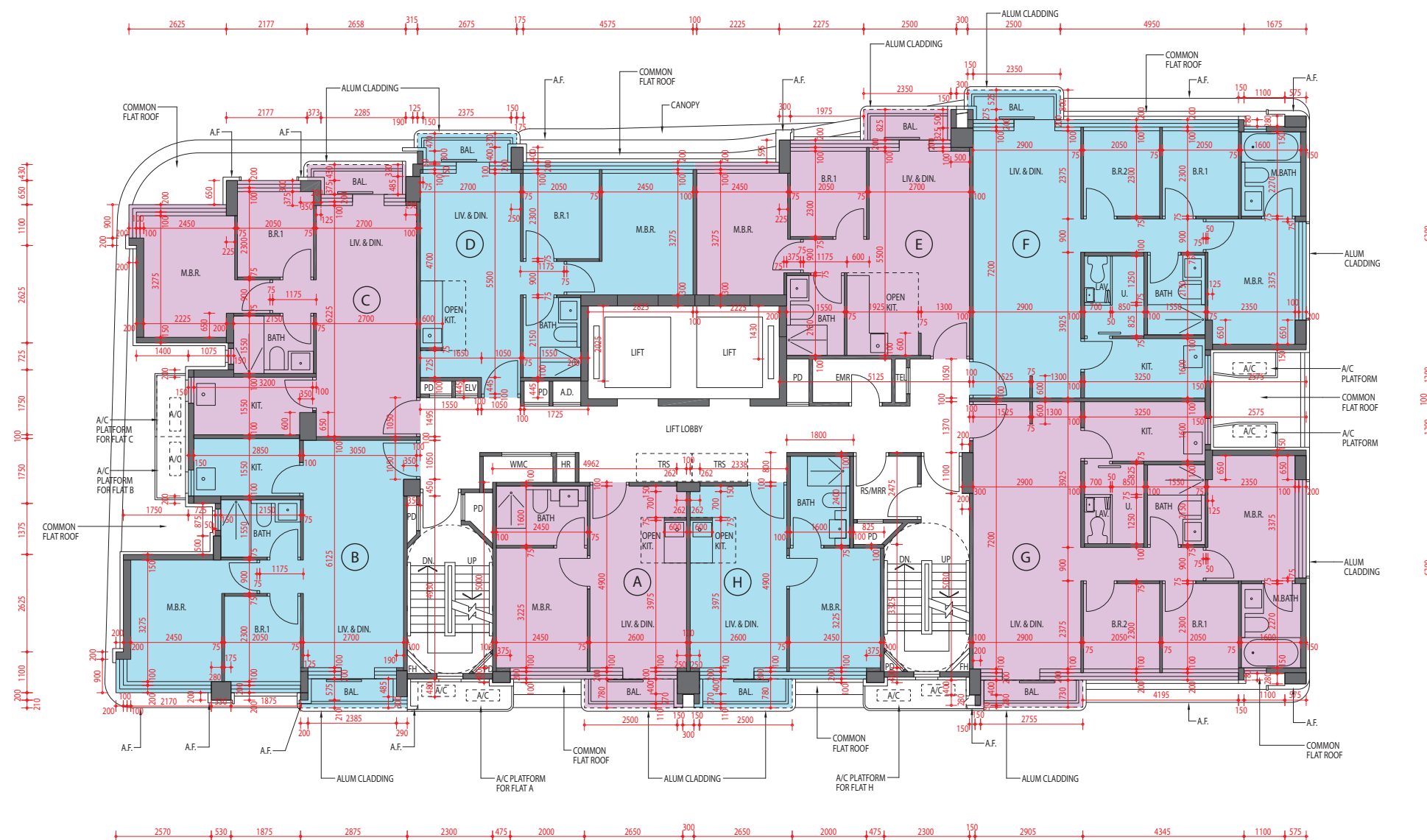
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F is omitted.

註：
不設4樓。

1/F Floor Plan

都會城邸1 1樓平面圖



0m/米 5m/米

11

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

	Tower 座數	Floor 樓層	Flat 單位							
			A	B	C	D	E	F	G	H
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Urban Villa 1 都會城邸 1	2/F - 5/F 2樓至5樓	150	150	150, 300	150	150, 300	150, 300	150	150
		6/F 6樓	150, 200	150, 200	150, 200, 300	150, 200	150, 200, 300	150, 200, 300	150, 200	150, 200
2/F - 5/F 2樓至5樓		3050	3050	3050	3050	3050	3050	3050	3050	3050
6/F 6樓		3050, 3100, 3300, 3400	3050, 3100, 3450	3050, 3100, 3450	3050, 3100, 3300, 3400	3050, 3100, 3400	3050, 3100, 3400, 3450	3050, 3100, 3400, 3450	3050, 3100, 3300, 3400	

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

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。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

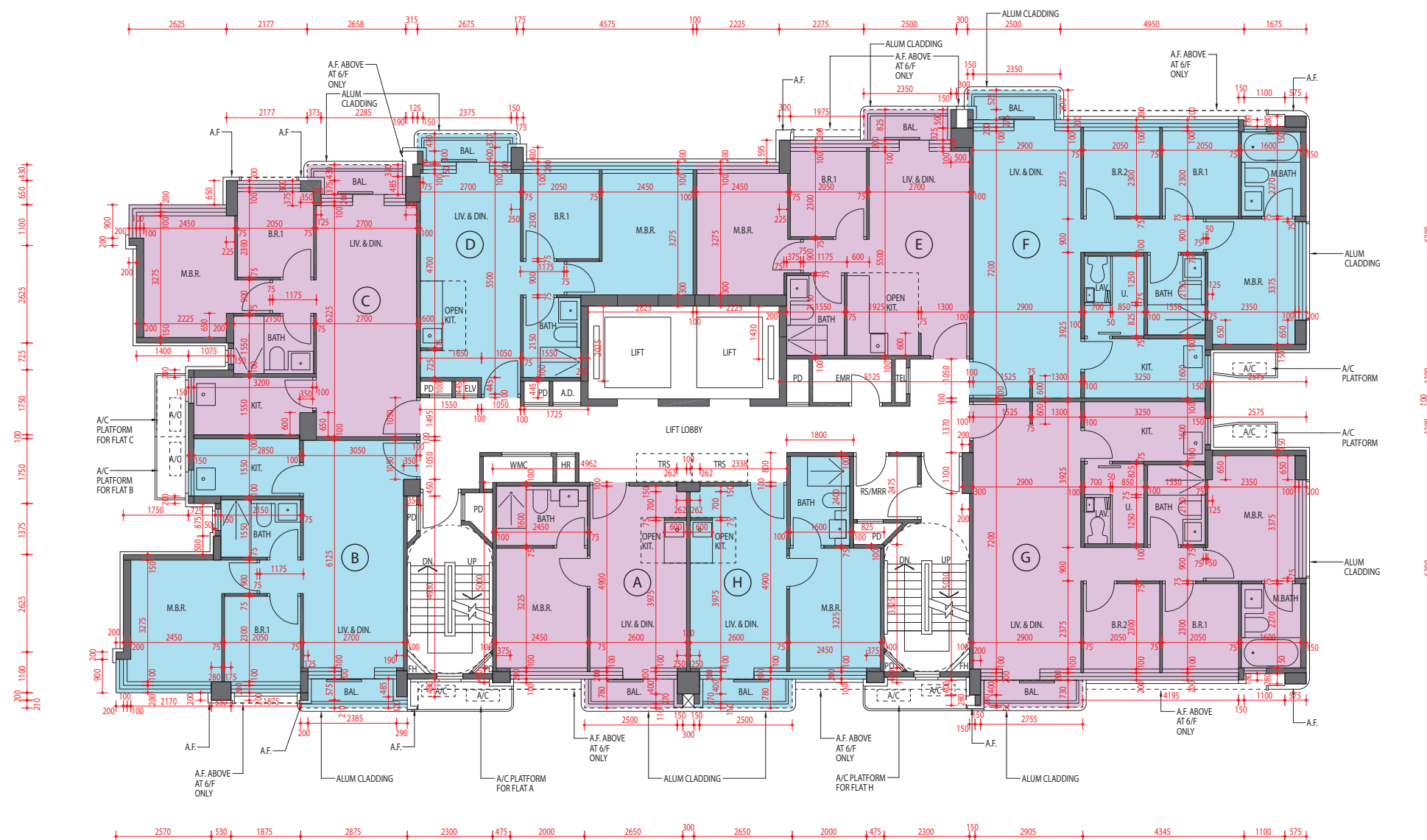
Note:
4/F is omitted.

註：
不設4樓。

URBAN VILLA 1

2/F - 6/F Floor Plan

都會城邸1 2樓至6樓平面圖



Scale 比例



11

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

	Tower 座數	Floor 樓層	Flat 單位							
			A	B	C	D	E	F	G	H
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Urban Villa 2 都會城邸2	1/F 1樓	150	150	150, 300	150	150, 300	150, 300	150	150
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）			3050	3050	3050	3050	3050	3050	3050	3050

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

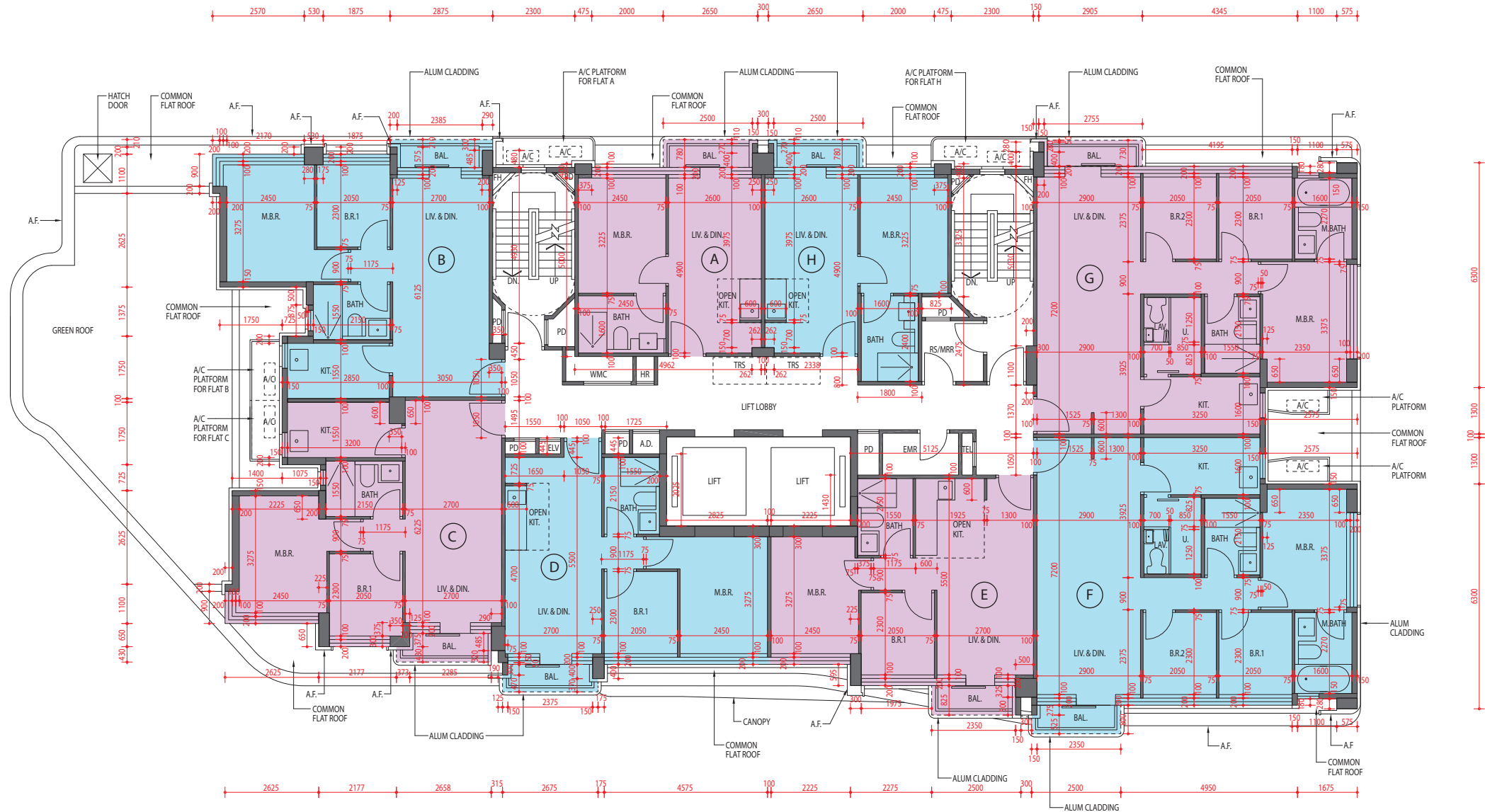
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

Note:
4/F is omitted.

註：
不設4樓。

URBAN VILLA 2

1/F Floor Plan
都會城邸2 1樓平面圖



Scale 比例
0m/米 5m/米

11

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

	Tower 座數	Floor 樓層	Flat 單位							
			A	B	C	D	E	F	G	H
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Urban Villa 2 都會城邸2	2/F - 5/F 2樓至5樓	150	150	150, 300	150	150, 300	150, 300	150	150
		6/F 6樓	150, 200	150, 200	150, 200, 300	150, 200	150, 200, 300	150, 200, 300	150, 200	150, 200
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）		2/F - 5/F 2樓至5樓	3050	3050	3050	3050	3050	3050	3050	3050
		6/F 6樓	3050, 3100, 3300, 3400	3050, 3100, 3450	3050, 3100, 3450	3050, 3100, 3300, 3400	3050, 3100, 3400	3050, 3100, 3400, 3450	3050, 3100, 3400, 3450	3050, 3100, 3300, 3400

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. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

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。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

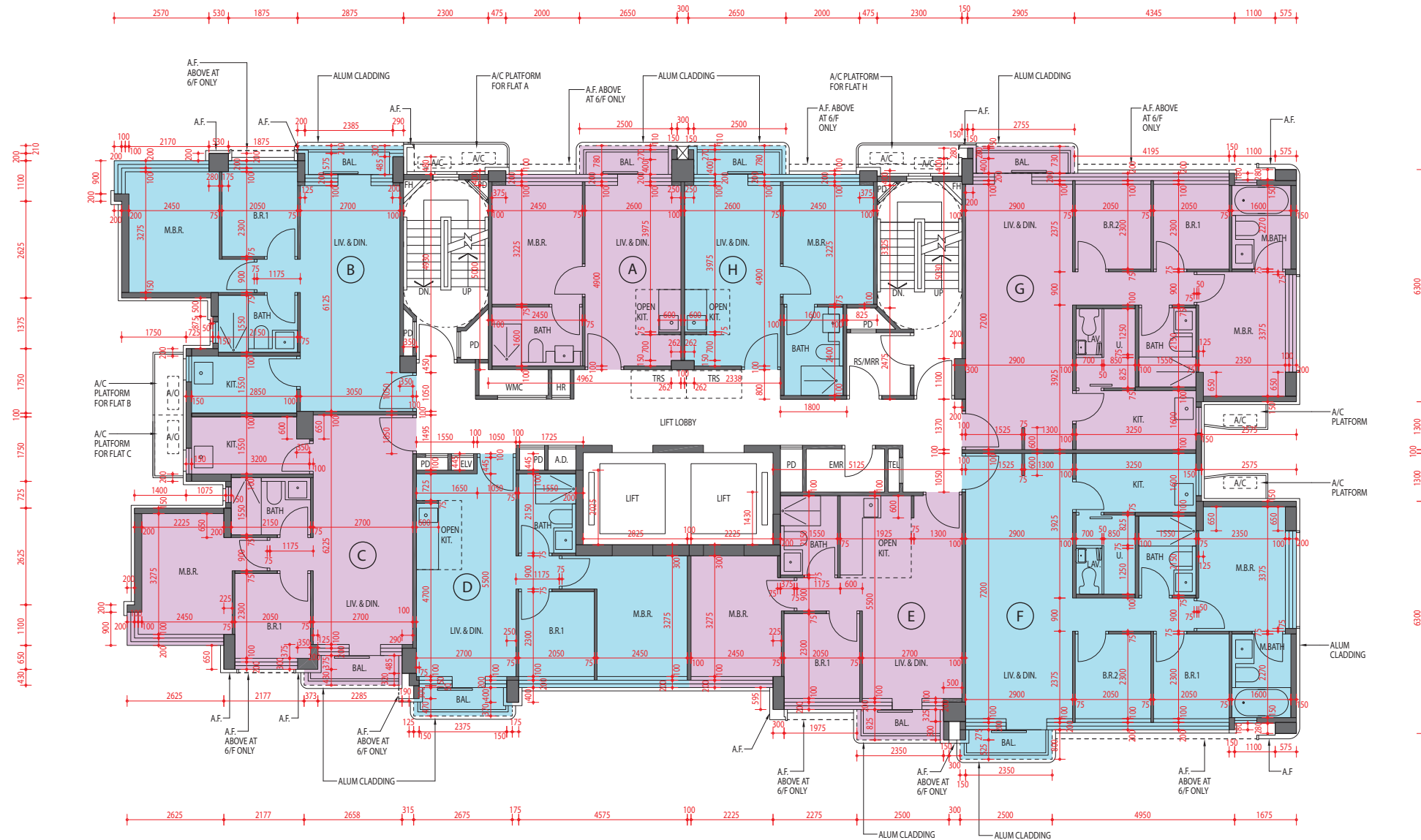
Note:
4/F is omitted.

註：
不設4樓。

URBAN VILLA 2

2/F - 6/F Floor Plan

都會城邸2 2樓至6樓平面圖



Scale 比例
0m/米 5m/米

11

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

	Tower 座數	Floor 樓層	Flat 單位
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Garden Mansion 1 花園洋房 1	B/F 地庫	150, 170, 300
		G/F 地下	150
		1/F 1樓	150
		2/F 2樓	150, 200, 300
		R/F 天台	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）		B/F 地庫	6550
		G/F 地下	4500
		1/F 1樓	3500
		2/F 2樓	3500, 4400
		R/F 天台	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

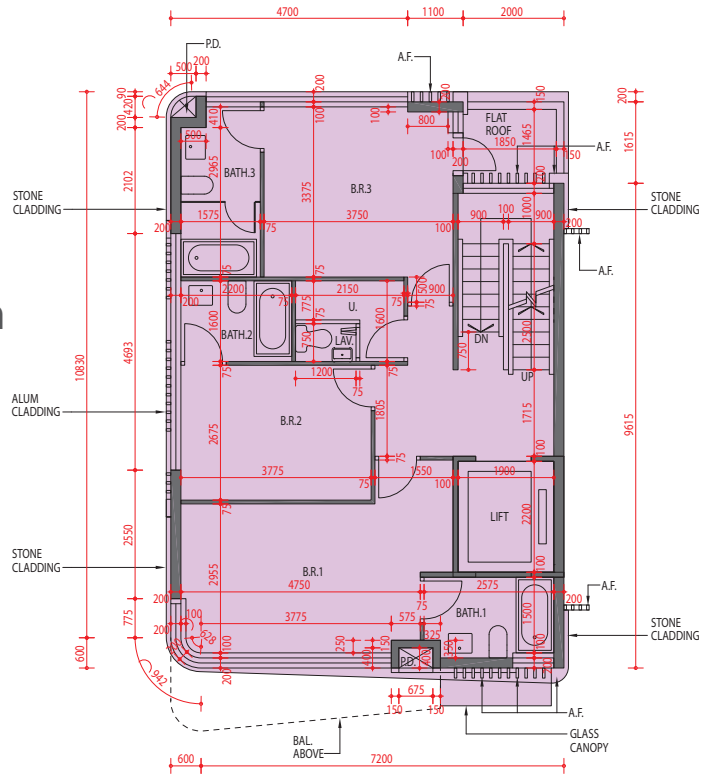
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的内部面積，一般比較低樓層的内部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

GARDEN MANSION 1

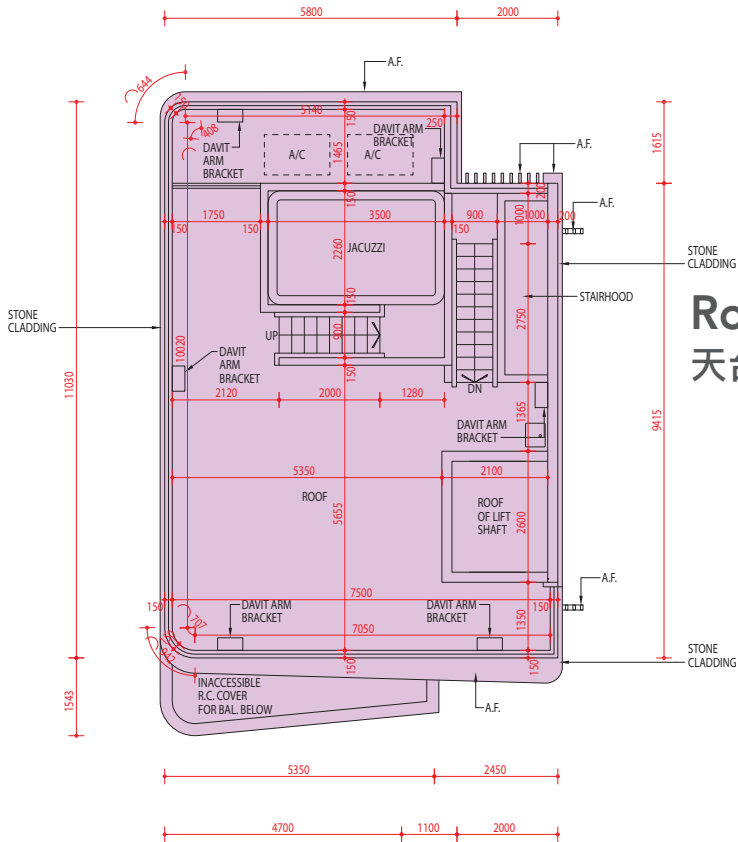
花園洋房1



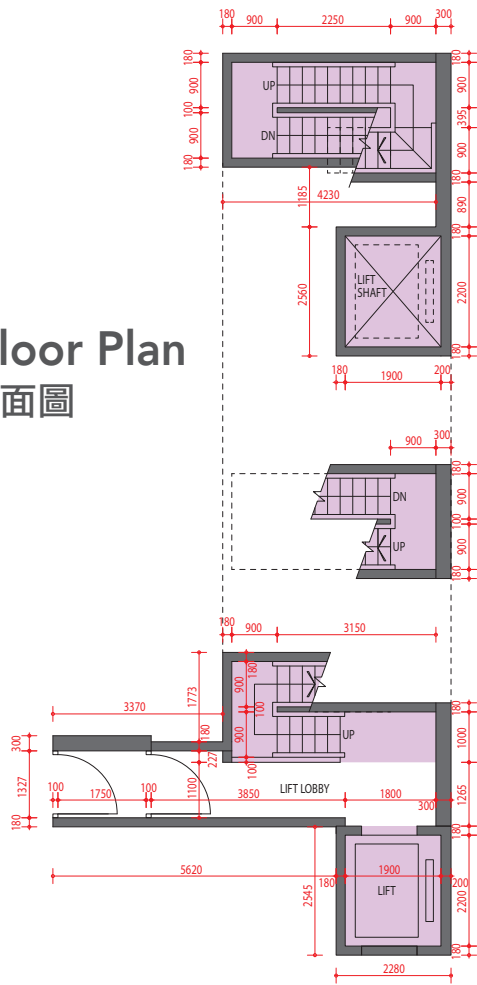
1/F Floor Plan
1樓平面圖



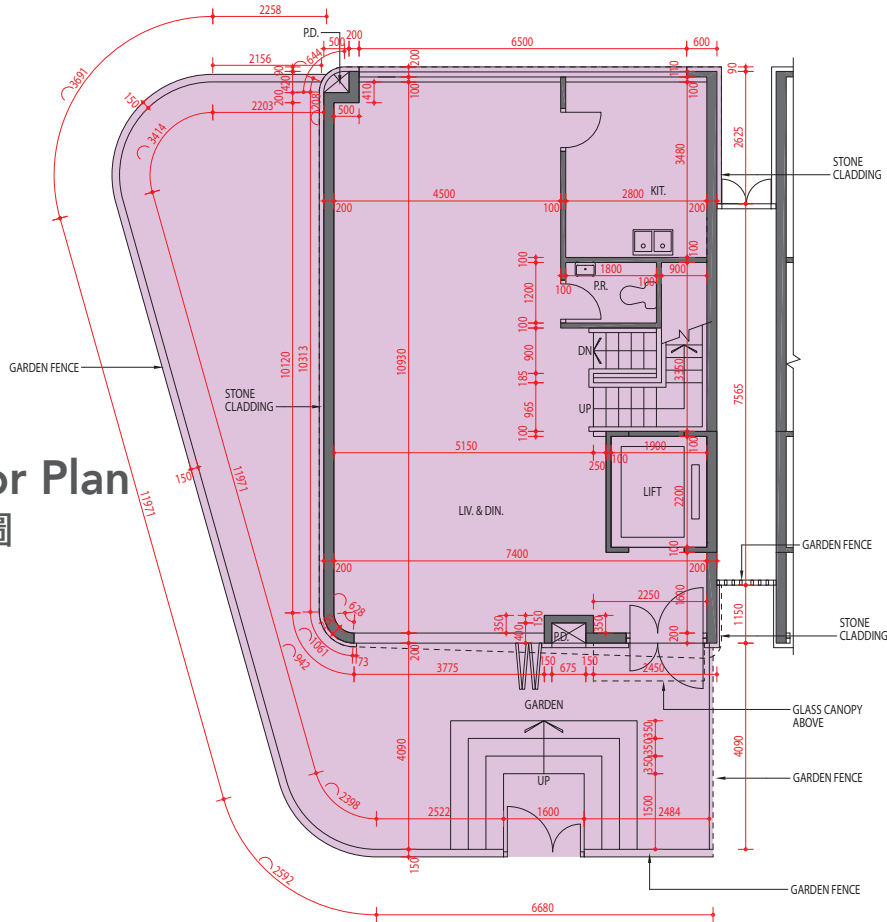
Roof Floor Plan
天台平面圖



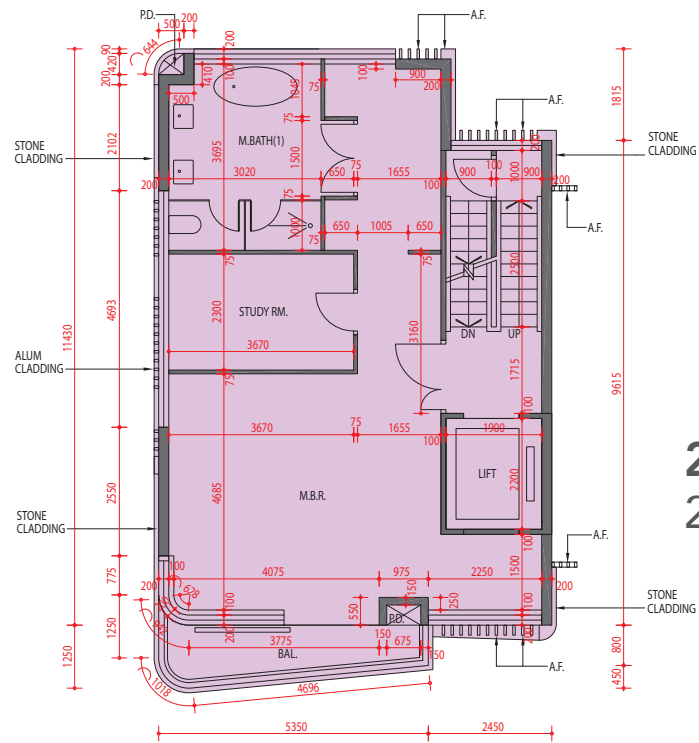
B/F Floor Plan
地庫平面圖



G/F Floor Plan
地下平面圖



2/F Floor Plan
2樓平面圖



Scale 比例
0m/米 5m/米

11

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

	Tower 座數	Floor 樓層	Flat 單位
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Garden Mansion 2 花園洋房2	B/F 地庫	150, 170, 300
		G/F 地下	150
		1/F 1樓	150
		2/F 2樓	150, 200, 300
		R/F 天台	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）		B/F 地庫	6550
		G/F 地下	4500
		1/F 1樓	3500
		2/F 2樓	3500, 4400
		R/F 天台	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

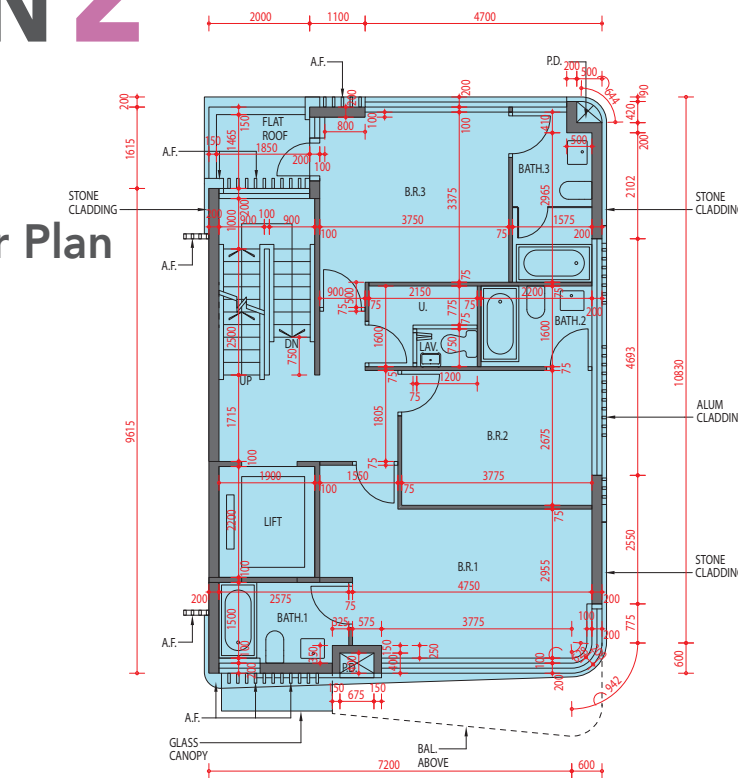
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的内部面積，一般比較低樓層的内部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

GARDEN MANSION 2

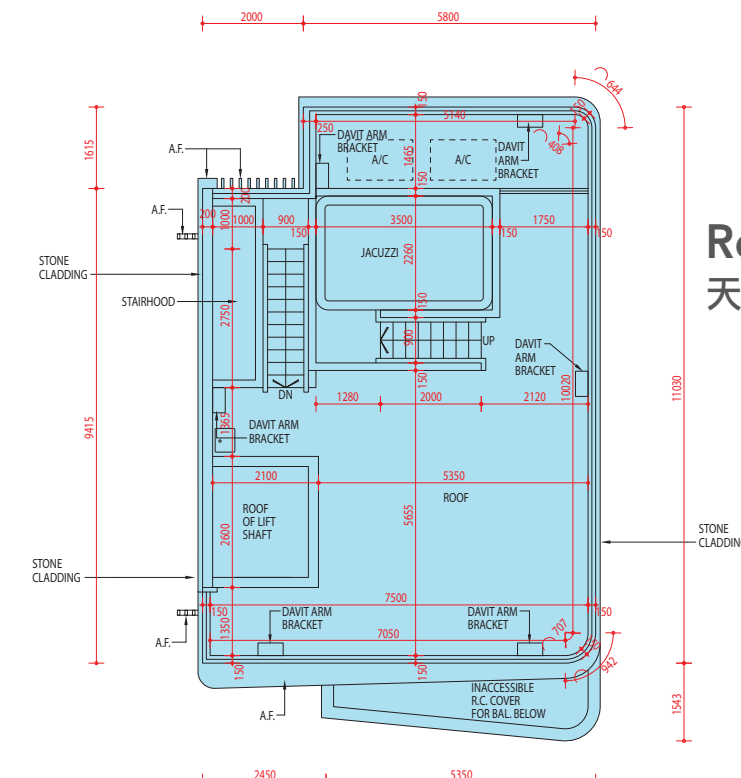
花園洋房2



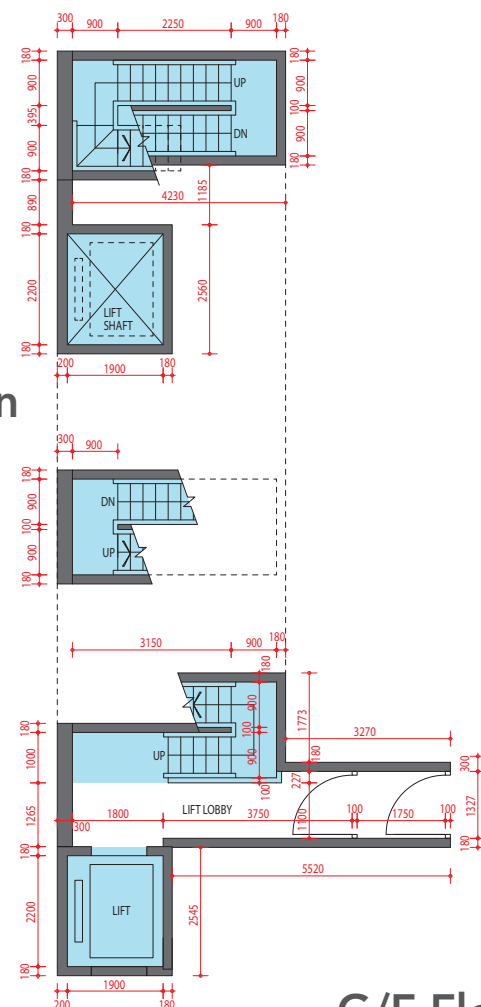
1/F Floor Plan
1樓平面圖



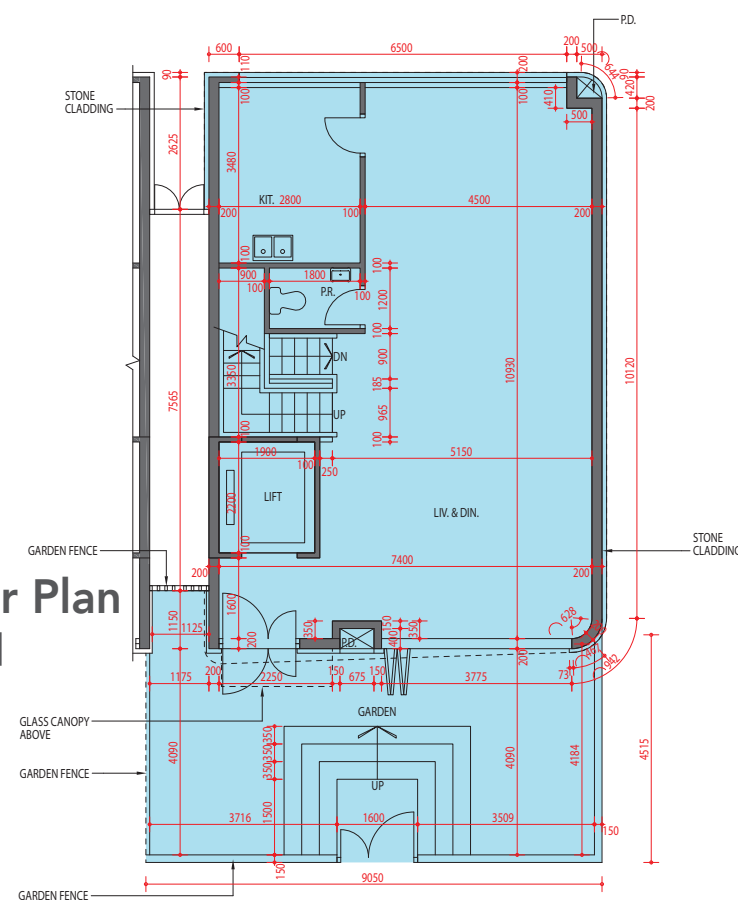
Roof Floor Plan
天台平面圖



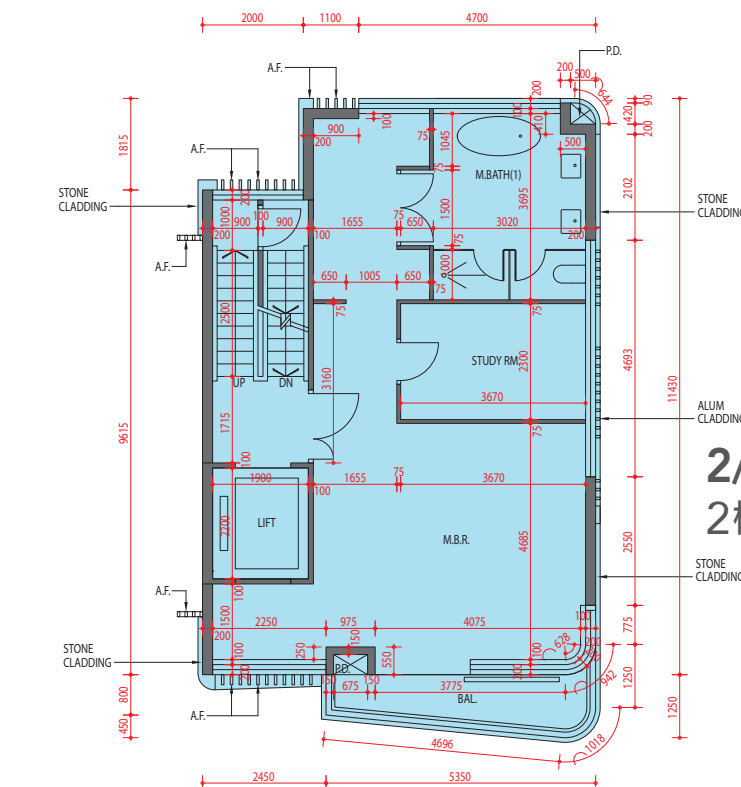
B/F Floor Plan
地庫平面圖



G/F Floor Plan
地下平面圖



2/F Floor Plan
2樓平面圖



Scale 比例
0m/米 5m/米

11

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

	Tower 座數	Floor 樓層	Flat 單位
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Garden Mansion 3 花園洋房3	B/F 地庫	150, 170, 300
		G/F 地下	150
		1/F 1樓	150, 200
		2/F 2樓	150, 200, 300
		R/F 天台	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）		B/F 地庫	6550
		G/F 地下	4500
		1/F 1樓	3500
		2/F 2樓	3500, 4400
		R/F 天台	N/A 不適用

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

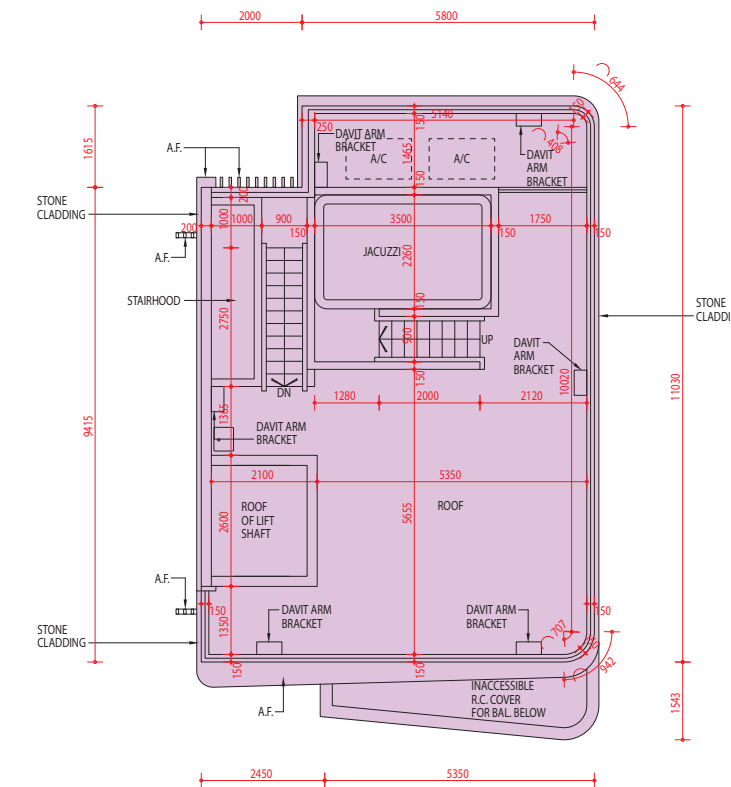
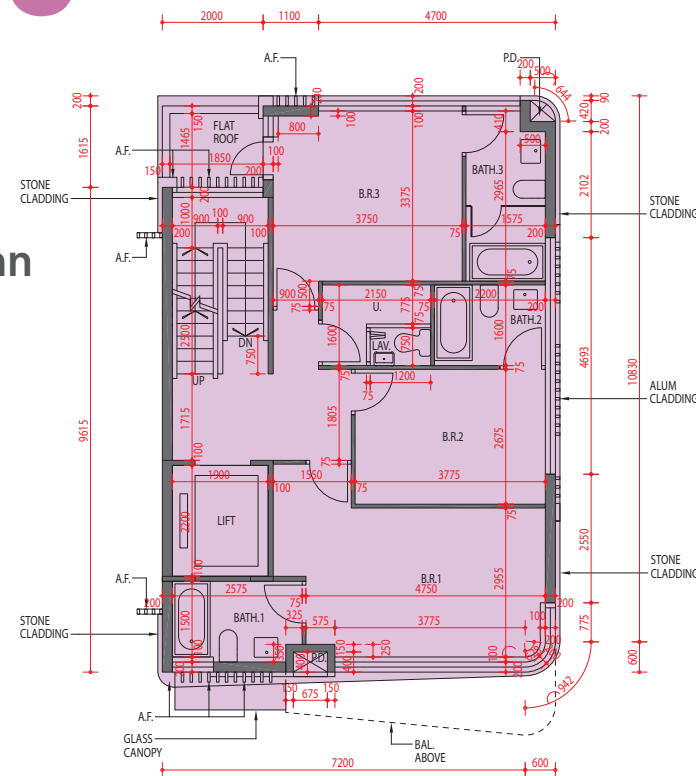
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

GARDEN MANSION 3

花園洋房3

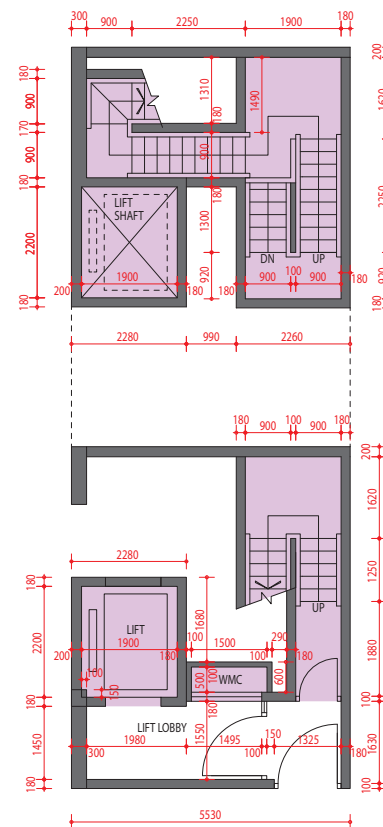


1/F Floor Plan
1樓平面圖

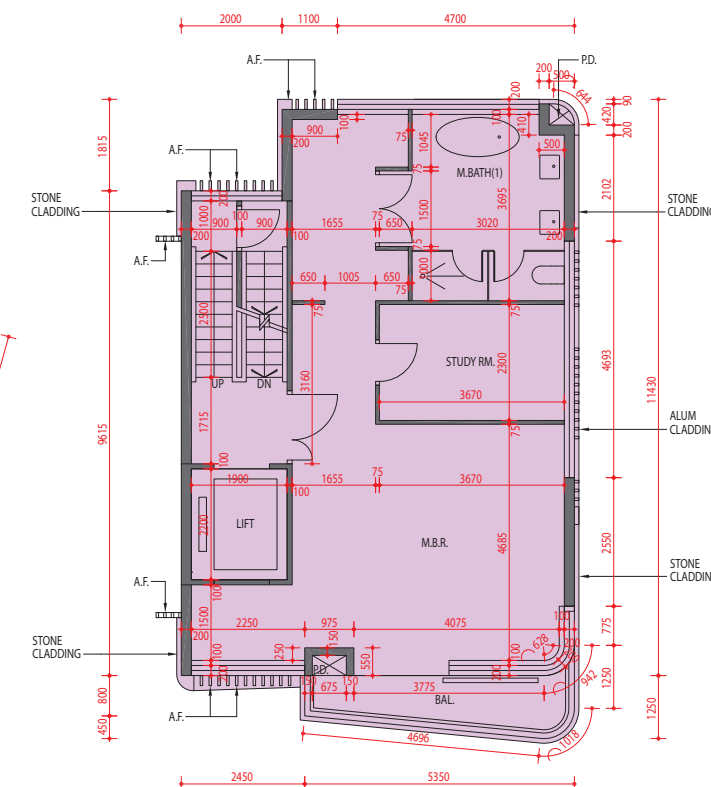
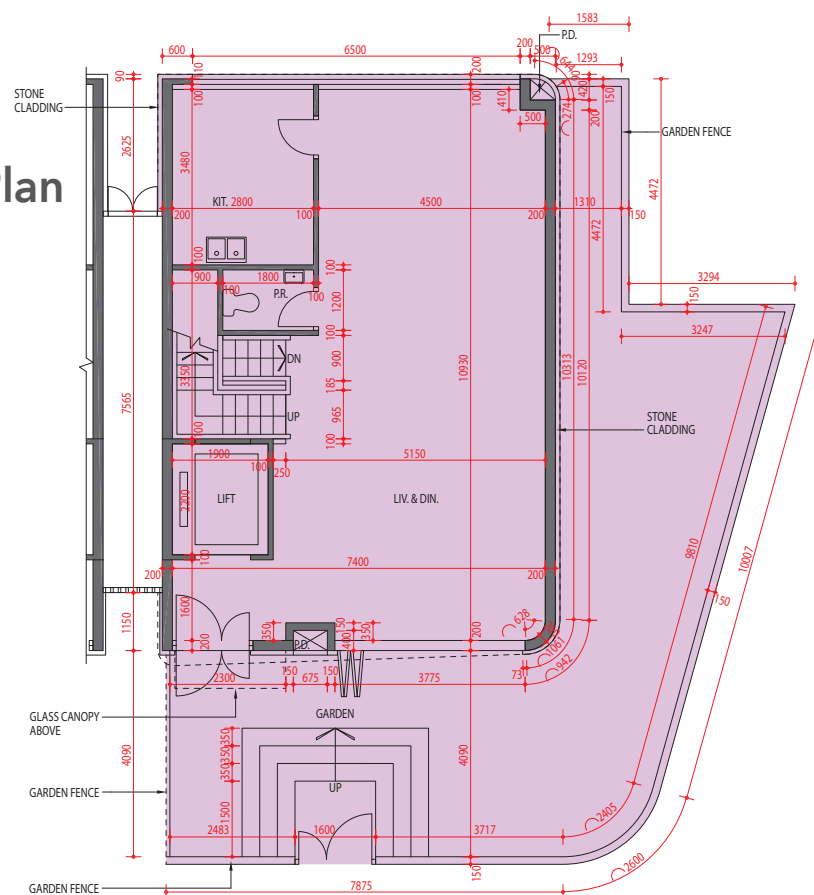


Roof Floor Plan
天台平面圖

B/F Floor Plan
地庫平面圖



G/F Floor Plan
地下平面圖



2/F Floor Plan
2樓平面圖

Scale 比例
0m/米 5m/米

11

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

	Tower 座數	Floor 樓層	Flat 單位
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板（不包括灰泥）的厚度（毫米）	Garden Mansion 5 花園洋房5	B/F 地庫	150, 170, 300
		G/F 地下	150
		1/F 1樓	150, 200
		2/F 2樓	150, 200, 300
		R/F 天台	N/A 不適用
The floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor) of each residential property (mm) 每個住宅物業的層與層之間的高度 （指該樓層之石屎地台面與上一層石屎地台面之高度距離）（毫米）		B/F 地庫	6550
		G/F 地下	4500
		1/F 1樓	3500
		2/F 2樓	3500, 4400
		R/F 天台	N/A 不適用

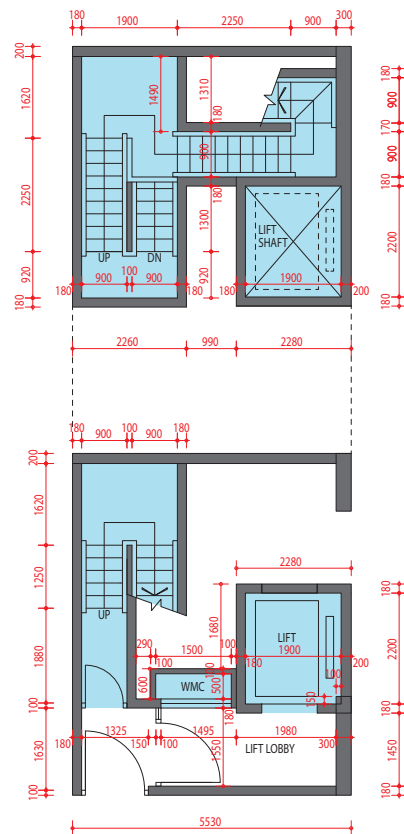
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Note: This statement required in Section 10(2)(e) in Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance (Cap.621) is not applicable to the Development)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的内部面積，一般比較低樓層的内部面積稍大。（註：此乃根據《一手住宅物業銷售條例》（第621章）附表1第1部第10（2）（e）條所規定的陳述並不適用於發展項目）

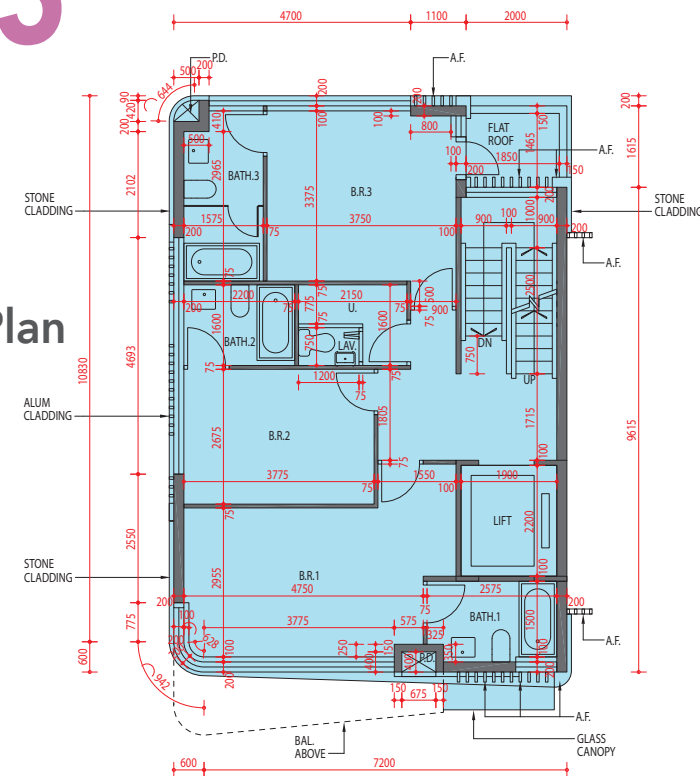
GARDEN MANSION 5

花園洋房5

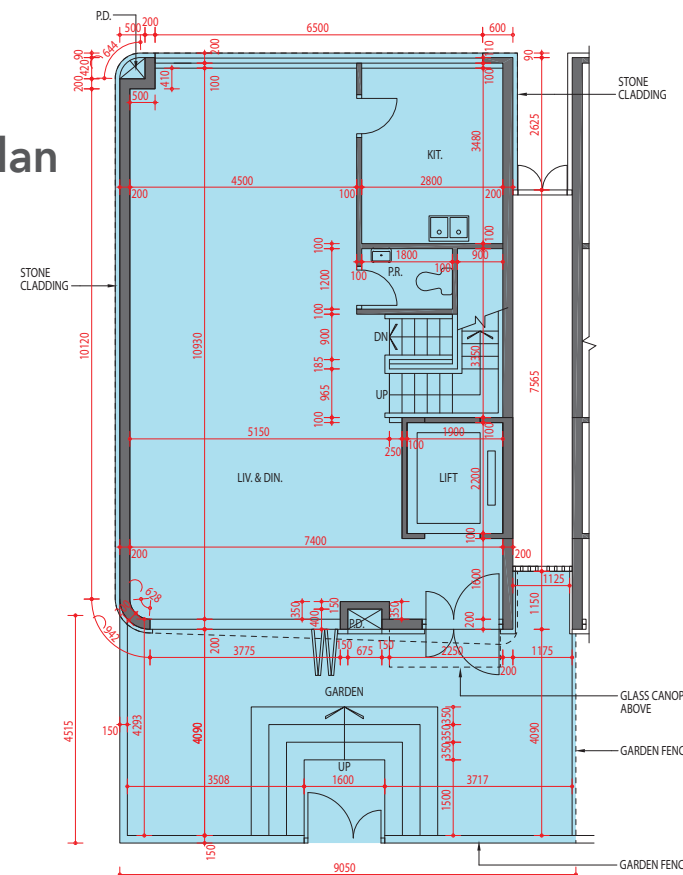
B/F Floor Plan
地庫平面圖



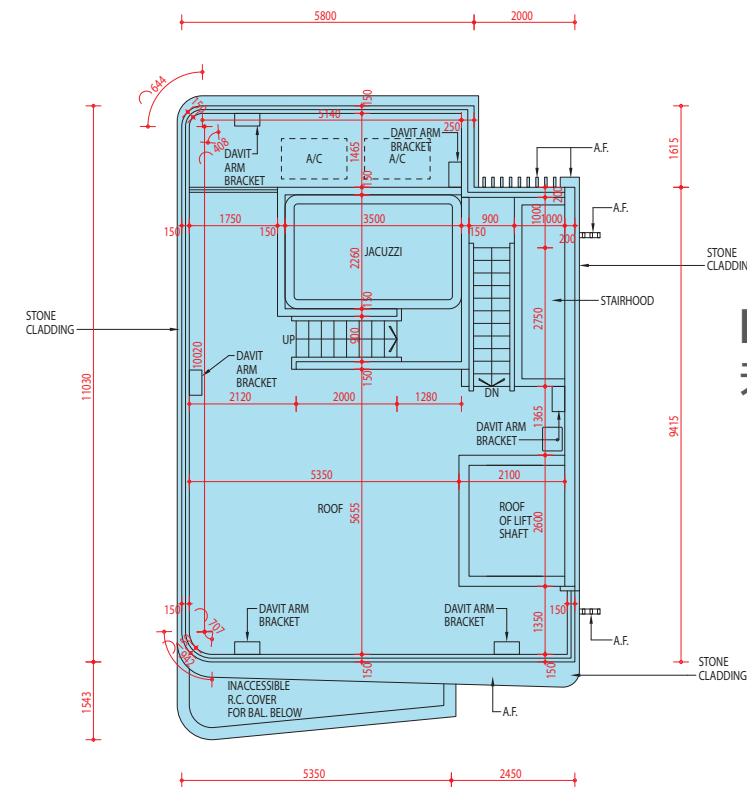
1/F Floor Plan
1樓平面圖



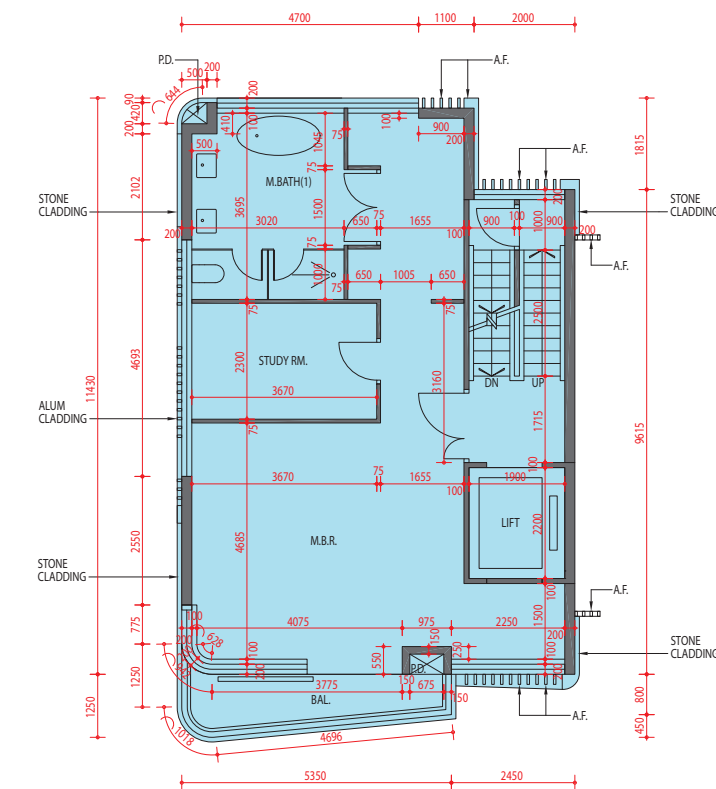
G/F Floor Plan
地下平面圖



Roof Floor Plan
天台平面圖



2/F Floor Plan
2樓平面圖



Scale 比例
0m/米 5m/米

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積(不計算入實用面積) 平方米(平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 1A 第1A座	1/F - 39/F 1樓至39樓	A	27.200 (293) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		B	41.174 (443) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		C	46.521 (501) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	41.874 (451) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	70.777 (762) 露台 Balcony: 2.318 (25) 工作平台 Utility Platform: 1.501 (16)	-	-	-	-	-	-	-	-	-	-
		F	26.691 (287) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		G	42.600 (459) 露台 Balcony: 2.002 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
	40/F & 41/F 40樓及41樓	A	175.395 (1,888) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	59.157 (637)	-	-	73.129 (787)	1.964 (21)	-	-
		B	146.707 (1,579) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	54.386 (585)	-	-	77.425 (833)	1.080 (12)	-	-

Notes:

- The saleable area and the floor areas of balcony, utility platform and verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.
- The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.
- 4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註:

- 實用面積以及露台、工作平台及陽台(如有)之樓面面積, 是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積, 是按照《一手住宅物業銷售條例》附表2第2部計算得出的。
- 上述所列之面積以1平方米=10.764平方呎換算至平方呎, 並四捨五入至整數。
- 不設4樓、13樓、14樓、24樓及34樓。

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

12

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積(不計算入實用面積) 平方米(平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 1B 第1B座	1/F - 39/F 1樓至39樓	A	27.241 (293) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		B	42.075 (453) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		C	72.291 (778) 露台 Balcony: 2.400 (26) 工作平台 Utility Platform: 1.503 (16)	-	-	-	-	-	-	-	-	-	-
		D	43.303 (466) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	26.872 (289) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	26.659 (287) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		G	42.734 (460) 露台 Balcony: 2.002 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
	40/F & 41/F 40樓及41樓	A	157.773 (1,698) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	45.489 (490)	-	-	58.742 (632)	2.639 (28)	-	-
		B	137.025 (1,475) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	36.663 (395)	-	-	62.121 (669)	-	-	-

Notes:

1. The saleable area and the floor areas of balony, utility patform and verandah (if any) are calcaulted in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residenial Properties (First-hand Sales) Ordinance.

2. The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

3. 4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：

1. 實用面積以及露台、工作平台及陽台(如有)之樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

2. 上述所列之面積以1平方米=10.764平方呎換算至平方呎，並四捨五入至整數。

3. 不設4樓、13樓、14樓、24樓及34樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台, 工作平台及陽台 (如有)) 平方米 (平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積 (不計算入實用面積) 平方米 (平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 2A 第2A座	2/F - 3/F 2樓至3樓	A	43.467 (468) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		C	42.956 (462) 露台 Balcony: 2.009 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	47.781 (514) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	47.929 (516) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	30.158 (325) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		G	30.944 (333) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-

Notes:

- The saleable area and the floor areas of balcony, utility platform and verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.
- The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.
- 4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註:

- 實用面積以及露台、工作平台及陽台 (如有) 之樓面面積, 是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積, 是按照《一手住宅物業銷售條例》附表2第2部計算得出的。
- 上述所列之面積以1平方米=10.764平方呎換算至平方呎, 並四捨五入至整數。
- 不設4樓、13樓、14樓、24樓及34樓。

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

12

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積(不計算入實用面積) 平方米(平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 2A 第2A座	5/F - 40/F 5樓至40樓	A	42.683 (459) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		B	71.041 (765) 露台 Balcony: 2.397 (26) 工作平台 Utility Platform: 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		C	42.776 (460) 露台 Balcony: 2.009 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	47.781 (514) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	47.929 (516) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	30.158 (325) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		G	30.944 (333) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
	41/F 41樓	A	112.292 (1,209) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	67.711 (729)	-	-	83.218 (896)	-	-	-
		B	95.378 (1,027) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	59.301 (638)	4.964 (53)	-	-

Notes:

1. The saleable area and the floor areas of balony, utility patform and verandah (if any) are calcaulted in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residenial Properties (First-hand Sales) Ordinance.

2. The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

3. 4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註：

1. 實用面積以及露台、工作平台及陽台(如有)之樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

2. 上述所列之面積以1平方米=10.764平方呎換算至平方呎，並四捨五入至整數。

3. 不設4樓、13樓、14樓、24樓及34樓。

12 AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台, 工作平台及陽台 (如有)) 平方米 (平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積 (不計算入實用面積) 平方米 (平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 2B 第2B座	2/F - 3/F 2樓至3樓	A	43.467 (468) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		C	42.956 (462) 露台 Balcony: 2.009 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	47.781 (514) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	47.610 (512) 露台 Balcony: 2.005 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	30.747 (331) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
	5/F - 40/F 5樓至40樓	A	42.683 (459) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		B	71.144 (766) 露台 Balcony: 2.397 (26) 工作平台 Utility Platform: 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		C	42.776 (460) 露台 Balcony: 2.009 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	47.781 (514) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	47.610 (512) 露台 Balcony: 2.005 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	30.747 (331) 露台 Balcony: 2.004 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
	41/F 41樓	A	112.839 (1,215) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	67.711 (729)	-	-	94.436 (1,017)	-	-	-
		B	108.730 (1,170) 露台 Balcony: - (-) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	87.432 (941)	-	-	-

Notes:

- The saleable area and the floor areas of balcony, utility platform and verandah (if any) are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.
- The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.
- 4/F, 13/F, 14/F, 24/F and 34/F are omitted.

註:

- 實用面積以及露台、工作平台及陽台 (如有) 之樓面面積, 是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積, 是按照《一手住宅物業銷售條例》附表2第2部計算得出的。
- 上述所列之面積以1平方米=10.764平方呎換算至平方呎, 並四捨五入至整數。
- 不設4樓、13樓、14樓、24樓及34樓。

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目中的住宅物業的面積

12

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積(不計算入實用面積) 平方米(平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Urban Villa 1 都會城邸 1	1/F - 6/F 1樓至6樓	A	30.131 (324) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		B	48.170 (519) 露台 Balcony: 2.041 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		C	48.091 (518) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	40.956 (441) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	41.435 (446) 露台 Balcony: 2.014 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	66.705 (718) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		G	67.301 (724) 露台 Balcony: 2.061 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		H	30.191 (325) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-

Notes:

1. The saleable area and the floor areas of balony, utility patform and verandah (if any) are calcualted in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residenial Properties (First-hand Sales) Ordinance.

2. The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

3. 4/F are omitted.

註：

1. 實用面積以及露台、工作平台及陽台(如有)之樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

2. 上述所列之面積以1平方米=10.764平方呎換算至平方呎，並四捨五入至整數。

3. 不設4樓。

Description of Residential Property 住宅物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積(不計算入實用面積) 平方米(平方呎)									
Block Name 大廈名稱	Floor 樓層	Flat 單位		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Urban Villa 2 都會城邸 2	1/F - 6/F 1樓至6樓	A	30.131 (324) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		B	48.170 (519) 露台 Balcony: 2.041 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		C	48.091 (518) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		D	40.956 (441) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		E	41.435 (446) 露台 Balcony: 2.014 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		F	66.705 (718) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		G	67.301 (724) 露台 Balcony: 2.061 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-
		H	30.191 (325) 露台 Balcony: 2.007 (22) 工作平台 Utility Platform: - (-)	-	-	-	-	-	-	-	-	-	-

Notes:

1. The saleable area and the floor areas of balony, utility patform and verandah (if any) are calcualted in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residenial Properties (First-hand Sales) Ordinance.

2. The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

3. 4/F are omitted.

註：

1. 實用面積以及露台、工作平台及陽台(如有)之樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

2. 上述所列之面積以1平方米=10.764平方呎換算至平方呎，並四捨五入至整數。

3. 不設4樓。

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

12

Description of Residential Property 住宅物業的描述	Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.) 其他指明項目的面積(不計入實用面積) 平方米(平方呎)									
House Number 屋號		Air-conditioning Plant Room 空調機房	Bay Window 窗台	Cockloft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Garden Mansion 1 花園洋房1	298.709 (3,215) 露台 Balcony: 5.624 (61) 工作平台 Utility Platform: - (-)	-	-	-	2.358 (25)	65.004 (700)	-	65.568 (706)	3.240 (35)	-	-
Garden Mansion 2 花園洋房2	298.688 (3,215) 露台 Balcony: 5.624 (61) 工作平台 Utility Platform: - (-)	-	-	-	2.358 (25)	36.287 (391)	-	65.568 (706)	3.240 (35)	-	-
Garden Mansion 3 花園洋房3	303.574 (3,268) 露台 Balcony: 5.624 (61) 工作平台 Utility Platform: - (-)	-	-	-	2.358 (25)	67.042 (722)	-	65.568 (706)	3.240 (35)	-	-
Garden Mansion 5 花園洋房5	303.574 (3,268) 露台 Balcony: 5.624 (61) 工作平台 Utility Platform: - (-)	-	-	-	2.358 (25)	36.287 (391)	-	65.568 (706)	3.240 (35)	-	-

Notes:

1. The saleable area and the floor areas of balony, utility patform and verandah (if any) are calcualted in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of other specified items are calculated in accordance with Part 2 of Schedule 2 of the Residenial Properties (First-hand Sales) Ordinance.

2. The above areas have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

3. Garden Mansion 4 is omitted.

註：

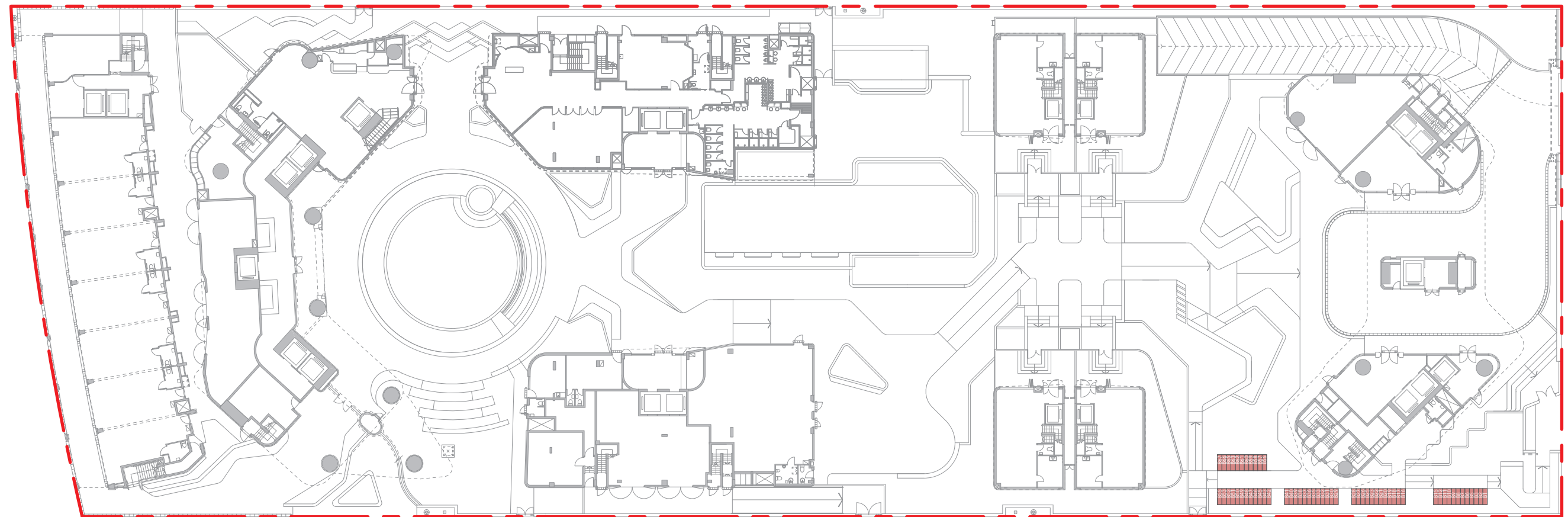
1. 實用面積以及露台、工作平台及陽台(如有)之樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

2. 上述所列之面積以1平方米=10.764平方呎換算至平方呎，並四捨五入至整數。

3. 不設花園洋房4。

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

G/F 地下



--- Boundary line of the Development
發展項目的邊界線

Scale 比例
0m/米 25m/米

Residential bicycle parking space
住客單車停車位

FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

發展項目中的停車位的樓面平面圖

13

B/F 地庫



13 FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

發展項目中的停車位的樓面平面圖

Numbers, Dimensions and Area of Parking Spaces 停車位數目、尺寸及面積

Floor 層數	Category of parking space 停車位類別	Parking space number 停車位編號	Number 數目	Dimensions (L x W)(m) 尺寸(長 x 闊)(米)	Area of each parking space (sq.m) 每個停車位面積(平方米)
G/F 地下	Residential bicycle parking space 住客單車停車位	B1 - B3 B5 - B12 B15 - B23 B25 - B33 B35 - B43 B45 - B53 B55 - B63 B65 - B67	59	1.8 x 0.5	0.9
B/F 地庫	Residential parking space 住客停車位	1 - 3 5 - 13 15 - 23 25 - 33 35 - 43 45 - 53 55 - 63 65 - 73 75 - 83 85 - 93 95 - 103 105 - 113 115 - 123 125 127 - 131	117	5.0 x 2.5	12.5
	Accessible residential parking space 暢通易達住客停車位	126	1	5.0 x 3.5	17.5
	Visitor's parking space 訪客停車位	V1 V3 V5 - V7	5	5.0 x 2.5	12.5
	Accessible visitor's parking space 暢通易達訪客停車位	V2	1	5.0 x 3.5	17.5
	Residential motor cycle parking space 住客電單車停車位	M1 - M3 M5 - M12	11	2.4 x 1.0	2.4
	Residential loading and unloading space 住客上落貨車停車位	-	4	11 x 3.5	38.5
	Commercial parking space 商用停車位	C1 - C3 C5 - C7	6	5.0 x 2.5	12.5
	Commercial motor cycle parking space 商用電單車停車位	CM1	1	2.4 x 1.0	2.4
	Commercial loading and unloading space 商用上落貨車停車位	-	2	11 x 3.5	38.5
	Refuse collection vehicle parking space 垃圾車停車位	-	1	12 x 5.0	60

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

14

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

1. 在簽署臨時買賣合約時須支付款額為售價之5%的臨時訂金；
2. 買方在簽署臨時合約時支付的臨時訂金，會由代表擁有人行事的律師事務所以保證金保存人的身分持有；
3. 如買方沒有於訂立臨時合約的日期之後5個工作日內簽立買賣合約：-
 - (i) 該臨時合約即告終止；
 - (ii) 有關的臨時訂金即予沒收；及
 - (iii) 擁有人不得就買方沒有簽立買賣合約而針對買方提出進一步申索。

15 SUMMARY OF DEED OF MUTUAL COVENANT

公契的摘要

1. Common Parts of the Development

(a) Common Parts means all areas, systems, equipment, facilities, machinery, fixtures, fittings, conduits or other matters in the Land (meaning New Kowloon Inland Lot No. 6566, and, where the context permits, shall include the Development thereon):

- (i) which are intended for the common use and benefit of different owners, occupiers, licensees or invitees of the Land or any part thereof; or
- (ii) as will fall within the definition of "common parts" in section 2 of the Building Management Ordinance (Cap. 344).

These include certain staircases, lifts, recreational facilities, bicycle parking spaces, external walls of residential towers in the Development, etc.

(b) Common Parts are categorized into Commercial Common Parts (loading and unloading space provided for building or buildings erected or to be erected on the lot for non-industrial (excluding residential, office, godown, hotel and petrol filling station) purposes), Development Common Parts (provided or installed for the common use and benefit of all owners, occupiers, licensees or invitees of different Residential Units, different Parking Spaces and the Commercial Accommodation in the Development), Parking Common Parts (provided or installed for the common use and benefit of owners, occupiers, licensees or invitees of different Parking Spaces and Residential Common Parking Spaces in the Development) and Residential Common Parts (provided or installed for the common use and benefit of owners, occupiers, licensees or invitees of different Residential Units in the Development).

(c) The owners may use the Common Parts for all purposes connected with the proper use and enjoyment of his Unit.

(d) The owners may not convert any of the Common Parts to his own use or for his own benefit unless the approval of the Owners' Committee has been obtained.

(e) The owners may not obstruct the Common Parts nor do anything in or to the Common Parts which may be or become a nuisance to any other owners or occupiers of the Land or any neighbouring premises.

(f) The owners may not alter the Common Parts nor do anything which may, in the opinion of the Manager, interfere with or damage the Common Parts or adversely affect the normal functioning of the Common Parts.

(g) The Manager has the full right and authority to control the Common Parts and to generally administer and manage the Common Parts. The Manager shall hold the Common Parts as trustee for all owners.

2. Number of Undivided Shares assigned to each residential property in the Development

Undivided Shares are allocated to each residential property. They are set out in the table below.

Tower	Floor	Flat	No. of Undivided Shares allocated to each Flat
Tower 1A	1/F - 39/F	A	27
		B	41
		C	47
		D	42
		E	71
		F	27
		G	43
	40/F & 41/F	A*#	191
		B*#	161
Tower 1B	1/F - 39/F	A	27
		B	42
		C	72
		D	43
		E	27
		F	27
		G	43
	40/F & 41/F	A*#	171
		B*#	147

Tower	Floor	Flat	No. of Undivided Shares allocated to each Flat
Tower 2A	2/F - 3/F	A	43
		C	43
		D	48
		E	48
		F	30
		G	31
	5/F - 40/F	A	43
		B	71
		C	43
		D	48
		E	48
		F	30
		G	31
	41/F	A*#	127
		B#	106
Tower 2B	2/F - 3/F	A	43
		C	43
		D	48
		E	48
		F	31
	5/F - 40/F	A	43
		B	71
		C	43
		D	48
		E	48
		F	31
	41/F	A*#	129
		B#	117

Tower	Floor	Flat	No. of Undivided Shares allocated to each Flat
Urban Villas 1 & 2	1/F - 6/F	A	30
		B	48
		C	48
		D	41
		E	41
		F	67
		G	67
		H	30

House	No. of Undivided Shares allocated to each Flat
Garden Mansion 1	315*#^
Garden Mansion 2	312*#^
Garden Mansion 3	320*#^
Garden Mansion 5	317*#^

- Notes:
- (1) There are no 4/F, 13/F, 14/F, 24/F and 34/F. There is no Garden Mansion 4.
- (2) * denotes those Residential Units which include the flat roof(s) held therewith.
- (3) # denotes those Residential Units which include the roof(s) held therewith.
- (4) ^ denotes those Residential Units which include the garden(s) held therewith.

The total number of Undivided Shares of the Development is 52,493.

3. Term of years for which the Manager of the Development is appointed

The Manager will be appointed for an initial term of two years from the date of the Deed of Mutual Covenant and Management Agreement ("DMC"). The appointment of the Manager may be terminated according to the provisions of the DMC.

4. Basis on which the Management Expenses are shared among the owners of residential properties in the Development

Each ownershall contribute towards the Management Expenses (which shall be the expenses, costs and charges necessarily and reasonably incurred in the management of the Development, and shall be based on the budget prepared by the Manager) (including the Manager's Remuneration) of the Development in such manner, amount and proportion as provided in the DMC by reference to the Management Shares allocated to his Unit. In general:

- (a) the owners shall contribute towards the Management Expenses relating to the Development Common Parts in proportion to the Management Shares allocated to their Units;
- (b) the owners of residential properties shall contribute towards the Management Expenses relating to the Residential Common Parts in proportion to the Management Shares allocated to their residential properties; and
- (c) the owners of residential properties shall contribute towards 6% of the Management Expenses relating to the Parking Common Parts in proportion to the Management Shares allocated to their residential properties.

The number of Management Shares of a residential property is the same as the number of Undivided Shares allocated to that residential property. However, the total number of Undivided Shares in the Development is different from the total number of Management Shares in the Development. The total number of Management Shares of all residential properties in the Development is 45,867. The total number of Management Shares in the Development is 50,002.

5. Basis on which the Management Fees Deposit is fixed

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

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

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

15 SUMMARY OF DEED OF MUTUAL COVENANT

公契的摘要

1. 發展項目的公用部分

- (a) 公用部分指所有在該土地(指新九龍內地段第6566號, 及如文意允許包括其上之發展項目)內符合以下情況的區域、系統、裝備、設備、機器、固定裝置、裝置、管道及其他事宜:
- (i) 該部分的目的是供該土地或其任何部分的不同業主、佔用人、被許可人或被邀請人共用及共益享用; 或
- (ii) 該部分符合建築物管理條例(第344章)第2條中「公用部分」的定義。
- 上述包括若干樓梯、升降機、康樂設施、單車停車位、發展項目之住宅大樓外牆等。
- (b) 公用部分分為商業公用部分(提供給該土地上已建或擬建的一棟或多棟非工業用途(住宅、辦公室、倉庫、酒店及加油站除外)的建築物的上落貨停車位)、發展項目公用部分(提供或安裝給發展項目不同住宅單位、不同停車位及商場的所有業主、佔用人、被許可人或被邀請人共同使用與享用)、停車場公用部分(提供或安裝給發展項目的不同停車位及住宅公用停車位的業主、佔用人、被許可人或被邀請人共同使用與享用)及住宅公用部分(提供或安裝給發展項目不同住宅單位業主、佔用人、被許可人或被邀請人共同使用與享用)。
- (c) 業主有權為了正當使用與享用他的單位有關的一切目的使用公用部分。
- (d) 除非已經取得業主委員會的批准, 業主不得轉變任何公用部分供他個人使用或享用。
- (e) 業主不得阻塞公用部分, 亦不得在該等地方作出任何事情, 以致可能或成為對該土地或任何毗鄰房產的任何其他業主或佔用人造成滋擾。
- (f) 業主不得更改公用部分或作出任何事情, 以致管理人認為會干涉或損壞公用部分或對公用部分的正常運作有不利影響。
- (g) 管理人具有充分權利及授權控制公用部分和全面控制與管理公用部分。管理人須作為全體業主的受託人持有公用部分。

2. 分配予發展項目中各住宅物業的不分割份數的數目

發展項目中的各住宅物業配有不分割份數。詳細的分配狀況, 請參閱下表。

座數	樓層	單位	每個單位獲分配的不分割份數數目
第1A座	1樓至39樓	A	27
		B	41
		C	47
		D	42
		E	71
		F	27
		G	43
	40樓及41樓	A*#	191
		B*#	161
第1B座	1樓至39樓	A	27
		B	42
		C	72
		D	43
		E	27
		F	27
		G	43
	40樓及41樓	A*#	171
		B*#	147

座數	樓層	單位	每個單位獲分配的不分割份數數目
第2A座	2樓至3樓	A	43
		C	43
		D	48
		E	48
		F	30
	5樓至40樓	G	31
		A	43
		B	71
		C	43
		D	48
		E	48
		F	30
		G	31
	41樓	A*#	127
		B#	106
第2B座	2樓至3樓	A	43
		C	43
		D	48
		E	48
		F	31
	5樓至40樓	A	43
		B	71
		C	43
		D	48
		E	48
		F	31
	41樓	A*#	129
		B#	117

座數	樓層	單位	每個單位獲分配的不分割份數數目
都會城邸1及2	1樓至6樓	A	30
		B	48
		C	48
		D	41
		E	41
		F	67
		G	67
		H	30

獨立屋	每個單位獲分配的不分割份數數目
花園洋房1	315*#^
花園洋房2	312*#^
花園洋房3	320*#^
花園洋房5	317*#^

- 註：
- (1) 不設4樓、13樓、14樓、24樓及34樓。不設花園洋房4。
- (2) * 標示相關住宅單位與此同時包括平台。
- (3) # 標示相關住宅單位與此同時包括天台。
- (4) ^ 標示相關住宅單位與此同時包括花園。

發展項目之不分割份數總數為52,493。

3. 發展項目的管理人的委任年期
管理人的首屆任期為由公共契約暨管理協議(「公契」)簽署日期起計兩年。管理人的委任可按公契的條文終止。
4. 在發展項目中的住宅物業的擁有人之間分擔管理開支的基準
每名業主須根據其單位分配到的管理份數按公契指明的方式、金額及比例分擔發展項目的管理開支(指管理發展項目時必須地和合理地招致的支出、費用及收費，且須基於管理人擬定之預算)(包括管理人之酬金)。一般而言：
- (a) 業主須按分配到其單位之管理份數之比例分擔有關發展項目公用部分之管理開支；
- (b) 住宅物業業主須按分配到其住宅物業之管理份數之比例分擔有關住宅公用部分之管理開支；及
- (c) 住宅物業業主須按分配到其住宅物業之管理份數之比例分擔有關停車場公用部分之管理開支之6%。
- 每個住宅物業之管理份數相等於其獲分配之不分割份數，惟發展項目不分割份數總數與發展項目管理份數總數不同。所有住宅物業之管理份數總數為45,867。發展項目之管理份數總數為50,002。
5. 計算管理費按金的基準
管理費按金相等於三個月之管理費。
6. 擁有人(即賣方)在發展項目中保留作自用的範圍(如有的話)
本發展項目並無《一手住宅物業銷售條例》附表1第1部第14(2)(f)條所提及之擁有人在發展項目中保留作自用的範圍。

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1. The lot number of the land on which the Development is situated:
New Kowloon Inland Lot No. 6566.
2. The term of years under the lease:
A term of 50 years from 26 January 2017.
3. The user restrictions applicable to that land:
 - (a) (i) Subject to subparagraph (a)(ii) below, the lot or any part thereof or any building or buildings erected or to be erected thereon shall not be used for any purpose other than for non-industrial (excluding office, godown, hotel and petrol filling station) purposes.
 - (ii) Any building or part of any building erected or to be erected on:
 - (I) the area shown coloured pink on the plan annexed to the Land Grant ("**the Pink Area**") shall not be used for any purpose other than for private residential purposes; and
 - (II) the areas respectively shown coloured pink stippled black and pink stippled black cross-hatched green on the plan annexed to the Land Grant ("**the Pink Stippled Black Area**" and "**the Pink Stippled Black Cross-hatched Green Area**") shall not be used for any purpose other than for non-industrial (excluding residential, office, godown, hotel and petrol filling station) purposes.
 - (b) No grave or columbarium shall be erected or made on the lot, nor shall any human remains or animal remains whether in earthenware jars, cinerary urns or otherwise be interred therein or deposited thereon.
4. The facilities that are required to be constructed and provided for the Government, or for public use:
 - (a) Such portion shown coloured yellow on the plan annexed to the Land Grant ("**the Yellow Area**") which is required to be laid, formed, surfaced and drained by the grantee for the purpose of providing therein an emergency vehicular access. The grantee shall maintain at his own expense the Yellow Area together with all structures, surfaces, gullies, sewers, drains, fire hydrants, services, signages and lightings constructed, installed and provided thereon or therein to the satisfaction of the Director of Lands ("**the Director**") until such time as possession of the Yellow Area has been re-delivered to the Government in accordance with the Land Grant provisions. The grantee shall while he is in possession of the Yellow Area allow free access over and along the Yellow Area for all Government and public pedestrian traffic at all times 24 hours a day free of charge without any interruption.
 - (b) Public Passage Area (as defined hereafter) over and along the Pink Stippled Black Cross-hatched Green Area which is required to be laid, formed, constructed and provided by the grantee. The grantee shall throughout the term of the Land Grant and in all respects to the satisfaction of the Director of Lands allow all members of the public for all lawful purposes free and uninterrupted access at all times 24 hours a day and without payment of any nature whatsoever on foot or by wheelchairs, on, over, through and along the Public Passage Area.
5. The grantee's obligations to lay, form or landscape any areas, or to construct or maintain any structures or facilities, within or outside that land:
 - (a) The grantee shall throughout the tenancy: (i) maintain all buildings in accordance with the approved design and disposition and any approved building plans without variation or modification thereto, and (ii) maintain all buildings in good and substantial repair and condition.
 - (b) if any private streets, roads and lanes which are required to be formed by the Land Grant remain part of the area to be leased, they shall be lighted, surfaced, kerbed, drained, channelled and maintained by and at the expense of the grantee in all respects to the satisfaction of the Director and the Director may carry out or cause to be carried out the installation and maintenance of road lighting for the sake of public interest as required. The grantee shall bear the capital cost of installation of road lighting and allow free ingress and egress to and from the area to be leased to workmen and vehicles for the purpose of installation and maintenance of the road lighting.
 - (c) (i) The grantee shall :
 - (I) on or before 31 March 2022 or such other date as may be approved by the Director, at his own expense, in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in accordance with the Technical Schedule annexed to the Land Grant and the plans of the Yellow Area approved under the Land Grant conditions and in all respects to the satisfaction of the Director lay, form, surface and drain the Yellow Area; and
 - (II) maintain at his own expense the Yellow Area together with all structures, surfaces, gullies, sewers, drains, fire hydrants, services, signages and lightings constructed, installed and provided thereon or therein to the satisfaction of the Director until such time as possession of the Yellow Area has been re-delivered to the Government in accordance with the Land Grant conditions.
 - (ii) In the event of the non-fulfilment of the grantee's obligations under subparagraph (i) above by the date specified in the Land Grant conditions or such other date as may be approved by the Director, the Government may carry out the necessary works at the cost of the grantee who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination should be final and shall be binding upon the grantee.
 - (iii) The Government shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person whether arising out of or incidental to the fulfilment of grantee's obligations under subparagraph (i) above or the exercise of the rights by the Government under subparagraph (ii) above or otherwise, and no claim whatsoever shall be made against the Government by the grantee in respect of any such loss, damage, nuisance or disturbance.
- (d) For the purpose only of carrying out the necessary works specified in subparagraph (c) above, the grantee shall be granted possession of the Yellow Area on a date to be specified in a letter from the Director, such date to be not later than the 1 September 2017. The Yellow Area shall be re-delivered to the Government on demand.
- (e) The Yellow Area shall not be used for any purpose other than as an emergency vehicular access and in particular the Yellow Area shall not be used for the purpose of storage or for the erection of any temporary structure or for any purposes other than the carrying out of the works specified in subparagraph (c) above except with the prior written consent of the Director.
- (f) Notwithstanding subparagraph (e) above,
 - (i) the grantee shall while he is in the possession of the Yellow Area allow free access over and along the Yellow Area for all Government and public pedestrian traffic at all times 24 hours a day free of charge without any interruption and shall ensure that such access shall not be interfered with or obstructed by the carrying out of the works whether under subparagraph (c) above or otherwise; and
 - (ii) the grantee shall at all reasonable times while he is in the possession of the Yellow Area permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director the right of ingress, egress and regress to, from and through the lot and the Yellow Area for purpose of inspecting, checking and supervising any works to be carried out in compliance with subparagraph (c)(i) above and the carrying out, inspecting, checking and supervising of the works under subparagraph (c)(ii) above and any other works which the Director may consider necessary in the Yellow Area.
- (g) The grantee shall develop the lot by erection thereon of a building or buildings to be completed and made fit for occupation on or before 31 March 2022.
- (h) (i) The grantee shall on or before 31 March 2022 or such other date as may be approved by the Director, at his own expense:
 - (I) submit or cause to be submitted to the Water Authority for his approval in writing a proposal for providing and installing automatic meter reading ("**AMR**") outstation or outstations which proposal shall contain, among others, such information and particulars as the Water Authority may require including but not limited to a layout plan showing the location of the AMR outstation or outstations to be provided and installed in accordance with subparagraph (II) below, the arrangement and the associated details of the AMR equipment for building up the AMR outstation or outstations, and the area or space designated for accommodating the AMR equipment; and;
 - (II) provide and install the AMR outstation or outstations as approved by the Water Authority under subparagraph (I) above ("**the AMR Outstation(s)**", which expression shall, for the avoidance of doubt, include the necessary cable conduits, cables, an AMR panel in which the AMR equipment are installed and other facilities and equipment as the Water Authority may require or approve) in all respects to the satisfaction of the Water Authority;
- (ii) The grantee shall not commence any works for providing and installing the AMR Outstation(s) until the proposal referred to in subparagraph (i)(I) above shall have been approved by the

- Water Authority;
- (iii) The grantee shall throughout the term of the Land Grant, at his own expense and in all respects to the satisfaction of the Water Authority, upkeep, maintain, repair and manage the AMR Outstation(s) in good repair and operational condition until such time as the same shall have been delivered to the Water Authority in accordance with subparagraph (vii) below;
 - (iv) The Water Authority shall, at any time at his absolute discretion, have the right to serve upon the grantee a notice in writing requiring the grantee to demolish or remove the objects or materials placed over, above or below, or stacked on or within, the area or space designated for accommodating the AMR Outstation(s) and such objects or materials which in the opinion of the Water Authority (whose opinion shall be final and binding on the grantee) prevent or disrupt the accommodation, operation and maintenance of the AMR Outstation(s). The grantee shall upon receipt of such written notice, at his own expense, demolish or remove the objects or materials and reinstate and repair the area or space affected by the demolition or removal within such period as stipulated in such written notice and in all respects to the satisfaction of the Water Authority;
 - (v) In the event of non-fulfilment of any of the grantee's obligations under this subparagraph, the Water Authority may carry out the necessary works at the cost of the grantee who shall pay to the Water Authority on demand a sum equal to the cost thereof, such sum to be determined by the Water Authority whose determination shall be final and binding on the grantee;
 - (vi) The grantee shall, at all times throughout the term of the Land Grant, permit the Water Authority and its officers, contractors, agents and workmen and any persons authorized by the Water Authority with or without tools, equipment, plant, machinery or motor vehicles the right of free and unrestricted ingress, egress and regress to, from and through the lot or any part or parts thereof and any building or buildings erected or to be erected thereon for the purposes of:
 - (I) inspecting and checking any works to be carried out in accordance with subparagraphs (i)(II), (iii) and (iv) above;
 - (II) carrying out any works in accordance with subparagraph (v); and
 - (III) inspecting, operating, maintaining, repairing and renewing the AMR Outstation(s) after the AMR Outstation(s) shall have been delivered to the Water Authority in accordance with subparagraph (vii) below;
 - (vii) The grantee shall when called upon to do so by the Water Authority and within such time as may be specified by the Water Authority deliver the AMR Outstation(s) to the Water Authority without any payment or compensation provided always that the Water Authority shall be under no obligation to take possession of the AMR Outstation(s) at the request of the grantee but may do so as and when it in its absolute discretion sees fit;
 - (viii) The Government, the Water Authority, its officers, contractors, agents and workmen and any persons authorized by the Water Authority shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee arising out of or incidental to the fulfilment of the grantee's obligations under subparagraphs (i)(II), (iii), (iv) and (vi) above or the carrying out, inspecting, checking and supervising of the works under subparagraph (v) above or the exercise by the Government, the Water Authority, its officers, contractors, agents and workmen and any persons authorized by the Water Authority of any of the rights conferred under subparagraph (vi) above, and no claim whatsoever shall be made against any of them by the grantee in respect of any such loss, damage, nuisance or disturbance;
 - (ix) The grantee shall at all times indemnify and keep indemnified the Government, the Water Authority and its officers, contractors, agents and workmen and any persons authorized by the Water Authority under subparagraph (viii) above from and against all liabilities, losses, damages, expenses, claims, costs, charges, demands, actions and proceedings whatsoever arising whether directly or indirectly out of or in connection with the provision, installation, repair, maintenance and management of the AMR Outstation(s) or in connection with the works under subparagraph (v) above;
 - (x) For the purpose of subparagraphs (i), (ii), (iii) and (vii) above, the expression "grantee" shall exclude his assigns.
- (i) (i) The grantee shall at his own expense on or before the 31st day of March 2022 lay, form, construct and provide a passage over and along the Pink Stippled Black Cross-hatched Green Area at the ground level and extending upwards from the ground level to a height of no less than 4.2 metres ("Public Passage Area") in such manner, with such materials and to such standards, levels and designs as the Director shall approve or require and in all respects to the satisfaction of the Director.
 - (ii) The grantee shall throughout the term of the Land Grant and in all respects to the satisfaction of the Director allow all members of the public for all lawful purposes free and uninterrupted access at all times 24 hours a day and without payment of any nature whatsoever on foot or by wheelchairs, on, over, through and along the Public Passage Area.
 - (iii) The grantee shall throughout the term of the Land Grant at his own expense upkeep, maintain, repair and manage the Public Passage Area together with everything forming a part of or pertaining to the Public Passage Area in good and substantial repair and condition in all respects to the satisfaction of the Director.
 - (j) The grantee shall at his own expense maintain those parts of recreational facilities erected, constructed and provided within the lot and facilities ancillary thereto which are exempted from the gross floor area and site coverage calculation pursuant to the Land Grant conditions ("**the Exempted Facilities**") in good and substantial repair and condition and shall operate the Exempted Facilities to the satisfaction of the Director. The Exempted Facilities shall be designated as and form part of the Common Areas referred to in Special Condition No.(24)(a)(v) of the Land Grant and shall only be used by the residents of the residential block or blocks erected or to be erected on the lot and their bona fide visitors and by no other person or persons.
 - (k) (i) The grantee shall at his own expense submit to the Director for his approval a landscape plan indicating the location, disposition and layout of the landscaping works to be provided within the lot in compliance with the requirements stipulated in subparagraph (ii) below.
 - (ii) (I) Not less than 30% of the area of the lot shall be planted with trees, shrubs or other plants.
 - (II) Not less than 66% of such 30% referred to in subparagraph (ii) (I) above ("**the Greenery Area**") shall be provided at such location or level as may be determined by the Director at his sole discretion so that the Greenery Area shall be visible to pedestrians or accessible by any person or persons entering the lot.
 - (III) Without prejudice to subparagraph (ii)(II) above, the Greenery Area or any part or parts thereof shall be provided within such portion of the area shown coloured pink hatched black on the plan annexed to the Land Grant ("**the Pink Hatched Black Area**") located within 3 metres from the boundaries of the lot between the points A and B and the points D and C as shown and marked on the plan annexed to the Land Grant.
 - (IV) Not less than 20% of the roof area of any building or buildings erected or to be erected on the lot shall form part of the 30% referred to in subparagraph (ii)(I) above.
 - (V) The decision of the Director as to which landscaping works proposed by the grantee constitutes the 30% referred to in subparagraph (ii)(I) above and which area constitutes the roof area of any building or buildings referred to in subparagraph (ii)(IV) above shall be final and binding on the grantee.
 - (VI) The Director at his sole discretion may accept other non-planting features proposed by the grantee as an alternative to planting trees, shrubs or other plants.
 - (iii) The grantee shall at his own expense landscape the lot in accordance with the approved landscape plan in all respects to the satisfaction of the Director, and no amendment, variation, alteration, modification or substitution of the approved landscape plan shall be made without the prior written consent of the Director.
 - (iv) The grantee shall thereafter at his own expense maintain and keep the landscaped works in a safe, clean, neat, tidy and healthy condition all to the satisfaction of the Director.
 - (v) The area or areas landscaped in accordance with the terms above shall be designated as and form part of the Common Areas referred to in Special Condition No. (24)(a)(v) of the Land Grant.
 - (l) (i) Spaces shall be provided within the lot to the satisfaction of the Director for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation and belonging to the residents of the residential units of the building or buildings erected or to be erected on the lot and their bona fide guests, visitors or invitees at the prescribed rates ("**the Residential Parking Spaces**").
 - (ii) Additional spaces for the parking of motor vehicles licensed

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under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the bona fide guests, visitors or invitees of the residents of the residential units in the building or buildings erected or to be erected on the lot shall be provided within the lot to the satisfaction of the Director, at the prescribed rates ("**the Visitors' Parking Spaces**").

- (iii) Spaces shall be provided within the lot to the satisfaction of the Director for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the occupiers of the building or buildings erected or to be erected on the lot for non-industrial (excluding residential, office, godown, hotel and petrol filling station) purposes and their bona fide guests, visitors or invitees at the prescribed rate ("**the Non-Residential Parking Spaces**").
- (iv) Out of the spaces referred to in subparagraphs (i) and (iii) (as may be varied under Land Grant conditions) above and subparagraph (ii) above, the grantee shall reserve and designate such number of spaces for the parking of motor vehicles by disabled persons as defined in the Road Traffic Ordinance, any regulations made thereunder and any amending legislation as the Building Authority may require and approve at the prescribed rate ("**the Parking Spaces for the Disabled Persons**").
- (v) Spaces shall be provided within the lot to the satisfaction of the Director for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the residents of the residential units in building or buildings erected or to be erected on the lot and their bona fide guests, visitors or invitees according to a prescribed rate ("**the Residential Motor Cycle Parking Spaces**").
- (vi) Spaces shall be provided within the lot to the satisfaction of the Director for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the occupiers of the building or buildings erected or to be erected on the lot for non-industrial (excluding residential, office, godown, hotel and petrol filling station) purposes and their bona fide guests, visitors or invitees according to a prescribed rate ("**the Non-Residential Motor Cycle Parking Spaces**").
- (vii) Spaces shall be provided within the lot to the satisfaction of the Director for the parking of bicycles belonging to the residents of the residential units in the building or buildings erected or to be erected on the lot and their bona fide guests, visitors or invitees at the prescribed rate ("**the Bicycle Parking Spaces**").
- (viii) The grantee shall
 - (I) on or before the 31 March 2022 or such other date as may be approved by the Director, at his own expense, to such standards and design to the satisfaction of the Director of Electrical and Mechanical Services, and in all respects in compliance with the Buildings Ordinance and the Electricity Ordinance, any regulations respectively made thereunder and any amending legislation provide and install charging facilities for electric vehicles including, but not limited to,

fixed electrical installations and installation of final circuits, in all the parking spaces referred in subparagraphs (i), (ii), (iii), (iv), (v) and (vi) above; and provide and install electric vehicle medium chargers including the final circuits in not less than 30% of the parking spaces referred in subparagraphs (i), (ii), (iii), and (iv) with at least one electric vehicle medium charger for each of such parking spaces; and

- (II) throughout the term of the Land Grant, at his own expense and in all respects to the satisfaction of the Director of Electrical and Mechanical Services upkeep, maintain, repair and manage the charging facilities and electric vehicle medium chargers required to be provided and installed under subparagraph (viii)(I) above in good repair and operational condition.
- (ix) Spaces shall be provided within the lot to the satisfaction of the Director for the loading and unloading of goods vehicles at the prescribed rates ("**the Loading and Unloading Spaces**").
- (m) The grantee shall maintain the parking, loading and unloading spaces and other areas, including but not restricted to the lifts, landings and manoeuvring and circulation areas, in accordance with the car park layout plan approved by and deposited with the Director and shall not alter the layout except with the prior written consent of the Director.
- (n) Where there is or has been any cutting away, removal or setting back of any land, or any building-up or filling-in or any slope treatment works of any kind whatsoever, whether with or without the prior written consent of the Director, either within the lot or on any Government land, which is or was done for the purpose of or in connection with the formation, levelling or development of the lot or any part thereof or any other works required to be done by the grantee under the conditions of the Land Grant, or for any other purpose, the grantee shall at his own expense carry out and construct such slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works as shall or may then or at any time thereafter be necessary to protect and support such land within the lot and also any adjacent or adjoining Government or leased land and to obviate and prevent any falling away, landslip or subsidence occurring thereafter. The grantee shall at all times during the term of the Land Grant maintain at his own expense the said land, slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works in good and substantial repair and condition to the satisfaction of the Director. In the event that as a result of or arising out of any formation, levelling, development or other works done by the grantee or owing to any other reason, any falling away, landslip or subsidence occurs at any time, whether in or from any land within the lot or from any adjacent or adjoining Government or leased land, the grantee shall at his own expense reinstate and make good the same to the satisfaction of the Director and shall indemnify the Government, its agents and contractors from and against all costs, charges, damages, demands and claims whatsoever which shall or may be made, suffered or incurred through or by reason of such falling away, landslip or subsidence. In addition to any other rights or remedies provided in the Land Grant for breach of any of the conditions of the Land Grant, the Director shall be entitled by notice in writing to call upon the grantee to carry out, construct and maintain the said land, slope treatment works, retaining walls, or other support, protection, and drainage or ancillary or other works or to reinstate and make good any falling

away, landslip or subsidence, and if the grantee shall neglect or fail to comply with the notice to the satisfaction of the Director within the period specified therein, the Director may forthwith execute and carry out any necessary works and the grantee shall on demand repay to the Government the cost thereof, together with any administrative or professional fees and charges.

- (o) Where prestressed ground anchors have been installed, upon development or redevelopment of the lot or any part thereof, the grantee shall at his own expense carry out regular maintenance and regular monitoring of the prestressed ground anchors throughout their service life to the satisfaction of the Director.
 - (p) The grantee shall construct and maintain at his own expense and to the satisfaction of the Director such drains and channels, whether within the boundaries of the lot or on Government land, as the Director may consider necessary to intercept and convey into the nearest stream-course, catchpit, channel or Government storm-water drain all storm-water or rain-water falling or flowing on to the lot, and the grantee shall be solely liable for and shall indemnify the Government and its officers from and against all actions, claims and demands arising out of any damage or nuisance caused by such storm-water or rain-water. The works of connecting any drains and sewers from the lot to the Government storm-water drains and sewers, when laid and commissioned, may be carried out by the Director who shall not be liable to the grantee for any loss or damage thereby occasioned and the grantee shall pay to the Government on demand the cost of such connection works. Alternatively, the said connection works may be carried out by the grantee at his own expense to the satisfaction of the Director and in such case any section of the said connection works which is constructed within Government land shall be maintained by the grantee at his own cost and upon demand be handed over by the grantee to the Government for future maintenance thereof at the expense of the Government and the grantee shall pay to the Government on demand the cost of the technical audit in respect of the said connection works. The Director may, upon failure of the grantee to maintain any section of the said connection works which is constructed within Government land, carry out such maintenance works as he considers necessary and the grantee shall pay to the Government on demand the cost of such works.
 - (q) The grantee shall, on or before compliance with subparagraph (g) above, at his own expense obtain a Provisional Gold Rating or above for the building or buildings erected or to be erected on the lot from the Hong Kong Green Building Council or such other equivalent bodies as may be approved by the Director.
6. The lease conditions that are onerous to a purchaser:
- (a) No tree growing on the lot or adjacent thereto shall be removed or interfered with without the prior written consent of the Director who may, in granting consent, impose such conditions as to transplanting, compensatory landscaping or replanting as he may deem appropriate.
 - (b) The Residential Parking Spaces and the Residential Motor Cycle Parking Spaces shall not be:
 - (i) assigned except :
 - (II) together with undivided shares in the lot giving the right of exclusive use and possession of a residential unit or units in the building or buildings erected or to be erected on the

lot; or

- (II) to a person who is already the owner of undivided shares in the lot with the right of exclusive use and possession of a residential unit or units in the building or buildings erected or to be erected on the lot; or

- (ii) underlet except to residents of the residential units in the building or buildings erected or to be erected on the lot.

Provided that in any event not more than three in number of the total of the Residential Parking Spaces and the Residential Motor Cycle Parking Spaces shall be assigned to the owner or underlet to the resident of any one residential unit in the building or buildings erected or to be erected on the lot.

- (c) (i) The Residential Parking Spaces shall not be used for any purpose other than that set out in paragraph 5(l)(i) above and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of car cleaning and beauty services ("**Restricted Use**").
- (ii) The Visitors' Parking Spaces shall not be used for any purpose other than that set out in paragraph 5(l)(ii) above and in particular the said spaces shall not be used for the Restricted Use.
- (iii) The Non-Residential Parking Spaces shall not be used for any purpose other than that set out in paragraph 5(l)(iii) above and in particular the said spaces shall not be used for the Restricted Use.
- (iv) The Parking Spaces for the Disabled Persons shall not be used for any purpose other than that set out in paragraph 5(l)(iv) above and in particular the said spaces shall not be used for the Restricted Use.
- (v) The Residential Motor Cycle Parking Spaces shall not be used for any purpose other than that set out in paragraph 5(l)(v) above and in particular the said spaces shall not be used for the Restricted Use.
- (vi) The Non-Residential Motor Cycle Parking Spaces shall not be used for any purpose other than that set out in paragraph 5(l)(vi) above and in particular the said spaces shall not be used for the Restricted Use.
- (vii) The Loading and Unloading Spaces shall not be used for any purpose other than for the loading and unloading of goods vehicles in connection with the building or buildings erected or to be erected on the lot.

- (d) In the event of earth, spoil, debris, construction waste or building materials ("**the waste**") from the lot, or from other areas affected by any development of the lot being eroded, washed down or dumped onto public lanes or roads or into or onto road-culverts, foreshore or seabed, sewers, storm-water drains or nullahs or other Government properties ("**the Government properties**"), the grantee shall at his own expense remove the waste from and make good any damage done to the Government properties. The grantee shall indemnify the Government against all actions, claims and demands arising out of any damage or nuisance to private property caused by such erosion, washing down or dumping. The Director may (but is not obliged to),

at the request of the grantee, remove the waste from and make good any damage done to the Government properties and the grantee shall pay to the Government on demand the cost thereof.

- (e) The grantee shall take or cause to be taken all proper and adequate care, skill and precautions at all times, and particularly when carrying out construction, maintenance, renewal or repair work ("**the Works**"), to avoid causing any damage, disturbance or obstruction to any Government or other existing drain, waterway or watercourse, water main, road, footpath, street furniture, sewer, nullah, pipe, cable, wire, utility service or any other works or installations being or running upon, over, under or adjacent to the lot, the Yellow Area or any part thereof ("**the Services**"). The grantee shall prior to carrying out any of the Works make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and levels of the Services, and shall submit his proposals for dealing with any of the Services which may be affected by the Works in writing to the Director for his approval in all respects, and shall not carry out any work whatsoever until the Director shall have given his written approval to the Works and to such aforesaid proposals. The grantee shall comply with and at his own expense meet any requirements which may be imposed by the Director in respect of the Services in granting the aforesaid approval, including the cost of any necessary diversion, relaying or reinstatement. The grantee shall at his own expense in all respects repair, make good and reinstate to the satisfaction of the Director any damage, disturbance or obstruction caused to the lot or the Yellow Area or any part thereof or any of the Services in any manner arising out of the Works (except for nullah, sewer, storm-water drain or water main, the making good of which shall be carried out by the Director, unless the Director elects otherwise, and the grantee shall pay to the Government on demand the cost of such works). If the grantee fails to carry out any such necessary diversion, relaying, repairing, making good and reinstatement of the lot, the Yellow Area or any part thereof or of any of the Services to the satisfaction of the Director, the Director may carry out any such diversion, relaying, repairing, making good or reinstatement as he considers necessary and the grantee shall pay to the Government on demand the cost of such works.
- (f) Upon any failure or neglect by the grantee to perform, observe or comply with the Land Grant, the Government shall be entitled to re-enter upon and take back possession of the lot or any part thereof and all or any buildings, erections and works on the lot or any part thereof. Upon re-entry: (a) the rights of the grantee on the part of the lot re-entered shall absolutely cease and determine; (b) the grantee shall not be entitled to any refund of premium, any payment or compensation in respect of the value of the land and the buildings thereon or any amount expended by the grantee in the preparation, formation or development of the lot; and (c) the Government's any other rights, remedies and claims are not to be thereby prejudiced.
- (g) See 5 above.

Note: The expression "grantee" as mentioned in this section means the "Purchaser" under the Land Grant, and where the context so admits or requires includes his executors, administrators and assigns and in case of a corporation its successors and assigns.

16 SUMMARY OF LAND GRANT

批地文件的摘要

1. 發展項目所位於的土地的地段編號：
新九龍內地段第6566號。
2. 有關租契規定的年期：
由2017年1月26日起計50年。
3. 適用於該土地的用途限制：
 - (a) (i) 受限於以下第(a)(ii)段，該地段或其任何部分或其上的已建或擬建一棟或多棟建築物不可作非工業(辦公室、倉庫、酒店及加油站除外)以外的用途；及
 - (ii) 任何已建或擬建建築物或其任何部分：
 - (I) 如已建或擬建於在批地文件所夾附的圖則上以粉紅色顯示的部分(「**粉紅色範圍**」)上，不可作私人住宅以外的用途；及
 - (II) 如已建或擬建於批地文件所夾附的圖則上分別以粉紅色加黑點及粉紅色加黑點間綠色交叉斜線顯示的部分(「**粉紅色加黑點範圍**」及「**粉紅色加黑點間綠色交叉斜線範圍**」)上，不可作非工業(住宅、辦公室、倉庫、酒店及加油站除外)以外的用途。
 - (b) 該地段內不得興建或建造墳墓或靈灰安置所，亦不得於該地段內安葬或放置人類遺骸或動物遺骸(不論是否置於陶瓶或骨灰甕內或以其他方式安葬或放置)。
4. 按規定須興建並提供予政府或供公眾使用的設施：
 - (a) 在批地文件所夾附的圖則上以黃色顯示並須由承授人鋪設、塑造並在該處提供路面及排水渠的部分(「**黃色範圍**」)，以便於其內提供緊急車輛通道。承授人須自費保養黃色範圍及在該處所建造、安裝及提供之所有構築物、路面、溝渠、污水管、排水渠、消防栓、服務設施、標誌及照明設備，以令地政總署署長(「**署長**」)滿意，直至黃色範圍的管有權按照批地文件交回予政府。承授人須在其管有黃色範圍期間內容許所有政府及公眾行人交通每天24小時免費並不受任何干擾地在黃色範圍之上及沿著黃色範圍自由出入。
 - (b) 須由承授人沿著及在批地文件所夾附的圖則上以粉紅色加黑點間綠色交叉斜線顯示範圍鋪設、塑造、興建及提供的公眾通道範圍(按下文定義)。承授人須於批地文件年期內容許所有公眾人士每天24小時及毋須繳付任何形式的費用，為所有合法目的徒步或以輪椅自由並不受干擾地出入公眾通道範圍以及其上、其內和沿路，致使地政總署署長在各方面滿意。
5. 有關承授人在該土地內外鋪設、塑造或作環境美化的任何範圍，或興建或維持任何構築物或設施的責任：
 - (a) 承授人須於租契年期内：(i)按經批准之設計及規劃及經批准之建築圖則維持所有建築物，不得有變更或改動；及(ii)保持所有建築物修葺良好堅固。
 - (b) 如批地文件訂明需要拓建的任何私家街、私家路及後巷仍屬於批地文件協定批授的範圍，承授人應自費在該處提供照明、路面、路緣石、排水渠、渠道及進行維修工程，致使地政總署署長在各方面滿意。署長可基於公眾利益按需要在該處執行或達致執行路燈安裝及維修工程，承授人須承擔路燈安裝工程的

資本開支，並且允許工人和車輛自由進出該土地範圍，以便安裝及維修路燈。

- (c) (i) 承授人須：
 - (I) 於2022年3月31日(或經署長可能批准的其他日期)或之前，自費以署長批准的方式和物料，按署長批准的標準、水平、定線及設計，及按批地文件所夾附的工程規格附表及批地文件條款下批准的黃色範圍的圖則的規定鋪設、塑造黃色範圍並在該處提供路面及排水渠，致使署長在各方面滿意；及
 - (II) 自費保養黃色範圍及在該處所建造、安裝及提供之所有構築物、路面、溝渠、污水管、排水渠、消防栓、服務設施、標誌及照明設備，以令署長滿意，直至黃色範圍的管有權按照批地文件條件交回予政府。
 - (ii) 若承授人未能於批地文件條件所訂時限內或經署長可能批准的其他日期或之前履行上文分段第(i)條下之責任，政府可進行所需之工程，惟費用由承授人支付，就此承授人須應政府要求向政府繳付一筆款項，數額等於上述工程之費用，該數額由署長釐定，此決定為最終決定並對承授人具約束力。
 - (iii) 就任何對承授人或任何其他人所造成或承授人或任何其他入蒙受的損失、損壞、滋擾或干擾，不論是否因承授人履行上文分段第(i)條的責任或政府行使上文分段第(ii)條的權利或其他原因而引起或附帶發生的，政府概不承擔任何責任；承授人亦不得針對政府就該等損失、損壞、滋擾或干擾提出任何申索。
- (d) 僅為了進行上文分段(c)指明須進行的工程，承授人將於署長向其發出的信件中所指明的日期被賦予黃色範圍的管有權，該日期不應遲於2017年9月1日。黃色範圍須應政府要求交回政府。
 - (e) 未經署長事先書面同意，黃色範圍不得用作緊急車輛通道之外的任何用途，並不得用作儲存用途或任何臨時構築物之建造或任何除進行上文分段(c)指明之工程外之用途。
 - (f) 儘管有上文分段(e)的規定：
 - (i) 承授人須在其管有黃色範圍期間內容許所有政府及公眾行人交通每天24小時免費並不受任何干擾地在黃色範圍之上或沿著黃色範圍自由出入，並確保此出入不會受進行上文分段(c)指明之或其他工程干擾或妨礙；及
 - (ii) 承授人須在其管有黃色範圍期間的所有合理時間內，允許政府、署長及其人員、承辦商及代理人及任何獲署長授權人士有權進出往返及穿越該地段及黃色範圍，以便視察、檢查及監督任何須按上文分段(c)(i)進行的工程，及進行、視察、檢查及監督根據上文分段(c)(ii)進行的工程及任何其他署長認為有需要在黃色範圍內進行的工程。
 - (g) 承授人須於2022年3月31日或之前在該地段上建成一棟或多棟建築物至適宜佔用。
 - (h) (i) 承授人須於2022年3月31日或其他署長可能批准之日期當日或之前自費：
 - (I) 就自動讀錶系統(下稱「**AMR**」)外站之提供及安裝提交

或促使提交書面建議書予水務監督供其批准，該建議書須包括水務監督要求之資料和詳情，包括但不限於顯示將按下文分段(II)提供及安裝之AMR外站位置之布局圖、組成AMR外站之AMR設備之編排和附屬詳情、及指定放置AMR設備之範圍和空間；及

- (II) 提供及安裝水務監督於上文分段(I)下批准的AMR外站(下稱「**AMR外站**」，為免生疑，該表述包括必需之電線管、電線、AMR設備安裝在其中之AMR錶板及其他水務監督要求或批准其他設施及設備)，致使水務監督於各方面滿意。
- (ii) 直至水務監督已經批准上文分段(i)(I)提及之建議書，承授人不得展開任何工程提供及安裝AMR外站。
 - (iii) 承授人須於批地文件年期内自費維修、保養、修理及管理AMR外站使其處於維修妥善及操作良好的狀況，直至其按下文分段(vii)交予水務監督，致使水務監督於各方面滿意。
 - (iv) 水務監督有權按其絕對酌情權於任何時間送達書面通知予承授人要求承授人拆除及移走置於指定放置AMR設備之範圍和空間上、上空或下、或堆疊在其中或其上之物件和材料及按水務監督意見(其意見屬最終及對承授人有約束力)阻礙或干擾AMR外站之放置、操作和維修之物件和材料。承授人於收到上述書面通知時於上述書面通知所訂時限內自費拆除及移走該等物件和材料及將該拆除及移走工程影響之範圍和空間回復原狀及維修，致使水務監督於各方面滿意。
 - (v) 若承授人未能履行本分段下之責任，水務監督可進行所需工程，費用由承授人負責，承授人須於水務監督要求時支付水務監督等同工程成本之金額，金額由水務監督決定，其決定屬最終及對承授人有約束力。
 - (vi) 承授人須於批地文件年期内允許水務監督及其人員、承辦商、代理人及工人及任何獲水務監督授權人士攜同或不攜同工具、設備、機器、機械或汽車就以下目的有權自由無阻進出往返及穿越地段或其任何部分及其上已建或擬建之建築物：
 - (I) 檢查及審查任何按上文分段(i)(II)、(iii)及(iv)將進行的任何工程；
 - (II) 按分段(v)進行任何工程；
 - (III) 按下文分段(vii)將AMR外站交予水務監督後，檢查、操作、保養、維修及更新AMR外站。
 - (vii) 承授人須於被水務監督要求時及於水務監督訂明之時間內將AMR外站交予水務監督而水務監督無需支付任何費用或賠償，惟水務監督並無責任於承授人要求時接管AMR外站，但水務監督可於按其絕對酌情權認為合適時接管AMR外站。
 - (viii) 就因承授人履行上文分段(i)(II)、(iii)、(iv)及(vi)下責任、或因進行、檢查、審查及監督分段(v)下之工程、或因政府、水務監督、其人員、承辦商、代理人及工人及任何獲水務監督授權之人士行使上文分段(vi)下賦予之任何權利而起或與之有關之任何對承授人造成或承授人蒙受的損失、損壞、滋擾或干擾，政府、水務監督、其人員、

SUMMARY OF LAND GRANT 批地文件的摘要 16

- 承辦商、代理人及工人及任何獲水務監督授權人士概不承擔任何責任，而承授人亦不得針對上述任何人就該等損失、損壞、滋擾或干擾提出任何申索。
- (ix) 承授人須於所有時間就不論直接或間接因AMR外站之提供、安裝、維修、保養、修理及管理而起或與之有關或與上文分段(v)下之工程有關之任何形式之責任、損失、賠償、支出、申索、成本、收費、索求、法律行動及程序彌償政府、水務監督及其人員、承辦商、代理人及工人及任何按上文分段(viii)獲水務監督授權人士及使其維持獲彌償。
- (x) 就上文分段(i)、(ii)、(iii)、及(vii)而言，「承授人」一詞不包括其承讓人。
- (i) (i) 承授人須於2022年3月31日或之前自費以署長要求或批准的方式和物料，按署長要求或批准的標準、高度及設計，在粉紅色加黑點間綠色交叉斜線範圍的地面水平鋪設、塑造、興建及提供一條由地面水平向上延伸不少於4.2米的高度的通道(「**公眾通道範圍**」)，致使署長在各方面滿意。
- (ii) 承授人須於批地文件年期內容許所有公眾人士每天24小時及毋須繳付任何形式的費用，為所有合法目的的徒步或以輪椅自由並不受干擾地出入公眾通道範圍以及其上、其內和沿路，致使署長在各方面滿意。
- (iii) 承授人須於批地文件年期內自費維修、保養、修理及管理公眾通道範圍及構成或附屬於公眾通道範圍的所有物件使其處於修葺良好堅固的狀態，並致使署長在各方面滿意。
- (j) 承授人須自費維持在該地段內按批地文件豎建、建造及提供獲豁免計算總樓面面積及上蓋面積的康樂設施及其附屬設施(「**獲豁免設施**」)，使其處於修葺良好堅固的狀態，並須運作獲豁免設施致使署長滿意。獲豁免設施應被指定為批地文件第24(a)(v)號特別條件所述的公用部分及構成其一部分，並只准供該地段已建或擬建的住宅大廈的住客及其真實訪客使用，並不得供其他人士使用。
- (k) (i) 承授人須自費將園景設計圖呈交署長批准，園景設計圖須標明按下文分段(ii)要求而將在該地段內提供的園景工程的位置、規劃及布局。
- (ii) (I) 須在該地段不少於百分之三十的範圍內栽種樹木、灌木或其他植物。
- (II) 在不少於上文分段(k)(ii)(I)提及之百分之三十中之百分之六十六(「**綠化範圍**」)之範圍內，須在按署長完全酌情權決定的地點或水平提供，使綠化範圍可被行人看見或可供任何進入該地段的人士進入。
- (III) 在不影響上文分段(ii)(II)條文的情況下，須在批地文件所夾附圖則上以粉紅色間黑斜線顯示的範圍(「**粉紅色間黑斜線範圍**」)於批地文件所夾附圖則上顯示及標示的A和B點之間和D和C點之間的該地段的邊界的3米內的部分提供綠化範圍或其任何部分。
- (IV) 該地段上任何已建或擬建一棟或多棟建築物不少於百分之二十的天台範圍須構成上文分段(ii)(I)提及之百分之三十。
- (V) 就由承授人建議的園景工程是否屬上文分段(ii)(I)提及的百分之三十之內，及某範圍是否屬上文分段(ii)(IV)提及的任何建築物的天台範圍，署長的決定為最終決定及對承授人有約束力。
- (VI) 署長可行使其完全酌情權接受承授人建議的其他非植物特色替代栽種樹木、灌木或其他植物。
- (iii) 承授人須根據獲批之園景設計圖自費於地段上進行園景工程，致使署長在各方面滿意的程度。未經署長事先書面批准，不得修改、變動、更改、變更或替換獲批之園景設計圖。
- (iv) 承授人須自費保養及維持園景工程，將之保持安全、清潔、整齊、井然及健康的狀態，致使署長滿意。
- (v) 根據上文條款而作園景美化的一個或多個區域須指定為及構成批地文件第(24)(a)(v)號特別條件中提及的公用地方及其一部分。
- (l) (i) 須於該地段內依照一指定比率提供若干車位，以供按《道路交通條例》、其任何附屬規例及任何修訂法例獲發牌及於該地段已建或擬建的一棟或多棟建築物的住宅單位的住客及其真實賓客、訪客或所邀請者之車輛停泊(「**住宅停車位**」)，致使署長滿意。
- (ii) 須於該地段內依照一指定比率提供若干額外車位，以供按《道路交通條例》、其任何附屬規例及任何修訂法例獲發牌及於該地段已建或擬建的一棟或多棟建築物的住宅單位的住客的真實賓客、訪客或所邀請者之車輛停泊(「**訪客停車位**」)，致使署長滿意。
- (iii) 須於該地段內依照一指定比率提供若干車位，以供按《道路交通條例》、其任何附屬規例及任何修訂法例獲發牌及屬於發展項目作非工業(住宅、辦公室、倉庫、酒店及加油站除外)用途的於該地段已建或擬建的一棟或多棟建築物的佔用人及其真實賓客、訪客或所邀請者之車輛停泊(「**非住宅停車位**」)，致使署長滿意。
- (iv) 承授人須從上文分段第(i)及(iii)條(可按批地文件條款更改)及上文分段第(ii)條提及之車位之中保留及指定按建築事務監督依照一指定比率的要求或批准的數目的車位，以供傷健人士(按《道路交通條例》、其任何附屬規例及任何修訂條例定義)使用之車輛停泊(「**供傷健人士用停車位**」)。
- (v) 須於該地段內按一指定比率提供若干車位，以供按《道路交通條例》、其任何附屬規例及任何修訂法例獲發牌及於該地段已建或擬建的一棟或多棟建築物的住宅單位的住客及其真實賓客、訪客或所邀請者之電單車停泊(「**住宅電單車停車位**」)，致使署長滿意。
- (vi) 須於該地段內按一指定比率提供若干車位，以供按《道路交通條例》、其任何附屬規例及任何修訂法例獲發牌及作非工業(住宅、辦公室、倉庫、酒店及加油站除外)用途的於該地段已建或擬建的一棟或多棟建築物的佔用人及其真實賓客、訪客或所邀請者之電單車停泊(「**非住宅電單車停車位**」)，致使署長滿意。
- (vii) 須於該地段內依照一指定比率提供若干車位，以供於該地段已建或擬建的一棟或多棟建築物的住宅單位的住
- 客及其真實賓客、訪客或所邀請者之單車停泊(「**單車停車位**」)，致使署長滿意。
- (viii) 承授人須：
- (I) 在2022年3月31日或署長可能批准的其他日期當日或之前，自費以致使機電工程署署長滿意的標準及設計，及在各方面遵守《建築物條例》及《電力條例》、其任何附屬規例及任何修訂法例，於上文(i)、(ii)、(iii)、(iv)、(v)及(vi)分段提及的所有停車位提供及安裝供電動車輛使用的充電設施，包括但不限於固定電力裝置及最終電路裝置；以及於不少於百分之三十於上文(i)、(ii)、(iii)及(iv)分段提及的停車位提供及安裝電動車輛中速充電器，包括最終電路，使每個該等停車位至少有一個電動車輛中速充電器；及
- (II) 於批地文件年期內自費維修、保養、修理及管理按上文分段(viii)(I)要求而提供及安裝的充電設施及電動車輛中速充電器，使其處於維修妥善及操作良好的狀況，並致使機電工程署署長在各方面滿意。
- (ix) 須於該地段內依照一指定比率提供若干車位供貨車上落貨(「**上落貨停車位**」)，致使署長滿意。
- (m) 承授人須按經署長批准並存放於署長處之停車場布局圖維持停車位、上落貨停車位及其他空間，包括但不限於電梯、樓梯平台及運轉及通道地方，且未經署長事先書面同意不得改動該布局。
- (n) 若有或曾有任何土地之削去、清除或後移，或任何種類的堆土、填土或斜坡整理工程，不論是否經署長事先書面同意，不論是否位於該地段內或任何政府土地內，亦不論進行上述工程的目的是為承授人進行開拓、平整或發展工程或其於批地文件條件下需要進行的任何其他工程的目的或與其有關連的目的或任何其他目的，承授人須自費進行及建造該等於當時或其後有需要之斜坡整理工程、護土牆或其他支撐、防護措施、排水系統或附屬或其他工程，以保護及支持該地段內的土地及任何毗鄰或毗連之政府土地或已出租土地，及排除及預防其後發生的任何泥土剝落、泥石傾瀉或土地下陷。承授人須於批地文件年期的所有時間自費保持上述土地、斜坡整理工程、護土牆或其他支撐、防護措施、排水系統或輔助或其他工程修葺良好堅固，致使署長滿意。若由於承授人進行的開拓、平整或發展工程或其他工程或任何其他原因而導致或引起任何泥土剝落、泥石傾瀉或土地下陷於任何時間內發生，不論是否於或自該地段內的任何土地或自任何毗鄰或毗連的政府土地或出租土地，承授人須自費還原和修復致使署長滿意，並須就通過或由於該等泥土剝落、泥石傾瀉或土地下陷而將會或可能造成、蒙受或招致的任何成本、費用、損害、索求及申索彌償政府、其代理人及承辦商。除了批地文件訂明就任何違反其條款而有的權利或補助外，署長亦有權以書面通知形式要求承授人進行、興建及保養上述土地、斜坡整理工程、護土牆、或其他支撐、防護措施、及排水系統或輔助或其他工程，或還原和修復任何泥土剝落、泥石傾瀉或土地下陷，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可即執行和進行任何有需要的工程，而承授人須應要求向政府歸還該工程的費用連同任何行政或專業費用或收費。
- (o) 若於發展或重新發展該地段或其任何部分時曾安裝預應力地錨，

16 SUMMARY OF LAND GRANT

批地文件的摘要

承授人須於該預應力地錨的服務年內自費定期保養及定期監測該預應力地錨致使署長滿意。

- (p) 承授人須自費建造及保養署長認為有需要的水渠及渠道(不論是否位於該地段範圍內或政府土地上)，以將落在或流經該地段上的雨水截流並排送至就近的水道、集水井、渠道或政府雨水渠，致使署長滿意；且承授人須就因該等雨水造成的任何損壞或滋擾而起的所有訴訟、申索及索求全數負責及彌償政府及其人員。將該地段任何排水渠及污水渠與政府雨水渠及污水渠(若已鋪設及投入運作)連接的工程，可由署長進行，而署長對承授人就任何由此而起的損失或損壞並無責任，且承授人須應要求向政府支付該接駁工程之費用。另一選擇是，承授人可自費進行該接駁工程致使署長滿意，而在此情況下，上述接駁工程於政府土地上的任何部分須由承授人自費保養，且須應要求由承授人交回政府以供政府自費進行將來的保養；承授人亦須應要求向政府繳付該接駁工程技術審核的費用。若承授人未能保養上述接駁工程位於政府土地內任何部分，署長可進行該等其認為有需要的保養工程，且承授人須向政府繳付該等工程的費用。
- (q) 承授人須於遵行上文分段(g)時或之前，自費就該地段上的已建或擬建建築物從香港綠色建築議會或署長可批准的其他同等機構取得「暫定金級」或以上。

6. 對買方造成負擔的租用條件：

- (a) 未經署長事先書面批准，不得移除或干擾該地段或其周圍所生長的樹木；署長於給予批准時可就移植、補償美化環境或重新栽種施加其認為合適之條件。
- (b) 住宅停車位及住宅電單車停車位不得：

- (i) 轉讓，除非：
- (I) 連同該地段賦予該地段上已建或擬建的一棟或多棟建築物中的住宅單位獨有使用權及管有權的不可分割份數轉讓；或
- (II) 轉讓予已擁有該地段賦予該地段上已建或擬建的建築物中的住宅單位獨有使用權及管有權的不可分割份數之人士；或
- (ii) 出租，除非出租予於該地段已建或擬建的建築物的住宅單位之住客。

但於任何情況下，轉讓予發展項目任何一個住宅單位的業主或出租予任何一個住宅單位的住客的住宅停車位及住宅電單車停車位總數不得多於三個。

- (c) (i) 住宅停車位不得用作上文第5(1)(i)段以外的任何用途，尤其是上述車位不得用作儲存、展示或展覽供出售或作他用的車輛或用作汽車清潔美容服務(「**限制用途**」)。
- (ii) 訪客停車位不得用作上文第5(1)(ii)段以外的任何用途，尤其是限制用途。
- (iii) 非住宅停車位不得用作上文第5(1)(iii)段以外的任何用途，尤其是限制用途。
- (iv) 供傷健人士用停車位不得用作上文第5(1)(iv)段之外的任何用途，尤其是限制用途。

(v) 住宅電單車停車位不得用作上文第5(1)(v)段以外的任何用途，尤其是限制用途。

(vi) 非住宅電單車停車位不得用作上文第5(1)(vi)段以外的任何用途，尤其是限制用途。

(vii) 上落貨停車位不得用作供與已建或擬建的一棟或多棟建築物的有關之貨車上落貨之外的其他用途。

(d) 倘若該地段或其他受開發該地段所影響的區域之泥土、廢土、瓦礫、建築廢料或建材(「**該等廢料**」)遭侵蝕、沖洗或傾倒到公共巷徑或道路上，或路旁暗渠、前濱或海牀、污水渠、雨水渠或溝渠或其他政府財產(「**該等政府財產**」)，承授人須自費清理該等廢料並修葺對該等政府財產造成的損壞。承授人須對上述侵蝕、沖洗或傾倒對私人財產造成的任何損壞或滋擾所引致的一切訴訟、申索及索求向政府作出彌償。署長可以(惟沒有義務)應承授人要求清理該等廢料並修葺該等廢料對該等政府物業造成的損壞，而承授人須應要求向政府支付有關費用。

(e) 承授人須於任何時候，尤其是當進行建造、保養、更新或維修工程(「**該等工程**」)時，採取或安排採取所有恰當及足夠的謹慎、技巧及預防措施，以免對置於或行經該地段、黃色範圍或其任何部分之上、之下或旁邊的任何政府或其他現存排水渠、水道或河道、主水管、道路、行人徑、街道設施、污水渠、溝渠、管道、電纜、電線、公用服務或任何其他工程或裝置(「**該等服務**」)造成損壞、干擾或阻礙。承授人須於進行任何該等工程前進行或安排進行所需的適當搜查及勘探，以確定該等服務之現時位置及水平，及須就如何處理或會受該等工程影響之任何該等服務向署長提交書面建議書供其就各方面批核，且不得於署長就該等工程及上述建議書發出書面批准前進行任何工程。承授人須遵守及自費達成署長於發出上述批准時可就該等服務施加的要求，包括任何有需要的改道、重鋪或恢復原狀的開支。承授人須自費在各方面維修、修復及還原所有因該等工程而起對該地段或黃色範圍或其任何部分或任何該等服務以任何方式造成的損壞、干擾或阻礙，致使署長滿意(溝渠、污水渠、雨水渠或主水管除外，其之修葺須由署長進行(除非署長另有決定)，且承授人須應要求向政府支付上述工程之費用)。若承授人未能對該地段、黃色範圍或其任何部分或任何該等服務進行任何所需之改道、重鋪、維修、修葺及還原致使署長滿意，署長可進行其認為有需要之改道、重鋪、維修、修葺及還原，且承授人須應要求向政府支付上述工程之費用。

(f) 當承授人未能或忽略履行、遵守或符合批地文件，政府有權收回及重新管有該地段或其任何部分以及所有或任何於該地段或其任何部分上之建築物、豎設物及工程。當該地段被收回：

(a)承授人在該地段被收回之部分之權利將完全地告停止或終止；

(b)承授人無權獲得任何地價退款、就該土地及其上之建築物的價值之任何款項或賠償，或承授人在準備、地盤平整或發展該地段中花費的任何金額；及(c)政府之任何其他權利、濟助及申索將不受影響。

(g) 請參閱上文第5段。

註： 本節中提述「承授人」一詞指根據批地文件中的買方和如文意允許或要求包括其遺囑執行人、遺產管理人、承讓入及(如為法團)其繼承人和承讓入。

1. Description of any facilities that are required under the land grant to be constructed and provided for the Government, or for public use
 - (a) Such portion shown coloured yellow on the plan annexed to the Land Grant ("**the Yellow Area**") which is required to be laid, formed, surfaced and drained by the grantee; for the purpose of providing therein an emergency vehicular access. The grantee shall maintain at his own expense the Yellow Area together with all structures, surfaces, gullies, sewers, drains, fire hydrants, services, signages and lightings constructed, installed and provided thereon or therein to the satisfaction of the Director of Lands until such time as possession of the Yellow Area has been re-delivered to the Government in accordance with the Land Grant provisions. The grantee shall while he is in possession of the Yellow Area allow free access over and along the Yellow Area for all Government and public pedestrian traffic at all times 24 hours a day free of charge without any interruption.
 - (b) A public passage ("**Public Passage Area**") over and along such portion shown coloured pink stippled black cross-hatched green on the plan annexed to the Land Grant ("**the Pink Stippled Black Cross-hatched Green Area**") which is required to be laid, formed, constructed and provided by the grantee. The grantee shall throughout the term of the Land Grant and in all respects to the satisfaction of the Director of Lands allow all members of the public for all lawful purposes free and uninterrupted access at all times 24 hours a day and without payment of any nature whatsoever on foot or by wheelchairs, on, over, through and along the Public Passage Area.
2. Description of any facilities that are required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development
See 1 above.
3. Size of any open space that is required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development
Not applicable.
4. Description of any part of the land (on which the Development is situated) that is dedicated to the public for the purposes of regulation 22(1) of the Building (Planning) Regulations (Cap. 123 sub. leg. F)
Not applicable.
5. Plan(s) showing locations of the facilities mentioned in 1 and 2, open spaces mentioned in 3 (if any) and those parts of the land mentioned in 4 (if any)
See the plan at the end of this section.
6. General public's right to use
In relation to any of those facilities and open spaces, and those parts of the land, mentioned in paragraphs 1, 2, 3 and 4 above that are for public use, the general public has the right to use the facilities or open spaces, or the parts of the land, in accordance with the Land Grant or the deed of dedication (as the case may be).
7. Management, operation and maintenance
The facilities mentioned in 2 and open spaces mentioned in 3 (if any) are required to be managed, operated or maintained at the expense of the owners of the residential properties in the Development, and those owners are required to meet a proportion of the expense of managing,

operating or maintaining those facilities or open spaces (if any) through the management expenses apportioned to the residential properties concerned.

8. Provisions of the Land Grant and the deed of dedication (if applicable), and of the deed of mutual covenant in respect of the Development that concern the facilities mentioned in 1 and 2 and open spaces mentioned in 3 (if any), and those parts of the land mentioned in 4 (if any)

A. The Yellow Area

Land Grant

Special Condition Nos.(2) to (7)

" (2) (a) The Purchaser shall:

- (i) on or before the 31st day of March 2022 or such other date as may be approved by the Director, at his own expense, in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in accordance with the Technical Schedule annexed hereto (hereinafter referred to as "the Technical Schedule") and the plans approved under Special Condition No. (7) hereof and in all respects to the satisfaction of the Director lay, form, surface and drain the area shown coloured yellow on the plan annexed hereto (hereinafter referred to as "the Yellow Area") for the purpose of providing therein an emergency vehicular access in compliance with the Buildings Ordinance, any regulations made thereunder and any amending legislation; and
- (ii) maintain at his own expense the Yellow Area together with all structures, surfaces, gullies, sewers, drains, fire hydrants, services, signages and lightings constructed, installed and provided thereon or therein to the satisfaction of the Director until such time as possession of the Yellow Area has been re-delivered to the Government in accordance with Special Condition No. (3) hereof.

(b) In the event of the non-fulfilment of the Purchaser's obligations under sub-clause (a) of this Special Condition by the date specified therein or such other date as may be approved by the Director, the Government may carry out the necessary works at the cost of the Purchaser who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination shall be final and shall be binding upon the Purchaser.

(c) The Government shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Purchaser or any other person whether arising out of or incidental to the fulfilment of the Purchaser's obligations under sub-clause (a) of this Special Condition or the exercise of the rights by the Government under sub-clause (b) of this Special Condition or otherwise, and no claim whatsoever shall be made against the Government by the Purchaser in respect of any such loss, damage, nuisance or disturbance.

- (3) For the purpose only of carrying out the necessary works specified in Special Condition No. (2) hereof, the Purchaser shall be granted possession of the Yellow Area on a date to be specified in a letter from the Director, such date to be not later than the 1st day of September 2017. The Yellow Area shall be re-delivered to the

Government on demand.

- (4) The Yellow Area shall not be used for any purpose other than as an emergency vehicular access and in particular the Yellow Area shall not be used for the purpose of storage or for the erection of any temporary structure or for any purposes other than the carrying out of the works specified in Special Condition No. (2) hereof except with the prior written consent of the Director.
- (5) Notwithstanding Special Condition No. (4) hereof:
 - (a) the Purchaser shall while he is in possession of the Yellow Area allow free access over and along the Yellow Area for all Government and public pedestrian traffic at all times 24 hours a day free of charge without any interruption and shall ensure that such access shall not be interfered with or obstructed by the carrying out of the works whether under Special Condition No. (2) hereof or otherwise; and
 - (b) the Purchaser shall at all reasonable times while he is in possession of the Yellow Area permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director the right of ingress, egress and regress to, from and through the lot and the Yellow Area for the purpose of inspecting, checking and supervising any works to be carried out in compliance with Special Condition No. (2)(a) hereof and the carrying out, inspecting, checking and supervising of the works under Special Condition No. (2)(b) hereof and any other works which the Director may consider necessary in the Yellow Area.
- (6) (a) The Director shall have the right to amend, vary, alter, modify or substitute the Technical Schedule as he shall in his absolute discretion deem fit.
- (b) No amendment, variation, alteration, modification or substitution to the Technical Schedule shall be made by the Purchaser except with the prior written approval of the Director.
- (c) Any amendment, variation, alteration, modification or substitution by the Director under sub-clause (a) of this Special Condition or by the Purchaser as approved by the Director under sub-clause (b) of this Special Condition shall be deemed to be incorporated into the Technical Schedule and form part thereof.
- (d) If in the opinion of the Director (whose opinion shall be final and binding upon the Purchaser) there exists any conflict between the provisions of the Technical Schedule and these Conditions, these Conditions shall prevail.
- (7) (a) The Purchaser shall submit or cause to be submitted to the Director for his written approval plans of the Yellow Area which shall include details as to the level and design of the Yellow Area and any other details as the Director may require.
- (b) Upon approval being given to the plans of the Yellow Area, no amendment, variation, alteration, modification or substitution thereto shall be made by the Purchaser except with the prior written approval of the Director or except as required by the Director.
- (c) The plans of the Yellow Area approved under this Special Condition shall be deemed to incorporate any amendment,

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variation, alteration, modification or substitution subsequently approved or required by the Director.

- (d) No building works shall be commenced on or within the Yellow Area or any part thereof unless and until the plans referred to in sub-clause (a) of this Special Condition have been approved in writing by the Director, and for the purpose of these Conditions, "building works" shall be as defined in the Buildings Ordinance, any regulations made thereunder and any amending legislation."

Special Condition No.(39)

"The Purchaser shall take or cause to be taken all proper and adequate care, skill and precautions at all times, and particularly when carrying out construction, maintenance, renewal or repair work (hereinafter referred to as "the Works"), to avoid causing any damage, disturbance or obstruction to any Government or other existing drain, waterway or watercourse, water main, road, footpath, street furniture, sewer, nullah, pipe, cable, wire, utility service or any other works or installations being or running upon, over, under or adjacent to the lot, the Yellow Area or any part of any of them (hereinafter collectively referred to as "the Services"). The Purchaser shall prior to carrying out any of the Works make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and levels of the Services, and shall submit his proposals for dealing with any of the Services which may be affected by the Works in writing to the Director for his approval in all respects, and shall not carry out any work whatsoever until the Director shall have given his written approval to the Works and to such aforesaid proposals. The Purchaser shall comply with and at his own expense meet any requirements which may be imposed by the Director in respect of the Services in granting the aforesaid approval, including the cost of any necessary diversion, relaying or reinstatement. The Purchaser shall at his own expense in all respects repair, make good and reinstate to the satisfaction of the Director any damage, disturbance or obstruction caused to the lot, the Yellow Area or any part of any of them or any of the Services in any manner arising out of the Works (except for nullah, sewer, storm-water drain or water main, the making good of which shall be carried out by the Director, unless the Director elects otherwise, and the Purchaser shall pay to the Government on demand the cost of such works). If the Purchaser fails to carry out any such necessary diversion, relaying, repairing, making good and reinstatement of the lot, the Yellow Area or any part of any of them or of any of the Services to the satisfaction of the Director, the Director may carry out any such diversion, relaying, repairing, making good or reinstatement as he considers necessary and the Purchaser shall pay to the Government on demand the cost of such works."

Note: The expression "Purchaser" as mentioned in the extract above means the purchaser under the Land Grant, i.e. the grantee of the land, and where the context so admits or requires includes his executors, administrators and assigns and in case of a corporation its successors and assigns.

Deed of mutual covenant

Clause 1

"**"Yellow Area"** means "the Yellow Area" as defined in Special Condition No.(2)(a)(i) and all structures, surfaces, gullies, sewers, drains, fire hydrants, services, signages and lightings constructed, installed and provided thereon or therein in accordance with the Land

Grant."

Clause 10.1

"Management Expenses. Management Expenses shall be the expenses, costs and charges necessarily and reasonably incurred in the management of the Land under this Deed including (without limitation) the following :

...

- (j) all expenses in relation to maintenance of the Yellow Area (until possession of which is delivered to the Government) under the Land Grant; and..."

Paragraphs 2(a) and 2(b), Schedule 8

"Insurance.

[the Manager shall have the power:]

- (a) Subject to the direction of the Owners' Corporation (if formed), to insure on such terms as the Manager may determine:
- (i) the Common Parts, the Yellow Area (to the extent that the same has not been re-delivered to the Government in accordance with the Land Grant) and the Slope Structures in their full new reinstatement values in respect of loss or damage by fire or other risks; and
 - (ii) the Owners and the Manager in respect of such public, third party and occupier's liability, employer's liability in respect of employees employed within or exclusively in connection with the management of the Land, and other risks and liabilities as the Manager may decide in such amounts as the Manager deems fit,

with some reputable insurance companies as comprehensively as reasonably and commercially possible in the name of the Manager and for and on behalf of the Owners according to their respective interests and to pay all premia required to keep such insurance policies in force. Such insurance could be a block insurance for the entire Development including areas which are not Common Parts.

- (b) Subject to Clause 13.1, to pay out or apply all insurance money, compensation or damages recovered by the Manager in respect of any damage or loss to any Common Parts, the Yellow Area (to the extent that the same has not been re-delivered to the Government in accordance with the Land Grant) or the Slope Structures in the repair, rebuilding or reinstatement of that part of the Common Parts, the Yellow Area (to the extent that the same has not been re-delivered to the Government in accordance with the Land Grant) or (as the case may be) the Slope Structures."

Paragraph 12(d), Schedule 8

"Dealings with Government.

...

- (d) [The Manager shall have the power] [t]o comply with and take all steps the Manager may decide to ensure the compliance with all provisions in the Land Grant applicable to the Land as a whole (including without limitation provisions in the Land Grant relating to the Yellow Area)."

Paragraph 27, Schedule 8

"Matters outside boundary. [The Manager shall have the power] [t]o carry out and perform, in relation to the Yellow Area (to the extent that the same has not been re-delivered to the Government in accordance with the Land Grant), all acts, activities and works required by the Land Grant, the law or insurers of insurance taken out in relation thereto, or which are deemed appropriate by the Manager for performing and complying with the provisions of the Land Grant, the law or those insurers in relation to the same."

Deed of dedication

Not applicable.

B. Public Passage Area

Land Grant

Special Condition No. 15

- " (a) Except for the Columns, no building, structure, support for any building or structure, or projection shall be erected or constructed within the Pink Stippled Black Cross-hatched Green Area at the ground level extending upwards to a height of no less than 4.2 metres.
- (b) The Purchaser shall at his own expense on or before the 31st day of March 2022 lay, form, construct and provide a passage over and along the Pink Stippled Black Cross-hatched Green Area at the ground level and extending upwards from the ground level to a height of no less than 4.2 metres (hereinafter referred to as "**Public Passage Area**") in such manner, with such materials and to such standards, levels and designs as the Director shall approve or require and in all respects to the satisfaction of the Director.
- (c) The Purchaser shall throughout the term hereby agreed to be granted and in all respects to the satisfaction of the Director allow all members of the public for all lawful purposes free and uninterrupted access at all times 24 hours a day and without payment of any nature whatsoever on foot or by wheelchairs, on, over, through and along the Public Passage Area.
- (d) The Public Passage Area shall not be taken into account for the purpose of calculating the total gross floor area stipulated in Special Condition No. (12)(a)(iii) hereof.
- (e) The Purchaser shall throughout the term hereby agreed to be granted at his own expense upkeep, maintain, repair and manage the Public Passage Area together with everything forming a part of or pertaining to the Public Passage Area in good and substantial repair and condition in all respects to the satisfaction of the Director.
- (f) It is expressly agreed, declared and provided that by imposing the obligation on the part of the Purchaser contained in sub-clause (c) of this Special Condition neither the Purchaser intends to dedicate nor the Government consents to any dedication of the Public Passage Area to the public for the right of passage.
- (g) It is expressly agreed, declared and provided that the obligation on the part of the Purchaser contained in sub-clause (c) of this Special Condition will give rise to no expectation of, or claim for or in respect of, any concession or right in respect of additional site coverage or plot ratio whether under Regulation 22(1) of

the Building (Planning) Regulations, any amendment thereto, substitution therefor, or otherwise and for the avoidance of doubt the Purchaser expressly waives any and all claims in respect of or for any concession in respect of, or right to, additional site coverage or plot ratio under Regulation 22(1) of the Building (Planning) Regulations, any amendment thereto or substitution therefor.

- (h) For the purposes of this Special Condition, the decision of the Director as to what constitutes the ground level referred to in sub-clauses (a) and (b) of this Special Condition shall be final and binding on the Purchaser."

Note: The expression "Purchaser" as mentioned in the extract above means the purchaser under the Land Grant, i.e. the grantee of the land, and where the context so admits or requires includes his executors, administrators and assigns and in case of a corporation its successors and assigns.

Deed of mutual covenant

Clause 1

"Commercial Accommodation" means the non-domestic unit in the Development which is (for identification purpose) coloured pink on the Plans ("**Coloured Pink Areas**" in this definition), in respect of which the Right to Occupy belongs to the Owner of the Shares allocated to that non-domestic unit, including:

...

- (m) the "Public Passage Area" referred to in Special Condition No.(15) (b);

Clause 1, Schedule 5

[Each Owner:]

"To comply with the terms of the Land Grant and all laws applicable to his Unit or the use of or any activity which may from time to time be carried out in or in relation to his Unit."

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- 對根據批地文件規定須興建並提供予政府或供公眾使用的任何設施的描述
 - 在批地文件所夾附的圖則上以黃色顯示並須由承授人鋪設、塑造並在該處提供路面及排水渠的部分(「**黃色範圍**」)，以便於其內提供緊急車輛通道。承授人須自費保養黃色範圍及在該處所建造、安裝及提供之所有構築物、路面、溝渠、污水管、排水渠、消防栓、服務設施、標誌及照明設備，以令地政總署署長滿意，直至黃色範圍的管有權按照批地文件交回予政府。承授人須在其管有黃色範圍期間內容許所有政府及公眾行人交通每天24小時免費並不受任何干擾地在黃色範圍之上及沿著黃色範圍自由出入。
 - 須由承授人沿著及在批地文件所夾附的圖則上以粉紅色加黑點間綠色交叉斜線顯示的部分(「**粉紅色加黑點間綠色交叉斜線範圍**」)鋪設、塑造、興建及提供的公眾通道(「**公眾通道範圍**」)。承授人須於批地文件年期內容許所有公眾人士每天24小時及毋須繳付任何形式的費用，為所有合法目的徒步或以輪椅自由並不受干擾地出入公眾通道範圍以及其上、其內和沿路，致使地政總署署長在各方面滿意。
- 對根據批地文件規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何設施的描述

請參閱上文第1段。
- 根據批地文件規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何休憩用地的大小

不適用。
- 發展項目所位於的土地中為施行《建築物(規劃)規例》(第123章，附屬法例F)第22(1)條而撥供公眾用途的任何部分的描述

不適用。
- 顯示第1及2段所提及之設施、第3段所提及之休憩用地(如有)及第4段所提及之土地中的該等部分(如有)之圖則

見本節結尾所示之圖則。
- 公眾之使用權

就上文第1、2、3及4段所提及供公眾使用的任何該等設施及休憩用地，及該土地中的該等部分，公眾有權按照批地文件或撥出私人地方供公眾使用的契據(視屬何情況而定)使用該等設施或休憩用地，或該土地中的該等部分。
- 管理、營運及維持

第2段所提及之設施及第3段所提及之休憩用地(如有)按規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持。該等擁有人按規定須以由有關住宅物業分攤的管理開支，應付管理、營運或維持該等設施或休憩用地(如有)的部分開支。
- 發展項目之批地文件、撥出私人地方供公眾使用的契據(如有)及公契中關於第1及2段所提及之設施、第3段所提及之休憩用地(如有)及第4段所提及之土地中的該等部分(如有)的條文：
 - 黃色範圍**

批地文件

特別條件第(2)至(7)條

- 「(2)(a) 買方須：
- 於2022年3月31日或署長可能批准的其他日期當日或之前，自費以署長批准的方式和物料，按署長批准的標準、水平、定線及設計，及按隨附工程規格附表(以下簡稱「**工程規格附表**」)及本協議特別條件第(7)條下批准的圖則規定鋪設、塑造於隨附圖則以黃色顯示的範圍(以下簡稱「**黃色範圍**」)並在該處提供路面及排水渠，致使署長在各方面滿意，以便於該處提供符合《建築物條例》、其任何附屬規例及任何修訂法例規定的緊急車輛通道；及
 - 自費保養黃色範圍及在該處所建造、安裝及提供之所有構築物、路面、溝渠、污水管、排水渠、消防栓、服務設施、標誌及照明設備，以令署長滿意，直至黃色範圍的管有權按照本協議特別條件第(3)條交回予政府。
- (b) 若買方未能於本特別條件(a)款所指明的日期或署長可能批准的其他日期之前履行該款所述之責任，政府可進行所需之工程，惟費用由買方支付，就此買方須應政府要求向政府繳付一筆相等於上述工程費用之款項，該款項由署長釐定，此決定為最終決定並對買方具約束力。
- (c) 因買方履行本特別條件(a)款的義務或政府行使本特別條件(b)款的權利的原因而引致或伴隨對買方或任何其他人士造成的或蒙受的任何損失、損壞、滋擾或干擾，政府概不承擔任何責任，買方亦不得就任何該等損失、損壞、滋擾或干擾向政府提出任何申索。
- (3) 僅為了進行本協議特別條件第(2)條指明須進行的工程，買方將於署長向其發出的信件中所指明的日期被賦予黃色範圍的管有權，該日期不應遲於2017年9月1日。黃色範圍須應政府要求交回政府。
- (4) 未經署長事先書面同意，黃色範圍不得用作緊急車輛通道之外的任何用途，並不得用作儲存用途或任何臨時構築物之建造或任何除進行本協議特別條件第(2)條指明之工程外之用途。
- (5) 即使本協議特別條件第(4)條已有規定：
- 買方須在其管有黃色範圍期間內容許所有政府及公眾行人交通每天24小時免費並不受任何干擾地在黃色範圍之上或沿著黃色範圍自由出入，並確保此出入不會受進行本協議特別條件第(2)條指明之或其他工程干擾或妨礙；及
 - 買方須在其管有黃色範圍期間的所有合理時間內允許政府、署長及其人員、承辦商及代理人及任何獲署長授權人士有權進出往返及穿越該地段及黃色範圍，以便視察、檢查及監督任何須按本協議特別條件第(2)(a)條進行的工程，及進行、視察、檢查及監督根據本協議特別條件第(2)(b)條進行的工程及任何其他署長認為有需要在黃色範圍內進行的工程。
- (6)(a) 署長有權對工程規格附表作出根據其絕對酌情權視為適當之修訂、更改、變更、修改或替代。
- (b) 除非獲得署長事先書面批准，買方不得修訂、更改、變更、修改或替代工程規格附表。

- 任何署長按本特別條件(a)款或買方按本特別條件(b)款獲署長批准而作出的修訂、更改、變更、修改或替代須視作被納入工程規格附表並構成其部分。
 - 如署長(其意見為最終意見並對買方有約束力)認為工程規格附表的條文與本條件相抵觸，須以本條件為準。
- (7)(a) 買方須向署長呈交或安排呈交黃色範圍的圖則供其書面批准，圖則須包括黃色範圍的水平和設計的細節及署長要求的任何其他細節。
- (b) 黃色範圍的圖則獲批准後，除非獲得署長事先書面批准或應署長要求，不得修訂、更改、變更、修改或替代該圖則。
- (c) 本特別條件下獲批准的黃色範圍的圖則須被視作納入任何署長其後批准或要求的修訂、更改、變更、修改或替代。
- (d) 本特別條件(a)款提及的圖則獲署長書面批准前不得在黃色範圍或其任何部分開始任何建築工程，就本條件而言，「**建築工程**」須按《建築物條例》、其附屬規例及修訂法例定義。」

特別條件第(39)條

「買方須於任何時候，特別是於進行建造、保養、更新或維修工程(以下簡稱「**該等工程**」)時，採取或安排採取所有恰當及足夠的謹慎、技巧及預防措施，以免使置於或行經該地段、黃色範圍或任何上述各項之任何部分之上、之下或相鄰的任何政府或其他現存的排水渠、水道或河道、主水管、道路、行人徑、街道設施、污水渠、溝渠、管道、電纜、電線、公用服務或任何其他工程或裝置(以下統稱「**該等服務**」)遭受任何損壞、干擾或阻礙。買方須於進行任何該等工程前進行或安排進行所需的適當搜查及勘探，以確定該等服務之現時位置及水平，及須就如何處理或會受該等工程影響之任何該等服務向署長提交書面建議書供其就各方面批核，且不得於署長就該等工程及上述建議書發出書面批准前進行任何工程。買方須遵守及自費符合署長於發出上述批准時可就該等服務施加的要求，包括任何必要的改道、重鋪或恢復原狀的開支。買方須自費在各方面維修、修葺及還原任何由該等工程以任何方式引起對該地段、黃色範圍或任何上述各項之任何部分或任何該等服務造成的損壞、干擾或阻礙，致使署長滿意(溝渠、污水渠、雨水渠或主水管除外，其修葺須由署長進行(除非署長另有決定)，且買方須應政府要求向其支付上述工程之費用)。若買方未能對該地段、黃色範圍或任何上述各項之任何部分或任何該等服務進行任何所需之改道、重鋪、維修、修葺及還原致使署長滿意，署長可進行其認為有需要之改道、重鋪、維修、修葺及還原，且買方須應政府要求向其支付上述工程之費用。」

附註：以上節錄中提述「買方」一詞指批地文件中之買方，即土地之承授人，而如文意允許或要求包括其遺囑執行人、遺產管理人和承讓人及(如為法團)其繼承人和承讓人。

公契

第1條

「**黃色範圍**」指特別條件第(2)(a)(i)條所定義之「**黃色範圍**」及按照批地文件規定在該處所建造、安裝及提供的所有構築物、路面、溝渠、污水管、排水渠、消防栓、服務設施、標誌及照明設備。」

第10.1條

「管理開支。管理開支須是按本公契規定管理該土地所必要及合理招致的開支、費用和收費，包括(但不限於)以下各項：

……

- (j) 所有與按照批地文件對黃色範圍(直至其管有權交回政府)進行的保養有關之開支；及…」

附表8第2(a)及2(b)段

「保險

〔管理人有權：〕

- (a) 除業主立案法團(如已成立)指示外，按管理人決定之條款作以下投保：

- (i) 公用部分、黃色範圍(當其尚未按批地文件交回政府時)及斜坡構築物的火險或其他風險保險，保險金額為十足全新重置價值；及

- (ii) 業主及管理人的公眾、第三者及佔用人責任保險、僱主就該土地內或僅限於管理該土地僱用的相關僱員的責任保險，及其他風險及責任保險，保險金額由管理人決定，

上述保險須以管理人的名義代表業主按其各自的權益向信譽卓著的保險公司投購，保險亦須盡合理及商業上可能地全面，管理人有權支付一切需要的保險費，以保持該等保險生效。該等保險可以是為整個發展項目(包括不屬於公用部分的區域)購買的集體保險。

- (b) 除第13.1條另有規定外，把管理人對任何公用部分、黃色範圍(當其尚未按批地文件交回政府時)或斜坡構築物的損害或損失追討得到的一切保險賠償金、補償或損害賠償用於維修、重建或修復該等公用部分、黃色範圍(當其尚未按批地文件交回政府時)或(視情況而定)斜坡構築物的部分。」

附表8第12(d)段

「與政府的往來

……

- (d) 〔管理人有權〕採取管理人可決定的一切措施確保所有適用於土地整體之批地文件條款(包括及不限於批地文件內有關黃色範圍的條款)得以遵行。」

附表8第27段

「邊界外的事宜(管理人有權)就黃色範圍(當其尚未按批地文件交回政府時)進行及履行批地文件、法律或對其投購保險的保險公司要求或管理人認為就履行及遵守批地文件條款、法律或該等保險公司的規定屬適當的一切行為、活動及工程。」

撥出私人地方供公眾使用的契據

不適用。

B. 公眾通道範圍

批地文件

特別條件第(15)條

「(a) 除支柱外，不得於粉紅色加黑點間綠色交叉斜線範圍內地面水平

豎建或建造向上延伸不少於4.2米的高度的建築物、構築物、任何建築物或構築物的支撐或伸出物。

- (b) 買方須於2022年3月31日或之前自費以署長要求或批准的方式和物料，按署長要求或批准的標準、高度及設計，在粉紅色加黑點間綠色交叉斜線範圍的地面水平鋪設、塑造、興建及提供一條由地面水平向上延伸不少於4.2米的高度的通道(以下簡稱「公眾通道範圍」)，致使署長在各方面滿意。
- (c) 買方須於批地文件年期內容許所有公眾人士每天24小時及毋須繳付任何形式的費用，為所有合法目的徒步或以輪椅自由並不受干擾地出入公眾通道範圍以及其上、其內和沿路，致使署長在各方面滿意。
- (d) 公眾通道範圍不納入本協議特別條件第(12)(a)(iii)條提及的整體總樓面面積的計算。
- (e) 買方須於批地文件年期内自費維修、保養、修理及管理公眾通道範圍及構成或附屬於公眾通道範圍的所有物件使其處於修葺良好堅固的狀態，並致使署長在各方面滿意。
- (f) 現特此協定、宣布及提議，就向買方施加本特別條件(c)款下的義務，買方並無意圖政府亦不同意其撥出公眾通道範圍為公眾提供通行權。
- (g) 現特此協定、宣布及提議，買方在本特別條件(c)款下的義務將不會引起買方對任何就額外上蓋面積及地積比率(不論是否根據《建築物(規劃)規例》第22(1)條、其任何修訂或任何替代條文)的寬免或權利產生期望，或就其提出申索。為免生疑問，買方特此免除任何及所有就或為任何根據《建築物(規劃)規例》第22(1)條、其任何修訂或任何替代條文額外上蓋面積及地積比率的寬免或權利的申索。
- (h) 就本特別條件而言，署長就何謂本特別條件(a)及(b)款提及的地面水平的決定為最終決定及對買方有約束力。」

附註：以上節錄中提述「買方」一詞指批地文件中之買方，即土地之承授人，而如文意允許或要求包括其遺囑執行人、遺產管理人和承讓人及(如為法團)其繼承人和承讓人。

公契

第1條

「「商業屋宇」指發展項目內的非住宅單位(在圖則上以粉紅色顯示(此定義中的「粉紅色範圍」)，以資識別)，其佔用權屬於分配至該非住宅單位的業權份數的業主，「商業屋宇」包括：

…

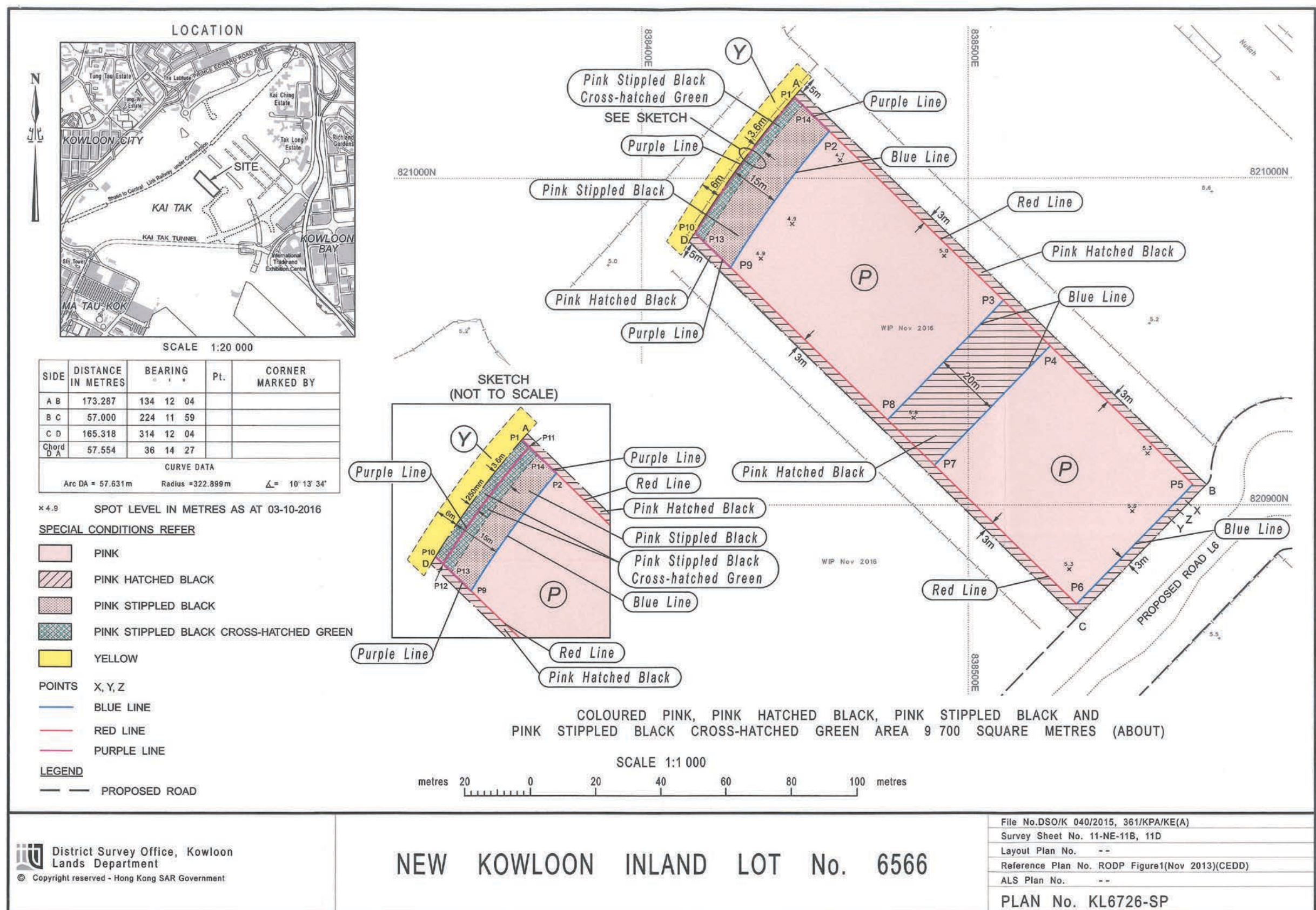
- (m) 特別條件第(15)(b)條所提及的「公眾通道範圍」；

附表5第1條

〔每位業主須：〕

“遵守批地文件的條款及適用於其單位的所有法律，或適用於因使用其單位或不時於其單位進行或與之有關的任何活動的所有法律。”

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



Note: The "Yellow Area" and the "Public Passage Area" as defined in paragraph 1 respectively are shown coloured yellow and pink stippled black cross-hatched green respectively in the plan above. The above plan is for showing the location of the "Yellow Area" and the "Public Passage Area" only. Other matters shown in that plan may not reflect their latest conditions.

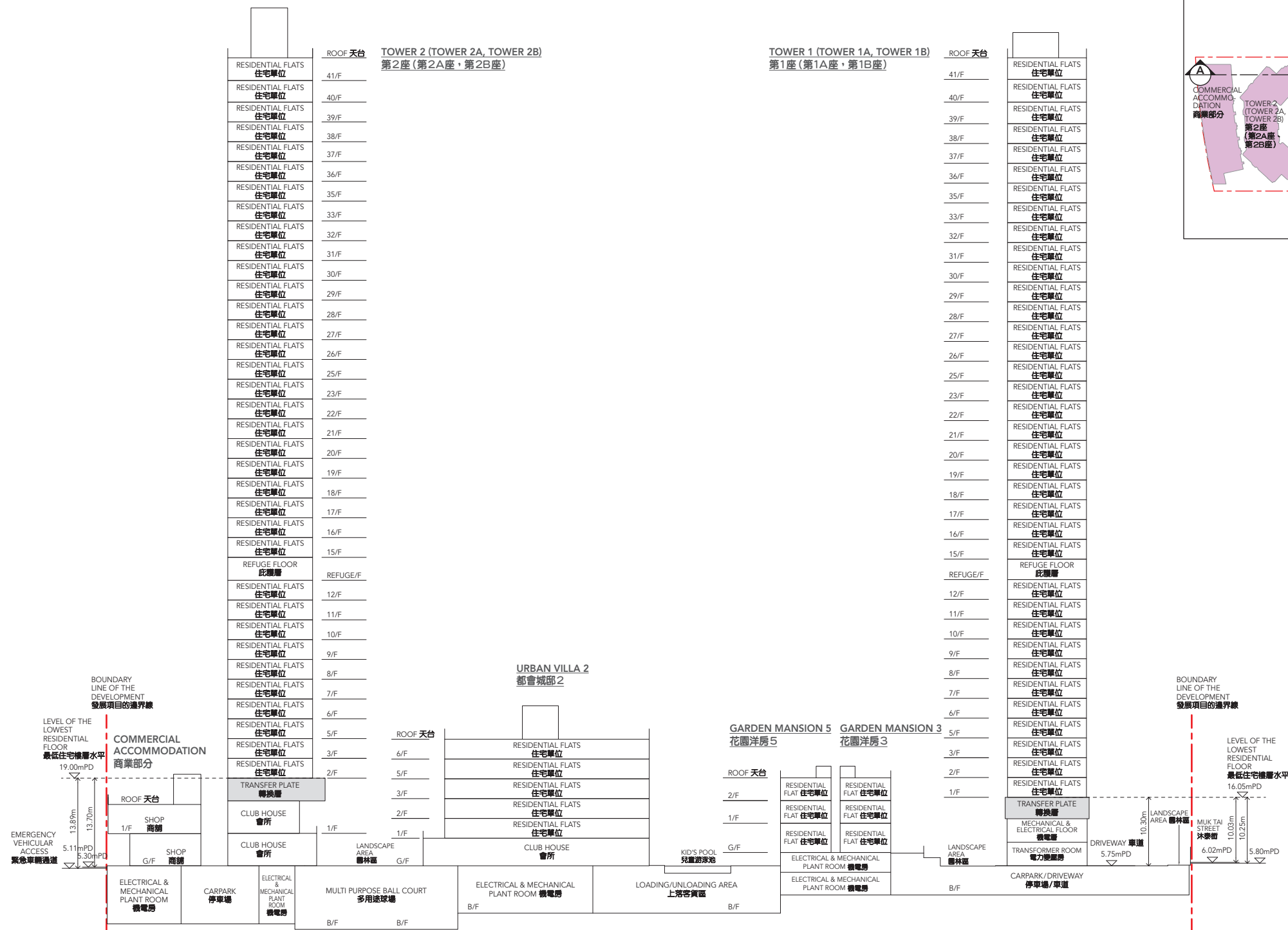
註：於第1段分別定義的「黃色範圍」及「公眾通道範圍」於上圖中分別以黃色及粉紅色加黑點間綠色交叉斜線顯示。本圖僅顯示「黃色範圍」及「公眾通道範圍」的位置，圖中所示之其他事項未必能反映其最新狀況。

- a) The purchaser is hereby recommended to instruct a separate firm of solicitors (other than that acting for the owner) to act for the purchaser in relation to the transaction.
- b) If the purchaser instructs such separate firm of solicitors to act for the purchaser in relation to the transaction, that firm will be able to give independent advice to the purchaser.
- c) If the purchaser instructs the firm of solicitors acting for the owner to act for the purchaser as well, and a conflict of interest arises between the owner and the purchaser:
 - (i) that firm may not be able to protect the purchaser's interests; and
 - (ii) the purchaser may have to instruct a separate firm of solicitors.
- d) In the case of paragraph (c)(ii) above, the total solicitors' fees payable by the purchaser may be higher than the fees that would have been payable if the purchaser had instructed a separate firm of solicitors in the first place.

- a) 謹此建議買方聘用一間獨立的律師事務所(代表擁有人行事者除外)，以在交易中代表買方行事。
- b) 如買方聘用上述的獨立的律師事務所，以在交易中代表買方行事，該律師事務所將會能夠向買方提供獨立意見。
- c) 如買方聘用代表擁有人行事的律師事務所同時代表買方行事，而擁有人與買方之間出現利益衝突：
 - (i) 該律師事務所可能不能夠保障買方的利益；及
 - (ii) 買方可能要聘用一間獨立的律師事務所。
- d) 如屬上述(c)(ii)段的情況，買方須支付的律師費用總數，可能高於如買方自一開始即聘用一間獨立的律師事務所便須支付的費用。

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

Cross-section Plan A-A
橫截面圖A-A

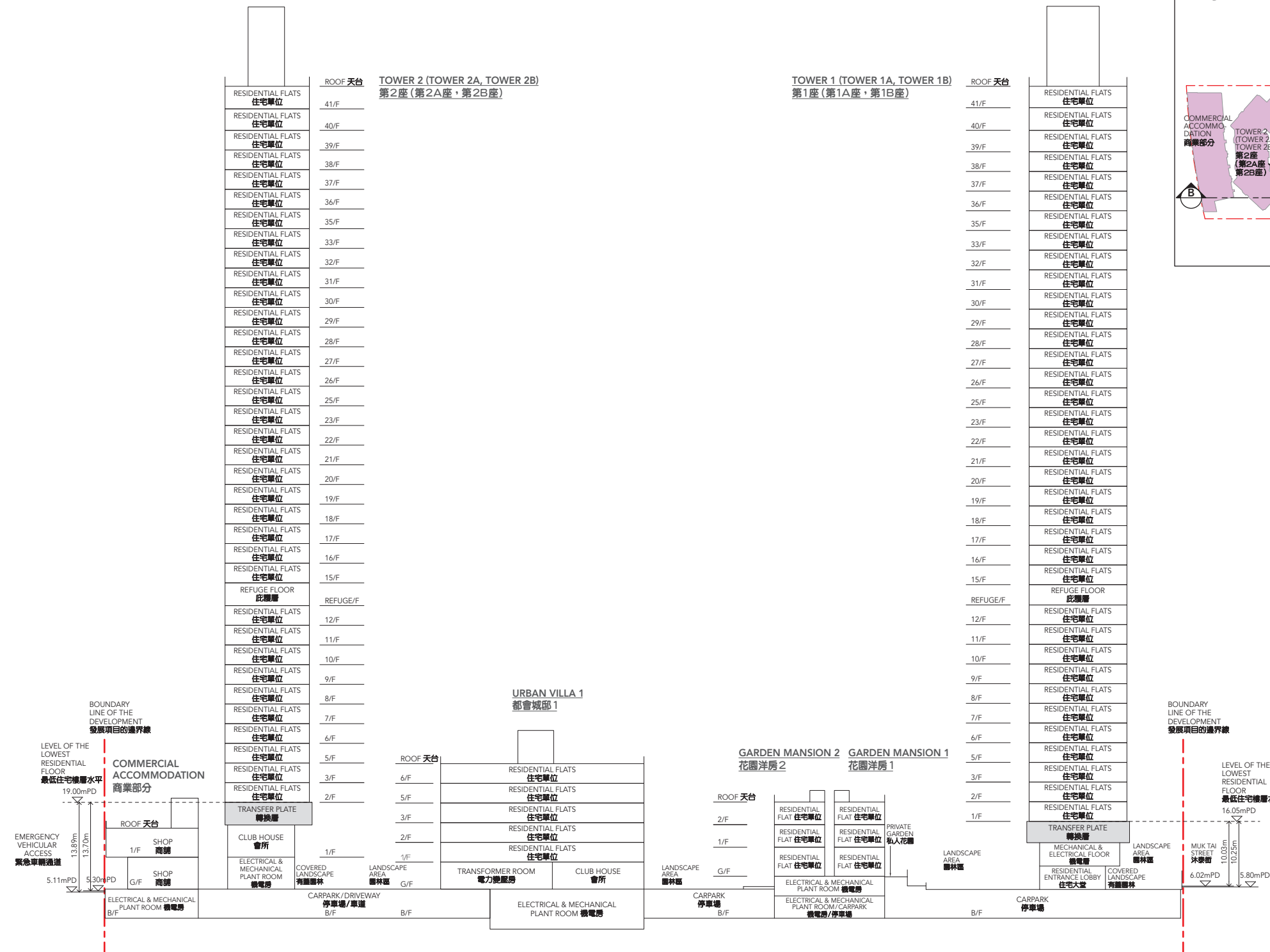


- Dotted line denotes the lowest residential floor.
- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicular Access adjacent to the building is 5.11 metres to 5.30 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段緊急車輛通道為香港主水平基準以上5.11米至5.30米。
- The part of Muk Tai Street adjacent to the building is 5.80 metres to 6.02 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段沐泰街為香港主水平基準以上5.80米至6.02米。
- The part of driveway adjacent to Tower 1 is 5.75 metres above the Hong Kong Principal Datum.
- 毗連第1座的一段車道為香港主水平基準以上5.75米。

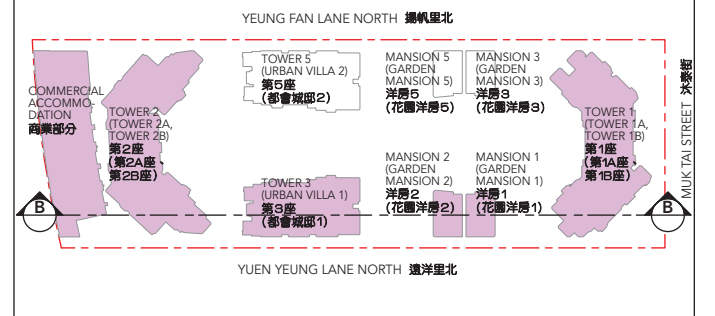
▽ height in metres above the Hong Kong Principal Datum (HKPD)
香港主水平基準以上高度 (米)

19

Cross-section Plan B-B
橫截面圖B-B



Key Plan 索引圖

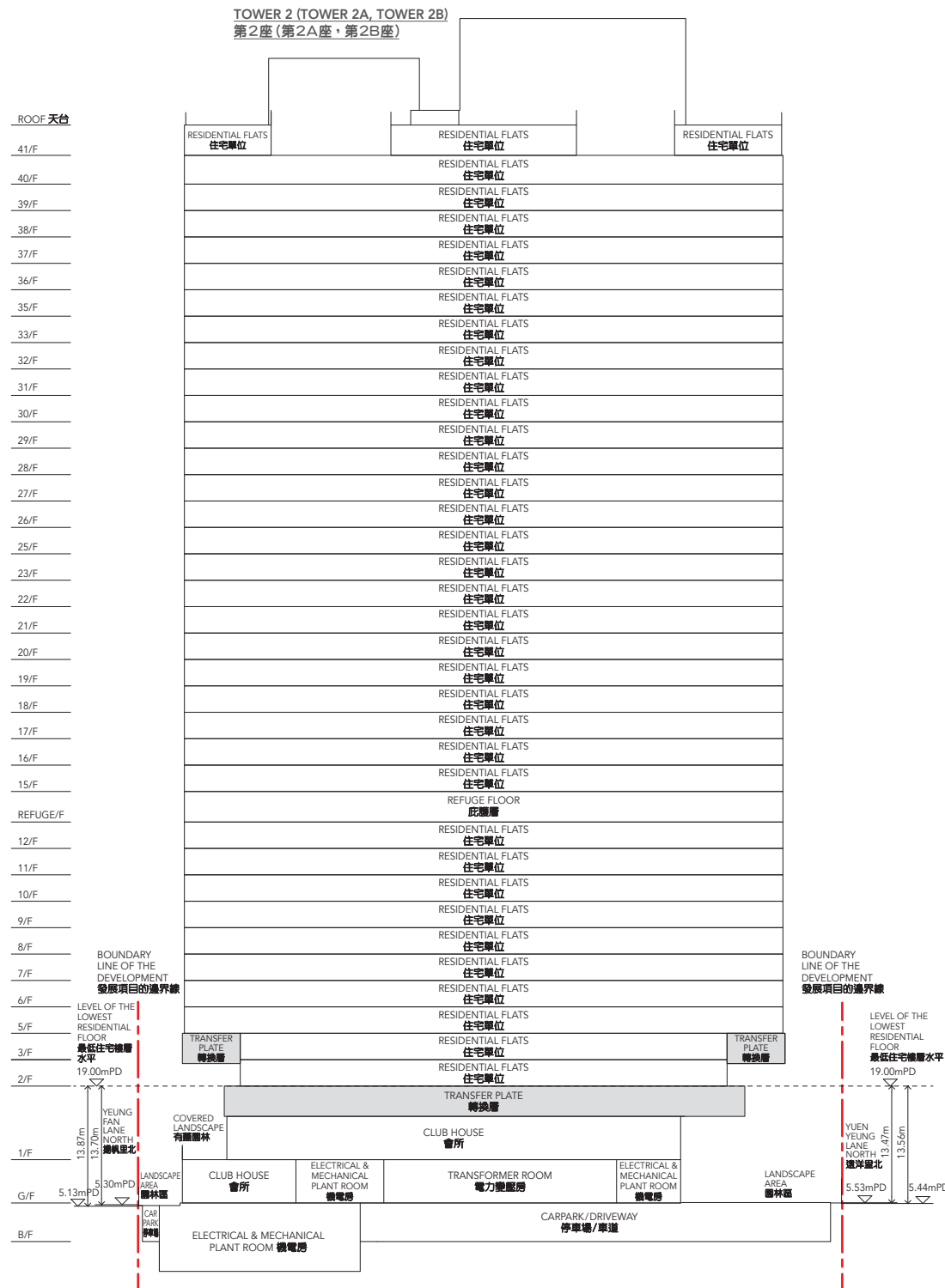


- Dotted line denotes the lowest residential floor.
- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicular Access adjacent to the building is 5.11 metres to 5.30 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段緊急車輛通道為香港主水平基準以上5.11米至5.30米。
- The part of Muk Tai Street adjacent to the building is 5.80 metres to 6.02 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段沐泰街為香港主水平基準以上5.80米至6.02米。

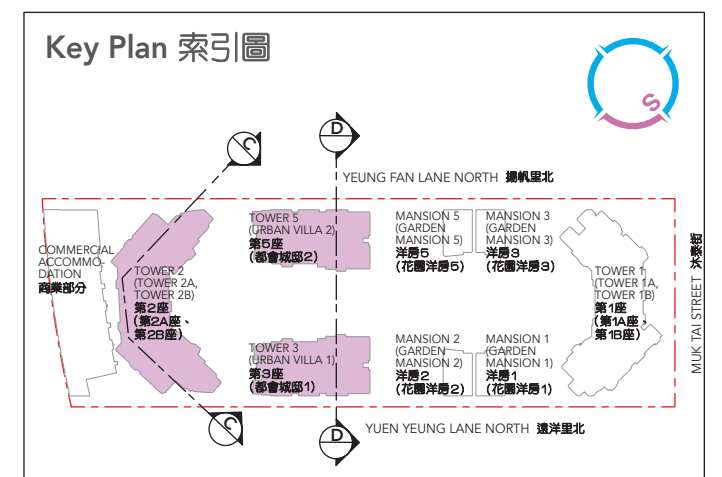
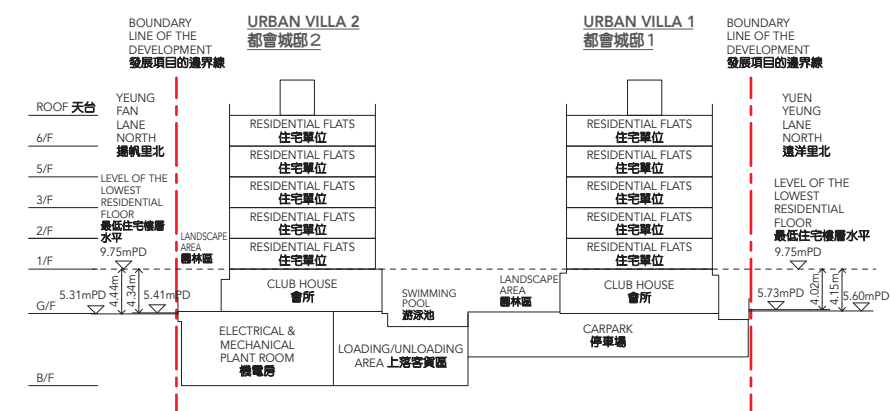
▽ height in metres above the Hong Kong Principal Datum (HKPD)
香港主水平基準以上高度(米)

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

Cross-section Plan C-C
橫截面圖 C-C



Cross-section Plan D-D
橫截面圖 D-D



- Dotted line denotes the lowest residential floor.
虛線為最低住宅樓層水平。
- The part of Yeung Fan Lane North adjacent to the building is 5.13 metres to 5.30 metres above the Hong Kong Principal Datum.
毗連建築物的一段揚帆里北為香港主水平基準以上5.13米至5.30米。
- The part of Yuen Yeung Lane North adjacent to the building is 5.44 metres to 5.53 metres above the Hong Kong Principal Datum.
毗連建築物的一段遠洋里北為香港主水平基準以上5.44米至5.53米。

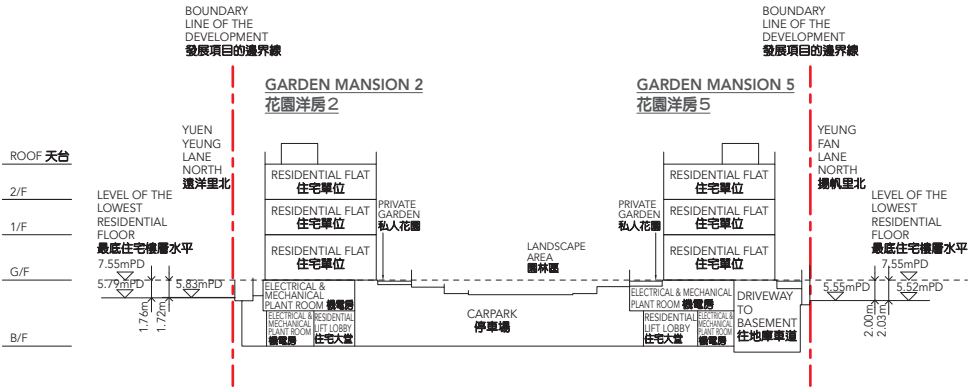
- The part of Yeung Fan Lane North adjacent to the building is 5.31 metres to 5.41 metres above the Hong Kong Principal Datum.
毗連建築物的一段揚帆里北為香港主水平基準以上5.31米至5.41米。
- The part of Yuen Yeung Lane North adjacent to the building is 5.60 metres to 5.73 metres above the Hong Kong Principal Datum.
毗連建築物的一段遠洋里北為香港主水平基準以上5.60米至5.73米。

▽ height in metres above the Hong Kong Principal Datum (HKPD)
香港主水平基準以上高度 (米)

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

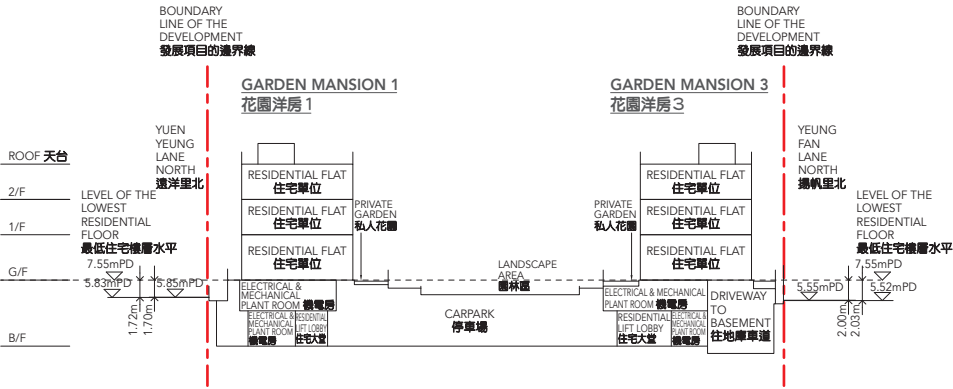
19

Cross-section Plan E-E
橫截面圖E-E



- Dotted line denotes the lowest residential floor.
- 虛線為最低住宅樓層水平。
- The part of Yuen Yeung Lane North adjacent to the building is 5.79 metres to 5.83 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段遠洋里北為香港主水平基準以上5.79米至5.83米。
- The part of Yeung Fan Lane North adjacent to the building is 5.52 to 5.55 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段揚帆里北為香港主水平基準以上5.52至5.55米。

Cross-section Plan F-F
橫截面圖F-F

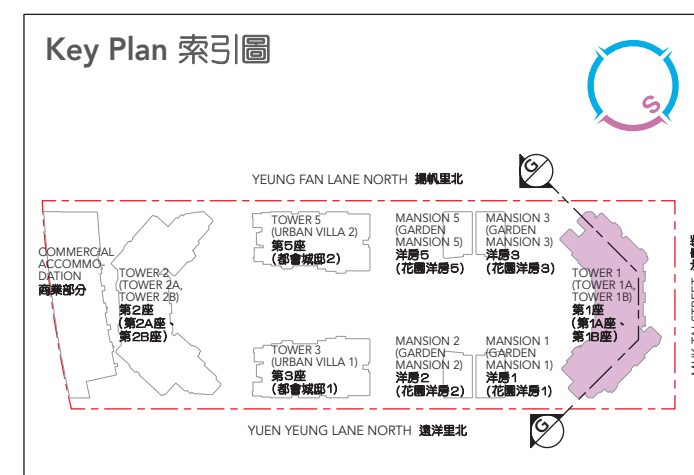
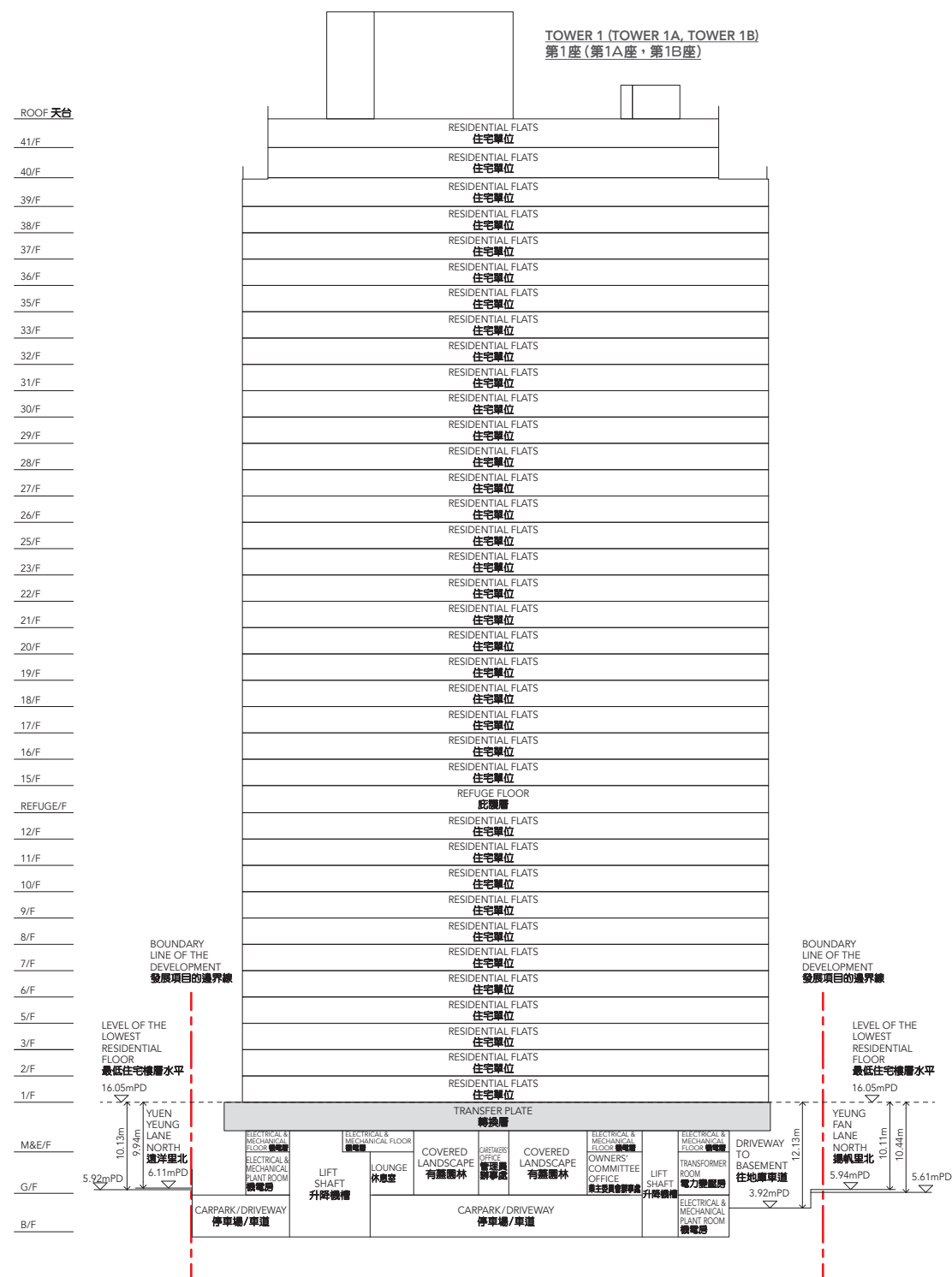


- The part of Yuen Yeung Lane North adjacent to the building is 5.83 metres to 5.85 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段遠洋里北為香港主水平基準以上5.83米至5.85米。
- The part of Yeung Fan Lane North adjacent to the building is 5.52 metres to 5.55 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段揚帆里北為香港主水平基準以上5.52米至5.55米。

▽ height in metres above the Hong Kong Principal Datum (HKPD)
香港主水平基準以上高度 (米)

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

Cross-section Plan G-G
橫截面圖 G-G



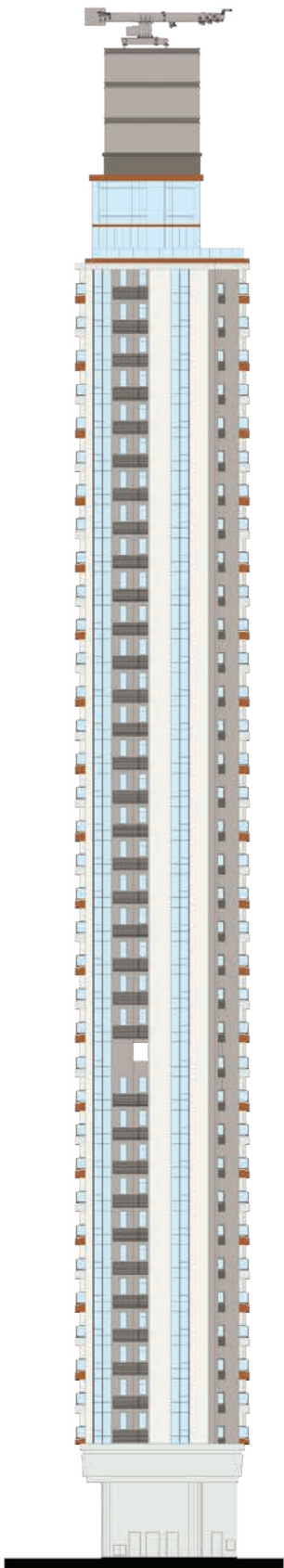
- Dotted line denotes the lowest residential floor.
- 虛線為最低住宅樓層水平。
- The part of Yuen Yeung Lane North adjacent to the building is 5.92 metres to 6.11 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段遠洋里北為香港主水平基準以上5.92米至6.11米。
- The part of Yeung Fan Lane North adjacent to the building is 5.61 metres to 5.94 metres above the Hong Kong Principal Datum.
- 毗連建築物的一段揚帆里北為香港主水平基準以上5.61 米至5.94米。
- The part of driveway adjacent to Tower 1 is 3.92 metres above the Hong Kong Principal Datum.
- 毗連第1座的一段車道為香港主水平基準以上3.92米。

▽ height in metres above the Hong Kong Principal Datum (HKPD)
香港主水平基準以上高度 (米)

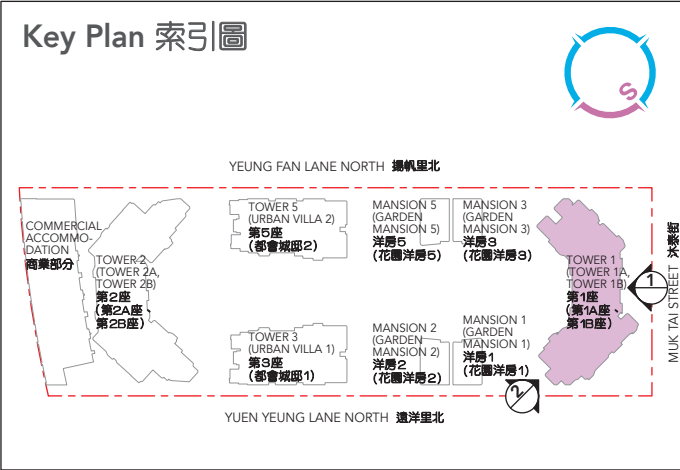
Tower 1 (Tower 1A, Tower 1B)
第1座(第1A座，第1B座)



Elevation Plan 1 - Tower 1 (Tower 1A, Tower 1B)
立面圖1 - 第1座(第1A座，第1B座)



Elevation Plan 2 - Tower 1 (Tower 1B)
立面圖2 - 第1座(第1B座)



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

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本立面圖所顯示的立面：

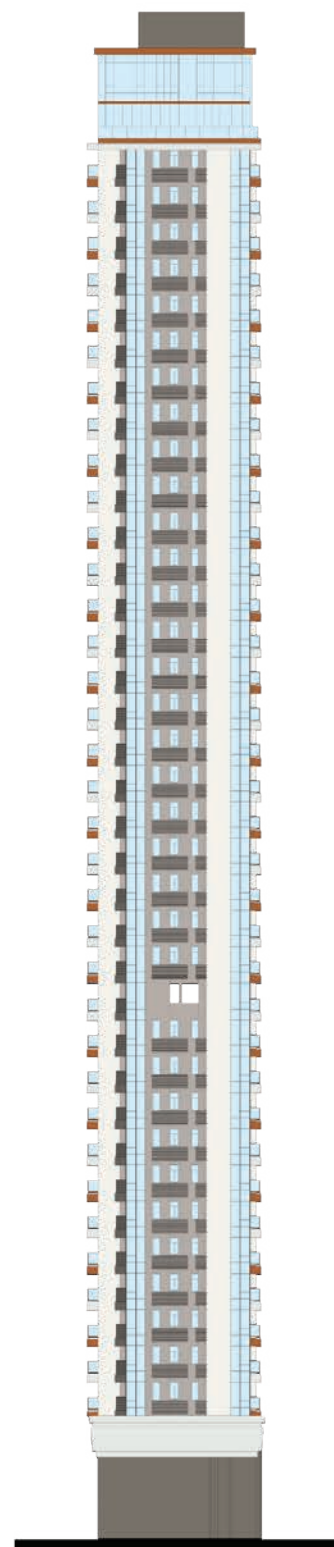
- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

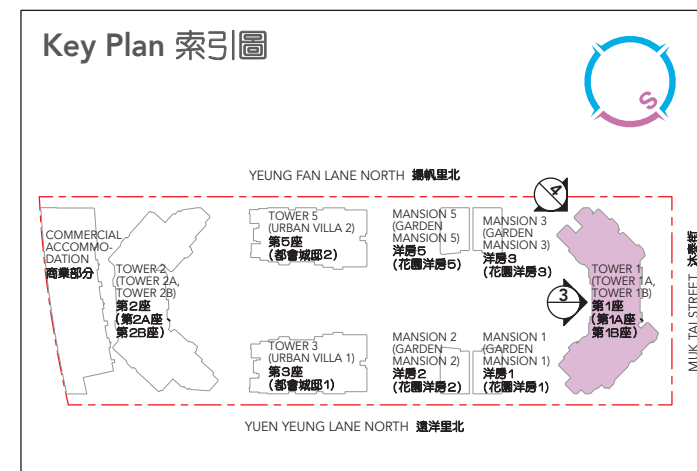
Tower 1 (Tower 1A, Tower 1B)
第1座(第1A座, 第1B座)



Elevation Plan 3 - Tower 1 (Tower 1A, Tower 1B)
立面圖3 - 第1座(第1A座, 第1B座)



Elevation Plan 4 - Tower 1 (Tower 1A)
立面圖4 - 第1座(第1A座)



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

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

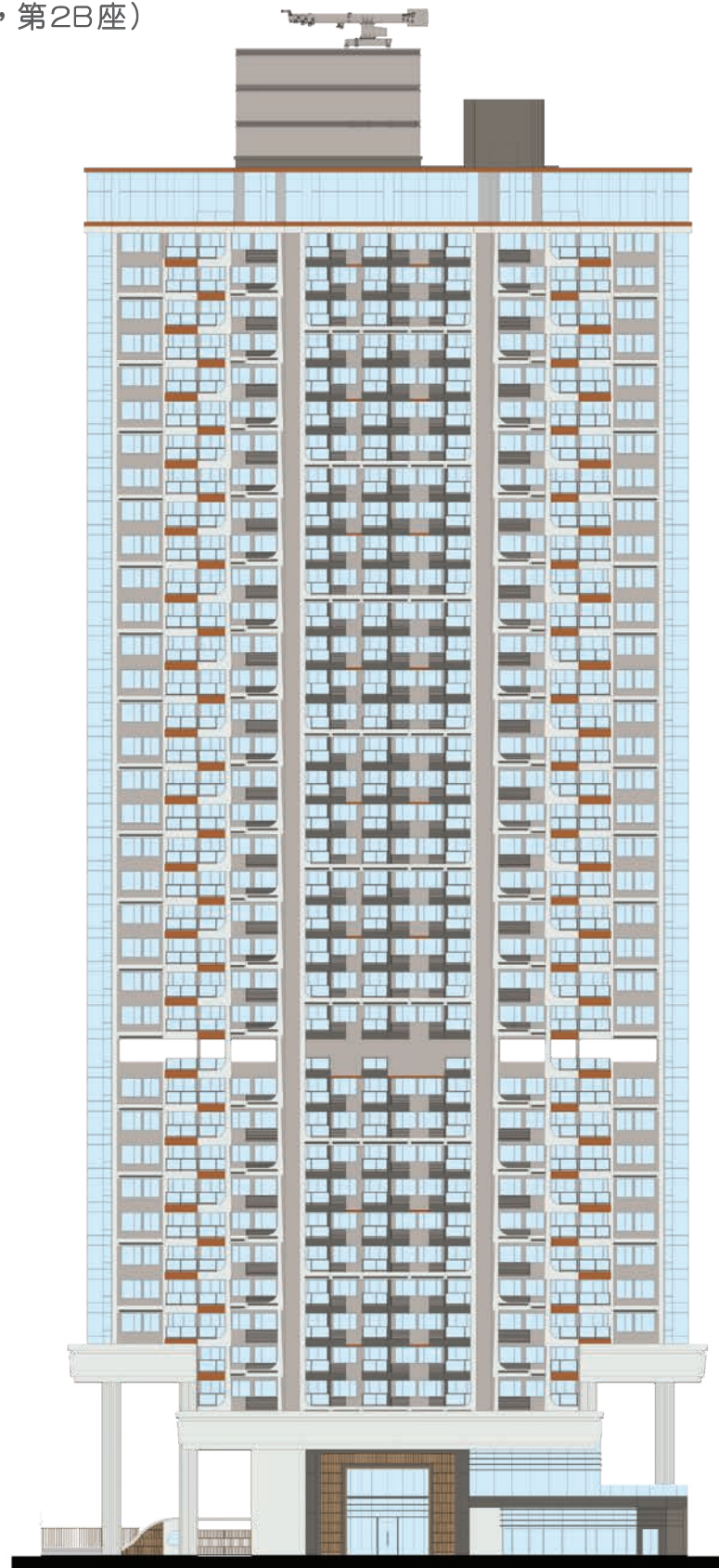
發展項目的認可人士證明本立面圖所顯示的立面：

- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

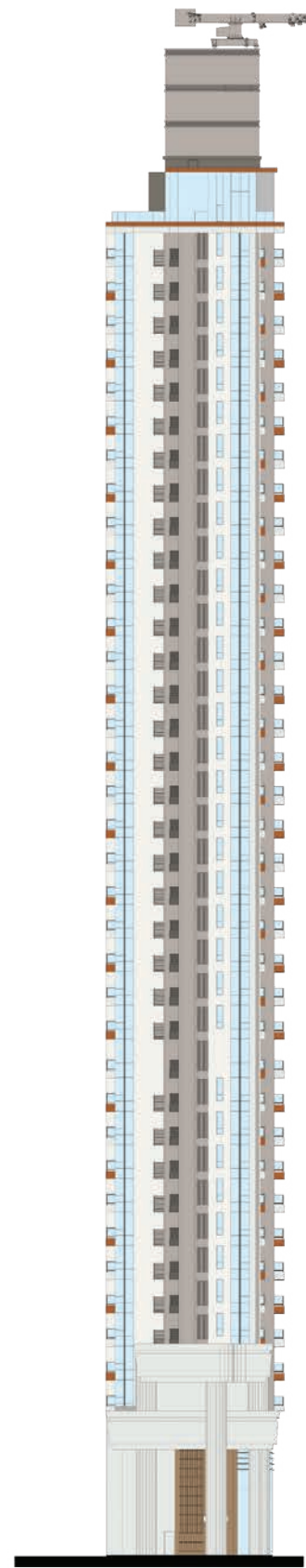
ELEVATION PLAN 20

立面圖

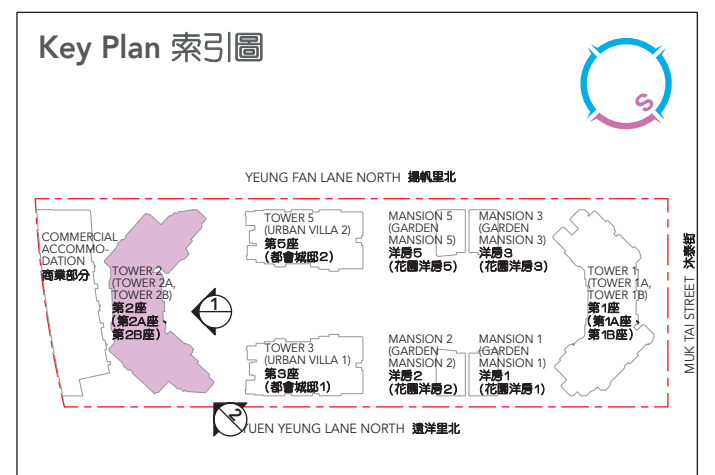
Tower 2 (Tower 2A, Tower 2B)
第2座(第2A座, 第2B座)



Elevation Plan 1 - Tower 2 (Tower 2A, Tower 2B)
立面圖1 - 第2座(第2A座, 第2B座)



Elevation Plan 2 - Tower 2 (Tower 2A)
立面圖2 - 第2座(第2A座)



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

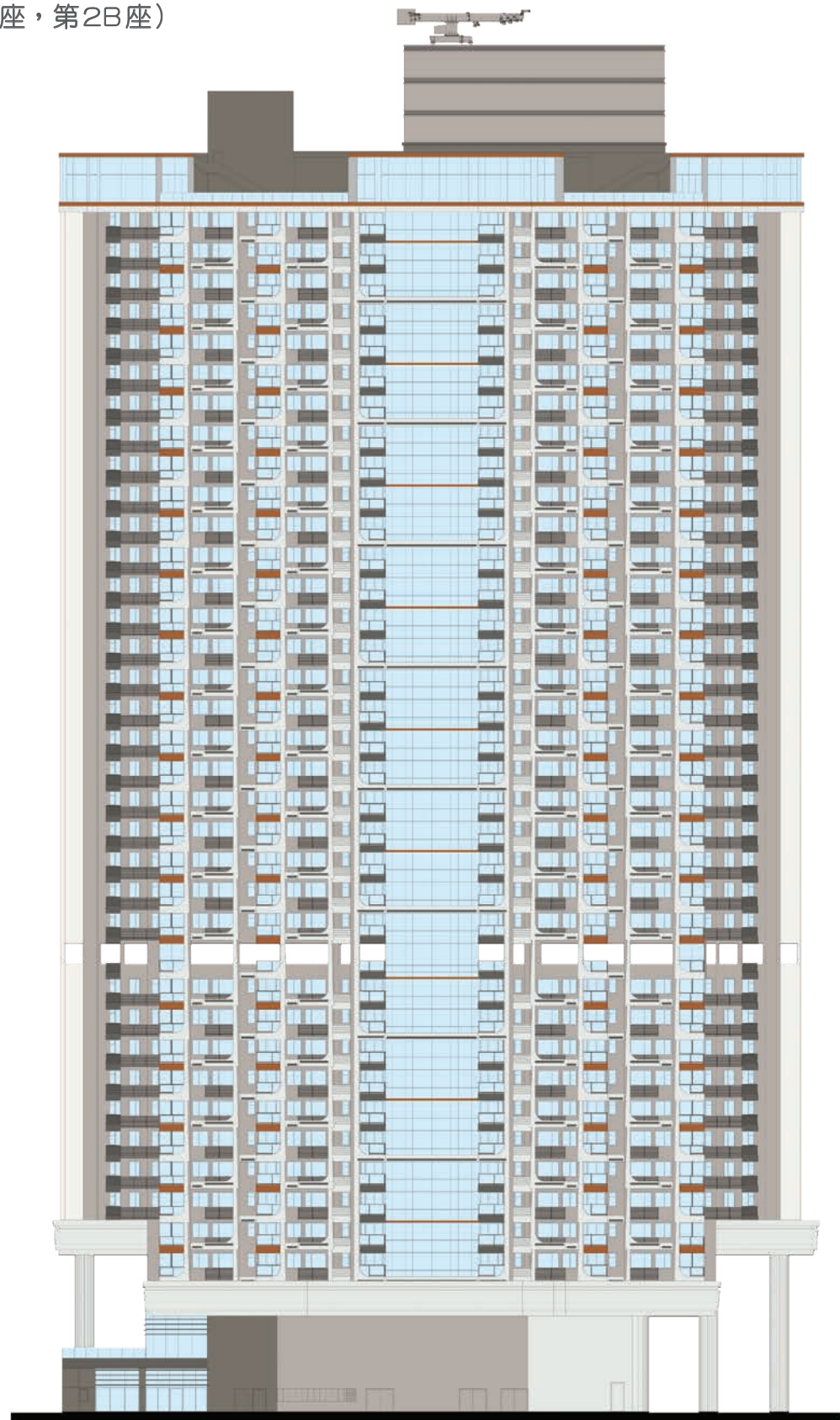
- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本立面圖所顯示的立面：

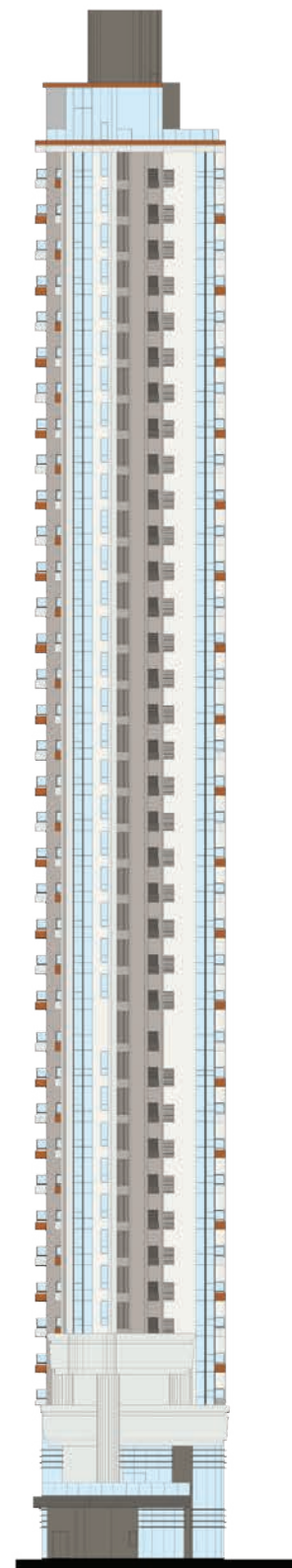
- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

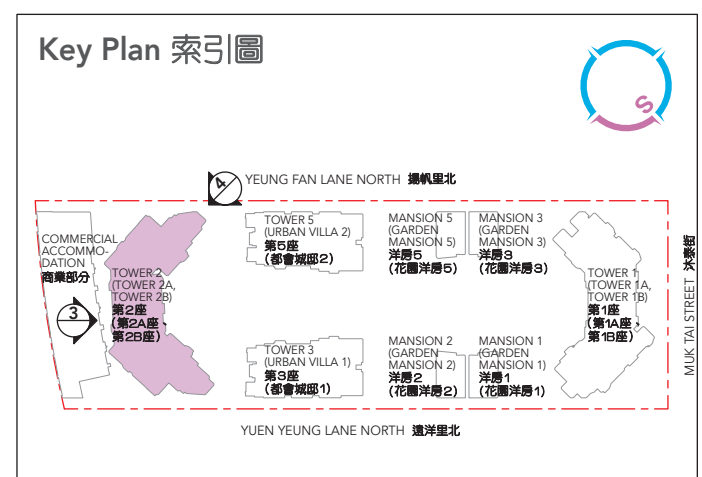
Tower 2 (Tower 2A, Tower 2B)
第2座(第2A座, 第2B座)



Elevation Plan 3 - Tower 2 (Tower 2A, Tower 2B)
立面圖3 - 第2座(第2A座, 第2B座)



Elevation Plan 4 - Tower 2 (Tower 2B)
立面圖4 - 第2座(第2B座)



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

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

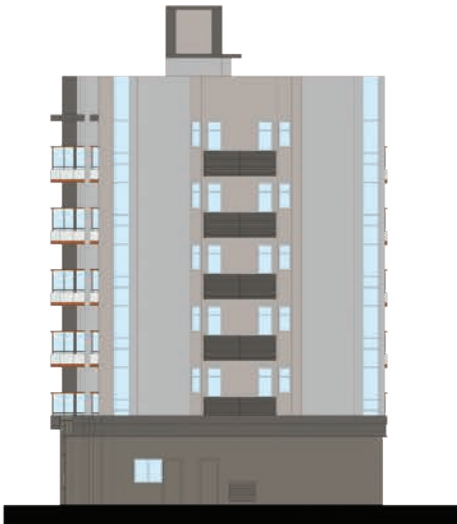
發展項目的認可人士證明本立面圖所顯示的立面：

- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

Urban Villa 1
都會城邸 1



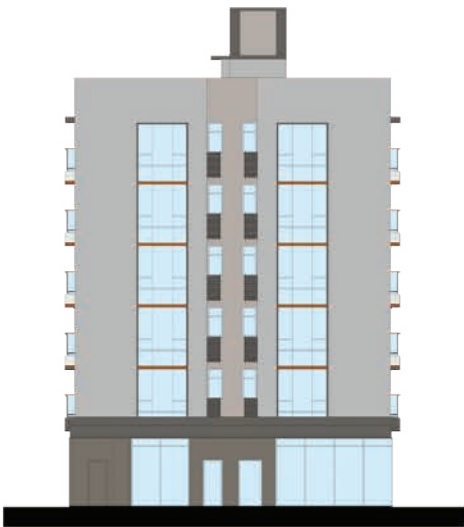
Elevation Plan A
立面圖 A



Elevation Plan B
立面圖 B

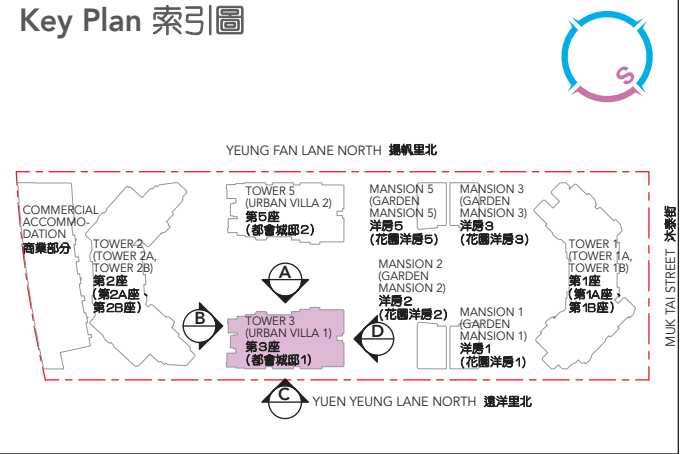


Elevation Plan C
立面圖 C



Elevation Plan D
立面圖 D

ELEVATION PLAN
立面圖 20



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

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本立面圖所顯示的立面：

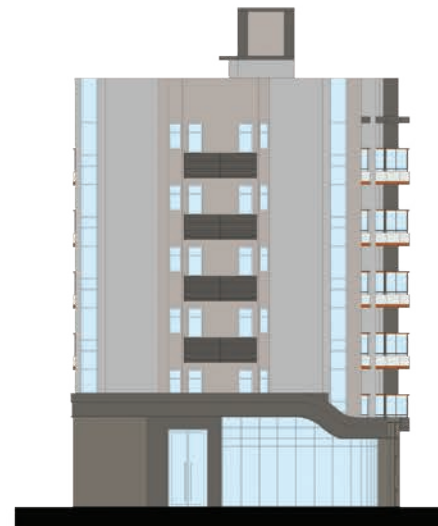
- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

Urban Villa 2
都會城邸2



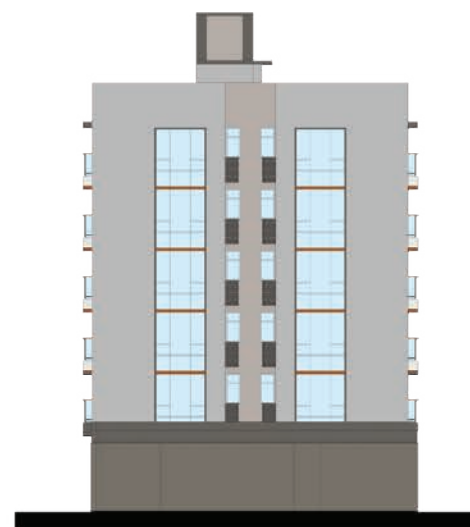
Elevation Plan A
立面圖A



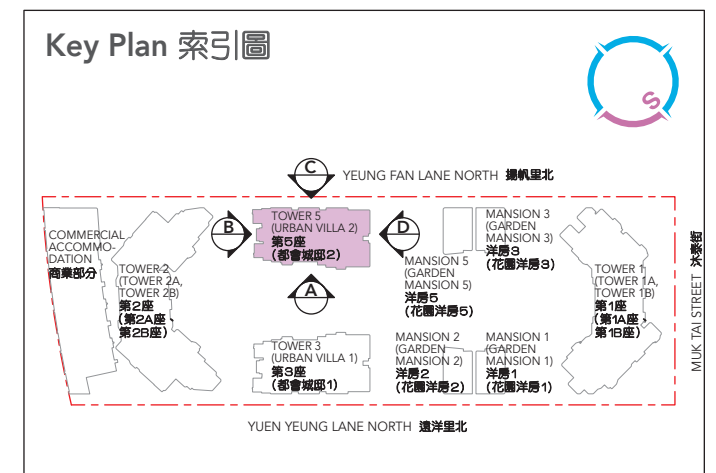
Elevation Plan B
立面圖B



Elevation Plan C
立面圖C



Elevation Plan D
立面圖D



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

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本立面圖所顯示的立面：

- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

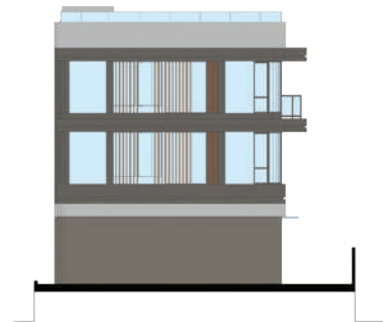
ELEVATION PLAN 20

立面圖

Garden Mansion 1 花園洋房 1



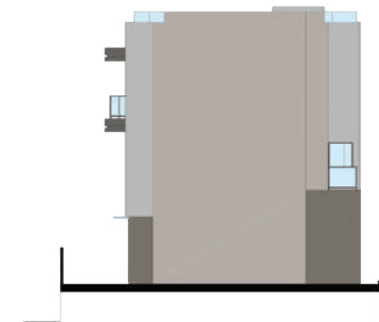
Elevation Plan A
立面圖 A



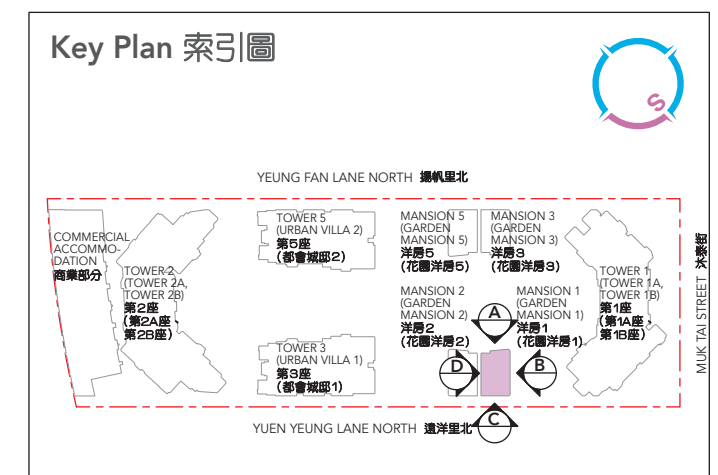
Elevation Plan B
立面圖 B



Elevation Plan C
立面圖 C



Elevation Plan D
立面圖 D



Garden Mansion 2 花園洋房 2



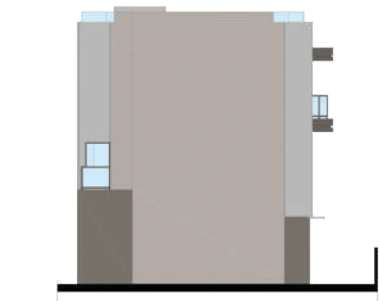
Elevation Plan A
立面圖 A



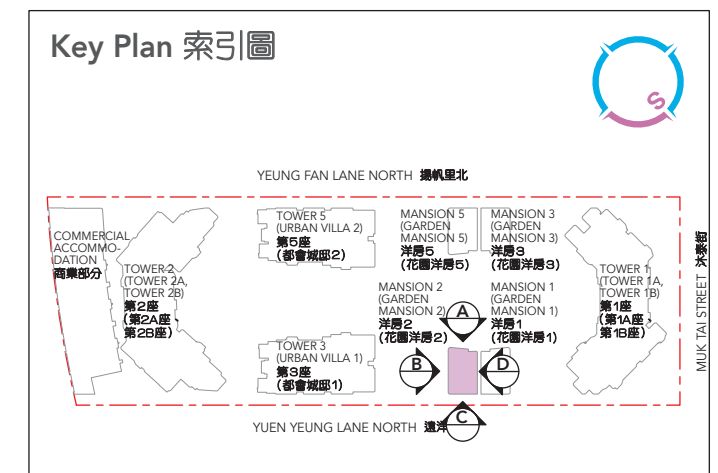
Elevation Plan B
立面圖 B



Elevation Plan C
立面圖 C



Elevation Plan D
立面圖 D



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- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本立面圖所顯示的立面：

- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

20 ELEVATION PLAN 立面圖

Garden Mansion 3 花園洋房3



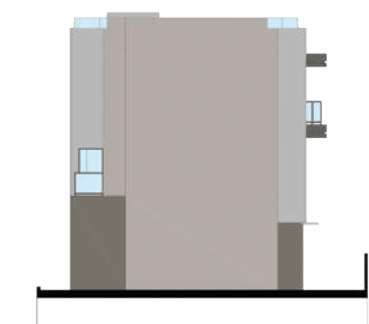
Elevation Plan A
立面圖A



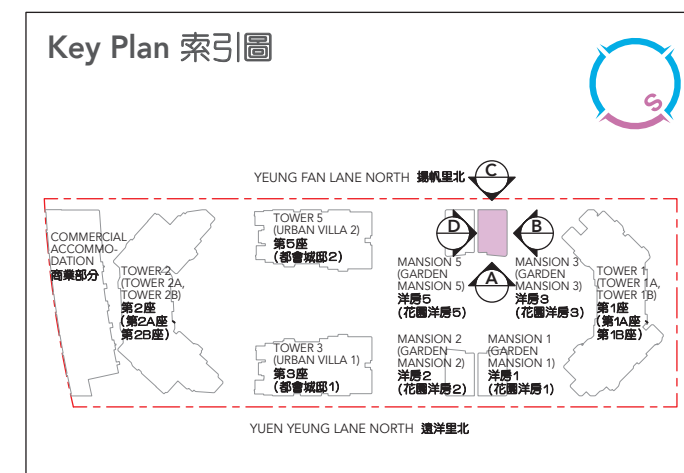
Elevation Plan B
立面圖B



Elevation Plan C
立面圖C



Elevation Plan D
立面圖D



Garden Mansion 5 花園洋房5



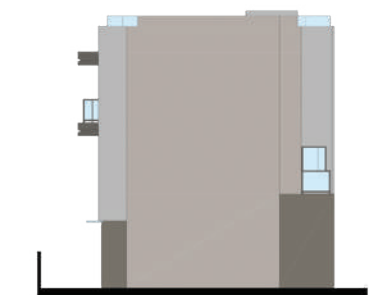
Elevation Plan A
立面圖A



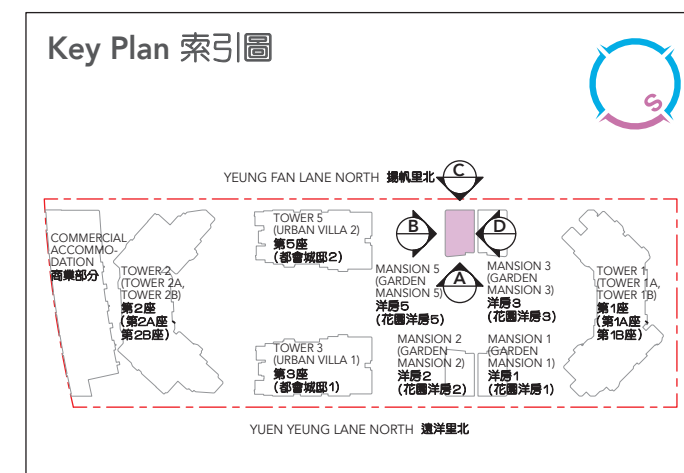
Elevation Plan B
立面圖B



Elevation Plan C
立面圖C



Elevation Plan D
立面圖D



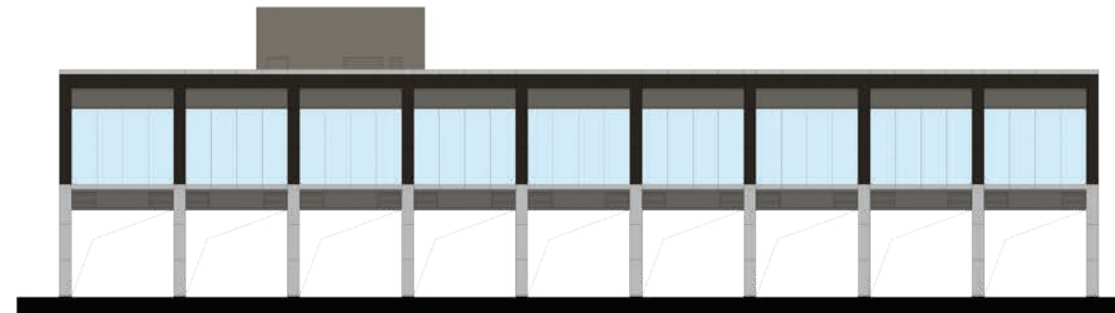
Authorized Person for the Development has certificated that the elevations shown on these plans:

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

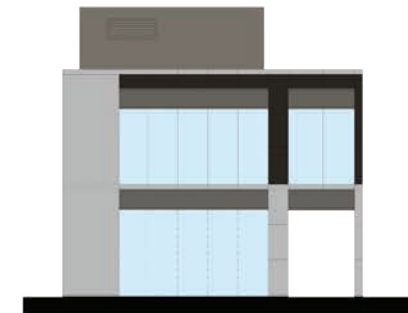
發展項目的認可人士證明本立面圖所顯示的立面：

- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

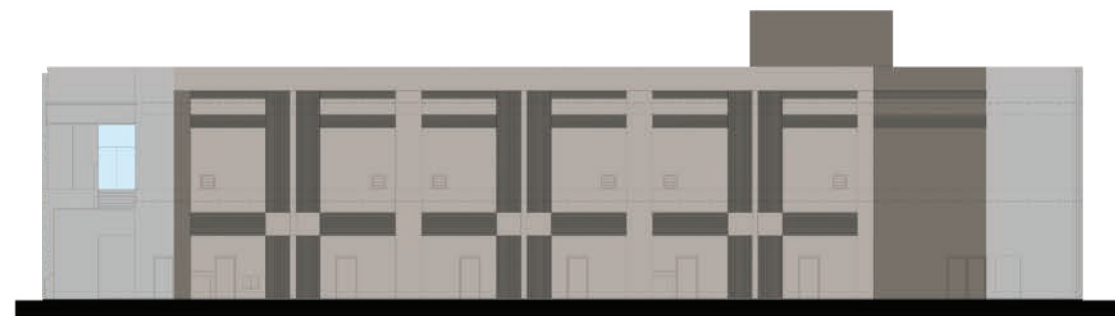
Commercial Accommodation 商業部分



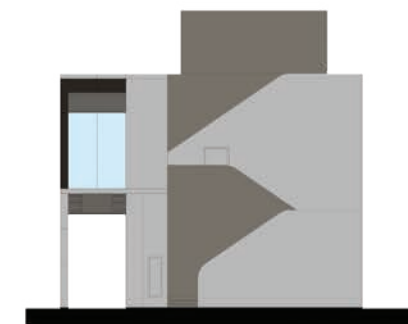
Elevation Plan A
立面圖 A



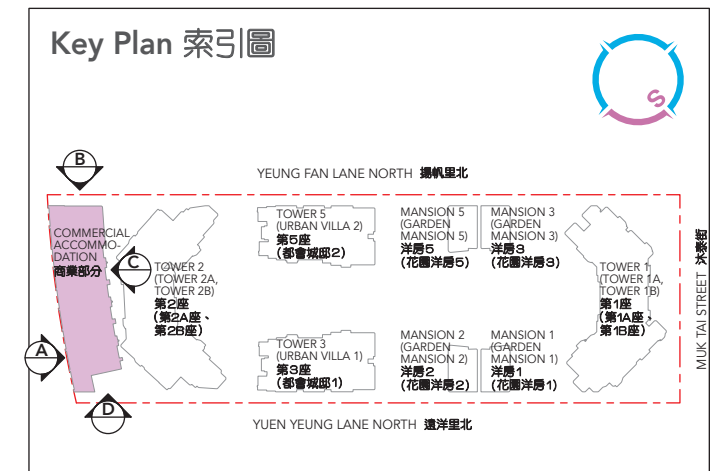
Elevation Plan B
立面圖 B



Elevation Plan C
立面圖 C



Elevation Plan D
立面圖 D



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

- (1) are prepared on the basis of the approved building plans for the Development as of 15th April 2019; and
- (2) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本立面圖所顯示的立面：

- (1) 以2019年4月15日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及
- (2) 大致上與發展項目的外觀一致。

21

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

Common Facilities 公用設施	Covered 有蓋		Uncovered 無蓋		Total Area 總面積	
	Area (sq.m.) 面積 (平方米)	Area (sq.ft.) 面積 (平方呎)	Area (sq.m.) 面積 (平方米)	Area (sq.ft.) 面積 (平方呎)	Area (sq.m.) 面積 (平方米)	Area (sq.ft.) 面積 (平方呎)
Residents' clubhouse (including any recreational facilities for residents' use) 住客會所 (包括供住客使用的任何康樂設施)	1,834.893	19,750.788	610.816	6,574.823	2,445.709	26,325.612
Communal garden or play area for residents' use on the roof, or on any floor between the roof and the lowest residential floor, of a building in the Development (whether known as a communal sky garden or otherwise) 位於發展項目中的建築物的天台或在天台和最低一層住宅樓層之間的任何一層的、供住客使用的公用花園或遊樂地方 (不論是稱為公用空中花園或其他名稱)	N/A 不適用	N/A 不適用	657.433	7,076.609	657.433	7,076.609
Communal garden or play area for residents' use below the lowest residential floor of a building in the Development (whether known as a covered and landscaped play area or otherwise) 位於發展項目中的建築物的最低一層住宅樓層以下的、供住客使用的公用花園或遊樂地方 (不論是稱為有蓋及園景的遊樂場或有其他名稱)	611.568	6,582.918	2,066.900	22,248.112	2,678.468	28,831.030

Note:
The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest 0.001 square feet.
註：
以平方呎顯示之面積以1平方米=10.764平方呎換算，並四捨五入至0.001平方呎。

INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT 閱覽圖則及公契 22

1. Copies of the Outline Zoning Plans relating to the Development are available at www.ozp.tpb.gov.hk.
 2. (a) A copy of the latest draft of the deed of mutual covenant in respect of the specified residential properties as at the date on which the specified residential properties are offered to be sold is available for inspection at the place at which the specified residential properties are offered to be sold.
(b) The inspection is free of charge.
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) 指明住宅物業的公契在將指明住宅物業提供出售的日期的最新擬稿的文本存放在指明住宅物業的售樓處，以供閱覽。
(b) 無須為閱覽付費。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

1. Exterior Finishes																				
(a)	External wall	Type of finishes	Finished with curtain wall, glass wall, aluminium cladding, glass cladding, natural stone, ceramic tiles and paint																	
(b)	Window	Material of frame	Aluminium window frames with fluorocarbon coating																	
		Material of glass	All living and dining rooms, master bedrooms, bedrooms, utility and study rooms: Insulated glass unit (clear heat strengthened glass with low-emissivity coating and clear tempered glass)																	
			Kitchen: Clear tempered glass is provided in the following flats:																	
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Tower 1A</td><td>1/F - 39/F</td><td>C & E</td></tr><tr><td>Tower 1B</td><td>1/F - 39/F</td><td>C</td></tr><tr><td rowspan="2">Towers 2A & 2B</td><td>2/F - 3/F</td><td>D & E</td></tr><tr><td>5/F - 40/F</td><td>B, D & E</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>B, C, F & G</td></tr></table>	Tower	Floor	Flat	Tower 1A	1/F - 39/F	C & E	Tower 1B	1/F - 39/F	C	Towers 2A & 2B	2/F - 3/F	D & E	5/F - 40/F	B, D & E	Urban Villas 1 & 2	1/F - 6/F	B, C, F & G
			Tower	Floor	Flat															
			Tower 1A	1/F - 39/F	C & E															
			Tower 1B	1/F - 39/F	C															
			Towers 2A & 2B	2/F - 3/F	D & E															
				5/F - 40/F	B, D & E															
			Urban Villas 1 & 2	1/F - 6/F	B, C, F & G															
Insulated glass unit (clear heat strengthened glass with low-emissivity coating and clear tempered glass) is provided in the following flats:																				
<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>All residential flats</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	All residential flats	Towers 2A & 2B	41/F	All residential flats	House			Garden Mansions 1, 2, 3 & 5							
Tower	Floor	Flat																		
Towers 1A & 1B	40/F & 41/F	All residential flats																		
Towers 2A & 2B	41/F	All residential flats																		
House																				
Garden Mansions 1, 2, 3 & 5																				

1. 外部裝修物料																				
(a)	外牆	裝修物料的類型	鋪砌玻璃幕牆、玻璃牆、鋁質蓋板、玻璃蓋板、天然石材、瓷磚及油漆																	
(b)	窗	框的用料	鋁質氟碳塗層窗框																	
		玻璃的用料	全部客飯廳、主人睡房、睡房、工作間及書房： 雙層中空玻璃（透明熱硬化清玻璃加低輻射塗層及透明強化清玻璃）																	
			廚房： 以下單位提供透明強化清玻璃：																	
			<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A座</td><td>1樓至39樓</td><td>C及E</td></tr><tr><td>第1B座</td><td>1樓至39樓</td><td>C</td></tr><tr><td rowspan="2">第2A及2B座</td><td>2樓至3樓</td><td>D及E</td></tr><tr><td>5樓至40樓</td><td>B、D及E</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>B、C、F及G</td></tr></table>	座數	樓層	單位	第1A座	1樓至39樓	C及E	第1B座	1樓至39樓	C	第2A及2B座	2樓至3樓	D及E	5樓至40樓	B、D及E	都會城邸1及2	1樓至6樓	B、C、F及G
		座數	樓層	單位																
		第1A座	1樓至39樓	C及E																
第1B座	1樓至39樓	C																		
第2A及2B座	2樓至3樓	D及E																		
	5樓至40樓	B、D及E																		
都會城邸1及2	1樓至6樓	B、C、F及G																		
	以下單位提供雙層中空玻璃（透明熱硬化清玻璃加低輻射塗層及透明強化清玻璃）：																			
	<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>40樓及41樓</td><td>所有住宅單位</td></tr><tr><td>第2A及2B座</td><td>41樓</td><td>所有住宅單位</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A及1B座	40樓及41樓	所有住宅單位	第2A及2B座	41樓	所有住宅單位	獨立屋			花園洋房1、2、3及5						
座數	樓層	單位																		
第1A及1B座	40樓及41樓	所有住宅單位																		
第2A及2B座	41樓	所有住宅單位																		
獨立屋																				
花園洋房1、2、3及5																				

1. Exterior Finishes																		
(b)	Window	Material of glass	All master bathrooms, bathrooms & lavatories: Obscured tempered glass is provided in the following flats:															
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Tower 1A</td><td>1/F - 39/F</td><td>E</td></tr><tr><td>Tower 1B</td><td>1/F - 39/F</td><td>B & C</td></tr><tr><td>Towers 2A & 2B</td><td>5/F - 40/F</td><td>B</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>B, C, F & G</td></tr></table>	Tower	Floor	Flat	Tower 1A	1/F - 39/F	E	Tower 1B	1/F - 39/F	B & C	Towers 2A & 2B	5/F - 40/F	B	Urban Villas 1 & 2	1/F - 6/F	B, C, F & G
			Tower	Floor	Flat													
			Tower 1A	1/F - 39/F	E													
			Tower 1B	1/F - 39/F	B & C													
			Towers 2A & 2B	5/F - 40/F	B													
			Urban Villas 1 & 2	1/F - 6/F	B, C, F & G													
			Insulated glass unit (clear heat strengthened glass with low-emissivity coating and clear tempered glass) is provided in the following flats:															
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>All residential flats</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	All residential flats	Towers 2A & 2B	41/F	All residential flats	House			Garden Mansions 1, 2, 3 & 5		
			Tower	Floor	Flat													
Towers 1A & 1B	40/F & 41/F	All residential flats																
Towers 2A & 2B	41/F	All residential flats																
House																		
Garden Mansions 1, 2, 3 & 5																		
(c)	Bay window	Material and window sill finishes	Not applicable															
(d)	Planter	Type of finishes	Not applicable															

1. 外部裝修物料																		
(b)	窗	玻璃的用料	全部主人浴室、浴室及洗手間： 以下單位提供半透明強化玻璃：															
			<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A座</td><td>1樓至39樓</td><td>E</td></tr><tr><td>第1B座</td><td>1樓至39樓</td><td>B及C</td></tr><tr><td>第2A及2B座</td><td>5樓至40樓</td><td>B</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>B、C、F及G</td></tr></table>	座數	樓層	單位	第1A座	1樓至39樓	E	第1B座	1樓至39樓	B及C	第2A及2B座	5樓至40樓	B	都會城邸1及2	1樓至6樓	B、C、F及G
			座數	樓層	單位													
			第1A座	1樓至39樓	E													
			第1B座	1樓至39樓	B及C													
			第2A及2B座	5樓至40樓	B													
都會城邸1及2	1樓至6樓	B、C、F及G																
以下單位提供雙層中空玻璃（透明熱硬化清玻璃加低輻射塗層及透明強化清玻璃）：																		
<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>40樓及41樓</td><td>所有住宅單位</td></tr><tr><td>第2A及2B座</td><td>41樓</td><td>所有住宅單位</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A及1B座	40樓及41樓	所有住宅單位	第2A及2B座	41樓	所有住宅單位	獨立屋			花園洋房1、2、3及5					
座數	樓層	單位																
第1A及1B座	40樓及41樓	所有住宅單位																
第2A及2B座	41樓	所有住宅單位																
獨立屋																		
花園洋房1、2、3及5																		
(c)	窗台	用料及窗台板的裝修物料	不適用															
(d)	花槽	裝修物料的類型	不適用															

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

1. Exterior Finishes																								
(e)	Verandah or balcony	Type of finishes	(i) Balcony External Wall: Aluminium cladding, ceramic tiles and porcelain tiles are provided in the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 41/F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 41/F</td><td>All residential flats</td></tr></table> External Wall: Aluminium cladding and natural stone are provided in the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	1/F - 41/F	All residential flats	Towers 2A & 2B	2/F - 41/F	All residential flats	Tower	Floor	Flat	Urban Villas 1 & 2	1/F - 6/F	All residential flats	House			Garden Mansions 1, 2, 3 & 5		
			Tower	Floor	Flat																			
			Towers 1A & 1B	1/F - 41/F	All residential flats																			
			Towers 2A & 2B	2/F - 41/F	All residential flats																			
			Tower	Floor	Flat																			
Urban Villas 1 & 2	1/F - 6/F	All residential flats																						
House																								
Garden Mansions 1, 2, 3 & 5																								
Ceiling: External paint on plaster Aluminium ceiling panel is provided in the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>A, D, E & H</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Urban Villas 1 & 2	1/F - 6/F	A, D, E & H	House			Garden Mansions 1, 2, 3 & 5														
Tower	Floor	Flat																						
Urban Villas 1 & 2	1/F - 6/F	A, D, E & H																						
House																								
Garden Mansions 1, 2, 3 & 5																								
Floor: Porcelain tiles																								
Balustrade: Metal and clear glass balustrade with aluminium cladded curb Metal and fritted glass balustrade with aluminium cladded curb is provided in the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 2A & 2B</td><td>2/F, 3/F & 5/F</td><td>C, D & E</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 2A & 2B	2/F, 3/F & 5/F	C, D & E	Urban Villas 1 & 2	1/F - 6/F	All residential flats	House			Garden Mansions 1, 2, 3 & 5											
Tower	Floor	Flat																						
Towers 2A & 2B	2/F, 3/F & 5/F	C, D & E																						
Urban Villas 1 & 2	1/F - 6/F	All residential flats																						
House																								
Garden Mansions 1, 2, 3 & 5																								
(ii) Verandah: Not applicable																								
	Whether it is covered	All balconies are covered																						
(f)	Drying facilities for clothing	Type and material	Not applicable																					

1. 外部裝修物料																																																			
(e)	陽台或露台	裝修物料的類型	(i) 露台 外牆：以下單位提供鋁質蓋板、瓷磚及高溫瓷磚： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A 及1B座</td><td>1樓至41樓</td><td>所有住宅單位</td></tr><tr><td>第2A 及2B座</td><td>2樓至41樓</td><td>所有住宅單位</td></tr></table> 外牆：以下單位提供鋁質蓋板及天然石材： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>所有住宅單位</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table> 天花板：批盪面掃上外牆漆 以下單位提供鋁質天花板： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>A、D、E及H</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table> 地台：高溫瓷質磚 圍欄：金屬及透明清玻璃圍欄，台邊鋪砌鋁質蓋板 以下單位提供金屬及燒結玻璃圍欄，台邊鋪砌鋁質蓋板： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第2A 及2B座</td><td>2樓、3樓及5樓</td><td>C、D及E</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>所有住宅單位</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table> (ii) 陽台：不適用	座數	樓層	單位	第1A 及1B座	1樓至41樓	所有住宅單位	第2A 及2B座	2樓至41樓	所有住宅單位	座數	樓層	單位	都會城邸1及2	1樓至6樓	所有住宅單位	獨立屋			花園洋房1、2、3及5			座數	樓層	單位	都會城邸1及2	1樓至6樓	A、D、E及H	獨立屋			花園洋房1、2、3及5			座數	樓層	單位	第2A 及2B座	2樓、3樓及5樓	C、D及E	都會城邸1及2	1樓至6樓	所有住宅單位	獨立屋			花園洋房1、2、3及5		
			座數	樓層	單位																																														
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花園洋房1、2、3及5																																																			
是否有蓋	所有露台有蓋																																																		
(f)	乾衣設施	類型及用料	不適用																																																

2. Interior Finishes					
			Wall	Floor	Ceiling
(a)	Lobby	Type of residential block and Garden Mansions (B/F) lift lobbies finishes	Stainless steel, decorative glass and vinyl wallcovering	Reconstituted stone	Gypsum board false ceiling finished with emulsion paint, plastic laminate false ceiling and stainless steel strip
		Type of residential block lift lobbies (G/F) finishes	Stainless steel, decorative glass, natural stone, mirror and resin	Natural stone	Gypsum board false ceiling finished with emulsion paint and stainless steel
		Type of Towers 1 & 2 and Urban Villas 1 & 2 lift lobbies finishes (Towers 1A & 1B: 1/F - 39/F; Towers 2A & 2B: 2/F - 40/F; Urban Villas 1 & 2: 1/F - 6/F)	Decorative glass, plastic laminate, reconstituted stone and stainless steel	Porcelain tiles	Gypsum board false ceiling finished with emulsion paint, plastic laminate false ceiling and stainless steel strip
		Type of Towers 1 & 2 lift lobby finishes (Towers 1A & 1B: 40/F & Towers 2A & 2B: 41/F)	Decorative glass, timber veneer, stainless steel and resin	Natural stone	Gypsum board false ceiling finished with emulsion paint, timber veneer false ceiling and stainless steel
			Wall	Ceiling	
(b)	Internal wall and ceiling	Type of living and dining room finishes	Emulsion paint	Ceiling finished with emulsion paint and gypsum board bulkhead finished with emulsion paint	
		Type of bedroom finishes	Emulsion paint	Ceiling finished with emulsion paint and gypsum board bulkhead finished with emulsion paint	

2. 室內裝修物料					
			牆壁	地板	天花板
(a)	大堂	各住宅大廈及花園 洋房電梯大堂（地庫） 裝修物料的類型	不銹鋼、裝飾玻璃及 膠面牆紙	人造石材	石膏板假天花髹乳膠漆、 膠板假天花及不銹鋼條
		各住宅大廈電梯大堂 （地下）裝修物料的 類型	不銹鋼、裝飾玻璃、 天然石材、鏡及樹脂 物料	天然石材	石膏板假天花髹乳膠漆 及不銹鋼
		第1及2座及都會城邸 1及2電梯大堂裝修 物料的類型（第1A及 1B座：1樓至39樓； 第2A及2B座：2樓 至40樓；都會城邸1 及2：1樓至6樓）	裝飾玻璃、膠板、 人造石材及不銹鋼	高溫瓷質磚	石膏板假天花髹乳膠漆、 膠板假天花及不銹鋼條
		第1及2座電梯大堂 裝修物料的類型 （第1A及1B座：40樓 及第2A及2B座： 41樓）	裝飾玻璃、木面、 不銹鋼及樹脂物料	天然石材	石膏板假天花髹乳膠漆、 木面假天花及不銹鋼
			牆壁	天花板	
(b)	內牆及 天花板	客飯廳裝修物料的 類型	乳膠漆	天花板髹乳膠漆及石膏板假陣髹乳膠漆	
		睡房裝修物料的類型	乳膠漆	天花板髹乳膠漆及石膏板假陣髹乳膠漆	

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

2. Interior Finishes				
			Floor	Skirting
(c)	Internal floor	Type of living and dining room finishes	Engineered timber flooring Reconstituted stone with stainless steel strip along edge of floor adjoining door to balcony Reconstituted stone with stainless steel strip along edge of kitchen cabinet of open kitchen	Laminated timber skirting
		Type of bedroom finishes	Engineered timber flooring Reconstituted stone with stainless steel strip along edge of floor adjoining door to utility platform or flat roof	Laminated timber skirting

2. 室內裝修物料				
			地板	牆腳線
(c)	內部地板	客飯廳裝修物料的類型	複合木地板 沿通往露台門戶之內部地台圍邊部分鋪人造石材及不銹鋼條 沿通往開放式廚房之廚櫃內部地台圍邊部分鋪人造石材及不銹鋼條	複合木牆腳線
		睡房裝修物料的類型	複合木地板 沿通往工作平台或平台門戶之內部地台圍邊部分鋪人造石材及不銹鋼條	複合木牆腳線

2. Interior Finishes																		
			Wall, Floor & Ceiling															
(d)	Bathroom (for Master Bathroom, Master Bathroom 1, Bathroom 1, Bathroom 2, Bathroom 3 and Lavatory)	Type of finishes	Bathroom (for all Master Bathroom and Bathroom) Wall: Decorative glass, stainless steel, mirror and porcelain tiles Floor: Porcelain tiles Ceiling: Gypsum board false ceiling finished with emulsion paint and stainless steel false ceiling															
			Bathroom (for Master Bathroom 1, Bathroom 1, Bathroom 2 and Bathroom 3) of the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>40/F</td><td>A & B</td></tr><tr><th colspan="3">House</th></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	40/F	A & B	House			Garden Mansions 1, 2, 3 & 5		
			Tower	Floor	Flat													
		Towers 1A & 1B	40/F & 41/F	A & B														
Towers 2A & 2B	40/F	A & B																
House																		
Garden Mansions 1, 2, 3 & 5																		
Wall: Decorative glass, glass panel, stainless steel, mirror and natural stone Floor: Natural stone Ceiling: Gypsum board false ceiling finished with emulsion paint and stainless steel false ceiling																		
Lavatory: Wall: Ceramic tiles Floor: Homogeneous tile Ceiling: Aluminium ceiling																		
		Whether the wall finishes run up to ceiling	Run up to false ceiling level															

2. 室內裝修物料																		
			牆壁、地板及天花板															
(d)	浴室 (適用於 主人浴室、 主人浴室1、 浴室、 浴室1、 浴室2、 浴室3及 洗手間)	裝修物料的類型	浴室 (適用於全部主人浴室及浴室) 牆壁：裝飾玻璃、不銹鋼、鏡及高溫瓷質磚 地板：高溫瓷質磚 天花板：石膏板假天花髹乳膠漆及不銹鋼假天花															
			以下單位浴室 (適用於主人浴室1、浴室1、浴室2及浴室3)： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A 及1B座</td><td>40樓及41樓</td><td>A及B</td></tr><tr><td>第2A 及2B座</td><td>40樓</td><td>A及B</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A 及1B座	40樓及41樓	A及B	第2A 及2B座	40樓	A及B	獨立屋			花園洋房1、2、3及5		
			座數	樓層	單位													
		第1A 及1B座	40樓及41樓	A及B														
第2A 及2B座	40樓	A及B																
獨立屋																		
花園洋房1、2、3及5																		
牆壁：裝飾玻璃、玻璃板、不銹鋼、鏡及天然石材 地板：天然石材 天花板：石膏板假天花髹乳膠漆及不銹鋼假天花																		
		洗手間： 牆壁：瓷磚 地板：均質磚地板 天花板：鋁質天花																
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平															

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

2. Interior Finishes															
			Wall, Floor, Ceiling and Cooking Bench												
(e)	Kitchen	Type of finishes	Open kitchen												
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39/F</td><td>All residential flats with open kitchen</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td><td>All residential flats with open kitchen</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats with open kitchen</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	1/F - 39/F	All residential flats with open kitchen	Towers 2A & 2B	2/F - 40/F	All residential flats with open kitchen	Urban Villas 1 & 2	1/F - 6/F	All residential flats with open kitchen
			Tower	Floor	Flat										
			Towers 1A & 1B	1/F - 39/F	All residential flats with open kitchen										
			Towers 2A & 2B	2/F - 40/F	All residential flats with open kitchen										
			Urban Villas 1 & 2	1/F - 6/F	All residential flats with open kitchen										
			Wall: Decorative glass and stainless steel strip and melamine faced chipboard with high gloss lacquer finish												
			Floor: Engineered timber flooring, reconstituted stone and stainless steel strip												
			Ceiling: Ceiling finished with emulsion paint and gypsum board false ceiling finished with emulsion paint												
			Cooking Bench: Reconstituted stone												
			Kitchen												
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39/F</td><td>All residential flats with enclosed kitchen</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td><td>All residential flats with enclosed kitchen</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats with enclosed kitchen</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	1/F - 39/F	All residential flats with enclosed kitchen	Towers 2A & 2B	2/F - 40/F	All residential flats with enclosed kitchen	Urban Villas 1 & 2	1/F - 6/F	All residential flats with enclosed kitchen
Tower	Floor	Flat													
Towers 1A & 1B	1/F - 39/F	All residential flats with enclosed kitchen													
Towers 2A & 2B	2/F - 40/F	All residential flats with enclosed kitchen													
Urban Villas 1 & 2	1/F - 6/F	All residential flats with enclosed kitchen													
Wall: Decorative glass and porcelain tiles															
Floor: Porcelain tiles															
Ceiling: Gypsum board false ceiling finished with emulsion paint and stainless steel false ceiling															
Cooking Bench: Reconstituted stone															

2. 室內裝修物料															
			牆壁、地板、天花板及灶台												
(e)	廚房	裝修物料的類型	開放式廚房												
			<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A 及1B座</td><td>1樓至39樓</td><td>所有住宅單位 開放式廚房</td></tr><tr><td>第2A 及2B座</td><td>2樓至40樓</td><td>所有住宅單位 開放式廚房</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>所有住宅單位 開放式廚房</td></tr></table>	座數	樓層	單位	第1A 及1B座	1樓至39樓	所有住宅單位 開放式廚房	第2A 及2B座	2樓至40樓	所有住宅單位 開放式廚房	都會城邸1及2	1樓至6樓	所有住宅單位 開放式廚房
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			第1A 及1B座	1樓至39樓	所有住宅單位 開放式廚房										
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			都會城邸1及2	1樓至6樓	所有住宅單位 開放式廚房										
			牆壁：裝飾玻璃及不銹鋼條及高光亮漆高壓美耐板												
			地板：複合木地板、人造石材及不銹鋼條												
			天花板：天花板髹乳膠漆及石膏板假天花髹乳膠漆												
			灶台：人造石材												
廚房															
<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A 及1B座</td><td>1樓至39樓</td><td>所有住宅單位 圍封式廚房</td></tr><tr><td>第2A 及2B座</td><td>2樓至40樓</td><td>所有住宅單位 圍封式廚房</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>所有住宅單位 圍封式廚房</td></tr></table>	座數	樓層	單位	第1A 及1B座	1樓至39樓	所有住宅單位 圍封式廚房	第2A 及2B座	2樓至40樓	所有住宅單位 圍封式廚房	都會城邸1及2	1樓至6樓	所有住宅單位 圍封式廚房			
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第1A 及1B座	1樓至39樓	所有住宅單位 圍封式廚房													
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都會城邸1及2	1樓至6樓	所有住宅單位 圍封式廚房													
牆壁：裝飾玻璃及高溫瓷質磚															
地板：高溫瓷質磚															
天花板：石膏板假天花髹乳膠漆及不銹鋼假天花															
灶台：人造石材															

2. Interior Finishes																		
			Wall, Floor, Ceiling and Cooking Bench															
(e)	Kitchen	Type of finishes	Kitchen<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>40/F</td><td>A & B</td></tr><tr><th colspan="3">House</th></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table> Wall: Decorative glass and natural stone Floor: Natural stone Ceiling: Gypsum board false ceiling finished with emulsion paint, stainless steel strip and timber veneer Cooking Bench: Natural stone	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	40/F	A & B	House			Garden Mansions 1, 2, 3 & 5		
		Tower	Floor	Flat														
Towers 1A & 1B	40/F & 41/F	A & B																
Towers 2A & 2B	40/F	A & B																
House																		
Garden Mansions 1, 2, 3 & 5																		
		Whether the wall finishes run up to ceiling	Run up to false ceiling level															

2. 室內裝修物料																		
			牆壁、地板、天花板及灶台															
(e)	廚房	裝修物料的類型	廚房 <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A 及 1B座</td><td>40樓及41樓</td><td>A及B</td></tr><tr><td>第2A 及 2B座</td><td>40樓</td><td>A及B</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table> 牆壁：裝飾玻璃及天然石材 地板：天然石材 天花板：石膏板假天花髹乳膠漆、不銹鋼條及木面 灶台：天然石材	座數	樓層	單位	第1A 及 1B座	40樓及41樓	A及B	第2A 及 2B座	40樓	A及B	獨立屋			花園洋房1、2、3及5		
		座數	樓層	單位														
第1A 及 1B座	40樓及41樓	A及B																
第2A 及 2B座	40樓	A及B																
獨立屋																		
花園洋房1、2、3及5																		
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平															

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

3. Interior Fittings					
			Material	Finishes	Accessories
(a)	Doors	Flat main entrance door (Towers 1 & 2, Urban Villas 1 & 2)	Solid core fire rated timber door	Timber veneer and stainless steel strip	Smart door lock, concealed door closer, door hinges, door stopper, smoke seal and eye viewer
		Main entrance door (Garden Mansions 1, 2, 3 & 5)	Solid core fire rated timber door	Timber veneer and stainless steel strip	Smart door lock, concealed door closer, door hinges, smoke seals, door stopper and eye viewer
			Aluminum frame with glass door	Clear glass	Lockset, door hinges and door stopper
		Sliding door inside living and dining room (Flats A & F, 1/F - 39/F, Tower 1A; Flats A, E & F, 1/F - 39/F, Tower 1B)	Plywood timber door	Timber veneer and aluminum frame	Sliding door track set and door handle
		Bedroom door (Master Bedroom, Bedroom 1, Bedroom 2 and Bedroom 3)	Hollow core timber door	Plastic laminate and timber veneer	Lockset, door hinges and door stopper
		Study room door	Hollow core timber door	Plastic laminate and timber veneer	Lockset, door hinges and door stopper
		Kitchen door	Solid core fire rated timber door	Plastic laminate, timber veneer, stainless steel strip and fire rated glass vision panel	Door handle, door hinges, door stopper and concealed door closer

3. 室內裝置					
			用料	裝修物料	配件
(a)	門	單位之主大門 (第1及2座, 都會城邸1及2)	實心防火木門	木面及不銹鋼條	智能門鎖、暗藏氣鼓、門鉸、門擋、防煙條及防盜眼
		主大門 (花園洋房1、2、3及5)	實心防火木門	木面及不銹鋼條	智能門鎖、暗藏氣鼓、門鉸、防煙條、門擋及防盜眼
			鋁框玻璃門	清玻璃	門鎖、門鉸及門擋
		趟門位於客飯廳 (第1A座1至39樓A及F單位; 第1B座1至39樓A、E及F單位)	木板門	木面及鋁框	趟門軌道及門把手
		睡房 (主人睡房、睡房1、睡房2及睡房3)	空心木門	膠板及木面	門鎖、門鉸及門擋
		書房門	空心木門	膠板及木面	門鎖、門鉸及門擋
		廚房門	實心防火木門	膠板、木面、不銹鋼條及防火玻璃小窗	門把手、門鉸、門擋及暗藏氣鼓

3. Interior Fittings																			
			Material	Finishes	Accessories														
(a)	Doors	Bathroom door (for Master Bathroom, Master Bathroom 1, Bathroom 1, Bathroom 2 and Bathroom 3)	Hollow core timber door with timber louvre		Plastic laminate, timber veneer and stainless steel strip	Lockset, door hinges and door stopper													
		Powder room door	Hollow core timber door with timber louvre provided in the following flats:				Plastic laminate and timber veneer	Lockset, door hinges and door stopper											
		<table><tr><td>Tower</td><td>Floor</td><td>Flat</td></tr><tr><td>Tower 1A</td><td>40/F & 41/F</td><td>B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>		Tower	Floor	Flat			Tower 1A	40/F & 41/F	B	House			Garden Mansions 1, 2, 3 & 5			Hollow core timber sliding door with timber louvre provided in the following flats:	Sliding door track set, lockset and door stopper
		Tower	Floor	Flat															
		Tower 1A	40/F & 41/F	B															
House																			
Garden Mansions 1, 2, 3 & 5																			
<table><tr><td>Tower</td><td>Floor</td><td>Flat</td></tr><tr><td>Tower 1A</td><td>40/F & 41/F</td><td>A</td></tr><tr><td>Tower 1B</td><td>40/F & 41/F</td><td>A & B</td></tr></table>		Tower	Floor	Flat	Tower 1A	40/F & 41/F	A	Tower 1B	40/F & 41/F	A & B									
Tower	Floor	Flat																	
Tower 1A	40/F & 41/F	A																	
Tower 1B	40/F & 41/F	A & B																	
Lavatory door	Aluminum frame folding door		Frosted glass	Sliding and folding door track set, lockset and hinges															

3. 室內裝置							
			用料	裝修物料	配件		
(a)	門	浴室門 (適用於 主人浴室、 主人浴室1、 浴室1、浴室2及 浴室3)	空心木門設有木百葉		膠板、木面 及不銹鋼條	門鎖、門鉸及門擋	
		化粧間門	以下單位提供空心木門設有木百葉：		膠板及木面	門鎖、門鉸及門擋	
			座數	樓層			單位
			第1A座	40樓及41樓			B
			獨立屋				
花園洋房1、2、3及5							
		以下單位提供空心木趟門設有木百葉：		磨砂玻璃	趟門軌道、門鎖及 門擋		
		座數	樓層			單位	
		第1A座	40樓及41樓			A	
		第1B座	40樓及41樓			A及B	
		洗手間門	鋁框折疊門		磨砂玻璃	趟及折疊門軌道、 門鎖及門鉸	

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

3. Interior Fittings																								
			Material	Finishes	Accessories																			
(a)	Doors	Utility door	Hollow core timber door with timber louvre provided in the following flats:	Plastic laminate and timber veneer	Lockset, door hinges and door stopper																			
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Tower 1A</td><td>40/F & 41/F</td><td>B</td></tr><tr><td>Tower 1B</td><td>1/F - 39F</td><td>C</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>				Tower	Floor	Flat	Tower 1A	40/F & 41/F	B	Tower 1B	1/F - 39F	C	Towers 2A & 2B	41/F	B	House			Garden Mansions 1, 2, 3 & 5		
			Tower				Floor	Flat																
			Tower 1A				40/F & 41/F	B																
			Tower 1B				1/F - 39F	C																
			Towers 2A & 2B				41/F	B																
			House																					
			Garden Mansions 1, 2, 3 & 5																					
			Hollow core timber sliding door with timber louvre provided in the following flats:				Sliding door track set, lockset and door stopper																	
	<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td rowspan="2">Tower 1A</td><td>1/F - 39F</td><td>E</td></tr><tr><td>40/F & 41/F</td><td>A</td></tr><tr><td>Tower 1B</td><td>40/F & 41/F</td><td>B</td></tr><tr><td rowspan="2">Towers 2A & 2B</td><td>5/F - 40/F</td><td>B</td></tr><tr><td>41/F</td><td>A</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>F & G</td></tr></table>	Tower	Floor	Flat	Tower 1A	1/F - 39F		E	40/F & 41/F	A	Tower 1B	40/F & 41/F	B	Towers 2A & 2B	5/F - 40/F	B	41/F	A	Urban Villas 1 & 2	1/F - 6/F	F & G			
Tower	Floor	Flat																						
Tower 1A	1/F - 39F	E																						
	40/F & 41/F	A																						
Tower 1B	40/F & 41/F	B																						
Towers 2A & 2B	5/F - 40/F	B																						
	41/F	A																						
Urban Villas 1 & 2	1/F - 6/F	F & G																						
Hollow core timber sliding and folding door with timber louvre provided in the following flats:	Sliding and folding door track set, lockset and door stopper																							
<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Tower 1B</td><td>40/F & 41/F</td><td>A</td></tr></table>		Tower	Floor	Flat	Tower 1B	40/F & 41/F	A																	
Tower		Floor	Flat																					
Tower 1B	40/F & 41/F	A																						
Store door	Hollow core timber door with timber louvre	Plastic laminate and timber veneer	Lockset, door hinges and door stopper																					

3. 室內裝置						
			用料	裝修物料	配件	
(a)	門	工作間門	以下單位提供空心木門設有木百葉：			膠板及木面

3. Interior Fittings																		
			Material	Finishes	Accessories													
(a)	Doors	Flat roof door	Aluminium frame sliding and folding door is provided in the following flats:	Clear glass	Sliding and folding door track set and lockset													
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A</td></tr></table>				Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A	Towers 2A & 2B	41/F	A			
			Tower				Floor	Flat										
			Towers 1A & 1B				40/F & 41/F	A										
			Towers 2A & 2B				41/F	A										
			Aluminium frame door is provided in the following flats:				Clear glass	Lockset, door hinges and door stopper										
		<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 2A & 2B				41/F	A	House			Garden Mansions 1, 2, 3 & 5			
		Tower	Floor	Flat														
		Towers 2A & 2B	41/F	A														
		House																
Garden Mansions 1, 2, 3 & 5																		
Aluminium frame sliding door is provided at the following flats:	Clear glass	Sliding door track set and lockset																
<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A</td></tr></table>				Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	B	Towers 2A & 2B	41/F	A						
Tower				Floor	Flat													
Towers 1A & 1B	40/F & 41/F	B																
Towers 2A & 2B	41/F	A																
Roof door	Stainless steel gate is provided in the following flats:	Stainless steel	Lockset, door hinges and door stopper															
					<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B							
					Tower	Floor	Flat											
					Towers 1A & 1B	40/F & 41/F	A & B											
Aluminum frame with glass door is provided in the following flats:	Clear glass	Lockset, door hinges and door stopper																
<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>				Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	41/F	B	House			Garden Mansions 1, 2, 3 & 5		
Tower				Floor	Flat													
Towers 1A & 1B				40/F & 41/F	A & B													
Towers 2A & 2B				41/F	B													
House																		
Garden Mansions 1, 2, 3 & 5																		

3. 室內裝置							
			用料	裝修物料	配件		
(a)	門	平台門	鋁框趟及折疊門於以下單位提供：			清玻璃	趟及折疊門軌道及門鎖
			座數	樓層	單位		
			第1A及1B座	40樓及41樓	A		
			第2A及2B座	41樓	A		
		鋁框門於以下單位提供：			清玻璃	門鎖、門鉸及門擋	
		座數	樓層	單位			
		第2A及2B座	41樓	A			
	獨立屋						
	花園洋房1、2、3及5						
鋁框趟門於以下單位提供：			清玻璃	趟門軌道及門鎖			
座數	樓層	單位					
第1A及1B座	40樓及41樓	B					
第2A及2B座	41樓	A					
	天台門	不銹鋼閘於以下單位提供：			不銹鋼	門鎖、門鉸及門擋	
		座數	樓層	單位			
		第1A及1B座	40樓及41樓	A及B			
					清玻璃	門鎖、門鉸及門擋	
		鋁框玻璃門於以下單位提供：					
		座數	樓層	單位			
第1A及1B座	40樓及41樓	A及B					
第2A及2B座	41樓	B					
獨立屋							
花園洋房1、2、3及5							

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

3. Interior Fittings					
			Material	Finishes	Accessories
(a)	Doors	Garden gate (Garden Mansions 1, 2, 3 & 5)	Metal gate	Aluminium	Lockset, door hinges and door stopper
		Garden door (To Garden) (Garden Mansions 1, 2, 3 & 5)	Aluminium frame sliding and folding door	Clear glass	Sliding and folding door track set and lockset
		Utility platform door	Aluminium frame with glass sliding door is provided in the following flats:		Sliding door track set and lockset with handle
			Tower	Floor	Flat
			Tower 1A	1/F - 39/F	E
			Tower 1B	1/F - 39/F	C
			Aluminium frame with glass door is provided in the following flats:		Lockset and door hinges
			Tower	Floor	Flat
			Towers 2A & 2B	5/F - 40/F	B
		Balcony door	Aluminium frame with glass sliding door	Clear glass	Sliding door track set and lockset with handle
		Entrance door at B/F (Garden Mansions 1, 2, 3 & 5)	Solid core fire rated timber door	Plastic laminate and fire rated glass vision panel	Door lock, concealed door closer, door hinges, door stopper and smoke seal
		Lift lobby door at B/F (Garden Mansions 1, 2, 3 & 5)	Aluminium frame fire rated glass door	Clear glass	Concealed door closer, door hinges, door stopper and smoke seal
		Staircase door at B/F (Garden Mansions 3 & 5)	Solid core fire rated timber door	Plastic laminate	Concealed door closer, door hinges, door stopper and smoke seal

3. 室內裝置					
			用料	裝修物料	配件
(a)	門	花園閘 (花園洋房1、2、3及5)	金屬閘	鋁	門鎖、門鉸及門擋
		花園門 (往花園) (花園洋房1、2、3及5)	鋁框趟及折疊門	清玻璃	趟及折疊趟門軌道及門鎖
		工作平台門	鋁框玻璃趟門於以下單位提供：		清玻璃
			座數	樓層	單位
			第1A座	1樓至39樓	E
			第1B座	1樓至39樓	C
			鋁框玻璃門於以下單位提供：		清玻璃
			座數	樓層	單位
			第2A及2B座	5樓至40樓	B
		露台門	鋁框玻璃趟門	清玻璃	趟門軌道、門鎖連門把手
		位於地庫的大門 (花園洋房1、2、3及5)	實心防火木門	膠板及防火玻璃視窗	門鎖、暗藏氣鼓、門鉸、門擋及防煙條
		位於地庫的電梯大堂門 (花園洋房1、2、3及5)	鋁框防火玻璃門	清玻璃	暗藏氣鼓、門鉸、門擋及防煙條
		位於地庫的樓梯門 (花園洋房3及5)	實心防火木門	膠板	暗藏氣鼓、門鉸、門擋及防煙條

3. Interior Fittings																			
		(i) Type of fittings and equipment		Material of fittings and equipment															
(b)	Bathroom	Cabinet	Counter-top	Reconstituted stone is provided in the following flats:															
				<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td><td>All residential flats</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	1/F - 39F	All residential flats	Towers 2A & 2B	2/F - 40/F	All residential flats	Urban Villas 1 & 2	1/F - 6/F	All residential flats			
				Tower	Floor	Flat													
				Towers 1A & 1B	1/F - 39F	All residential flats													
				Towers 2A & 2B	2/F - 40/F	All residential flats													
				Urban Villas 1 & 2	1/F - 6/F	All residential flats													
				Natural stone is provided in the following flats:															
				<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A & B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	41/F	A & B	House			Garden Mansions 1, 2, 3 & 5		
				Tower	Floor	Flat													
				Towers 1A & 1B	40/F & 41/F	A & B													
Towers 2A & 2B	41/F	A & B																	
House																			
Garden Mansions 1, 2, 3 & 5																			

3. 室內裝置

		(i) 裝置及設備的類型		裝置及設備的用料		
(b)	浴室	櫃	櫃台面	人造石材於以下單位提供：		
				座數	樓層	單位
				第1A及1B座	1樓至39樓	所有住宅單位
				第2A及2B座	2樓至40樓	所有住宅單位
				都會城邸1及2	1樓至6樓	所有住宅單位
				天然石材於以下單位提供：		
				座數	樓層	單位
				第1A及1B座	40樓及41樓	A及B
				第2A及2B座	41樓	A及B
				獨立屋		
				花園洋房1、2、3及5		

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

3. Interior Fittings																
		(i) Type of fittings and equipment		Material of fittings and equipment												
(b)	Bathroom	Cabinet	Cabinet	Timber basin cabinet with plastic laminate and stainless steel; and Mirror cabinet made of glass for Bathroom is provided in the following flats:												
				<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td><td>All residential flats</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	1/F - 39F	All residential flats	Towers 2A & 2B	2/F - 40/F	All residential flats	Urban Villas 1 & 2	1/F - 6/F	All residential flats
Tower	Floor	Flat														
Towers 1A & 1B	1/F - 39F	All residential flats														
Towers 2A & 2B	2/F - 40/F	All residential flats														
Urban Villas 1 & 2	1/F - 6/F	All residential flats														
				Timber basin cabinet with wood veneer, stone, aluminium and stainless steel; and Mirror cabinet made of glass and stainless steel for Master Bathroom is provided in the following flats:												
				<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td><td>All residential flats</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	1/F - 39F	All residential flats	Towers 2A & 2B	2/F - 40/F	All residential flats	Urban Villas 1 & 2	1/F - 6/F	All residential flats
Tower	Floor	Flat														
Towers 1A & 1B	1/F - 39F	All residential flats														
Towers 2A & 2B	2/F - 40/F	All residential flats														
Urban Villas 1 & 2	1/F - 6/F	All residential flats														

3. 室內裝置

		(i) 裝置及設備的類型		裝置及設備的用料		
(b)	浴室	櫃	櫃	膠板飾面及不銹鋼之木製面盆櫃；及 玻璃製之鏡櫃於以下單位浴室提供：		
				座數	樓層	單位
				第1A及1B座	1樓至39樓	所有住宅單位
				第2A及2B座	2樓至40樓	所有住宅單位
				都會城邸1及2	1樓至6樓	所有住宅單位
				木面、石材、鋁及不銹鋼之木製面盆櫃；及 玻璃及不銹鋼製之鏡櫃於以下單位主人浴室提供：		
				座數	樓層	單位
				第1A及1B座	1樓至39樓	所有住宅單位
				第2A及2B座	2樓至40樓	所有住宅單位
				都會城邸1及2	1樓至6樓	所有住宅單位

3. Interior Fittings																			
		(i) Type of fittings and equipment		Material of fittings and equipment															
(b)	Bathroom	Cabinet	Cabinet	Timber basin cabinet with wood veneer and stainless steel															
				Timber mirror cabinet with wood veneer, mirror and stainless steel for Bathroom 1, Bathroom 2 and Bathroom 3 is provided in the following flats:															
				<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A & B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	41/F	A & B	House			Garden Mansions 1, 2, 3 & 5		
				Tower	Floor	Flat													
				Towers 1A & 1B	40/F & 41/F	A & B													
				Towers 2A & 2B	41/F	A & B													
				House															
				Garden Mansions 1, 2, 3 & 5															
				Timber basin cabinet with wood veneer, vinyl and stainless steel															
				Timber mirror cabinet with natural stone, decorative glass, mirror and stainless steel for Master Bathroom 1 is provided in the following flats:															
<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A & B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	41/F	A & B	House			Garden Mansions 1, 2, 3 & 5						
Tower	Floor	Flat																	
Towers 1A & 1B	40/F & 41/F	A & B																	
Towers 2A & 2B	41/F	A & B																	
House																			
Garden Mansions 1, 2, 3 & 5																			

3. 室內裝置																			
		(i) 裝置及設備的類型		裝置及設備的用料															
(b)	浴室	櫃	櫃	木面及不銹鋼之木製面盆櫃															
				木面、鏡及不銹鋼之木製鏡櫃於以下單位浴室1、浴室2及浴室3提供：															
				<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>40樓及41樓</td><td>A及B</td></tr><tr><td>第2A及2B座</td><td>41樓</td><td>A及B</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A及1B座	40樓及41樓	A及B	第2A及2B座	41樓	A及B	獨立屋			花園洋房1、2、3及5		
				座數	樓層	單位													
				第1A及1B座	40樓及41樓	A及B													
				第2A及2B座	41樓	A及B													
				獨立屋															
				花園洋房1、2、3及5															
				木面、人造皮及不銹鋼之木製面盆櫃															
				天然石材、裝飾玻璃、鏡及不銹鋼之木製鏡櫃於以下單位主人浴室1提供：															
<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>40樓及41樓</td><td>A及B</td></tr><tr><td>第2A及2B座</td><td>41樓</td><td>A及B</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A及1B座	40樓及41樓	A及B	第2A及2B座	41樓	A及B	獨立屋			花園洋房1、2、3及5						
座數	樓層	單位																	
第1A及1B座	40樓及41樓	A及B																	
第2A及2B座	41樓	A及B																	
獨立屋																			
花園洋房1、2、3及5																			

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

3. Interior Fittings																		
		(i) Type of fittings and equipment	Material of fittings and equipment															
(b)	Bathroom	Bathroom fittings and equipment	Wash basin mixer	Metal														
			Wash basin and water closet	Vitreous china														
			Toilet paper holder	Metal														
			Curtain rail	Metal														
			Towel rail	Metal for Master Bathroom is provided in the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39F</td><td>All residential flats</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td><td>All residential flats</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>All residential flats</td></tr></table>			Tower	Floor	Flat	Towers 1A & 1B	1/F - 39F	All residential flats	Towers 2A & 2B	2/F - 40/F	All residential flats	Urban Villas 1 & 2	1/F - 6/F	All residential flats
			Tower	Floor	Flat													
			Towers 1A & 1B	1/F - 39F	All residential flats													
			Towers 2A & 2B	2/F - 40/F	All residential flats													
			Urban Villas 1 & 2	1/F - 6/F	All residential flats													
Towel hook	Metal																	
Towel heater rack	Metal for Master Bathroom 1 is provided in the following flats: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A & B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>			Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	41/F	A & B	House			Garden Mansions 1, 2, 3 & 5		
Tower	Floor	Flat																
Towers 1A & 1B	40/F & 41/F	A & B																
Towers 2A & 2B	41/F	A & B																
House																		
Garden Mansions 1, 2, 3 & 5																		
Please refer to the “Appliances Schedule”																		

3. 室內裝置																
		(i) 裝置及設備的類型	裝置及設備的用料													
(b)	浴室	浴室的裝置及設備	洗手盆水龍頭	金屬												
			洗手盆及坐廁	陶瓷												
			廁紙架	金屬												
			浴簾桿	金屬												
			毛巾桿	金屬於以下單位主人浴室提供： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>1樓至39樓</td><td>所有住宅單位</td></tr><tr><td>第2A及2B座</td><td>2樓至40樓</td><td>所有住宅單位</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>所有住宅單位</td></tr></table>	座數	樓層	單位	第1A及1B座	1樓至39樓	所有住宅單位	第2A及2B座	2樓至40樓	所有住宅單位	都會城邸1及2	1樓至6樓	所有住宅單位
			座數	樓層	單位											
			第1A及1B座	1樓至39樓	所有住宅單位											
			第2A及2B座	2樓至40樓	所有住宅單位											
			都會城邸1及2	1樓至6樓	所有住宅單位											
			毛巾鉤	金屬												
毛巾發熱架	金屬於以下單位主人浴室1提供： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>40樓及41樓</td><td>A及B</td></tr><tr><td>第2A及2B座</td><td>41樓</td><td>A及B</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A及1B座	40樓及41樓	A及B	第2A及2B座	41樓	A及B	獨立屋			花園洋房1、2、3及5		
座數	樓層	單位														
第1A及1B座	40樓及41樓	A及B														
第2A及2B座	41樓	A及B														
獨立屋																
花園洋房1、2、3及5																
請參閱「設備說明表」																

3. Interior Fittings				
(b)	Bathroom	(ii) Type and material of water supply system	Cold water pipe	Copper water pipes
			Hot water pipe	Copper water pipes with thermal insulation
		(iii) Type and material of bathing facilities (including shower or bath tub, if applicable)	Shower	Metal
			Shower compartment	Tempered glass
			Bath tub	Enamelled steel
		(iv) Size of bath tub, if applicable	Master Bathroom: 1500mm(L) x 700mm(W) x 390mm(D)	
			Master Bathroom 1: 1500mm(L) x 1500mm(W) x 670mm(D) (Water Jet)	
			Tower	Floor
			Flat	
			Towers 1A & 1B	40/F & 41/F
			B	
			Master Bathroom 1: 1600mm(L) x 700mm(W) x 430mm(D) (Water Jet)	
			Tower	Floor
			Flat	
			Tower 1B	40/F & 41/F
			A	
			Master Bathroom 1: 1700mm(L) x 750mm(W) x 430mm(D) (Water Jet)	
			Tower	Floor
			Flat	
			Tower 1A	40/F & 41/F
			A	
			Master Bathroom 1: 1500mm(L) x 700mm(W) x 420mm(D)	
			Tower	Floor
			Flat	
			Towers 2A & 2B	41/F
			A & B	
			Master Bathroom 1: 1900mm(L) x 1000mm(W) x 740mm(D) (Water Jet)	
			House	
			Garden Mansions 1, 2, 3 & 5	

3. 室內裝置				
(b)	浴室	(ii) 供水系統的類型及用料	冷水喉	銅喉
			熱水喉	配有隔熱絕緣保護之銅喉
		(iii) 沐浴設施的類型及用料 (包括花灑或浴缸 (如適用的話))	花灑	金屬
			淋浴間	強化玻璃
			浴缸	搪瓷鋼
		(iv) 浴缸大小 (如適用的話)	主人浴室：1500毫米(長) x 700毫米(闊) x 390毫米(深)	
			主人浴室1：1500毫米(長) x 1500毫米(闊) x 670毫米(深)(按摩噴嘴)	
			座數	樓層
			單位	
			第1A及1B座	40樓及41樓
			B	
			主人浴室1：1600毫米(長) x 700毫米(闊) x 430毫米(深)(按摩噴嘴)	
			座數	樓層
			單位	
			第1B座	40樓及41樓
			A	
			主人浴室1：1700毫米(長) x 750毫米(闊) x 430毫米(深)(按摩噴嘴)	
			座數	樓層
			單位	
			第1A座	40樓及41樓
			A	
			主人浴室1：1500毫米(長) x 700毫米(闊) x 420毫米(深)	
			座數	樓層
			單位	
			第2A及2B座	41樓
			A及B	
			主人浴室1：1900毫米(長) x 1000毫米(闊) x 740毫米(深)(按摩噴嘴)	
			獨立屋	
			花園洋房1、2、3及5	

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

3. Interior Fittings																
			Material													
(c)	Kitchen	(i) Sink unit	Stainless steel													
		(ii) Water supply system	Copper water pipes for cold water supply & copper water pipes with thermal insulation for hot water supply / hot water return													
			Material and finishes													
		(iii) Kitchen cabinet	Applicable to the following units: <table><tr><th>Tower</th><th>Floor</th></tr><tr><td>Towers 1A & 1B</td><td>1/F - 39/F</td></tr><tr><td>Towers 2A & 2B</td><td>2/F - 40/F</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td></tr></table> 1. Wooden kitchen cabinet with plastic laminate and door panel of melamine faced chipboard with high gloss lacquer finish is provided for open kitchens only 2. Wooden kitchen cabinet with plastic laminate and door panels of melamine faced chipboard in embossed wood grain finish and high gloss lacquer finish, is provided for enclosed kitchens only	Tower	Floor	Towers 1A & 1B	1/F - 39/F	Towers 2A & 2B	2/F - 40/F	Urban Villas 1 & 2	1/F - 6/F					
		Tower	Floor													
Towers 1A & 1B	1/F - 39/F															
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Urban Villas 1 & 2	1/F - 6/F															
	Applicable to the following units: <table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Towers 1A & 1B</td><td>40/F & 41/F</td><td>A & B</td></tr><tr><td>Towers 2A & 2B</td><td>41/F</td><td>A & B</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table> Wooden kitchen cabinet with plastic laminate and door panel of high gloss lacquer finish and timber veneer finish	Tower	Floor	Flat	Towers 1A & 1B	40/F & 41/F	A & B	Towers 2A & 2B	41/F	A & B	House			Garden Mansions 1, 2, 3 & 5		
Tower	Floor	Flat														
Towers 1A & 1B	40/F & 41/F	A & B														
Towers 2A & 2B	41/F	A & B														
House																
Garden Mansions 1, 2, 3 & 5																
	(iv) Type of all other fittings and equipment	<table><tr><td>Other fittings</td><td>Metal sink mixer</td></tr><tr><td>Other equipment</td><td>Concealed type sprinkler head installed at false ceiling above kitchen cabinet and smoke detector installed at Living and Dining Room (for flats with open kitchen only) Please also see "Appliances Schedule"</td></tr></table>	Other fittings	Metal sink mixer	Other equipment	Concealed type sprinkler head installed at false ceiling above kitchen cabinet and smoke detector installed at Living and Dining Room (for flats with open kitchen only) Please also see "Appliances Schedule"										
Other fittings	Metal sink mixer															
Other equipment	Concealed type sprinkler head installed at false ceiling above kitchen cabinet and smoke detector installed at Living and Dining Room (for flats with open kitchen only) Please also see "Appliances Schedule"															

3. 室內裝置																
			用料													
(c)	廚房	(i) 洗滌盆	不銹鋼													
		(ii) 供水系統	冷水供水採用銅喉及熱水供水/熱水回水採用配有隔熱絕緣保護之銅喉													
			用料及裝修物料													
		(iii) 廚櫃	適用於以下單位： <table><tr><th>座數</th><th>樓層</th></tr><tr><td>第1A及1B座</td><td>1樓至39樓</td></tr><tr><td>第2A及2B座</td><td>2樓至40樓</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td></tr></table> 1. 木製膠板廚櫃組合，配高亮漆廚櫃高壓美耐門板，僅於開放式廚房提供 2. 木製膠板廚櫃組合，配木壓紋飾面高壓美耐板及高亮漆廚櫃門板，僅於圍封式廚房提供	座數	樓層	第1A及1B座	1樓至39樓	第2A及2B座	2樓至40樓	都會城邸1及2	1樓至6樓					
		座數	樓層													
		第1A及1B座	1樓至39樓													
第2A及2B座	2樓至40樓															
都會城邸1及2	1樓至6樓															
	適用於以下單位： <table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A及1B座</td><td>40樓及41樓</td><td>A及B</td></tr><tr><td>第2A及2B座</td><td>41樓</td><td>A及B</td></tr><tr><td colspan="3">獨立屋</td></tr><tr><td colspan="3">花園洋房1、2、3及5</td></tr></table> 木製膠板廚櫃組合，配高亮漆及木面飾面中密度纖維板廚櫃門板	座數	樓層	單位	第1A及1B座	40樓及41樓	A及B	第2A及2B座	41樓	A及B	獨立屋			花園洋房1、2、3及5		
座數	樓層	單位														
第1A及1B座	40樓及41樓	A及B														
第2A及2B座	41樓	A及B														
獨立屋																
花園洋房1、2、3及5																
(iv) 所有其他裝置及設備的類型	其他裝置的類型	金屬水龍頭														
	設備的類型	暗藏式花灑頭安裝在廚櫃上方的假天花及煙霧感應器安裝在客飯廳（僅適用於開放式廚房單位另請參閱「設備說明表」														

3. Interior Fittings					
			Fittings	Type	Material
(d)	Bedroom	Fittings (including built-in wardrobe)	Built-in wardrobe	Not applicable	Not applicable
			Other fittings	Not applicable	Not applicable
(e)	Telephone	Location and number of connection points	Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Flats"		
(f)	Aerials	Location and number of connection points	Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Flats"		

3. 室內裝置					
			裝置	類型	用料
(d)	睡房	裝置 (包括嵌入式衣櫃) 的類型及用料	嵌入式衣櫃	不適用	不適用
			其他裝置	不適用	不適用
(e)	電話	接駁點的位置及數目	請參閱「住宅單位機電裝置數量說明表」		
(f)	天線	接駁點的位置及數目	請參閱「住宅單位機電裝置數量說明表」		

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

3. Interior Fittings																																																		
			Fittings																																															
(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 for the following flats:<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td>Tower 1A</td><td>1/F - 39/F</td><td>C & E</td></tr><tr><td>Tower 1B</td><td>1/F - 39/F</td><td>C</td></tr><tr><td rowspan="2">Towers 2A & 2B</td><td>2/F - 3/F</td><td>D & E</td></tr><tr><td>5/F - 40/F</td><td>B, D & E</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>B, C, F & G</td></tr></table> b. Three phase electricity supply with miniature circuit breaker distribution board for the following flats:<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td rowspan="2">Tower 1A</td><td>1/F - 39/F</td><td>A, B, D, F & G</td></tr><tr><td>40/F & 41/F</td><td>All residential flats</td></tr><tr><td rowspan="2">Tower 1B</td><td>1/F - 39/F</td><td>A, B, D, E, F & G</td></tr><tr><td>40/F & 41/F</td><td>All residential flats</td></tr><tr><td rowspan="2">Tower 2A</td><td>2/F - 40/F</td><td>A, C, F & G</td></tr><tr><td>41/F</td><td>All residential flats</td></tr><tr><td rowspan="2">Tower 2B</td><td>2/F - 40/F</td><td>A, C & F</td></tr><tr><td>41/F</td><td>All residential flats</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>A, D, E & H</td></tr><tr><td colspan="3">House</td></tr><tr><td colspan="3">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Tower 1A	1/F - 39/F	C & E	Tower 1B	1/F - 39/F	C	Towers 2A & 2B	2/F - 3/F	D & E	5/F - 40/F	B, D & E	Urban Villas 1 & 2	1/F - 6/F	B, C, F & G	Tower	Floor	Flat	Tower 1A	1/F - 39/F	A, B, D, F & G	40/F & 41/F	All residential flats	Tower 1B	1/F - 39/F	A, B, D, E, F & G	40/F & 41/F	All residential flats	Tower 2A	2/F - 40/F	A, C, F & G	41/F	All residential flats	Tower 2B	2/F - 40/F	A, C & F	41/F	All residential flats	Urban Villas 1 & 2	1/F - 6/F	A, D, E & H	House		
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3. 室內裝置																																						
			裝置																																			
(g)	電力裝置	(i) 供電附件 (包括安全裝置)	供電附件	提供電掣及電插座之面板																																		
			安全裝置	a. 單相電力並裝置微型斷路器設於以下單位：	<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td>第1A座</td><td>1樓至39樓</td><td>C及E</td></tr><tr><td>第1B座</td><td>1樓至39樓</td><td>C</td></tr><tr><td rowspan="2">第2A及2B座</td><td>2樓至3樓</td><td>D及E</td></tr><tr><td>5樓至40樓</td><td>B、D及E</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>B、C、F及G</td></tr></table>	座數	樓層	單位	第1A座	1樓至39樓	C及E	第1B座	1樓至39樓	C	第2A及2B座	2樓至3樓	D及E	5樓至40樓	B、D及E	都會城邸1及2	1樓至6樓	B、C、F及G																
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					b. 三相電力並裝置微型斷路器設於以下單位：	<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td rowspan="2">第1A座</td><td>1樓至39樓</td><td>A、B、D、F及G</td></tr><tr><td>40樓及41樓</td><td>所有住宅單位</td></tr><tr><td rowspan="2">第1B座</td><td>1樓至39樓</td><td>A、B、D、E、F及G</td></tr><tr><td>40樓及41樓</td><td>所有住宅單位</td></tr><tr><td rowspan="2">第2A座</td><td>2樓至40樓</td><td>A、C、F及G</td></tr><tr><td>41樓</td><td>所有住宅單位</td></tr><tr><td rowspan="2">第2B座</td><td>2樓至40樓</td><td>A、C及F</td></tr><tr><td>41樓</td><td>所有住宅單位</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>A、D、E及H</td></tr><tr><td colspan="2">獨立屋</td><td></td></tr><tr><td colspan="2">花園洋房1、2、3及5</td><td></td></tr></table>	座數	樓層	單位	第1A座	1樓至39樓	A、B、D、F及G	40樓及41樓	所有住宅單位	第1B座	1樓至39樓	A、B、D、E、F及G	40樓及41樓	所有住宅單位	第2A座	2樓至40樓	A、C、F及G	41樓	所有住宅單位	第2B座	2樓至40樓	A、C及F	41樓	所有住宅單位	都會城邸1及2	1樓至6樓	A、D、E及H	獨立屋			花園洋房1、2、3及5		
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3. Interior Fittings																														
(g)	Electrical installations	(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 of Mechanical & Electrical Provisions of Residential Flats”																											
(h)	Gas supply	Type	Towngas																											
		System	Separate gas meter with gas supply pipe is provided and connected to gas hob and gas water heater for the following flats:																											
			<table><tr><th>Tower</th><th>Floor</th><th>Flat</th></tr><tr><td rowspan="2">Tower 1A</td><td>1/F - 39/F</td><td>C & E</td></tr><tr><td>40/F & 41/F</td><td>All residential flats</td></tr><tr><td rowspan="2">Tower 1B</td><td>1/F - 39/F</td><td>C</td></tr><tr><td>40/F & 41/F</td><td>All residential flats</td></tr><tr><td rowspan="3">Towers 2A & 2B</td><td>2/F - 3/F</td><td>D & E</td></tr><tr><td>5/F - 40/F</td><td>B, D & E</td></tr><tr><td>41/F</td><td>All residential flats</td></tr><tr><td>Urban Villas 1 & 2</td><td>1/F - 6/F</td><td>B, C, F & G</td></tr><tr><td colspan="2">House</td></tr><tr><td colspan="2">Garden Mansions 1, 2, 3 & 5</td></tr></table>	Tower	Floor	Flat	Tower 1A	1/F - 39/F	C & E	40/F & 41/F	All residential flats	Tower 1B	1/F - 39/F	C	40/F & 41/F	All residential flats	Towers 2A & 2B	2/F - 3/F	D & E	5/F - 40/F	B, D & E	41/F	All residential flats	Urban Villas 1 & 2	1/F - 6/F	B, C, F & G	House		Garden Mansions 1, 2, 3 & 5	
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Urban Villas 1 & 2	1/F - 6/F	B, C, F & G																												
House																														
Garden Mansions 1, 2, 3 & 5																														
No gas supply for other flats																														
Location	For the location of gas water heater, please refer to the “Appliances Schedule”																													

3. 室內裝置																														
(g)	電力裝置	(ii) 導管是隱藏或 外露	導管是部分隱藏及部分外露 ¹																											
		(iii) 電插座及 空調機接駁點 的位置及數目	請參閱「住宅單位機電裝置數量說明表」																											
(h)	氣體供應	類型	煤氣																											
		系統	獨立煤氣錶及煤氣喉供接駁煤氣煮食爐及煤氣熱水爐於以下單位提供：																											
			<table><tr><th>座數</th><th>樓層</th><th>單位</th></tr><tr><td rowspan="2">第1A座</td><td>1樓至39樓</td><td>C及E</td></tr><tr><td>40樓及41樓</td><td>所有住宅單位</td></tr><tr><td rowspan="2">第1B座</td><td>1樓至39樓</td><td>C</td></tr><tr><td>40樓及41樓</td><td>所有住宅單位</td></tr><tr><td rowspan="3">第2A及2B座</td><td>2樓至3樓</td><td>D及E</td></tr><tr><td>5樓至40樓</td><td>B、D及E</td></tr><tr><td>41樓</td><td>所有住宅單位</td></tr><tr><td>都會城邸1及2</td><td>1樓至6樓</td><td>B、C、F及G</td></tr><tr><td colspan="2">獨立屋</td></tr><tr><td colspan="2">花園洋房1、2、3及5</td></tr></table>	座數	樓層	單位	第1A座	1樓至39樓	C及E	40樓及41樓	所有住宅單位	第1B座	1樓至39樓	C	40樓及41樓	所有住宅單位	第2A及2B座	2樓至3樓	D及E	5樓至40樓	B、D及E	41樓	所有住宅單位	都會城邸1及2	1樓至6樓	B、C、F及G	獨立屋		花園洋房1、2、3及5	
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花園洋房1、2、3及5																														
其他單位沒有氣體提供																														
位置	煤氣熱水爐位置，請參閱「設備說明表」																													

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

3. Interior Fittings			
(i)	Washing machine connection point	Location	Please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Flats"
		Design	Drain point of a diameter of 40mm and water point of a diameter of 15mm are provided for washing machine
(j)	Water supply	(i) Material of water pipes	Copper water pipes for cold water supply and copper water pipes with thermal insulation for hot water supply/hot water return
		(ii) Whether water pipes are concealed or exposed	Water pipes are partly concealed and partly exposed ²
		(iii) Whether hot water is available	Hot water supply to kitchen, bathroom, powder room and lavatory

3. 室內裝置			
(i)	洗衣機接駁點	位置	請參閱「住宅單位機電裝置數量說明表」
		設計	設有洗衣機去水直徑為 40 毫米及來水直徑為 15 毫米接駁喉位
(j)	供水	(i) 水管的用料	冷水供水採用銅喉及熱水供水/熱水回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、浴室、化粧間及洗手間供應熱水

4. Miscellaneous				
		Residential lifts		
(a)	Lifts	(i) Brand name and model number	Brand name	Hitachi
			Model number	For Lift nos. L1 to L10: HCA-1050-CO240 For Lift nos. L11 to L14: LCA-1350-CO105 For Lift nos. L15 to L18: LCA-800-CO60
		(ii) Number and floors served	Number of lifts	18
			Floor served by the lifts	For Lift nos. L1, L2, L4 and L5: B/F, G/F, 1/F - 3/F, 5/F - 12/F, 15/F - 23/F, 25/F - 33/F and 35/F - 40/F For Lift no. L3: B/F, G/F, 1/F - 3/F, 5/F - 12/F, Refuge floor^, 15/F - 23/F, 25/F - 33/F and 35/F - 40/F For Lift no. L6: B/F, G/F, 2/F - 3/F, 5/F - 12/F, Refuge floor^, 15/F - 23/F, 25/F - 33/F and 35/F - 41/F For Lift nos. L7, L8, L9 and L10: B/F, G/F, 2/F - 3/F, 5/F - 12/F, 15/F - 23/F, 25/F - 33/F and 35/F - 41/F For Lift nos. L11 and L13: B/F, G/F, 1/F - 3/F, 5/F, 6/F and Roof For Lift nos. L12 and L14: B/F, G/F, 1/F - 3/F, 5/F and 6/F For Lift nos. L15, L16, L17 and L18: B/F, G/F, 1/F and 2/F ^ Lift door operates only upon activation of corresponding fireman's switch

4. 雜項				
		住宅升降機		
(a)	升降機	(i) 品牌名稱及產品型號	品牌名稱	日立
			產品型號	升降機號碼L1-L10：HCA-1050-CO240 升降機號碼L11-L14：LCA-1350-CO105 升降機號碼L15-L18：LCA-800-CO60
		(ii) 數目及到達的樓層	升降機的數目	18
			到達的樓層	升降機號碼L1、L2、L4及L5： 地庫、地下、1樓至3樓、5樓至12樓、15樓至23樓、25樓至33樓及35樓至40樓 升降機號碼L3： 地庫、地下、1樓至3樓、5樓至12樓、庇護層^、15樓至23樓、25樓至33樓及35樓至40樓 升降機號碼L6： 地庫、地下、2樓至3樓、5樓至12樓、庇護層^、15樓至23樓、25樓至33樓及35樓至41樓 升降機號碼L7、L8、L9及L10： 地庫、地下、2樓至3樓、5樓至12樓、15樓至23樓、25樓至33樓及35樓至41樓 升降機號碼L11及L13： 地庫、地下、1樓至3樓、5樓、6樓及天台 升降機號碼L12及L14： 地庫、地下、1樓至3樓、5樓及6樓 升降機號碼L15、L16、L17及L18： 地庫、地下、1樓及2樓 ^ 升降機門操作只限於相關的消防員裝置開關啟動後開啓

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

4. Miscellaneous					
			Lift in recreational facilities		
(a)	Lifts	(i) Brand name and model number	Brand name	Hitachi	
			Model number	For Lift no. L19: LCA-1050-CO60 For Lift no. L22: LCA-1500-CO60	
		(ii) Number and floors served	Number of lifts	2	
			Floor served by the lifts	For Lift no. L19: B/F and G/F For Lift no. L22: B/F, G/F and 1/F	
			Lift in commercial block		
(a)	Lifts	(i) Brand name and model number	Brand name	Hitachi	
			Model number	For Lift nos. L20 and L21: LCA-1600-CO60	
		(ii) Number and floors served	Number of lifts	2	
			Floor served by the lifts	For Lift nos. L20 and L21: B/F, G/F and 1/F	
(b)	Letter box	Material	Stainless steel		
(c)	Refuse collection	(i) Means of refuse collection	Refuse storage and material recovery room is provided on each residential floor (except 41/F at Tower 1 and Garden Mansions 1, 2, 3 & 5) for collection of refuse by cleaners. Garden Mansions 1, 2, 3 & 5 can use the Refuse Storage and Material Recovery Chamber for refuse collection. Collected refuse is centrally handled at the Refuse Storage and Material Recovery Chamber with vehicular access located in basement.		
		(ii) Location of refuse room	All residential floors (except 41/F at Tower 1 and Garden Mansions 1, 2, 3 & 5) Refuse Storage and Material Recovery Chamber located in basement		
			Water meter	Electricity meter	Gas meter
(d)	Water meter, electricity meter and gas meter	(i) Location	Common water meter room or water meter cabinet on each floor	Common electric meter room or electric meter cabinet on each floor	Inside cabinet of kitchen (if there is gas supply)
		(ii) Whether they are separate or communal meters for residential properties	Separate meter	Separate meter	Separate meter

4. 雜項					
			康樂設施內之升降機		
(a)	升降機	(i) 品牌名稱及產品型號	品牌名稱	日立	
			產品型號	升降機號碼L19：LCA-1050-CO60 升降機號碼L22：LCA-1500-CO60	
		(ii) 數目及到達的樓層	升降機的數目	2	
			到達的樓層	升降機號碼L19：地庫及地下 升降機號碼L22：地庫、地下及 1樓	
			商業部分內之升降機		
(a)	升降機	(i) 品牌名稱及產品型號	品牌名稱	日立	
			產品型號	升降機號碼L20及L21：LCA-1600-CO60	
		(ii) 數目及到達的樓層	升降機的數目	2	
			到達的樓層	升降機號碼L20及L21：地庫、地下及 1樓	
(b)	信箱	用料	不銹鋼		
(c)	垃圾收集	(i) 垃圾收集的方法	每層住宅樓層（第1座41樓及花園洋房1、2、3及5座除外）設有垃圾及物料回收室，由清潔工人收集垃圾。花園洋房1、2、3及5座可使用垃圾儲存及物料回收房作垃圾收集。地庫設有附車輛通道的垃圾儲存及物料回收房以中央處理所收集的垃圾。		
		(ii) 垃圾房的位置	所有住宅樓層（第1座41樓，花園洋房1、2、3及5座除外） 垃圾儲存及物料回收房位於地庫		
			水錶	電錶	氣體錶
(d)	水錶、電錶及氣體錶	(i) 位置	每層之公用水錶房或水錶箱	每層之公用電錶房或電錶箱	於廚櫃內（如有氣體供應）
		(ii) 就住宅單位而言是獨立抑或公用的錶	獨立	獨立	獨立

5. Security Facilities		
Security system and equipment	Access control and security system	Access card readers are installed at G/F and B/F residential entrance lobbies
	CCTV	CCTV system is provided at residential entrance lobbies, lift lobbies, clubhouses and all lifts (except lifts at Garden Mansions) connecting directly to the caretaker office. CCTV system in lifts at Garden Mansions connecting to the Utility of its flats.
Details of built-in provisions	Not applicable	
Location of built-in provisions	Not applicable	

6. Appliances
Please refer to the “Appliances Schedule”

The vendor undertakes that if lifts or appliances of the specified brand name or model number under items 4(a) and 6 are not installed in the Development, lifts or appliances of comparable quality will be installed.

5. 保安設施		
保安系統及設備	入口通道控制及保安系統	地下及地庫住宅入口大堂設有智能讀卡機
	閉路電視	住宅入口大堂、升降機大堂、會所及所有升降機（花園洋房升降機除外）均設有閉路電視系統，直接連接管理處。花園洋房升降機閉路電視系統連接其單位之工作間。
嵌入式的裝備的細節	不適用	
嵌入式裝備位置	不適用	

6. 設備
請參閱「設備說明表」

賣方承諾如發展項目中沒有安裝4(a)及6細項下指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

Notes: 1. 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.

3. 4/F, 13/F, 14/F, 24/F and 34/F are omitted in Towers 1A, 1B, 2A & 2B.
4/F is omitted in Urban Villa 1 & 2.
Garden Mansion 4 is omitted.

註： 1. 除部份隱藏於混凝土內之導管外，其他部份的導管均為外露。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。

2. 除部份隱藏於混凝土內之水管外，其他部份的水管均為外露。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。

3. 第1A、1B、2A及2B座不設4樓、13樓、14樓、24樓及34樓。
都會城邸1及2不設4樓。
不設花園洋房4。

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

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 1A 第1A座						Tower 1B 第1B座													
				1/F - 39/F 1樓至39樓						40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓						40/F & 41/F 40樓及41樓					
				A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B		
Living and Dining Room, Master Bedroom, Bedroom 1, Bedroom 2 and Bedroom 3 客飯廳、主人睡房、 睡房1、睡房2及睡房3	Split Type Air-conditioner Indoor Unit 分體式冷氣機（室內機）	Toshiba 東芝	RAS-13N3KV-HK		✓	✓	✓	✓		✓				✓	✓	✓			✓				
			RAS-B10N3KV2-E					✓							✓								
			RAS-B13N3KV2-E	✓	✓	✓	✓		✓	✓			✓	✓		✓	✓	✓	✓				
			RAS-B16N3KV2-E					✓							✓								
			RAS-B22N3KV2-E	✓	✓	✓	✓		✓	✓			✓	✓		✓	✓	✓	✓				
	VRV Indoor Unit 多聯式分體式冷氣機（室內機）		MMK-AP0097HP-E									✓	✓								✓	✓	
			MMK-AP0157HP-E									✓									✓		
			MMK-AP0187HP-E									✓	✓								✓	✓	
			MMK-AP0247HP-E									✓											
	Split Type Air-conditioner Outdoor Unit 分體式冷氣機（室外機）		RAS-13N3AV-HK		✓	✓	✓	✓		✓						✓	✓	✓			✓		
			RAS-2M18S3AV-E						✓								✓						
			RAS-3M26S3AV-E	✓	✓	✓	✓	✓	✓	✓					✓	✓	✓	✓	✓	✓			
	VRV Outdoor Unit 多聯式分體式冷氣機（室外機）		MMY-MAP0806HT8P											✓	✓						✓	✓	

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 1A 第1A座								Tower 1B 第1B座									
				1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓	1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓		
				A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Kitchen 廚房	Built-in Gas Hob (Single Head Burner) 嵌入式煤氣煮食爐（單頭）	TGC	TRJB11MT-C			✓		✓						✓						✓	✓
		Miele	CS 1018 G								✓	✓								✓	✓
	Built-in Gas Hob (Double Head Burners) 嵌入式煤氣煮食爐（兩頭）	TGC	TRJB12S-C			✓		✓						✓							
		Miele	CS 1013-1								✓	✓								✓	✓
	Built-in Domino FlexInduction Hob 嵌入式電磁爐	Siemens 西門子	EX375FXB1E	✓	✓		✓		✓	✓			✓	✓		✓	✓	✓	✓		
	Built-in Domino 2-Zone Induction Hob 嵌入式2頭電磁爐	Miele	CS 1212-1i								✓	✓							✓	✓	
	Telescopic Cooker Hood 拉趟式抽油煙機	Siemens 西門子	LI97SA530B			✓		✓							✓						
			LI67SA530B	✓	✓		✓		✓	✓			✓	✓		✓	✓	✓	✓		
	Cooker Hood 抽油煙機	Miele	DA4228W									✓	✓							✓	✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐	Siemens 西門子	CS656GBS2		✓	✓	✓	✓		✓					✓	✓	✓		✓		
	Built-in Oven 嵌入式焗爐	Miele	H6860BP									✓	✓							✓	✓
	Built-in Steam Oven 嵌入式蒸爐	Miele	DG 6800									✓	✓							✓	✓
	Built-in Warming Drawer 嵌入式暖碟機	Miele	ESW6214									✓	✓							✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 1A 第1A座								Tower 1B 第1B座									
				1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓	1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓		
				A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Kitchen 廚房	2 in 1 Washer Dryer 二合一洗衣乾衣機	Siemens 西門子	WD14D366HK	✓		✓		✓	✓				✓		✓		✓	✓			
	Washer 洗衣機	Miele	WMV 960 WPS								✓									✓	
	Dryer 乾衣機	Miele	TMV 840 WP								✓									✓	
	Two Doors Refrigerator 雙門雪櫃	Siemens 西門子	KD25NVL3AK	✓					✓				✓				✓	✓			
		Samsung 三星	RB33R8899SR/SH		✓	✓	✓	✓		✓				✓	✓	✓			✓		
		Sub-Zero#	ICBBI-48S#								✓	✓								✓	✓
	Gas Water Heater 煤氣熱水爐	TGC	TNJW221TFQL			✓		✓			✓	✓			✓				✓	✓	
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM 6	✓	✓		✓		✓	✓			✓	✓		✓	✓	✓	✓		
	Exhaust Fan 抽氣扇	Panasonic	FV-20WH307			✓		✓						✓							
		Ostberg	RFE200AKU									✓	✓							✓	✓
Master Bathroom 主人浴室	Exhaust Fan 抽氣扇	Panasonic	FV-20WH307					✓						✓							
Master Bathroom 1 主人浴室1	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU								✓	✓							✓	✓	
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H								✓	✓							✓	✓	
	Towel Heater Rack 毛巾發熱架	Hydrotherm	H2/600-SC								✓	✓							✓	✓	

Notes:

- 4/F, 13/F, 14/F, 24/F & 34/F are omitted.
- “✓” means such appliance(s) is/are provided or installed in the residential unit.
- Refrigerator marked with “#” contains an ice maker. To use the ice maker a water supply point has to be connected to such refrigerator. No water supply point is/will be provided for conneting such refrigerator in the actual unit. The Vendor does not represent or warrant that the purchasers can install water supply point in the actual unit for connecting such refrigerator.

註：

- 不設4樓、13樓、14樓、24樓及34樓。
- “✓”表示此設備於該住宅單位內提供或安裝。
- 標有“#”之雪櫃設有製冰器。此等雪櫃須接駁供水方能使用製冰器。實際單位並無/將無設置供水接駁點予等雪櫃使用。賣方也不陳述或保証買方能於實際單位中設置予此等雪櫃使用的供水接駁點。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 1A 第1A座								Tower 1B 第1B座									
				1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓	
				A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Bathroom 浴室	Top Load Washing Machine 上置式洗衣機	Siemens 西門子	WP10R155HK		✓		✓			✓				✓		✓			✓		
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi	✓	✓		✓		✓	✓			✓	✓		✓	✓	✓	✓		
	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓	✓	✓	✓			✓	✓	✓	✓	✓	✓	✓		
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓	✓	✓	✓			✓	✓	✓	✓	✓	✓	✓		
Bathroom 1 浴室1	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU								✓	✓								✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H								✓	✓								✓	✓
Bathroom 2 浴室2	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU								✓									✓	
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H								✓									✓	
Utility 工作間	Washer 洗衣機	Miele	WMV 960 WPS									✓								✓	
	Dryer 乾衣機	Miele	TMV 840 WP									✓								✓	
	Electric Water Heater 電熱水爐	Jenfort 真富	JHC 3.5					✓							✓						
Lavatory inside Utility 工作間內之洗手間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU					✓			✓	✓			✓					✓	✓
Powder Room 化粧間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU								✓	✓								✓	✓
Flat Roof 平台	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi								✓	✓								✓	✓
	Jacuzzi 按摩浴缸	Jacuzzi	944515065								✓	✓								✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

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

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2A 第2A座															
				2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓							41/F 41樓		
				A	C	D	E	F	G	A	B	C	D	E	F	G	A	B	
Living and Dining Room, Master Bedroom, Bedroom 1, Bedroom 2 and Bedroom 3 客飯廳、主人睡房、 睡房1、睡房2及睡房3	Split Type Air-conditioner Indoor Unit 分體式冷氣機（室內機）	Toshiba 東芝	RAS-13N3KV-HK	✓	✓	✓	✓			✓	✓	✓	✓	✓					
			RAS-B10N3KV2-E								✓								
			RAS-B13N3KV2-E	✓	✓	✓	✓			✓		✓	✓	✓					
			RAS-B16N3KV2-E					✓	✓		✓				✓	✓			
			RAS-B22N3KV2-E	✓	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓	✓			
	VRV Indoor Unit 多聯式分體式冷氣機（室內機）		MMK-AP0097HP-E															✓	✓
			MMK-AP0157HP-E															✓	
			MMK-AP0187HP-E															✓	✓
			MMK-AP0247HP-E																✓
	Split Type Air-conditioner Outdoor Unit 分體式冷氣機（室外機）		RAS-13N3AV-HK	✓	✓	✓	✓			✓	✓	✓	✓	✓					
			RAS-2M18S3AV-E								✓								
			RAS-3M26S3AV-E	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
	VRV Outdoor Unit 多聯式分體式冷氣機（室外機）		MMY-MAP0806HT8P															✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2A 第2A座													
				2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓							41/F 41樓
				A	C	D	E	F	G	A	B	C	D	E	F	G	A B
Kitchen 廚房	Built-in Gas Hob (Single Head Burner) 嵌入式煤氣煮食爐 (單頭)	TGC	TRJB11MT-C			✓	✓				✓		✓	✓			
		Miele	CS 1018 G														✓ ✓
	Built-in Gas Hob (Double Head Burners) 嵌入式煤氣煮食爐 (兩頭)	TGC	TRJB12S-C			✓	✓				✓		✓	✓			
		Miele	CS 1013-1														✓ ✓
	Built-in Domino FlexInduction Hob 嵌入式電磁爐	Siemens 西門子	EX375FXB1E	✓	✓			✓	✓	✓		✓			✓	✓	
	Built-in Domino 2-Zone Induction Hob 嵌入式2頭電磁爐	Miele	CS 1212-1i														✓ ✓
	Telescopic Cooker Hood 拉趟式抽油煙機	Siemens 西門子	LI97SA530B			✓	✓				✓		✓	✓			
			LI67SA530B	✓	✓			✓	✓	✓		✓			✓	✓	
		Miele	DA4228W														✓ ✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐	Siemens 西門子	CS656GBS2	✓	✓	✓	✓			✓	✓	✓	✓	✓			
	Built-in Oven 嵌入式焗爐	Miele	H6860BP														✓ ✓
	Built-in Steam Oven 嵌入式蒸爐	Miele	DG 6800														✓ ✓
	Built-in Warming Drawer 嵌入式暖碟機	Miele	ESW6214														✓ ✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2A 第2A座														
				2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		
				A	C	D	E	F	G	A	B	C	D	E	F	G	A	B
Kitchen 廚房	2 in 1 Washer Dryer 二合一洗衣乾衣機	Siemens 西門子	WD14D366HK			✓	✓				✓		✓	✓				
	Washer 洗衣機	Miele	WMV 960 WPS														✓	✓
	Dryer 乾衣機	Miele	TMV 840 WP														✓	✓
	Two Doors Refrigerator 雙門雪櫃	Siemens 西門子	KD25NVL3AK					✓	✓						✓	✓		
		Samsung 三星	RB33R8899SR/SH	✓	✓	✓	✓			✓	✓	✓	✓	✓				
		Sub-Zero#	ICBBI-36S#															✓
	Gas Water Heater 煤氣熱水爐	TGC	TNJW221TFQL			✓	✓				✓		✓	✓			✓	✓
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM 6	✓	✓			✓	✓	✓		✓			✓	✓		
	Exhaust Fan 抽氣扇	Panasonic	FV-20WH307			✓	✓				✓		✓	✓				
		Ostberg	RFE200AKU															✓
Master Bathroom 主人浴室	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU								✓							
Master Bathroom 1 主人浴室1	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU														✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H														✓	✓
	Towel Heater Rack 毛巾發熱架	Hydrotherm	H2/600-SC														✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. “✓” means such appliance(s) is/are provided or installed in the residential unit.

3. Refrigerator marked with “#” contains an ice maker. To use the ice maker a water supply point has to be connected to such refrigerator. No water supply point is/will be provided for conneting such refrigerator in the actual unit. The Vendor does not represent or warrant that the purchasers can install water supply point in the actual unit for connecting such refrigerator.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. “✓”表示此設備於該住宅單位內提供或安裝。

3. 標有“#”之雪櫃設有製冰器。此等雪櫃須接駁供水方能使用製冰器。實際單位並無/將無設置供水接駁點予等雪櫃使用。賣方也不陳述或保證買方能於實際單位中設置予此等雪櫃使用的供水接駁點。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2A 第2A座														
				2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		
				A	C	D	E	F	G	A	B	C	D	E	F	G	A	B
Bathroom 浴室	Top Load Washing Machine 上置式洗衣機	Siemens 西門子	WP10R155HK	✓	✓			✓	✓	✓		✓			✓	✓		
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi	✓	✓			✓	✓	✓		✓			✓	✓		
	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bathroom 1 浴室1	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU														✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H														✓	✓
Utility 工作間	Washer 洗衣機	Miele	WMV 960 WPS														✓	✓
	Dryer 乾衣機	Miele	TMV 840 WP														✓	✓
	Electric Water Heater 電熱水爐	Jenfort 真富	JHC 3.5								✓							
Lavatory inside Utility 工作間內之洗手間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU														✓	✓
		Panasonic	FV15WH307								✓							
Flat Roof 平台	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi														✓	
	Jacuzzi 按摩浴缸	Jacuzzi	944515065														✓	

Notes:
1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.
2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：
1. 不設4樓、13樓、14樓、24樓及34樓。
2. "✓"表示此設備於該住宅單位內提供或安裝。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2B 第2B座													
				2/F - 3/F 2樓至3樓					5/F - 40/F 5樓至40樓						41/F 41樓		
				A	C	D	E	F	A	B	C	D	E	F	A	B	
Living and Dining Room, Master Bedroom, Bedroom 1, Bedroom 2 and Bedroom 3 客飯廳、主人睡房、 睡房1、睡房2及睡房3	Split Type Air-conditioner Indoor Unit 分體式冷氣機（室內機）	Toshiba 東芝	RAS-13N3KV-HK	✓	✓	✓	✓		✓	✓	✓	✓	✓				
			RAS-B10N3KV2-E							✓							
			RAS-B13N3KV2-E	✓	✓	✓	✓		✓		✓	✓	✓				
			RAS-B16N3KV2-E					✓		✓				✓			
			RAS-B22N3KV2-E	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓			
	VRV Indoor Unit 多聯式分體式冷氣機（室內機）		MMK-AP0097HP-E													✓	✓
			MMK-AP0157HP-E													✓	✓
			MMK-AP0187HP-E													✓	
			MMK-AP0247HP-E														✓
	Split Type Air-conditioner Outdoor Unit 分體式冷氣機（室外機）		RAS-13N3AV-HK	✓	✓	✓	✓		✓	✓	✓	✓	✓				
			RAS-2M18S3AV-E							✓							
			RAS-3M26S3AV-E	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
	VRV Outdoor Unit 多聯式分體式冷氣機（室外機）		MMY-MAP0806HT8P													✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2B 第2B座													
				2/F - 3/F 2樓至3樓					5/F - 40/F 5樓至40樓						41/F 41樓		
				A	C	D	E	F	A	B	C	D	E	F	A	B	
Kitchen 廚房	Built-in Gas Hob (Single Head Burner) 嵌入式煤氣煮食爐 (單頭)	TGC	TRJB11MT-C			✓	✓			✓		✓	✓				
		Miele	CS 1018 G											✓	✓		
	Built-in Gas Hob (Double Head Burners) 嵌入式煤氣煮食爐 (兩頭)	TGC	TRJB12S-C			✓	✓			✓		✓	✓				
		Miele	CS 1013-1											✓	✓		
	Built-in Domino FlexInduction Hob 嵌入式電磁爐	Siemens 西門子	EX375FXB1E	✓	✓			✓	✓		✓			✓			
	Built-in Domino 2-Zone Induction Hob 嵌入式2頭電磁爐	Miele	CS 1212-1i												✓	✓	
	Telescopic Cooker Hood 拉趟式抽油煙機	Siemens 西門子	LI97SA530B			✓	✓			✓		✓	✓				
			LI67SA530B	✓	✓			✓	✓		✓			✓			
		Miele	DA4228W													✓	✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐	Siemens 西門子	CS656GBS2	✓	✓	✓	✓		✓	✓	✓	✓	✓				
	Built-in Oven 嵌入式焗爐	Miele	H6860BP													✓	✓
	Built-in Steam Oven 嵌入式蒸爐	Miele	DG 6800													✓	✓
	Built-in Warming Drawer 嵌入式暖碟機	Miele	ESW6214													✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

23

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

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2B 第2B座													
				2/F - 3/F 2樓至3樓					5/F - 40/F 5樓至40樓						41/F 41樓		
				A	C	D	E	F	A	B	C	D	E	F	A	B	
Kitchen 廚房	2 in 1 Washer Dryer 二合一洗衣乾衣機	Siemens 西門子	WD14D366HK			✓	✓			✓		✓	✓				
	Two Doors Refrigerator 雙門雪櫃	Siemens 西門子	KD25NVL3AK					✓						✓			
		Samsung 三星	RB33R8899SR/SH	✓	✓	✓	✓		✓	✓	✓	✓	✓				
		Sub-Zero#	ICBBI-36S#												✓	✓	
	Gas Water Heater 煤氣熱水爐	TGC	TNJW221TFQL			✓	✓			✓		✓	✓		✓	✓	
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM 6	✓	✓			✓	✓		✓			✓			
	Exhaust Fan 抽氣扇	Panasonic	FV20WH307			✓	✓			✓	✓		✓	✓			
		Ostberg	RFE200AKU													✓	✓

Notes:

1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

2. “✓” means such appliance(s) is/are provided or installed in the residential unit.

3. Refrigerator marked with “#” contains an ice maker. To use the ice maker a water supply point has to be connected to such refrigerator. No water supply point is/will be provided for conneting such refrigerator in the actual unit. The Vendor does not represent or warrant that the purchasers can install water supply point in the actual unit for connecting such refrigerator.

註：

1. 不設4樓、13樓、14樓、24樓及34樓。

2. “✓”表示此設備於該住宅單位內提供或安裝。

3. 標有“#”之雪櫃設有製冰器。此等雪櫃須接駁供水方能使用製冰器。實際單位並無/將無設置供水接駁點予等雪櫃使用。賣方也不陳述或保證買方能於實際單位中設置予此等雪櫃使用的供水接駁點。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Tower 2B 第2B座												
				2/F - 3/F 2樓至3樓					5/F - 40/F 5樓至40樓					41/F 41樓		
				A	C	D	E	F	A	B	C	D	E	F	A	B
Master Bathroom 主人浴室	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU							✓						
Master Bathroom 1 主人浴室1	Thermo Ventilator 浴室寶	Panasonic	FV40BE2H												✓	✓
	Towel Heater Rack 毛巾發熱架	Hydrotherm	H2/600-SC												✓	✓
Bathroom 浴室	Top Load Washing Machine 上置式洗衣機	Siemens 西門子	WP10R155HK	✓	✓			✓	✓		✓			✓		
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi	✓	✓			✓	✓		✓			✓		
	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Bathroom 1 浴室1	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU												✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H												✓	✓
Utility 工作間	Washer 洗衣機	Miele	WMV 960 WPS												✓	✓
	Dryer 乾衣機	Miele	TMV 840 WP												✓	✓
	Electric Water Heater 電熱水爐	Jenfort 真富	JHC 3.5							✓						
Lavatory inside Utility 工作間內之洗手間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU												✓	✓
	Exhaust Fan 抽氣扇	Panasonic	FV-15WH307							✓						
Flat Roof 平台	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi												✓	
	Jacuzzi 按摩浴缸	Jacuzzi	944515065												✓	

Notes:
1. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.
2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：
1. 不設4樓、13樓、14樓、24樓及34樓。
2. "✓"表示此設備於該住宅單位內提供或安裝。

23

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

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Urban Villa 1 都會城邸1								Urban Villa 2 都會城邸2								
				1/F - 6/F 1樓至6樓								1/F - 6/F 1樓至6樓								
				A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H	
Living and Dining Room, Master Bedroom, Bedroom 1, Bedroom 2 and Bedroom 3 客飯廳、主人睡房、 睡房1、睡房2及睡房3	Split Type Air-conditioner Indoor Unit 分體式冷氣機（室內機）	Toshiba 東芝	RAS-10N3KV-HK1	✓							✓	✓							✓	
			RAS-18N3KV-HK	✓								✓	✓							✓
	VRV Indoor Unit 多聯式分體式冷氣機（室內機）		MMK-AP0097HP-E		✓	✓	✓	✓	✓	✓			✓	✓	✓	✓	✓	✓		
			MMK-AP0157HP-E		✓	✓	✓	✓	✓	✓			✓	✓	✓	✓	✓	✓		
			MMK-AP0187HP-E		✓	✓	✓	✓	✓	✓			✓	✓	✓	✓	✓	✓		
	Split Type Air-conditioner Outdoor Unit 分體式冷氣機（室外機）		RAS-10N3AV-HK1	✓								✓	✓							✓
			RAS-18N3AV-HK	✓								✓	✓							✓
	VRV Outdoor Unit 多聯式分體式冷氣機（室外機）		MCY-MAP0507HT		✓	✓	✓	✓						✓	✓	✓	✓			
			MCY-MAP0607HT8							✓	✓							✓	✓	

Notes:

1. 4/F is omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Urban Villa 1 都會城邸1								Urban Villa 2 都會城邸2							
				1/F - 6/F 1樓至6樓								1/F - 6/F 1樓至6樓							
				A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H
Kitchen 廚房	Built-in Gas Hob (Single Head Burner) 嵌入式煤氣煮食爐 (單頭)	TGC	TRJB11MT-C		✓	✓			✓	✓			✓	✓			✓	✓	
	Built-in Gas Hob (Double Head Burners) 嵌入式煤氣煮食爐 (兩頭)	TGC	TRJB12S-C		✓	✓			✓	✓			✓	✓			✓	✓	
	Built-in Domino FlexInduction Hob 嵌入式電磁爐	Siemens 西門子	EX375FXB1E	✓			✓	✓			✓	✓			✓	✓			✓
	Telescopic Cooker Hood 拉趟式抽油煙機	Siemens 西門子	LI97SA530B		✓	✓			✓	✓			✓	✓			✓	✓	
			LI67SA530B	✓			✓	✓			✓	✓			✓	✓			✓
	Built-in Combination Steam Oven 嵌入式蒸焗爐	Siemens 西門子	CS656GBS2		✓	✓	✓	✓	✓	✓			✓	✓	✓	✓	✓	✓	
	2 in 1 Washer Dryer 二合一洗衣乾衣機	Siemens 西門子	WD14D366HK		✓	✓			✓	✓			✓	✓			✓	✓	
	Two Doors Refrigerator 雙門雪櫃	Siemens 西門子	KD25NVL3AK	✓							✓	✓							✓
		Samsung 三星	RB33R8899SR/SH		✓	✓	✓	✓					✓	✓	✓	✓			
	Gas Water Heater 煤氣熱水爐	TGC	TNJW221TFQL		✓	✓			✓	✓			✓	✓			✓	✓	
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHM 6	✓			✓	✓			✓	✓			✓	✓			✓
	Exhaust Fan 抽氣扇	Panasonic	FV-20WH307		✓	✓			✓	✓			✓	✓			✓	✓	
Living and Dining Room 客飯廳	Side-by-side Refrigerator 對門式雪櫃	Samsung 三星	RS62K6007S8/SH						✓	✓							✓	✓	

Notes:

1. 4/F is omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

23

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

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Urban Villa 1 都會城邸1								Urban Villa 2 都會城邸2							
				1/F - 6/F 1樓至6樓								1/F - 6/F 1樓至6樓							
				A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H
Master Bathroom 主人浴室	Exhaust Fan 抽氣扇	Panasonic	FV-20WH307						✓	✓							✓	✓	
Bathroom 浴室	Top Load Washing Machine 上置式洗衣機	Siemens 西門子	WP10R155HK	✓			✓	✓			✓	✓			✓	✓			✓
	Electric Water Heater 電熱水爐	Stiebel Eltron 斯寶亞創	DHE 18/21/24 SLi	✓			✓	✓			✓	✓			✓	✓			✓
	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Utility 工作間	Electric Water Heater 電熱水爐	Jenfort 真富	JHC 3.5						✓	✓							✓	✓	
Lavatory inside Utility 工作間內之洗手間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU						✓	✓							✓	✓	

Notes:

1. 4/F is omitted.

2. "✓" means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設4樓。

2. "✓"表示此設備於該住宅單位內提供或安裝。

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Living and Dining Room, Master Bedroom, Bedroom 1, Bedroom 2, Bedroom 3 and Study Room 客飯廳、主人睡房、 睡房1、睡房2、睡房3及書房	VRV Indoor Unit 多聯式分體式冷氣機（室內機）	Toshiba 東芝	MMK-AP0097HP-E	✓	✓	✓	✓
			MMD-AP0096BHP1-E	✓	✓	✓	✓
			MMD-AP0156BHP1-E	✓	✓	✓	✓
			MMD-AP0186BHP1-E	✓	✓	✓	✓
			MMD-AP0246BHP1-E	✓	✓	✓	✓
			MMU-AP0184HP1-E	✓	✓	✓	✓
	VRV Outdoor Unit 多聯式分體式冷氣機（室外機）		MMY-MAP1406HT8P	✓	✓	✓	✓
Kitchen 廚房	Built-in Gas Hob (Single Head Burner) 嵌入式煤氣煮食爐（單頭）	Miele	CS 1018 G	✓	✓	✓	✓
	Built-in Gas Hob (Double Head Burners) 嵌入式煤氣煮食爐（兩頭）	Miele	CS 1013-1	✓	✓	✓	✓
	Built-in Domino 2-Zone Induction Hob 嵌入式2頭電磁爐	Miele	CS 1212-1i	✓	✓	✓	✓
	Telescopic Cooker Hood 拉趟式抽油煙機	Miele	DA4228W	✓	✓	✓	✓
	Built-in Oven 嵌入式焗爐	Miele	H6860BP	✓	✓	✓	✓
	Built-in Steam Oven 嵌入式蒸爐	Miele	DG 6800	✓	✓	✓	✓
	Built-in Warming Drawer 嵌入式暖碟機	Miele	ESW6214	✓	✓	✓	✓
	Washer 洗衣機	Miele	WMV 960WPS	✓	✓	✓	✓
	Dryer 乾衣機	Miele	TMV 840 WP	✓	✓	✓	✓

Notes:

1. Garden Mansion 4 is omitted.

2. “✓” means such appliance(s) is/are provided or installed in the residential unit.

註：

1. 不設花園洋房4。

2. “✓”表示此設備於該住宅單位內提供或安裝。

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

Appliances Schedule 設備說明表

Location 位置	Description 描述	Brand Name 品牌名稱	Model Number 產品型號	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Kitchen 廚房	Two Doors Refrigerator 雙門雪櫃	Sub-Zero#	ICBBI-48S#	✓	✓	✓	✓
	Gas Water Heater 煤氣熱水爐	TGC	TNJW221TFQL	✓	✓	✓	✓
	Exhaust Fan 抽氣扇	Ostberg	RFE200AKU	✓	✓	✓	✓
Master Bathroom 1 主人浴室1	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓
	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓
	Towel Heater Rack 毛巾發熱架	Hydrotherm	H2/600-SC	✓	✓	✓	✓
Bathroom 1 浴室1	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓
Bathroom 2 浴室2	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓
Bathroom 3 浴室3	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓
	Thermo Ventilator 浴室寶	Panasonic	FV-40BE2H	✓	✓	✓	✓
Lavatory inside Utility 工作間內之洗手間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓
Powder Room 化粧間	Exhaust Fan 抽氣扇	Ostberg	RFE140AKU	✓	✓	✓	✓
Flat Roof 平台	Gas Water Heater 煤氣熱水爐	TGC	TNJW221TFQL	✓	✓	✓	✓
Roof 天台	Jacuzzi 按摩浴缸	Jacuzzi	944515065	✓	✓	✓	✓

Notes:

1. Garden Mansion 4 is omitted.

2. “✓” means such appliance(s) is/are provided or installed in the residential unit.

3. Refrigerator marked with “#” contains an ice maker. To use the ice maker a water supply point has to be connected to such refrigerator. No water supply point is/will be provided for conneting such refrigerator in the actual unit. The Vendor does not represent or warrant that the purchasers can install water supply point in the actual unit for connecting such refrigerator.

註：

1. 不設花園洋房4。

2. “✓”表示此設備於該住宅單位內提供或安裝。

3. 標有“#”之雪櫃設有製冰器。此等雪櫃須接駁供水方能使用製冰器。實際單位並無/將無設置供水接駁點予等雪櫃使用。賣方也不陳述或保證買方能於實際單位中設置予此等雪櫃使用的供水接駁點。

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

Location 位置	Description 描述	Tower 1A 第1A座										Tower 1B 第1B座									
		1/F - 39/F 1樓至39樓								40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓								40/F & 41/F 40樓及41樓	
		A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B		
Main Entrance 大門入口	Video Door Bell 視頻門鈴	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
Living and Dining Room 客飯廳	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	2	1	1	1	2	2	1	3	3	2	1	2	1	2	2	1	3	3		
	TV Aerial Outlet 電視天線插座	3	2	2	2	2	3	2	2	2	3	2	2	2	3	3	2	2	2		
	Telephone Outlet 電話插座	2	2	2	2	2	2	2	1	1	2	2	2	2	2	2	2	1	1		
	13A Twin Socket Outlet 13A雙位電插座	5	3	4	3	5	5	3	5	5	5	3	4	3	5	5	3	5	5		
	13A Single Socket Outlet 13A單位電插座	1	-	-	-	-	1	-	-	-	1	-	-	-	1	1	-	-	-		
	Lighting Point 燈位	3	2	2	2	2	3	2	4	3	3	2	2	2	3	3	2	4	3		
	Lighting Switch 燈掣	4	4	5	4	6	4	4	6	4	4	4	5	4	4	4	4	6	4		
	Switch for Exhaust Fan 抽氣扇開關掣	-	-	1	-	1	-	-	2	2	-	-	1	-	-	-	-	2	2		
	Downlight 天花燈	-	1	1	1	2	-	1	-	-	-	1	1	1	-	-	1	-	-		
Master Bedroom 主人睡房	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	1	1	1	1	-	1	2	2	-	1	1	1	-	-	1	2	1		
	TV Aerial Outlet 電視天線插座	-	1	1	1	1	-	1	1	1	-	1	1	1	-	-	1	1	1		
	Telephone Outlet 電話插座	-	1	1	1	1	-	1	1	1	-	1	1	1	-	-	1	1	1		
	13A Twin Socket Outlet 13A雙位電插座	-	3	3	3	3	-	3	4	4	-	3	3	3	-	-	3	4	4		
	Downlight 天花燈	-	-	-	-	1	-	-	-	-	-	-	2	-	-	-	-	-	-		
	Lighting Point 燈位	-	1	1	1	1	-	1	3	3	-	1	1	1	-	-	1	3	2		
	Switch for Exhaust Fan/Jacuzzi 抽氣扇/按摩浴缸開關掣	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	Lighting Switch 燈掣	-	1	1	1	3	-	1	2	3	-	1	4	1	-	-	1	2	2		

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓、13樓、14樓、24樓及34樓。

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

Location 位置	Description 描述	Tower 1A 第1A座								Tower 1B 第1B座									
		1/F - 39/F 1樓至39樓						40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓						40/F & 41/F 40樓及41樓			
		A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Bedroom 1 睡房1	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	1	1	1	1	-	1	1	1	-	1	1	1	-	-	1	1	1
	TV Aerial Outlet 電視天線插座	-	1	1	1	1	-	1	1	1	-	1	1	1	-	-	1	1	1
	Telephone Outlet 電話插座	-	1	1	1	1	-	1	1	1	-	1	1	1	-	-	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	-	2	2	2	2	-	2	3	3	-	2	2	2	-	-	2	3	3
	Lighting Point 燈位	-	1	1	1	1	-	1	1	1	-	1	1	1	-	-	1	1	1
	Switch for Exhaust Fan 抽氣扇開關掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-
	Lighting Switch 燈掣	-	1	1	1	1	-	1	2	1	-	1	1	1	-	-	1	1	1
Bedroom 2 睡房2	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1
	TV Aerial Outlet 電視天線插座	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1
	Telephone Outlet 電話插座	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	2	-	-	3	3	-	-	2	-	-	-	-	3	3
	Lighting Point 燈位	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1
	Lighting Switch 燈掣	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	2	1
Bedroom 3 睡房3	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	TV Aerial Outlet 電視天線插座	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Telephone Outlet 電話插座	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	3	3
	Lighting Point 燈位	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓、13樓、14樓、24樓及34樓。

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

Location 位置	Description 描述	Tower 1A 第1A座								Tower 1B 第1B座									
		1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓	
		A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Master Bathroom 主人浴室	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Downlight 天花燈	-	-	-	-	3	-	-	-	-	-	-	3	-	-	-	-	-	-
Master Bathroom 1 主人浴室 1	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Towel Heater Rack Fused Connection Unit 毛巾發熱架熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Jacuzzi Connection Point 按摩浴缸接駁點	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Spare Fused Connection Unit 備用熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Downlight 天花燈	-	-	-	-	-	-	-	9	7	-	-	-	-	-	-	-	10	7
	Thermo Ventilator Connection Point 浴室寶接駁點	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓、13樓、14樓、24樓及34樓。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

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

Location 位置	Description 描述	Tower 1A 第1A座								Tower 1B 第1B座									
		1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓							40/F & 41/F 40樓及41樓	
		A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Bathroom 浴室	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	1	1	-	1	-	1	1	-	-	1	1	-	1	1	1	1	-	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-
	Thermo Ventilator Connection Point 浴室實接駁點	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	1	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-
	Downlight 天花燈	3	4	3	4	3	3	4	-	-	3	4	3	4	3	3	4	-	-
	13A Single Socket Outlet for Washing Machine 13A單位電插座供洗衣機	-	1	-	1	-	-	1	-	-	-	1	-	1	-	-	1	-	-
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	-	1	-	1	-	-	1	-	-	-	1	-	1	-	-	1	-	-
	Water Supply Connection Point for Washing Machine 洗衣機來水位	-	1	-	1	-	-	1	-	-	-	1	-	1	-	-	1	-	-
Bathroom 1 浴室1	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Thermo Ventilator Connection Point 浴室實接駁點	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Downlight 天花燈	-	-	-	-	-	-	-	4	4	-	-	-	-	-	-	-	4	4
Bathroom 2 浴室2	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	-
	Thermo Ventilator Connection Point 浴室實接駁點	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	-
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1	-
	Downlight 天花燈	-	-	-	-	-	-	-	4	-	-	-	-	-	-	-	-	4	-

“-” 不適用 Not applicable

Notes:

- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
- The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
- 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

- “1, 2, ...”表示提供於該住宅單位內的裝置數量。
- 說明表所顯示的燈掣數量是表示燈掣面板的數量。
- 不設4樓、13樓、14樓、24樓及34樓。

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

Location 位置	Description 描述	Tower 1A 第1A座										Tower 1B 第1B座									
		1/F - 39/F 1樓至39樓								40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓								40/F & 41/F 40樓及41樓	
		A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B		
Kitchen 廚房	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	2	1	3	1	1	2	2	1	1	2	1	1	1	1	2	2		
	Kitchen Cabinet Lighting Fused Connection Unit 廚櫃燈熔斷器接線電掣	1	1	1	1	2	1	1	2	2	1	1	1	1	1	1	1	2	2		
	Downlight 天花燈	-	-	3	-	3	-	-	7	7	-	-	3	-	-	-	-	7	6		
	Miniature Circuit Breaker Board 配電箱	1	1	1	1	-	1	1	-	-	1	1	-	1	1	1	1	-	-		
	Gas Cooker Fused Connection Unit 煤氣煮食爐熔斷器接線電掣	-	-	-	-	-	-	-	2	2	-	-	-	-	-	-	-	2	2		
	Gas Water Heater Fused Connection Unit 煤氣熱水器熔斷器接線電掣	-	-	1	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	Connection Point for Induction Hob 電磁爐接駁點	1	1	-	1	-	1	1	1	1	1	1	-	1	1	1	1	1	1		
	13A Single Socket Outlet for Cooker Hood 13A單位電插座供抽油煙機	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	Connection Point for Built-in Oven 嵌入式焗爐接駁點	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1		
	Connection Point for Built-in Steam Oven 嵌入式蒸爐接駁點	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1		
	Connection Point for Built-in Compact Steam Combination Oven 嵌入式蒸焗爐接駁點	-	1	1	1	1	-	1	-	-	-	1	1	1	-	-	1	-	-		
	13A Single Socket Outlet for Warming Drawer 13A單位電插座供暖碟機	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1		
	13A Single Socket Outlet for Wine Cellar 13A單位電插座供酒櫃	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1		
	13A Single Socket Outlet for Washing/Drying Machine 13A單位電插座供洗衣/乾衣機	1	-	1	-	1	1	-	2	-	1	-	1	-	1	1	-	-	2		
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	1	-	1	-	1	1	-	1	-	1	-	1	-	1	1	-	-	1		
	Water Supply Connection Point for Washing Machine 洗衣機來水位	1	-	1	-	1	1	-	1	-	1	-	1	-	1	1	-	-	1		
	13A Single Socket Outlet for Refrigerator 13A單位電插座供雪櫃	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	1	1	-	1	-	1	1	-	-	1	1	-	1	1	1	1	-	-		
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	1	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	Telephone Outlet 電話插座	1	1	1	1	-	1	1	1	1	1	1	1	1	1	1	1	1	1		
Utility 工作間	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	Downlight 天花燈	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	Lighting Switch 燈掣	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	Switch for Exhaust Fan/Electric Water Heater 抽氣扇/電熱水爐開關掣	-	-	-	-	2	-	-	1	1	-	-	2	-	-	-	-	1	1		
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	-	-	-	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-		
	Miniature Circuit Breaker Board 配電箱	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1		
	13A Single Socket Outlet for Washing/Drying Machine 13A單位電插座供洗衣/乾衣機	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	-	2	-		
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	-		
	Water Supply Connection Point for Washing Machine 洗衣機來水位	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	1	-		

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.
2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。
2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。
3. 不設4樓、13樓、14樓、24樓及34樓。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

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

Location 位置	Description 描述	Tower 1A 第1A座						Tower 1B 第1B座											
		1/F - 39/F 1樓至39樓						40/F & 41/F 40樓及41樓		1/F - 39/F 1樓至39樓						40/F & 41/F 40樓及41樓			
		A	B	C	D	E	F	G	A	B	A	B	C	D	E	F	G	A	B
Lavatory inside Utility 工作間內之洗手間	Downlight 天花燈	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	1	-	-	1	1	-	-	1	-	-	-	-	1	1
	Telephone Outlet 電話插座	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-
Powder Room 化粧間	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	Downlight 天花燈	-	-	-	-	-	-	-	2	2	-	-	-	-	-	-	-	2	2
Store 儲物室	Lighting Point 燈位	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	1
Internal Staircase 內置樓梯	Lighting Point 燈位	-	-	-	-	-	-	-	4	5	-	-	-	-	-	-	-	5	4
	Lighting Switch 燈掣	-	-	-	-	-	-	-	4	4	-	-	-	-	-	-	-	4	4
Area Outside Bedrooms at Upper Floor 上層樓層睡房外之位置	Lighting Point 燈位	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	2	3
	Lighting Switch 燈掣	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	3	4
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
Balcony 露台	Balcony Light 露台燈	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	-	-
Utility Platform 工作平台	Utility Platform Light 工作平台燈	-	-	-	-	1	-	-	-	-	-	-	1	-	-	-	-	-	-
Air-conditioning Platform 冷氣機平台	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	1	2	2	2	3	1	2	-	-	1	2	3	2	1	1	2	-	-
Flat Roof 平台	Flat Roof Light 平台燈	-	-	-	-	-	-	-	15	15	-	-	-	-	-	-	-	15	15
	Isolating Switch for Outdoor Jacuzzi Bath 室外按摩池隔離開關	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	13A Single Waterproof Socket Outlet 13A單位防水電插座	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	3	3
Roof 天台	Roof Light 天台燈	-	-	-	-	-	-	-	15	15	-	-	-	-	-	-	-	15	15
	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	1	1
	13A Single Waterproof Socket Outlet 13A單位防水電插座	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	3	3

“-” 不適用 Not applicable

Notes:

- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
- The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
- 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

- “1, 2, ...” 表示提供於該住宅單位內的裝置數量。
- 說明表所顯示的燈掣數量是表示燈掣面板的數量。
- 不設4樓、13樓、14樓、24樓及34樓。

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

Location 位置	Description 描述	Tower 2A 第2A座														Tower 2B 第2B座													
		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		2/F - 3/F 2樓至3樓					5/F - 40/F 5樓至40樓					41/F 41樓			
		A	C	D	E	F	G	A	B	C	D	E	F	G	A	B	A	C	D	E	F	A	B	C	D	E	F	A	B
Main Entrance 大門入口	Video Door Bell 視頻門鈴	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	
Living and Dining Room 客飯廳	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1	1	1	1	2	1	1	1	1	1	3	2	1	1	1	1	1	1	2	1	1	1	1	3	2
	TV Aerial Outlet 電視天線插座	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	2	
	Telephone Outlet 電話插座	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	2	
	13A Twin Socket Outlet 13A雙位電插座	3	3	4	4	3	3	3	5	3	4	4	3	3	5	5	3	3	4	4	3	3	5	3	4	4	3	5	5
	Lighting Point 燈位	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	1	3	
	Lighting Switch 燈掣	4	4	5	5	3	3	4	6	4	5	5	3	3	7	5	4	4	5	5	3	4	6	4	5	5	3	7	6
	Switch for Exhaust Fan 抽氣扇開關掣	-	-	1	1	-	-	-	1	-	1	1	-	-	1	1	-	-	1	1	-	-	1	-	1	1	-	1	1
	Downlight 天花燈	1	1	1	1	-	-	1	2	1	1	1	-	-	2	2	1	1	1	1	-	1	2	1	1	1	-	2	2
Master Bedroom 主人睡房	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	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	1
	TV Aerial Outlet 電視天線插座	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	1
	Telephone Outlet 電話插座	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	1
	13A Twin Socket Outlet 13A雙位電插座	3	3	3	3	3	3	3	3	3	3	3	3	3	4	4	3	3	3	3	3	3	3	3	3	3	3	4	4
	Lighting Point 燈位	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	1	1	1	1	1	1	1	1	1	1	1	2	3
	Switch for Exhaust Fan/Jacuzzi 抽氣扇/按摩浴缸開關掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-
	Lighting Switch 燈掣	1	1	1	1	2	2	1	2	1	1	1	2	2	3	2	1	1	1	1	2	1	2	1	1	1	2	3	2
	Downlight 天花燈	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-

“-” 不適用 Not applicable

- Notes:
- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
 - The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
 - 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

- 註：
- “1, 2, ...” 表示提供於該住宅單位內的裝置數量。
 - 說明表所顯示的燈掣數量是表示燈掣面板的數量。
 - 不設4樓、13樓、14樓、24樓及34樓。

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

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

Location 位置	Description 描述	Tower 2A 第2A座												Tower 2B 第2B座															
		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓	
		A	C	D	E	F	G	A	B	C	D	E	F	G	A	B	A	C	D	E	F	A	B	C	D	E	F	A	B
Bedroom 1 睡房1	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1	-	-	1	1	1	1	1	-	-	1	1	1	1	1	1	-	1	1	1	1	1	-	1	1
	TV Aerial Outlet 電視天線插座	1	1	1	1	-	-	1	1	1	1	1	-	-	1	1	1	1	1	1	-	1	1	1	1	1	-	1	1
	Telephone Outlet 電話插座	1	1	1	1	-	-	1	1	1	1	1	-	-	1	1	1	1	1	1	-	1	1	1	1	1	-	1	1
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2	-	-	2	2	2	2	2	-	-	2	2	2	2	2	2	-	2	2	2	2	2	-	2	2
	Lighting Point 燈位	1	1	1	1	-	-	1	1	1	1	1	-	-	1	1	1	1	1	1	-	1	1	1	1	1	-	1	1
	Lighting Switch 燈掣	1	1	1	1	-	-	1	1	1	1	1	-	-	1	1	1	1	1	1	-	1	1	1	1	1	-	1	1
Bedroom 2 睡房2	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	TV Aerial Outlet 電視天線插座	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	Telephone Outlet 電話插座	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	2	-	-	-	-	-	2	2	-	-	-	-	-	-	2	-	-	-	-	2	2
	Lighting Point 燈位	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
Bedroom 3 睡房3	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-
	TV Aerial Outlet 電視天線插座	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-
	Telephone Outlet 電話插座	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	-	-	-	-	-	-	3	-	-	-	-	-	-	-	-	-	-	-	-	3	-
	Lighting Point 燈位	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓、13樓、14樓、24樓及34樓。

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

Location 位置	Description 描述	Tower 2A 第2A座												Tower 2B 第2B座															
		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓	
		A	C	D	E	F	G	A	B	C	D	E	F	G	A	B	A	C	D	E	F	A	B	C	D	E	F	A	B
Master Bathroom 主人浴室	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-
	Downlight 天花燈	-	-	-	-	-	-	-	3	-	-	-	-	-	-	-	-	-	-	-	-	3	-	-	-	-	-	-	-
Master Bathroom 1 主人浴室 1	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Towel Heater Rack Fused Connection Unit 毛巾發熱架熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Spare Fused Connection Unit 備用熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Downlight 天花燈	-	-	-	-	-	-	-	-	-	-	-	-	-	7	7	-	-	-	-	-	-	-	-	-	-	-	7	7
	Thermo Ventilator Connection Point 浴室實接駁點	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
Bathroom 浴室	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	1	1	1	1	-	-
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	1	1	-	-	1	1	1	-	1	-	-	1	1	-	-	1	1	-	-	1	1	-	1	-	-	1	-	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	1	1	1	1	-	-
	Thermo Ventilator Connection Point 浴室實接駁點	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	1	1	1	1	-	-
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	1	1	-	-	-	1	-	1	1	-	-	-	-	-	-	1	1	-	-	1	-	1	1	-	-	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	1	1	1	1	1	1	1	1	1	1	1	-	-
	Downlight 天花燈	4	4	3	3	4	4	4	3	4	3	3	4	4	-	-	4	4	3	3	4	4	3	4	3	3	4	-	-
	13A Single Socket Outlet for Washing Machine 13A單位電插座供洗衣機	1	1	-	-	1	1	1	-	1	-	-	1	1	-	-	1	1	-	-	1	1	-	1	-	-	1	-	-
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	1	1	-	-	1	1	1	-	1	-	-	1	1	-	-	1	1	-	-	1	1	-	1	-	-	1	-	-
	Water Supply Connection Point for Washing Machine 洗衣機來水位	1	1	-	-	1	1	1	-	1	-	-	1	1	-	-	1	1	-	-	1	1	-	1	-	-	1	-	-
Bathroom 1 浴室 1	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Thermo Ventilator Connection Point 浴室實接駁點	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Downlight 天花燈	-	-	-	-	-	-	-	-	-	-	-	-	-	4	4	-	-	-	-	-	-	-	-	-	-	-	4	4

“-” 不適用 Not applicable

- Notes:
- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
 - The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
 - 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

- 註：
- “1, 2, ...”表示提供於該住宅單位內的裝置數量。
 - 說明表所顯示的燈掣數量是表示燈掣面板的數量。
 - 不設4樓、13樓、14樓、24樓及34樓。

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

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

Location 位置	Description 描述	Tower 2A 第2A座												Tower 2B 第2B座															
		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓	
		A	C	D	E	F	G	A	B	C	D	E	F	G	A	B	A	C	D	E	F	A	B	C	D	E	F	A	B
Kitchen 廚房	13A Twin Socket Outlet with 2 USB Port 13A雙位電插座連雙位USB插頭	1	1	2	2	1	1	1	2	1	2	2	1	1	2	2	1	1	2	2	1	1	2	1	2	2	1	2	2
	Lighting Point 燈位	-	-	-	-	-	-	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	-	-	-	-	3	3
	Lighting Switch 燈掣	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
	Kitchen Cabinet Lighting Fused Connection Unit 廚櫃燈熔斷器接線電掣	1	1	1	1	1	1	1	1	1	1	1	1	1	2	2	1	1	1	1	1	1	1	1	1	1	1	2	2
	Downlight 天花燈	-	-	3	3	-	-	-	3	-	3	3	-	-	7	6	-	-	3	3	-	-	3	-	3	3	-	7	7
	Miniature Circuit Breaker Board 配電箱	1	1	1	1	1	1	1	-	1	1	1	1	1	-	-	1	1	1	1	1	1	-	1	1	1	1	-	-
	Gas Cooker Fused Connection Unit 煤氣煮食爐熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	2	2	-	-	-	-	-	-	-	-	-	-	-	2	2
	Gas Water Heater Fused Connection Unit 煤氣熱水器熔斷器接線電掣	-	-	1	1	-	-	-	1	-	1	1	-	-	3	3	-	-	1	1	-	-	1	-	1	1	-	3	3
	Connection Point for Induction Hob 電磁爐接駁點	1	1	-	-	1	1	1	-	1	-	-	1	1	1	1	1	1	-	-	1	1	-	1	-	-	1	1	1
	13A Single Socket Outlet for Cooker Hood 13A單位電插座供抽油煙機	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	1
	Connection Point for Built-in Oven 嵌入式焗爐接駁點	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Connection Point for Built-in Steam Oven 嵌入式蒸爐接駁點	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Connection Point for Built-in Compact Steam Combination Oven 嵌入式蒸焗爐接駁點	1	1	1	1	-	-	1	1	1	1	1	-	-	-	-	1	1	1	1	-	1	1	1	1	1	-	-	-
	13A Single Socket Outlet for Warming Drawer 13A單位電插座供暖碟機	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	13A Single Socket Outlet for Wine Cellar 13A單位電插座供酒櫃	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	13A Single Socket Outlet for Washing/Drying Machine 13A單位電插座供洗衣/乾衣機	-	-	1	1	-	-	-	1	-	1	1	-	-	-	-	-	-	1	1	-	-	1	-	1	1	-	-	-
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	-	-	1	1	-	-	-	1	-	1	1	-	-	-	-	-	-	1	1	-	-	1	-	1	1	-	-	-
	Water Supply Connection Point for Washing Machine 洗衣機來水位	-	-	1	1	-	-	-	1	-	1	1	-	-	-	-	-	-	1	1	-	-	1	-	1	1	-	-	-
	13A Single Socket Outlet for Refrigerator 13A單位電插座供雪櫃	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	1
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	1	1	-	-	1	1	1	-	1	-	-	1	1	-	-	1	1	-	-	1	1	-	1	-	-	1	-	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	1	1	-	-	-	1	-	1	1	-	-	1	1	-	-	1	1	-	-	1	-	1	1	-	1	1
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	-	1	1	1	1	1	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓、13樓、14樓、24樓及34樓。

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

Location 位置	Description 描述	Tower 2A 第2A座														Tower 2B 第2B座													
		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓		2/F - 3/F 2樓至3樓						5/F - 40/F 5樓至40樓						41/F 41樓	
		A	C	D	E	F	G	A	B	C	D	E	F	G	A	B	A	C	D	E	F	A	B	C	D	E	F	A	B
Utility 工作間	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	Downlight 天花燈	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	Switch for Exhaust Fan/Electric Water Heater 抽氣扇/電熱水爐開關掣	-	-	-	-	-	-	-	2	-	-	-	-	-	1	1	-	-	-	-	-	-	2	-	-	-	-	1	1
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
	Miniature Circuit Breaker Board 配電箱	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	1	1
	13A Single Socket Outlet for Washing/Drying Machine 13A單位電插座供洗衣/乾衣機	-	-	-	-	-	-	-	-	-	-	-	-	-	2	2	-	-	-	-	-	-	-	-	-	-	-	2	2
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	Water Supply Connection Point for Washing Machine 洗衣機來水位	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
Lavatory inside Utility 工作間內之洗手間	Downlight 天花燈	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	-	-	1	-	-	-	-	-	1	1	-	-	-	-	-	-	1	-	-	-	-	-	-
	Telephone Outlet 電話插座	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
Store 儲物室	Lighting Point 燈位	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	1
Internal Staircase 內置樓梯	Lighting Point 燈位	-	-	-	-	-	-	-	-	-	-	-	-	-	1	3	-	-	-	-	-	-	-	-	-	-	-	1	3
	Lighting Switch 燈掣	-	-	-	-	-	-	-	-	-	-	-	-	-	2	3	-	-	-	-	-	-	-	-	-	-	-	2	3
Balcony 露台	Balcony Light 露台燈	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	-	-
Utility Platform 工作平台	Utility Platform Light 工作平台燈	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
Air-conditoning Platform 冷氣機平台	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	2	2	2	2	1	1	2	3	2	2	2	1	1	-	-	2	2	2	2	1	2	3	2	2	2	1	-	-
Flat Roof 平台	Flat Roof Light 平台燈	-	-	-	-	-	-	-	-	-	-	-	-	-	15	15	-	-	-	-	-	-	-	-	-	-	-	15	15
	13A Single Waterproof Socket Outlet 13A單位防水電插座	-	-	-	-	-	-	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	-	-	-	-	3	3
Roof 天台	Roof Light 天台燈	-	-	-	-	-	-	-	-	-	-	-	-	-	15	15	-	-	-	-	-	-	-	-	-	-	-	15	15
	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	-	-	-	-	-	-	-	-	-	1	1
	13A Single Waterproof Socket Outlet 13A單位防水電插座	-	-	-	-	-	-	-	-	-	-	-	-	-	3	3	-	-	-	-	-	-	-	-	-	-	-	3	3

“-” 不適用 Not applicable

Notes:

1. “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F, 13/F, 14/F, 24/F & 34/F are omitted.

註：

1. “1, 2, ...” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓、13樓、14樓、24樓及34樓。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

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

Location 位置	Description 描述	Urban Villa 1 都會城邸1								Urban Villa 2 都會城邸2							
		1/F - 6/F 1樓至6樓								1/F - 6/F 1樓至6樓							
		A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H
Main Entrance 大門入口	Video Door Bell 視頻門鈴	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Living and Dining Room 客飯廳	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1	1	2	2	1	1	1	1	1	1	2	2	1
	TV Aerial Outlet 電視天線插座	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	Telephone Outlet 電話插座	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	3	4	4	3	3	5	5	3	3	4	4	3	3	5	5	3
	Lighting Point 燈位	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	Lighting Switch 燈掣	3	5	5	4	4	6	6	3	3	5	5	4	4	6	6	3
	Switch for Exhaust Fan 抽氣扇開關掣	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	Downlight 天花燈	-	1	1	1	1	2	2	-	-	1	1	1	1	2	2	-
	13A Single Socket Outlet for Refrigerator 13A單位電插座供雪櫃	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
Master Bedroom 主人睡房	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	TV Aerial Outlet 電視天線插座	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3
	Lighting Point 燈位	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Switch for Exhaust Fan 抽氣扇開關掣	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Lighting Switch 燈掣	2	1	1	1	1	2	2	2	2	1	1	1	1	2	2	2
Bedroom 1 睡房1	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	1	1	1	1	1	1	-	-	1	1	1	1	1	1	-
	TV Aerial Outlet 電視天線插座	-	1	1	1	1	1	1	-	-	1	1	1	1	1	1	-
	Telephone Outlet 電話插座	-	1	1	1	1	1	1	-	-	1	1	1	1	1	1	-
	13A Twin Socket Outlet 13A雙位電插座	-	2	2	2	2	2	2	-	-	2	2	2	2	2	2	-
	Lighting Point 燈位	-	1	1	1	1	1	1	-	-	1	1	1	1	1	1	-
	Lighting Switch 燈掣	-	1	1	1	1	1	1	-	-	1	1	1	1	1	1	-
Bedroom 2 睡房2	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	TV Aerial Outlet 電視天線插座	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Telephone Outlet 電話插座	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	2	2	-	-	-	-	-	-	2	2	-
	Lighting Point 燈位	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Lighting Switch 燈掣	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-

“-” 不適用 Not applicable

Notes:

- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
- The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
- 4/F is omitted.

註：

- “1, 2, ...” 表示提供於該住宅單位內的裝置數量。
- 說明表所顯示的燈掣數量是表示燈掣面板的數量。
- 不設4樓。

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

Location 位置	Description 描述	Urban Villa 1 都會城邸1								Urban Villa 2 都會城邸2							
		1/F - 6/F 1樓至6樓								1/F - 6/F 1樓至6樓							
		A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H
Master Bathroom 主人浴室	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Downlight 天花燈	-	-	-	-	-	3	3	-	-	-	-	-	-	3	3	-
Bathroom 浴室	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	1	-	-	1	1	-	-	1	1	-	-	1	1	-	-	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Thermo Ventilator Connection Point 浴室實接駁點	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Downlight 天花燈	4	3	3	4	4	3	3	4	4	3	3	4	4	3	3	4
	13A Single Socket Outlet for Washing 13A單位電插座供洗衣機	1	-	-	1	1	-	-	1	1	-	-	1	1	-	-	1
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	1	-	-	1	1	-	-	1	1	-	-	1	1	-	-	1
	Water Supply Connection Point for Washing Machine 洗衣機來水位	1	-	-	1	1	-	-	1	1	-	-	1	1	-	-	1

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F is omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓。

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

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

Location 位置	Description 描述	Urban Villa 1 都會城邸1								Urban Villa 2 都會城邸2							
		1/F - 6/F 1樓至6樓								1/F - 6/F 1樓至6樓							
		A	B	C	D	E	F	G	H	A	B	C	D	E	F	G	H
Kitchen 廚房	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	2	2	1	1	2	2	1	1	2	2	1	1	2	2	1
	Kitchen Cabinet Lighting Fused Connection Unit 廚櫃燈熔斷器接線電掣	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Downlight 天花燈	-	3	3	-	-	3	3	-	-	3	3	-	-	3	3	-
	Miniature Circuit Breaker Board 配電箱	1	1	1	1	1	-	-	1	1	1	1	1	1	-	-	1
	Gas Cooker Fused Connection Unit 煤氣煮食爐熔斷器接線電掣	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	Gas Water Heater Fused Connection Unit 煤氣熱水器熔斷器接線電掣	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	Connection Point for Induction Hob 電磁爐接駁點	1	-	-	1	1	-	-	1	1	-	-	1	1	-	-	1
	13A Single Socket Outlet for Cooker Hood 13A單位電插座供抽油煙機	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	Connection Point for Built-in Compact Steam Combination Oven 嵌入式蒸焗爐接駁點	-	1	1	1	1	1	1	-	-	1	1	1	1	1	1	-
	13A Single Socket Outlet for Washing/Drying Machine 13A單位電插座供洗衣/乾衣機	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	Water Supply Connection Point for Washing Machine 洗衣機來水位	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	13A Single Socket Outlet for Refrigerator 13A單位電插座供雪櫃	1	1	1	1	1	-	-	1	1	1	1	1	1	-	-	1
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	1	-	-	1	1	-	-	1	1	-	-	1	1	-	-	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	1	1	-	-	1	1	-	-	1	1	-	-	1	1	-
	Telephone Outlet 電話插座	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Utility 工作間	13A Twin Socket Outlet 13A雙位電插座	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Downlight 天花燈	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Lighting Switch 燈掣	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Switch for Exhaust Fan/Electric Water Heater 抽氣扇/電熱水爐開關掣	-	-	-	-	-	2	2	-	-	-	-	-	-	2	2	-
	Isolating Switch for Electric Water Heater 電熱水爐隔離開關	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Miniature Circuit Breaker Board 配電箱	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
Lavatory inside Utility 工作間內之洗手間	Downlight 天花燈	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	-	-	-	-	-	1	1	-	-	-	-	-	-	1	1	-
Balcony 露台	Balcony Light 露台燈	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Air-conditioning Platform 冷氣機平台	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	2	1	1	-	-	1	1	2	2	1	1	-	-	1	1	2
Green Roof 綠化天台	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	-	-	-	1	1	-	-	-	-	-	-	1	1	-	-	-

“-” 不適用 Not applicable

Notes:

1. “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. 4/F is omitted.

註：

1. “1, 2, ...” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設4樓。

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

Location 位置	Description 描述	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Main Entrance 大門入口	Door Bell Push Button 門鈴按鈕	1	1	1	1
Living and Dining Room 客飯廳	Video Door Phone 視像對講機	1	1	1	1
	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	4	4	4	4
	TV Aerial Outlet 電視天線插座	2	2	2	2
	Telephone Outlet 電話插座	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	6	6	6	6
	Lighting Point 燈位	3	3	3	3
	Lighting Switch 燈掣	5	5	5	5
	Switch for Exhaust Fan 抽氣扇開關掣	2	2	2	2
Master Bedroom 主人睡房	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	2	2	2	2
	TV Aerial Outlet 電視天線插座	1	1	1	1
	Telephone Outlet 電話插座	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	9	9	9	9
	Lighting Point 燈位	3	3	3	3
	Switch for Exhaust Fan/Jacuzzi 抽氣扇/按摩浴缸開關掣	2	2	2	2
	Lighting Switch 燈掣	4	4	4	4
	Floor Heating Controller 地熱控制器	1	1	1	1

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. Garden Mansion 4 is omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設花園洋房4。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

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

Location 位置	Description 描述	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Bedroom 1 睡房1	TV Aerial Outlet 電視天線插座	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	4	4	4	4
	Lighting Point 燈位	1	1	1	1
	Lighting Switch 燈掣	2	2	2	2
	Floor Heating Controller 地熱控制器	1	1	1	1
Bedroom 2 睡房2	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1
	TV Aerial Outlet 電視天線插座	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	3	3	3	3
	Lighting Point 燈位	1	1	1	1
	Lighting Switch 燈掣	2	2	2	2
	Downlight 天花燈	1	1	1	1
	Floor Heating Controller 地熱控制器	1	1	1	1
Bedroom 3 睡房3	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	2	2	2	2
	TV Aerial Outlet 電視天線插座	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	3	3	3	3
	Lighting Point 燈位	1	1	1	1
	Lighting Switch 燈掣	3	3	3	3
	Downlight 天花燈	1	1	1	1
	Floor Heating Controller 地熱控制器	1	1	1	1

“-” 不適用 Not applicable

Notes:

- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
- The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
- Garden Mansion 4 is omitted.

註：

- “1, 2, ...” 表示提供於該住宅單位內的裝置數量。
- 說明表所顯示的燈掣數量是表示燈掣面板的數量。
- 不設花園洋房4。

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

Location 位置	Description 描述	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Master Bathroom 1 主人浴室1	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	2	2	2	2
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	1	1	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1
	Towel Heater Rack Fused Connection Unit 毛巾發熱架熔斷器接線電掣	1	1	1	1
	Jacuzzi Connection Point 按摩浴缸接駁點	1	1	1	1
	Spare Fused Connection Unit 備用熔斷器接線電掣	1	1	1	1
	Downlight 天花燈	13	13	13	13
Bathroom 1 浴室1	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
	Thermo Ventilator Connection Point 浴室寶接駁點	1	1	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	1	1	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1
	Downlight 天花燈	6	6	6	6
Bathroom 2 浴室2	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
	Thermo Ventilator Connection Point 浴室寶接駁點	1	1	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	1	1	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1
	Downlight 天花燈	6	6	6	6
Bathroom 3 浴室3	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
	Thermo Ventilator Connection Point 浴室寶接駁點	1	1	1	1
	Gas Water Heater Remote Controller 煤氣熱水爐溫度控制器	1	1	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1
	Downlight 天花燈	8	8	8	8

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. Garden Mansion 4 is omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設花園洋房4。

23 FITTINGS, FINISHES AND APPLIANCES

裝置、裝修物料及設備

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

Location 位置	Description 描述	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Kitchen 廚房	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1
	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	2	2	2	2
	Lighting Switch 燈掣	1	1	1	1
	Kitchen Cabinet Lighting Fused Connection Unit 廚櫃燈熔斷器接線電掣	2	2	2	2
	Downlight 天花燈	3	3	3	3
	Gas Cooker Fused Connection Unit 煤氣煮食爐熔斷器接線電掣	2	2	2	2
	Connection Point for Induction Hob 電磁爐接駁點	1	1	1	1
	13A Single Socket Outlet for Cooker Hood 13A單位電插座供抽油煙機	1	1	1	1
	Connection Point for Built-in Oven 嵌入式焗爐接駁點	1	1	1	1
	Connection Point for Built-in Steam Oven 嵌入式蒸爐接駁點	1	1	1	1
	13A Single Socket Outlet for Warming Drawer 13A單位電插座供暖碟機	1	1	1	1
	13A Single Socket Outlet for Wine Cellar 13A單位電插座供酒櫃	1	1	1	1
	13A Single Socket Outlet for Washing/Drying Machine 13A單位電插座供洗衣/乾衣機	2	2	2	2
	Water Outlet Connection Point for Washing Machine 洗衣機去水位	1	1	1	1
	Water Supply Connection Point for Washing Machine 洗衣機來水位	1	1	1	1
	13A Single Socket Outlet for Refrigerator 13A單位電插座供雪櫃	1	1	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
	Telephone Outlet 電話插座	1	1	1	1
Utility 工作間	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1
	Downlight 天花燈	1	1	1	1
	Lighting Switch 燈掣	1	1	1	1
	Switch for Exhaust Fan/Electric Water Heater 抽氣扇/電熱水爐開關掣	1	1	1	1
	Miniature Circuit Breaker Board 配電箱	1	1	1	1
Lavatory inside Utility 工作間內之洗手間	Downlight 天花燈	1	1	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
Study Room 書房	Air-conditioner Connection Point for A/C Indoor Unit 室內冷氣機接駁點	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	3	3	3	3
	Lighting Point 燈位	1	1	1	1
	Lighting Switch 燈掣	1	1	1	1

“-” 不適用 Not applicable

Notes:

- “1, 2, ...” denotes the quantity of such provision(s) provided in the residential unit.
- The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.
- Garden Mansion 4 is omitted.

註：

- “1, 2, ...” 表示提供於該住宅單位內的裝置數量。
- 說明表所顯示的燈掣數量是表示燈掣面板的數量。
- 不設花園洋房4。

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

Location 位置	Description 描述	Garden Mansion 1 花園洋房1	Garden Mansion 2 花園洋房2	Garden Mansion 3 花園洋房3	Garden Mansion 5 花園洋房5
Powder Room 化粧間	13A Twin Socket Outlet with USB Port 13A雙位電插座連USB插頭	1	1	1	1
	Exhaust Fan Fused Connection Unit 抽氣扇熔斷器接線電掣	1	1	1	1
	Mirror Cabinet Lighting Fused Connection Unit 鏡櫃燈熔斷器接線電掣	1	1	1	1
	Downlight 天花燈	2	2	2	2
Internal Staircase 內置樓梯	Switch for Electric Water Heater/Jacuzzi 電熱水爐/按摩浴缸開關掣	2	2	2	2
	Lighting Point 燈位	12	12	12	12
	Lighting Switch 燈掣	5	5	5	5
Basement Lift Lobby 地庫升降機大堂	Lighting Point 燈位	3	3	3	3
	Lighting Switch 燈掣	2	2	2	2
	13A Twin Socket Outlet 13A雙位電插座	2	2	2	2
First Floor Lift Lobby 一樓升降機大堂	Video Door Phone 視像對講機	1	1	1	1
	Downlight 天花燈	3	3	3	3
	Lighting Switch 燈掣	3	3	3	3
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1
Second Floor Lift Lobby 二樓升降機大堂	Video Door Phone 視像對講機	1	1	1	1
	Downlight 天花燈	1	1	1	1
	Lighting Switch 燈掣	1	1	1	1
	13A Twin Socket Outlet 13A雙位電插座	1	1	1	1
Balcony 露台	Balcony Light 露台燈	2	2	2	2
	Lighting Point 燈位	2	2	2	2
Garden 花園	Flat Roof Light 平台燈	4	4	4	4
	13A Single Waterproof Socket Outlet 13A單位防水電插座	3	3	3	3
	Lighting Point 燈位	1	1	1	1
Roof 天台	Roof Light 天台燈	10	10	10	10
	Gas Water Heater Fused Connection Unit 煤氣熱水器熔斷器接線電掣	4	4	4	4
	Isolating Switch for Outdoor Jacuzzi Bath 室外按摩池隔離開關	1	1	1	1
	Isolating Switch for A/C Outdoor Unit 室外冷氣機隔離開關	2	2	2	2
	13A Single Waterproof Socket Outlet 13A單位防水電插座	3	3	3	3

“-” 不適用 Not applicable

Notes:

1. “1, 2, ……” denotes the quantity of such provision(s) provided in the residential unit.

2. The quantity of the lighting switch shown in the schedule denotes the quantity of switch faceplate.

3. Garden Mansion 4 is omitted.

註：

1. “1, 2, ……” 表示提供於該住宅單位內的裝置數量。

2. 說明表所顯示的燈掣數量是表示燈掣面板的數量。

3. 不設花園洋房4。

24 SERVICE AGREEMENTS 服務協議

Potable and flushing water is supplied by Water Supplies Department.

Electricity is supplied by CLP Power Hong Kong Limited.

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

食水及沖廁水由水務署供應。

電力由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。

25 GOVERNMENT RENT 地稅

The Vendor will pay or has paid (as the case may be) all outstanding Government Rent in respect of the lot from the date of the Land Grant up to and including the date of the respective assignments to the purchasers.

賣方將會或已經(視屬何情況而定)繳付有關該地段由批地文件之日期起計直至相關買方轉讓契日期(包括該日)之地稅。

26 MISCELLANEOUS PAYMENTS BY PURCHASER 買方的雜項付款

On the delivery of the vacant possession of the specified residential property to the purchaser, the purchaser is liable to reimburse the Vendor for the deposits for water, electricity and gas; and on that delivery, the purchaser is not liable to pay to the Vendor a debris removal fee.

Remark: On that delivery, the purchaser is liable to pay a debris removal fee to the manager (not the Vendor) of the Development under the deed of mutual covenant, and where the Vendor has paid that debris removal fee, the purchaser shall reimburse the Vendor for the same.

在向買方交付指明住宅物業在空置情況下的管有權時，買方須負責向賣方補還水、電力及氣體的按金；及在交付時，買方不須向賣方支付清理廢料的費用。

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

DEFECT LIABILITY WARRANTY PERIOD
欠妥之處的保養責任期 27

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

凡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。

MAINTENANCE OF SLOPES
斜坡維修 28

Not applicable.

不適用。

MODIFICATION
修訂 29

There is no on-going application to the Government for a modification of the land grant for this Development.

本發展項目現時並沒有向政府提出申請修訂批地文件。



1. Gondola Systems and Building Maintenance Unit (BMU) systems

Applicable to Tower 1 and Tower 2

There are gondolas and building maintenance unit ("BMU") systems (which are part of the common parts) on the top roofs of Tower 1 and Tower 2. The manager of the Development ("Manager") has the power to operate the gondola systems or BMU systems or similar systems in the Development and for the avoidance of doubt, the Manager may move and use a gondola, a BMU or the like in or through the airspace over any balcony, utility platform, flat roof, roof or garden forming part of any residential property.

Applicable to Urban Villa 1 and Urban Villa 2

There are equipment or fixtures (which are part of the common parts) on the roofs of Urban Villa 1 and Urban Villa 2 for the purpose of connection with or installation of the gondola or BMU systems to be operated by the Manager. The Manager has the power to operate the gondola systems or BMU systems or similar systems in the Development and for the avoidance of doubt, the Manager may move and use a gondola, a BMU or the like in or through the airspace over any balcony, utility platform, flat roof, roof or garden forming part of any residential property.

2. Common Parts Inside or Abutting the Flat Roof of the Residential Properties

There are areas which are common parts inside or abutting the flat roof of the residential properties listed out below. Under the deed of mutual covenant of the Development, the manager of the Development has the power to enter with or without workmen, equipment or materials at all reasonable times on reasonable notice (except in an emergency when no notice is required and the entry may take place at all times) any part of the Development (including such residential properties and the flat roof thereof) to carry out necessary repairs to the Development or abate any hazard or nuisance which does or may affect the common parts or other owners.

Tower	Floor	Flat
1A	40/F & 41/F	A & B
1B	40/F & 41/F	A & B
2A	41/F	A & B
2B	41/F	A & B

1. 吊船系統及外牆清潔裝置(BMU)系統

適用於第1座及第2座

第1及第2座之頂層天台設有吊船及外牆清潔裝置系統(屬公用部分的一部分)。發展項目管理人(“管理人”)有權操作發展項目之吊船系統或外牆清潔裝置系統或類似系統及為免生疑問，管理人可能會在屬於任何住宅物業一部分之露台、工作平台、平台、天台或花園內或通過其上空移動及使用吊船、外牆清潔裝置或類似裝置。

適用於都會城邸1及都會城邸2

都會城邸1及都會城邸2之天台設有設備或固定附着物(屬公用部分的一部分)，用作連接或安裝由管理人操作的吊船或外牆清潔裝置系統。管理人有權操作發展項目之吊船系統或外牆清潔裝置系統或類似系統及為免生疑問，管理人可能會在屬於任何住宅物業一部分之露台、工作平台、平台、天台或花園內或通過其上空移動及使用吊船、外牆清潔裝置或類似裝置。

2. 住宅物業之平台之內存有或毗連屬公用部分

於下面列出的住宅物業之平台之內存有或毗連屬公用部分之範圍。根據發展項目公共契約，發展項目管理人有權經合理預先通知(緊急情況則無需通知並可在任何時間)帶同或不帶工人、設備或材料在任何合理時間內進入發展項目任何部分(包括該等住宅物業及其平台)，以對發展項目進行必要的維修或減少對公用地方或其他業主的妨礙或干擾。

座數	樓層	單位
1A	40樓及41樓	A及B
1B	40樓及41樓	A及B
2A	41樓	A及B
2B	41樓	A及B

The address of the website designated by the Vendor for the Development for the purposes of Part 2 of the Residential Properties (First-hand Sales) Ordinance: **www.ksummit.com.hk**

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

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INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING
申請建築物總樓面面積寬免的資料

Breakdown of GFA Concessions Obtained for All Features 獲寬免總樓面面積的設施分項

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

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

		Area (m²) 面積 (平方米)
Disregarded GFA under Building (Planning) Regulations 23(3)(b) 根據《建築物（規劃）規例》第23(3)(b) 條不計算的總樓面面積		
1(#)	Carpark and loading/unloading area excluding public transport terminus 停車場及上落客貨地方（公共交通總站除外）	6,369.636
2	Plant Rooms and Similar Services 機房及類似設施	
2.1(#)	Mandatory feature or essential plant room, area of which is limited by respective Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) or regulation such as lift machine room, telecommunications and broadcasting (TBE) room, refuse storage and material recovery chamber, etc. 所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》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、垃圾及物料回收房等	987.195
2.2(#)	Mandatory feature or essential plant room, area of which is NOT limited by any PNAP or regulation such as room occupied solely by fire services installations (FSI) and equipment, meter room, transformer room, potable and flushing water tank, etc. 所佔面積不受任何《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或規例限制的強制性設施或必要機房，例如僅供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	4,251.403
2.3(#)	Non-mandatory or non-essential plant room such as air-conditioning plant room, air handling unit (AHU) room, etc. 非強制性或非必要機房，例如空調機房、風櫃房等	Not Applicable 不適用

Green Features under Joint Practice Notes 1 and 2 根據聯合作業備考第1及第2號提供的環保設施		
3(#)	Balcony for residential buildings 住宅樓宇露台	1,080.115
4(#)	Wider common corridor and lift lobby 加闊的公用走廊及升降機大堂	Not Applicable 不適用
5(#)	Communal sky garden 公用空中花園	Not Applicable 不適用
6(#)	Acoustic fin 隔聲鰭	Not Applicable 不適用
7(#)	Wing wall, wind catcher and funnel 翼牆、捕風器及風斗	Not Applicable 不適用
8(#)	Non-structural prefabricated external wall 非結構預製外牆	900.592
9(#)	Utility platform 工作平台	99.902
10(#)	Noise barrier 隔音屏障	Not Applicable 不適用
Amenity Features 適意設施		
11(#)	Counter, office, store, guard room and lavatory for watchman and management staff, Owners’ Corporation Office 供保安人員和管理處員工使用的櫃檯、辦公室、儲物室、警衛室和廁所、業主立案法團辦公室	120.300
12(#)	Residential recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway etc serving solely the recreational facilities 住宅康樂設施，包括僅供康樂設施使用的中空、機房、游泳池的濾水器機房、有蓋人行道等	1,781.629
13(#)	Covered landscaped and play area 有上蓋的園景區及遊樂場	611.568
14(#)	Horizontal screens/ covered walkways, trellis 橫向屏障/有蓋人行道、花棚	Not Applicable 不適用
15(#)	Larger lift shaft 擴大升降機井道	1,236.668
16(#)	Chimney shaft 煙囪管道	Not Applicable 不適用

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

申請建築物總樓面面積寬免的資料

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17(#)	Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room 其他非強制性或非必要機房，例如鍋爐房、衛星電視共用天線房	Not Applicable 不適用
18(#)	Pipe duct, air duct for mandatory feature or essential plant room 強制性設施或必要機房所需的管槽、氣槽	979.828
19(#)	Pipe duct, air duct for non-mandatory or non-essential plant room 非強制性設施或非必要機房所需的管槽、氣槽	Not Applicable 不適用
20(#)	Plant room, pipe duct, air duct for environmentally friendly system and feature 環保系統及設施所需的機房、管槽及氣槽	Not Applicable 不適用
21(#)	High headroom and void in front of cinema, shopping arcade etc. in non-domestic development 非住用發展項目中電影院、商場等的較高的淨高及前方中空	Not Applicable 不適用
22(#)	Void over main common entrance (Prestige entrance) in non-domestic development 非住用發展項目的公用主要入口（尊貴入口）上方的中空	Not Applicable 不適用
23(#)	Void in duplex domestic flat and house 複式住宅單位及洋房的中空	Not Applicable 不適用
24(#)	Sunshade and reflector 遮陽篷及反光罩	Not Applicable 不適用
25(#)	Minor projection such as AC box, window cill, projecting window 小型伸出物如空調機箱、窗檻、窗台	2,095.546
26(#)	Other projection such as air-conditioning box and platform with a projection of more than 750mm from the external wall 其他伸出物如空調機箱及伸出外牆超過750毫米的空調機平台	Not Applicable 不適用
Other Exempted Items 其他項目		
27(#)	Refuge floor including refuge floor cum sky garden 庇護層，包括庇護層兼空中花園	Not Applicable 不適用
28(#)	Covered area under large projection/overhanging feature 大型伸出/外懸設施下的有蓋面積	Not Applicable 不適用
29(#)	Public transport terminus 公共交通總站	Not Applicable 不適用
30(#)	Party structure and common staircase 共用構築物及樓梯	Not Applicable 不適用
31(#)	Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA 僅供獲接納不計入總樓面面積的樓層使用的樓梯、升降機槽及垂直管道的水平面積	344.553
32(#)	Public passage 公眾通道	Not Applicable 不適用

33(#)	Covered set back area 因建築物後移導致的覆蓋面積	Not Applicable 不適用
Other Exempted Items 其他項目		
Bonus GFA 額外總樓面面積		
34(#)	Bonus GFA 額外總樓面面積	Not Applicable 不適用

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

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。

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INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING
申請建築物總樓面面積寬免的資料

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

Green Building Certification

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

Provisional
GOLD



PROVISIONAL
GOLD
NB V1.2 2019
HKGBC
BEAM Plus

Application no.: PAG0059/19

綠色建築認證

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

暫定評級
金級



暫定
金級
NB V1.2 2019
HKGBC
綠建環評

申請編號: PAG0059/19

Estimated energy performance or consumption for the common parts of the development 發展項目的公用部分的預計能量表現或消耗

Latest information on the estimated energy performance or consumption for the common parts of the development as submitted to the Building Authority prior to the printing of the sales brochures:於印製售樓說明書前呈交予建築事務監督發展項目的公用部份的預計能量表現或消耗的最近期資料：

Part I 第I部分						
Provision of Central Air-conditioning 提供中央空調			NO 否			
Provision of Energy Efficient Features 提供具能源效益的設施			YES 是			
Energy Efficient Features Proposed: 擬安裝的具能源效益的設施：			1. High efficiency air conditioner 高效率的空調機 2. Energy saving lighting (LED lamp) 節能燈（發光二極體燈管）			
Part II: The predicted annual energy use of the proposed building / part of building (Note 1) 第II部分：擬興建樓宇/部分樓宇預計每年能源消耗量（註1）						
Type of Development 發展項目類型	Location 位置	Internal Floor Area Served (m²) 使用有關裝置的內部樓面面積（平方米）	Annual Energy Use of Baseline Building (Note 2) 基線樓宇（註2）每年能源消耗量		Annual Energy Use of Proposed Building 擬興建樓宇每年能源消耗量	
			Electricity kWh / m² / annum 電力 千瓦小時/平方米/年	Town Gas / LPG unit / m² / annum 煤氣/石油氣 用量單位/平方米/年	Electricity kWh / m² / annum 電力 千瓦小時/平方米/年	Town Gas / LPG unit / m² / annum 煤氣/石油氣 用量單位/平方米/年
Domestic Development (Excluding Hotel) 住用發展項目（不包括酒店）	Central Building Services Installation (Note 3) 中央屋宇裝備裝置（註3）	10,679	203	---	175	---
Non-domestic Development (including Hotel)(Note 4) 非住用發展項目（包括酒店）（註4）	(Central building services installation) 平台（中央屋宇裝備裝置）	2,385	198	---	143	---

Part III: The following installation(s) are designed in accordance with the relevant Codes of Practices published by the Electrical & Mechanical Services Department (EMSD) 第III部分：以下裝置乃按機電工程署公布的相關實務守則設計			
Type of Installations 裝置類型	YES 是	NO 否	N/A 不適用
Lighting Installations 照明裝置	✓		
Air-conditioning Installations 空調裝置	✓		
Electrical Installations 電力裝置	✓		
Lift & Escalator Installations 升降機及自動梯的裝置	✓		
Performance-based Approach 以總能源為本的方法			✓

Notes:

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/m²/annum) and town gas/LPG consumption (unit/m²/annum), of the development by the internal floor area served, where:
- (a) “total annual energy use” has the same meaning of “annual energy use” under Section 4 and Appendix 8 of the BEAM Plus for New Buildings (version 1.2); 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)” under Section 4 and Appendix 8 of the BEAM Plus for New Building (version 1.2).
3. “Central Building Services Installation” has the same meaning as that in the code of Practice for Energy Efficiency of Building Services Installations 2015.
4. Podium(s) normally means the lowest part of the development (usually the lowest 15m of the development and its basement, if any) carrying different use(s) from that of the tower(s) above. For development without clear demarcation between podium(s) and tower(s), the development, as a whole, should be considered as tower(s).

註：

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（1.2版本）第4節及附錄8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（1.2版本）第4節及附錄8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”與樓宇的屋宇裝備裝置能源效益實務守則2015中的涵義相同。
4. 平台一般指發展項目的最低部分（通常為發展項目最低於15米部分及其地庫（如適用）），並與其上的塔樓具有不同用途。對於並無明確劃分平台與塔樓的發展項目，應視整個發展項目為塔樓。

1. The purchaser is required to agree with the Vendor in the Agreement for Sale and Purchase to the effect that other than entering into a mortgage or charge, the purchaser will not nominate any person to take up the Assignment of the Residential Unit or the Parking Space specified in the Agreement for Sale and Purchase, sub-sell that Residential Unit or Parking Space or transfer the benefit of the Agreement for Sale and Purchase of that Residential Unit or Parking Space in any manner whatsoever or enter into any agreement so to do before completion of the sale and purchase and execution of the Assignment.
 2. If the Vendor, at the request of the purchaser under an Agreement for Sale and Purchase, agrees (at its own discretion) to cancel the Agreement for Sale and Purchase or the obligations of the purchaser under the Agreement for Sale and Purchase, the Vendor is entitled to retain the sum of five percent (5%) of the total purchase price of the Residential Unit and the Parking Space specified in the Agreement for Sale and Purchase and the purchaser will in addition pay or reimburse (as the case may be) to the Vendor all legal costs, charges and disbursements (including any stamp duty) in connection with the cancellation of the Agreement for Sale and Purchase.
 3. The Vendor will pay or has paid (as the case may be) all outstanding Government rent in respect of the land on which the Development is in the course of being erected, from the date of the Government Grant up to and including the date of the respective Assignments to the purchasers.
 4. The purchaser who has signed an Agreement for Sale and Purchase has the right of access to and will, upon his request, be provided with a hard copy of an updated record of information as to the total construction costs and the total professional fees to complete the Development as well as the total construction costs and the total professional fees expended and paid as at the end of the calendar month preceding the month at which the request is made subject to payment of a nominal fee of not more than HK\$100 per request.
 5. Information and requirements relating to the Yellow Area (as referred to in Special Condition Nos. (2), (3), (4), (5), (7) and (39) of the Land Grant): Please refer to the sections "Summary of Land Grant" and "Information on Public Facilities and Public Open Spaces".
 6. Information and requirements relating to Public Passage Area (as referred to in Special Condition No. (15) of the Land Grant): Please refer to the sections "Summary of Land Grant" and "Information on public Facilities and Public Open Space".
1. 買方須與賣方於正式買賣合約中協議，除訂立按揭或押記外，買方不會於完成買賣及簽署轉讓契之前，以任何方式，或訂立任何協議以達至提名任何人士接受正式買賣合約所指明的住宅單位或車位的轉讓契，或轉讓該住宅單位或車位，或轉移該住宅單位或車位於正式合約內的權益。
 2. 如正式買賣合約中的買方有此要求，並獲賣方（按其自己的酌情決定）同意之情況下取消正式買賣合約或買方於該正式買賣合約內所承擔之責任，賣方有權保留相等於該正式買賣合約所指明的住宅單位及車位總售價百份之五的款額。同時，買方亦須額外付予賣方或付還賣方（視情況而定）全部就取消該正式買賣合約而須付之律師費、收費及代墊付費用（包括任何印花稅）。
 3. 賣方將會支付或已經支付（視情況而定）由批地文件之日起直至個別買方簽署轉讓契之日（包括簽署轉讓契當日）止，所有有關該正在興建的發展項目所處地段的地稅。
 4. 已簽署正式買賣合約的買方有權要求查閱並於要求時獲提供一份有關完成興建發展項目所需的建築費用及專業費用總額，及直至詢問時的上一個曆月底為止已動用及支付的建築費用及專業費用總額的最新資料記錄的副本，但每次要求須支付不超過港幣一百元象徵式費用。
 5. 有關「黃色範圍」（批地文件特別條件第（2）、（3）、（4）、（5）、（7）及（39）條提及）的資料及要求：請參閱「批地文件的摘要」及「公共設施及公眾休憩用地的資料」各節。
 6. 有關「公眾通道範圍」（批地文件特別條件第（15）條提及）的資料及要求：請參閱「批地文件的摘要」及「公共設施及公眾休憩用地的資料」各節。

DATE ON WHICH THIS SALES BROCHURE IS PRINTED
本售樓說明書印製日期 34

8 November 2019

2019年11月8日

POSSIBLE FUTURE CHANGES
日後可能出現的改變 35

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

發展項目及其周邊地區日後可能出現改變。

