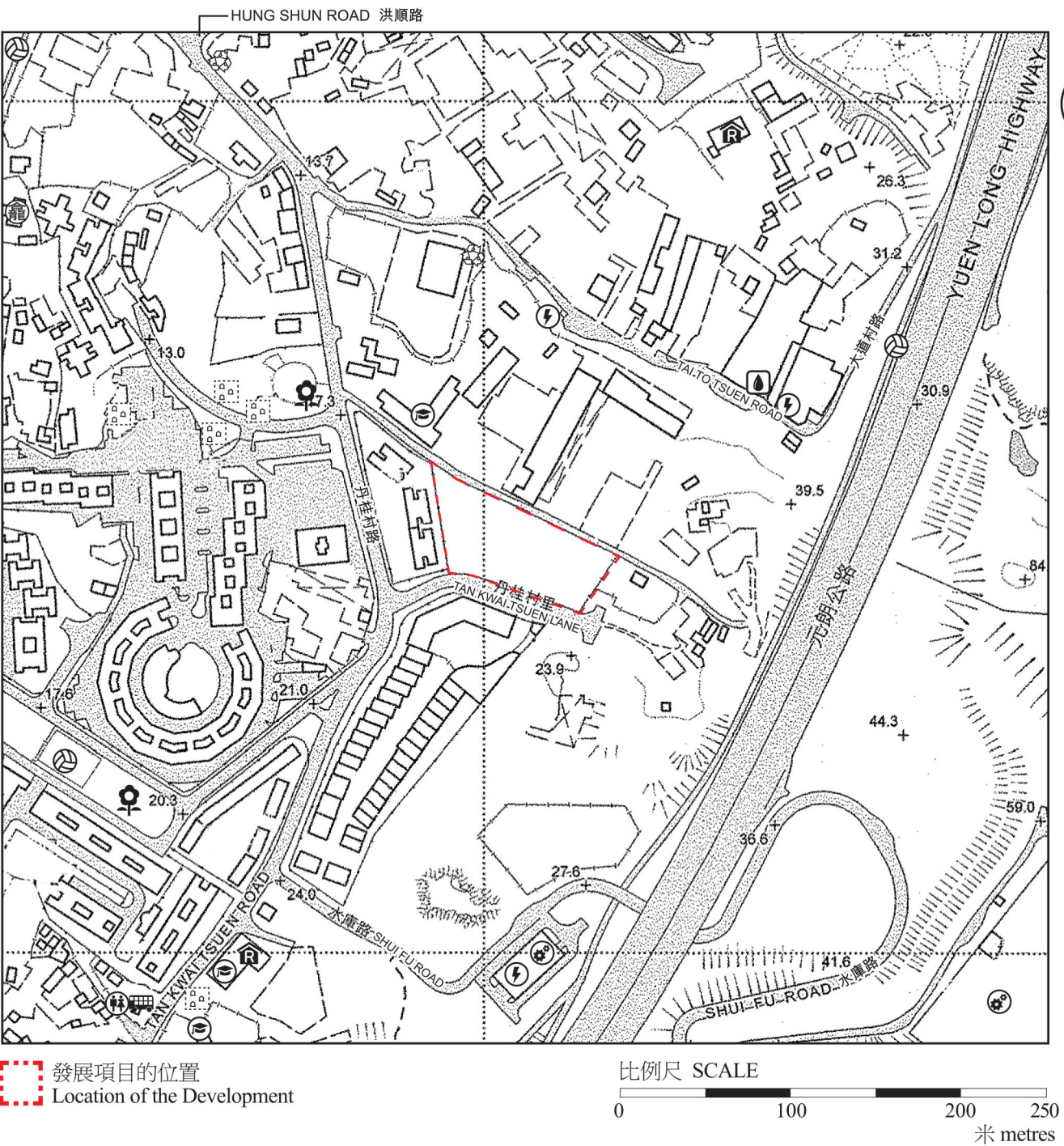


LOCATION PLAN OF THE DEVELOPMENT

發展項目的所在位置圖



The above location plan is prepared by the Vendor with reference to the Survey Sheet No. 6-NW-C dated 28th March 2019 from Survey and Mapping Office of the Lands Department, with adjustments where necessary.

The map is reproduced with permission of the Director of Lands. © The Government of Hong Kong SAR.
Licence No.78/2018.

Notes:

1. The Vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
2. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.

圖例 NOTATION

- | | |
|---|--|
| 發電廠 (包括電力分站)
Power Plant (including Electricity Sub-stations) | 學校 (包括幼稚園)
School (including Kindergarten) |
| 公園
Public Park | 公廁
A Public Convenience |
| 體育設施 (包括運動場及游泳池)
Sports Facilities (including Sports Ground and Swimming Pool) | 宗教場所 (包括教堂、廟宇及祠堂)
Religious Institution (including Church, Temple and Tsz Tong) |
| 公共交通總站 (包括鐵路車站)
Public Transport Terminal (including Rail Station) | 公用事業設施裝置
Public Utility Installation |
| 油庫
Oil Depot | 墳場
Cemetery |
| 垃圾收集站
Refuse Collection Point | 骨灰龕
Columbarium |

上述位置圖是參考地政總署測繪處日期為2019年3月28日之測繪圖 (編號6-NW-C) 並由賣方擬備，有需要處經修正處理。

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78/2018。

備註:

1. 賣方建議準買家到有關發展項目地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
2. 由於發展項目的邊界不規則的技術原因，此圖所顯示的範圍可能超過《一手住宅物業銷售條例》的規定。

AERIAL PHOTOGRAPH OF THE DEVELOPMENT

發展項目的鳥瞰照片



Adopted from part of the aerial photograph taken by the Survey and Mapping Office, Lands Department at a flying height of 6,900 feet, photo No. E048107C, date of flight 29th October 2018.

摘錄自地政總署測繪處在6,900呎的飛行空度拍攝之鳥瞰照片，照片編號E048107C，飛行日期：2018年10月29日。

● 發展項目的位置
Location of the Development

Survey and Mapping Office, Lands Department, The Government of HKSAR © Copyright reserved - reproduction by permission only.
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。

Notes:

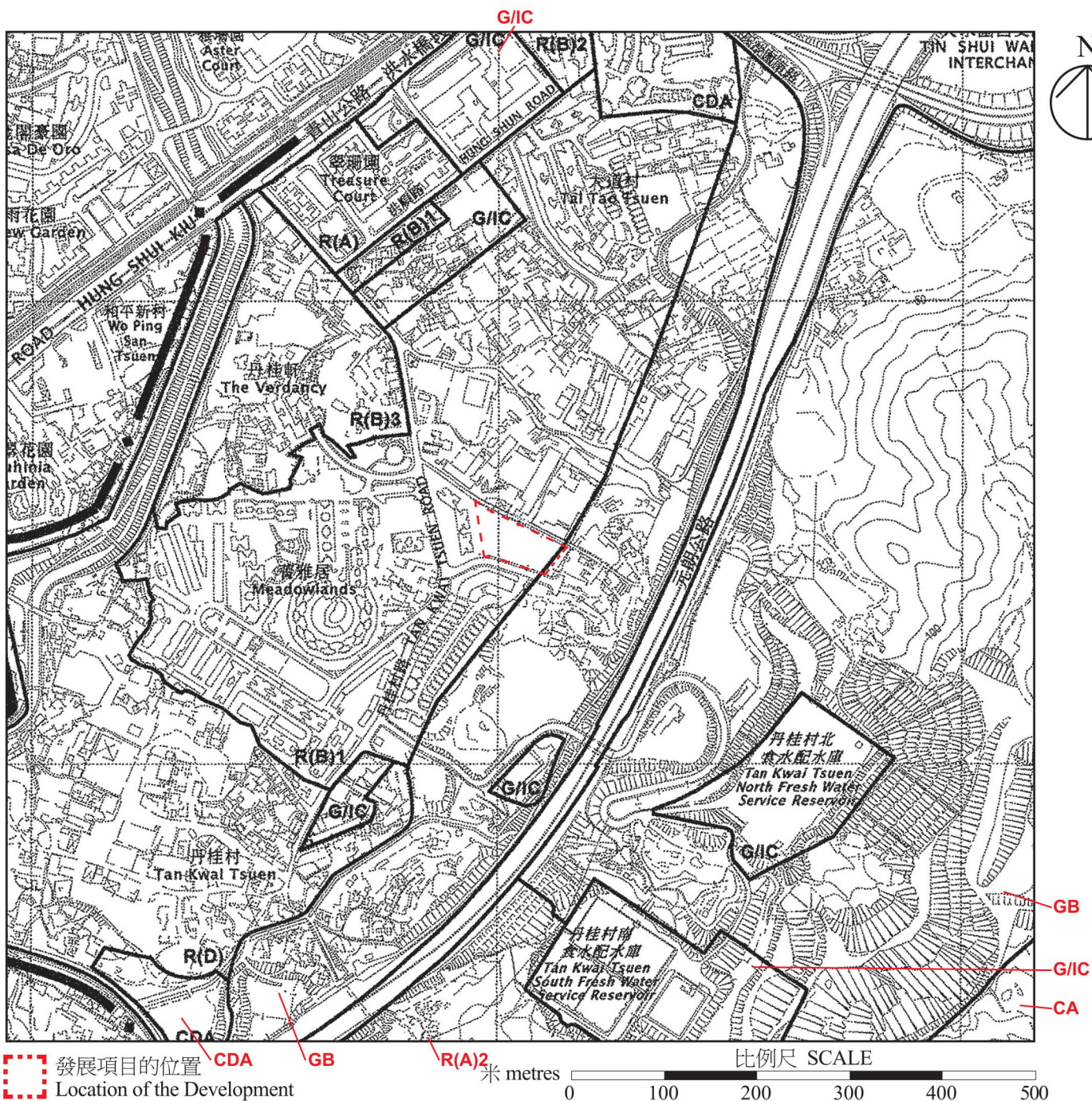
1. Copy of the aerial photograph of the Development is available for free inspection at the sales office during opening hours.
2. The aerial photograph may show more than the area required under the Residential Properties(First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.
3. 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.

備註：

1. 發展項目的鳥瞰照片之副本可於售樓處開放時間內免費查閱。
2. 由於發展項目的邊界不規則的技術原因，此照片所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
3. 賣方建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。

OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT

關於發展項目的分區計劃大綱圖等



Adopted from part of the Approved Tong Yan San Tsuen Outline Zoning Plan No. S/YL-TYST/12, gazetted on 14th September 2018, with adjustments where necessary as shown in red.

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

- Notes :
1. The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
 2. The Vendor also advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
 3. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.

圖例 NOTATION

ZONES

COMPREHENSIVE DEVELOPMENT AREA

CDA

綜合發展區

RESIDENTIAL (GROUP A)

R(A)

住宅（甲類）

RESIDENTIAL (GROUP B)

R(B)

住宅（乙類）

RESIDENTIAL (GROUP D)

R(D)

住宅（丁類）

GOVERNMENT, INSTITUTION OR COMMUNITY

G/IC

政府、機構或社區

GREEN BELT

GB

綠化地帶

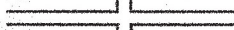
CONSERVATION AREA

CA

自然保育區

COMMUNICATIONS

MAJOR ROAD AND JUNCTION



主要道路及路口

MISCELLANEOUS

BOUNDARY OF PLANNING SCHEME



規劃範圍界線

摘錄自2018年9月14日刊憲之唐人新村分區計劃大綱核准圖，圖則編號為S/YL-TYST/12，有需要處經修正處理，以紅色顯示。

大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特區政府，經地政總署准許複印。

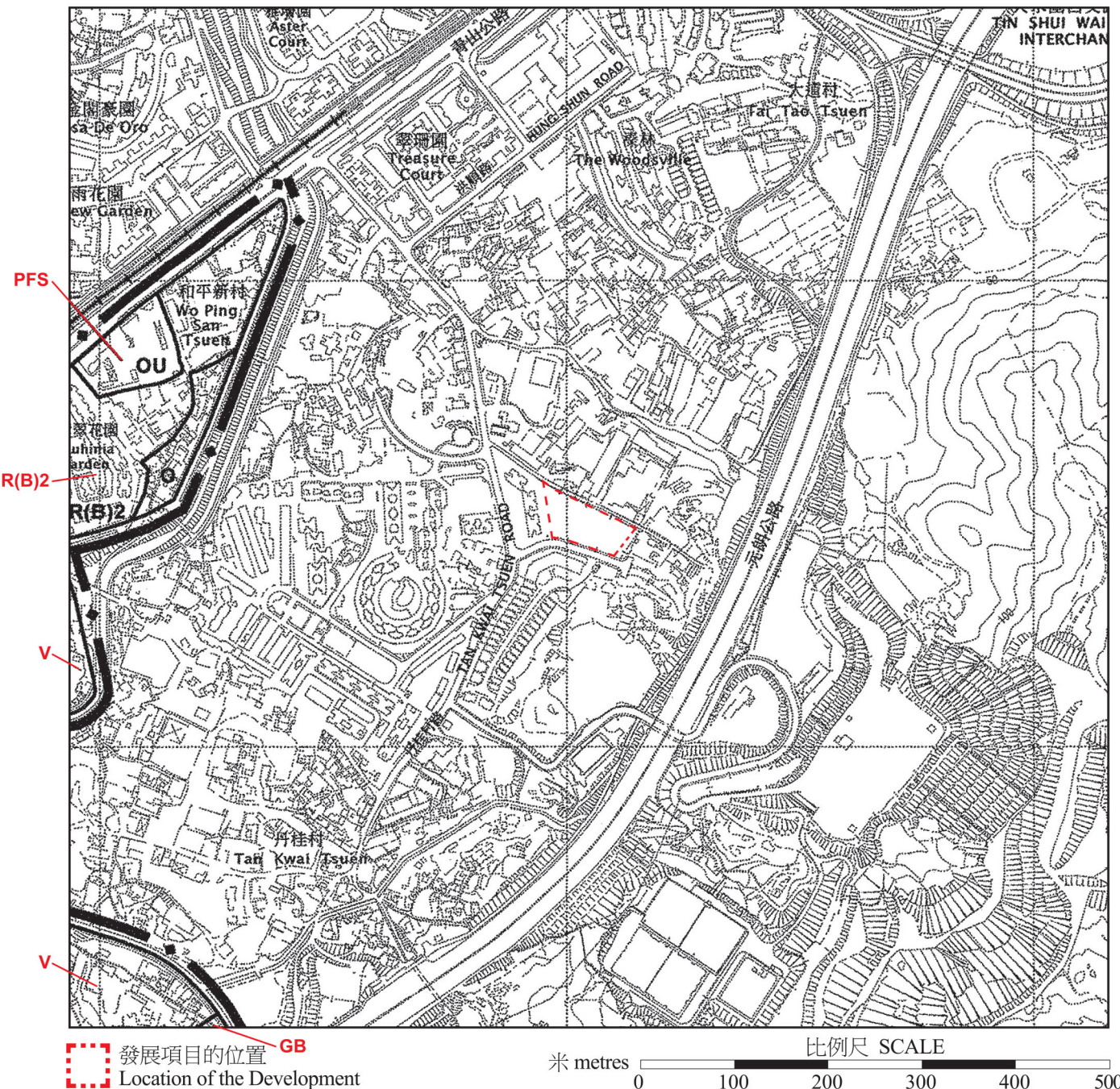
備註：

1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方亦建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 由於發展項目的邊界不規則的技術原因，此圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。



OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT

關於發展項目的分區計劃大綱圖等



Adopted from part of the Approved Lam Tei and Yick Yuen Outline Zoning Plan No. S/TM-LTTY/10, gazetted on 26th October 2018, with adjustments where necessary as shown in red.

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

Notes :

1. The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
2. The Vendor also advises prospective purchasers to conduct an on-site visit for a better understanding of the Development site, its surrounding environment and the public facilities nearby.
3. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.

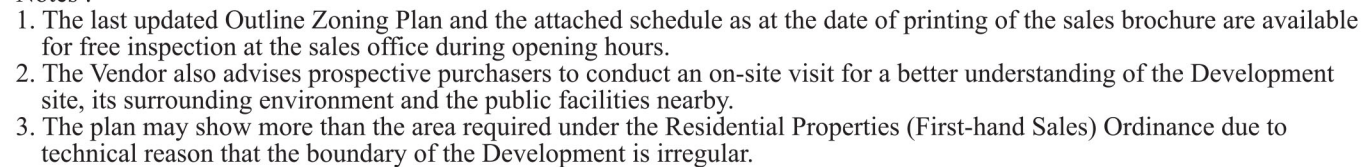
圖例 NOTATION		地帶
ZONES		
RESIDENTIAL (GROUP B)	R(B)	住宅 (乙類)
VILLAGE TYPE DEVELOPMENT	V	鄉村式發展
OPEN SPACE	O	休憩用地
OTHER SPECIFIED USES	OU	其他指定用途
GREEN BELT	GB	綠化地帶
COMMUNICATIONS		交通
LIGHT RAIL	L R	輕鐵
MAJOR ROAD AND JUNCTION		主要道路及路口
MISCELLANEOUS		其他
BOUNDARY OF PLANNING SCHEME		規劃範圍界線
PETROL FILLING STATION	P F S	加油站

摘錄自2018年10月26日刊憲之藍地及亦園分區計劃大綱核准圖，圖則編號為S/TM-LTTY/10，有需要處經修正處理，以紅色顯示。

大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特區政府，經地政總署准許複印。

備註：

1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方亦建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 由於發展項目的邊界不規則的技術原因，此圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。



地帶

住宅（甲類）

住宅（乙類）

休憩用地

交通

輕鐵

主要道路及路口

其他

規劃範圍界線

規劃區編號

《註釋》內訂明最高建築物
高度限制

指定為「河畔長廊」的地區

1. 在印刷售樓說明書當日所適用的最近分期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. 賣方亦建議準買家到有關發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
3. 由於發展項目的邊界不規則的技術原因，此圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。



LAYOUT PLAN OF THE DEVELOPMENT

發展項目的布局圖



Note : House 4, 13, 14 and 24 are omitted.
備註：不設洋房 4、13、14 及 24。

