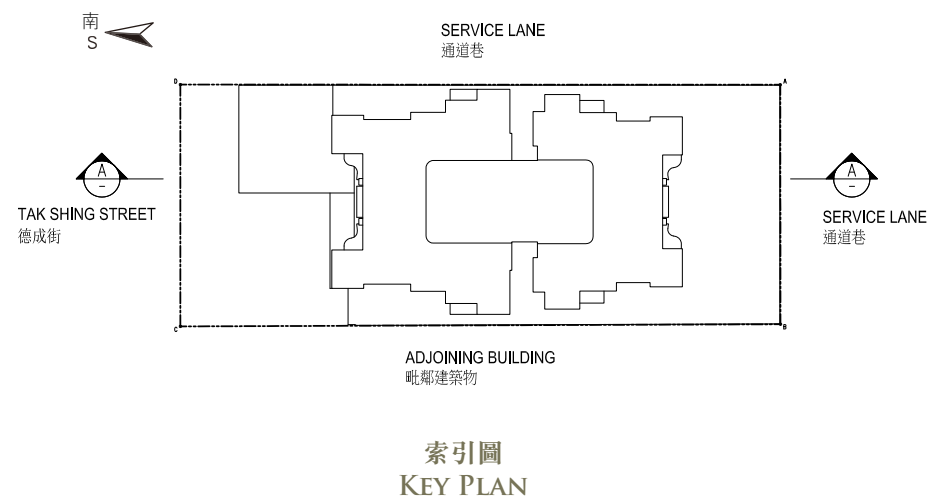
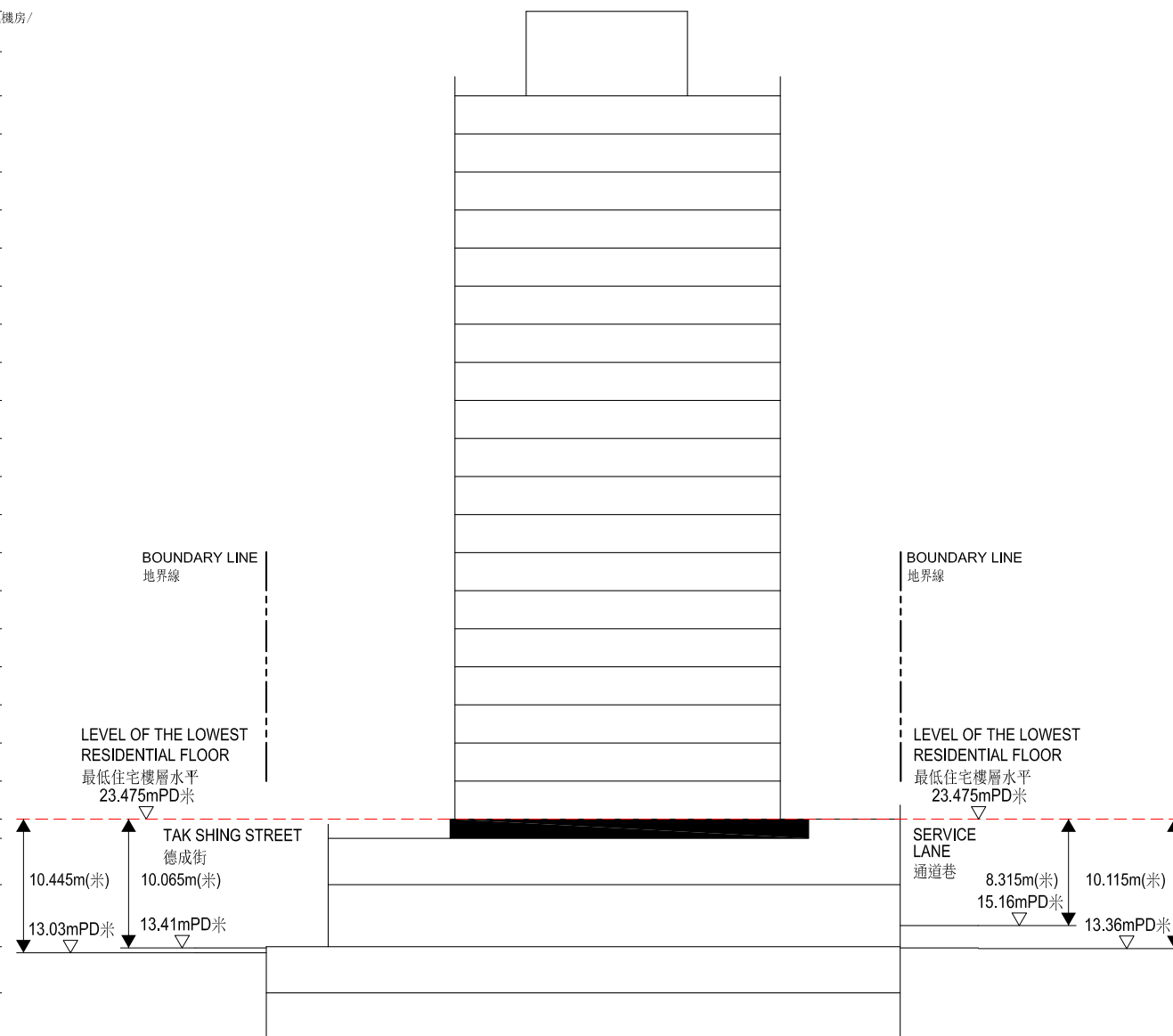


# 18 發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 A-A  
CROSS-SECTION A-A



TOP ROOF		
頂層天台		
UPPER ROOF	EMERGENCY GENERATOR ROOM / LIFT MACHINE ROOM / POTABLE WATER TANK ROOM / FLUSHING WATER TANK ROOM	緊急發電機房/升降機機房/ 食水存儲水缸房/ 沖廁水存儲水缸房
上層天台		
ROOF	POTABLE WATER PUMP ROOM / FLUSHING WATER PUMP ROOM / ROOF	食水泵房/ 沖廁水泵房/ 天台
天台		
23/F	RESIDENTIAL UNITS	住宅單位
23樓		
22/F	RESIDENTIAL UNITS	住宅單位
22樓		
21/F	RESIDENTIAL UNITS	住宅單位
21樓		
20/F	RESIDENTIAL UNITS	住宅單位
20樓		
19/F	RESIDENTIAL UNITS	住宅單位
19樓		
18/F	RESIDENTIAL UNITS	住宅單位
18樓		
17/F	RESIDENTIAL UNITS	住宅單位
17樓		
16/F	RESIDENTIAL UNITS	住宅單位
16樓		
15/F	RESIDENTIAL UNITS	住宅單位
15樓		
12/F	RESIDENTIAL UNITS	住宅單位
12樓		
11/F	RESIDENTIAL UNITS	住宅單位
11樓		
10/F	RESIDENTIAL UNITS	住宅單位
10樓		
9/F	RESIDENTIAL UNITS	住宅單位
9樓		
8/F	RESIDENTIAL UNITS	住宅單位
8樓		
7/F	RESIDENTIAL UNITS	住宅單位
7樓		
6/F	RESIDENTIAL UNITS	住宅單位
6樓		
5/F	RESIDENTIAL UNITS	住宅單位
5樓		
3/F	RESIDENTIAL UNITS	住宅單位
3樓		
2/F	RESIDENTIAL UNITS	住宅單位
2樓		
	TRANSFER PLATE	結構轉接層
1/F	RESTAURANT / RESIDENTIAL RECREATIONAL FACILITIES	餐廳及住宅康樂設施
1樓		
G/F	RESTAURANT / RESIDENTIAL ENTRANCE LOBBY	餐廳及住宅入口大堂
地下		
BASEMENT 1	CARPARK / PLANT ROOM	停車場及機房
地庫1層		
BASEMENT 2	CARPARK / PLANT ROOM	停車場及機房
地庫2層		



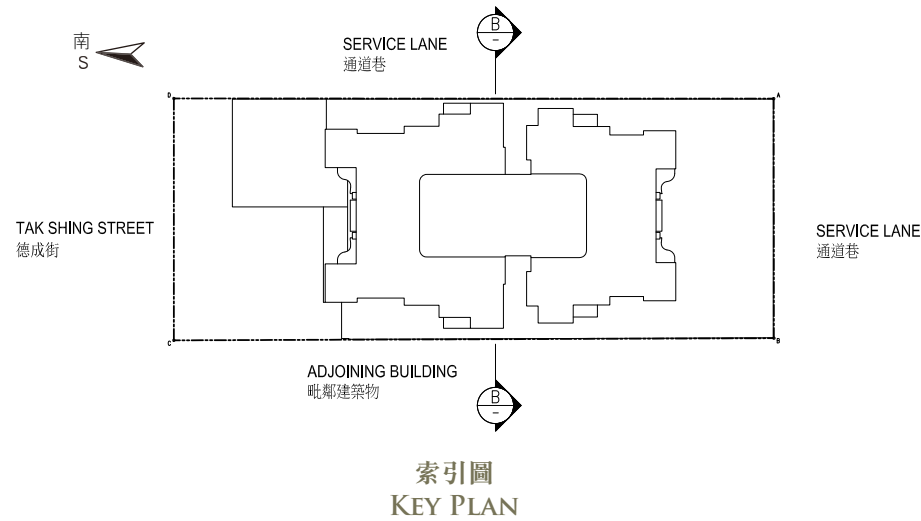
1. 毗連建築物的一段德成街為香港主水平基準以上13.03米至13.41米。
2. 毗連建築物的一段通道巷為香港主水平基準以上13.36米至15.16米。
3. — — — 紅色虛線為最低住宅樓層水平。

1. The part of Tak Shing Street adjacent to the building is 13.03 to 13.41 metres above the Hong Kong Principal Datum (m.P.D.).
2. The part of Service Lane adjacent to the building is 13.36 to 15.16 metres above the Hong Kong Principal Datum (m.P.D.).
3. — — — Red dotted line denotes the lowest residential floor.

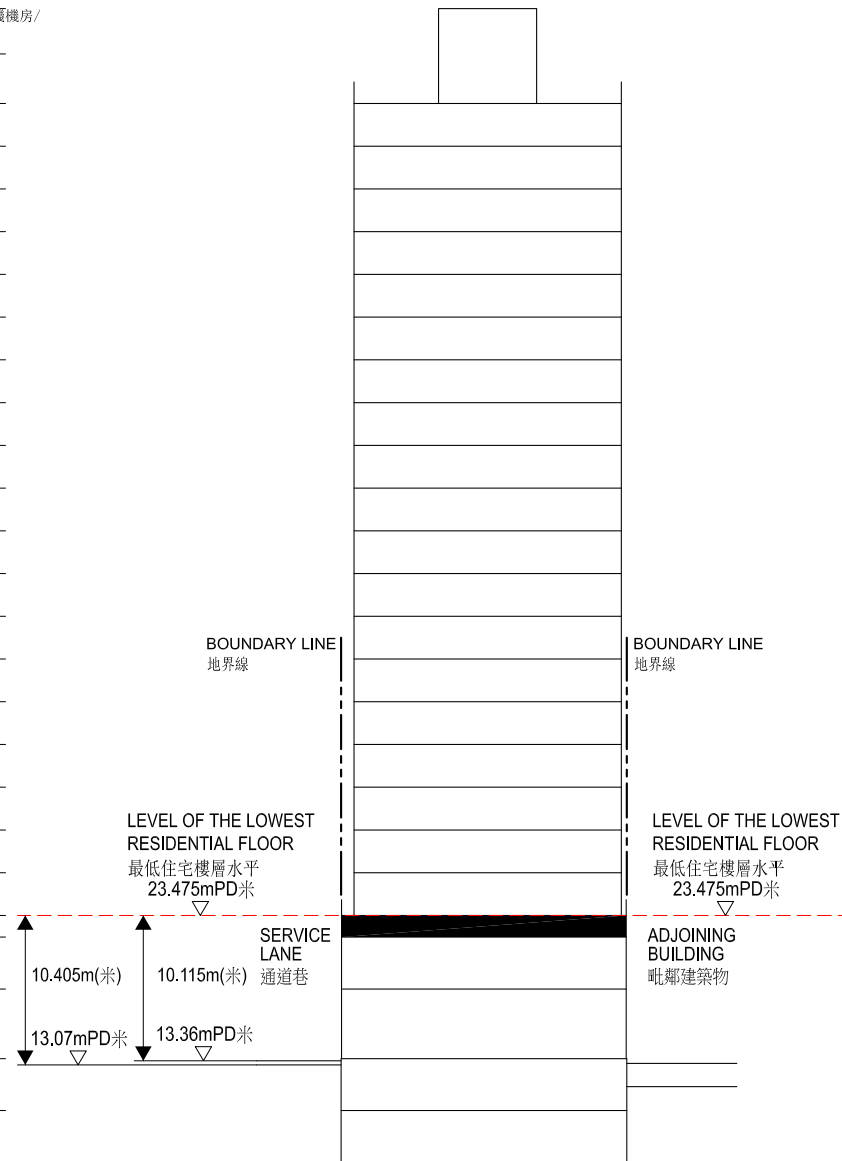
# 18 發展項目中的建築物的橫截面圖

## CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 B-B  
CROSS-SECTION B-B

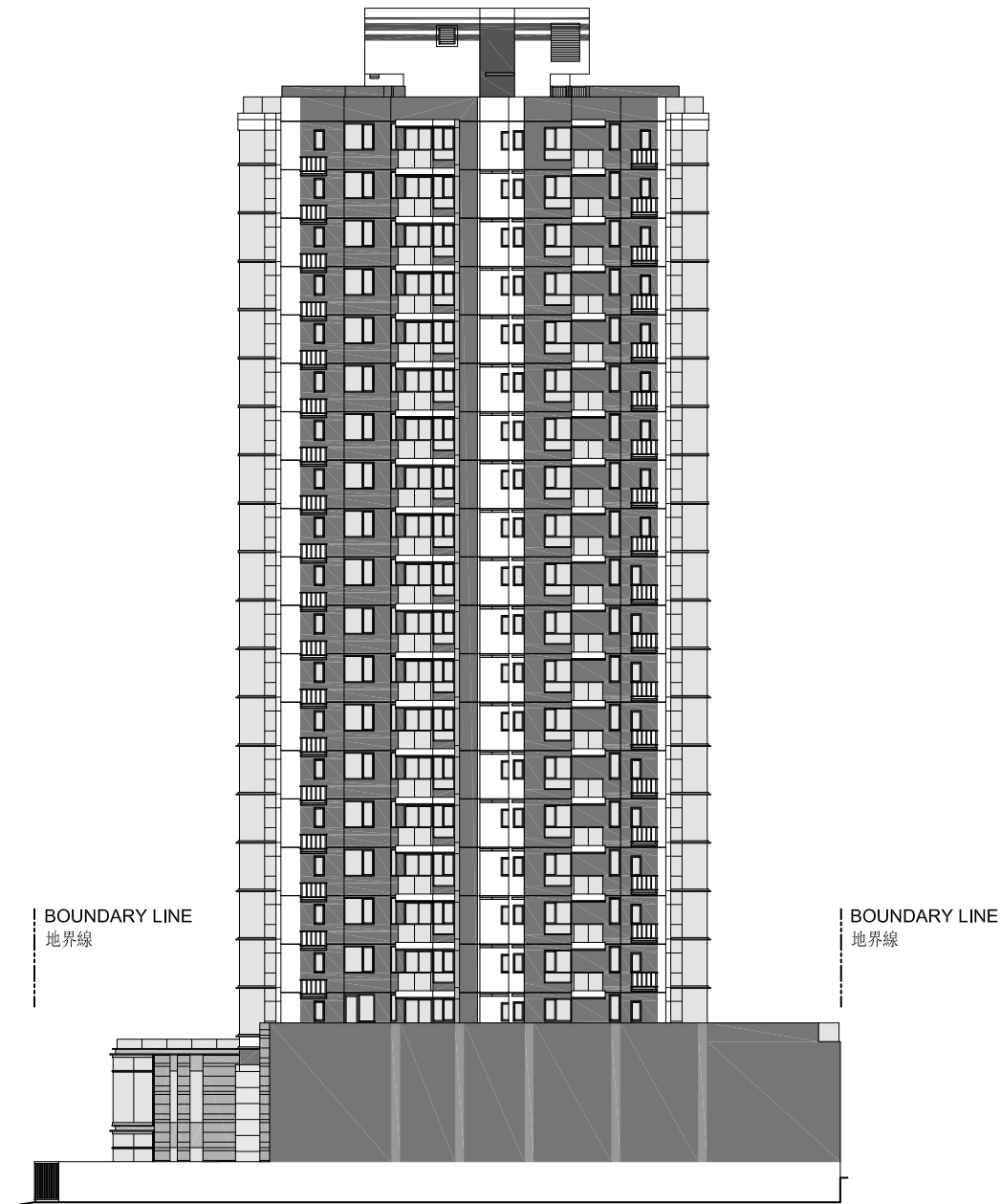


TOP ROOF		
頂層天台		
UPPER ROOF	EMERGENCY GENERATOR ROOM / LIFT MACHINE ROOM / POTABLE WATER TANK ROOM / FLUSHING WATER TANK ROOM	緊急發電機房 / 升降機機房 / 食水存儲水缸房 / 沖廁水存儲水缸房
上層天台		
ROOF	POTABLE WATER PUMP ROOM / FLUSHING WATER PUMP ROOM / ROOF	食水泵房 / 沖廁水泵房 / 天台
天台		
23/F	RESIDENTIAL UNITS	住宅單位
23樓		
22/F	RESIDENTIAL UNITS	住宅單位
22樓		
21/F	RESIDENTIAL UNITS	住宅單位
21樓		
20/F	RESIDENTIAL UNITS	住宅單位
20樓		
19/F	RESIDENTIAL UNITS	住宅單位
19樓		
18/F	RESIDENTIAL UNITS	住宅單位
18樓		
17/F	RESIDENTIAL UNITS	住宅單位
17樓		
16/F	RESIDENTIAL UNITS	住宅單位
16樓		
15/F	RESIDENTIAL UNITS	住宅單位
15樓		
12/F	RESIDENTIAL UNITS	住宅單位
12樓		
11/F	RESIDENTIAL UNITS	住宅單位
11樓		
10/F	RESIDENTIAL UNITS	住宅單位
10樓		
9/F	RESIDENTIAL UNITS	住宅單位
9樓		
8/F	RESIDENTIAL UNITS	住宅單位
8樓		
7/F	RESIDENTIAL UNITS	住宅單位
7樓		
6/F	RESIDENTIAL UNITS	住宅單位
6樓		
5/F	RESIDENTIAL UNITS	住宅單位
5樓		
3/F	RESIDENTIAL UNITS	住宅單位
3樓		
2/F	RESIDENTIAL UNITS	住宅單位
2樓		
	TRANSFER PLATE	結構轉接層
1/F	RESTAURANT / RESIDENTIAL RECREATIONAL FACILITIES	餐廳及住宅康樂設施
1樓		
G/F	RESTAURANT / RESIDENTIAL ENTRANCE LOBBY	餐廳及住宅入口大堂
地下		
BASEMENT 1	CARPARK / PLANT ROOM	停車場及機房
地庫1層		
BASEMENT 2	CARPARK / PLANT ROOM	停車場及機房
地庫2層		



1. 毗連建築物的一段通道巷為香港主水平基準以上13.07米至13.36米。
2. 紅色虛線為最低住宅樓層水平。

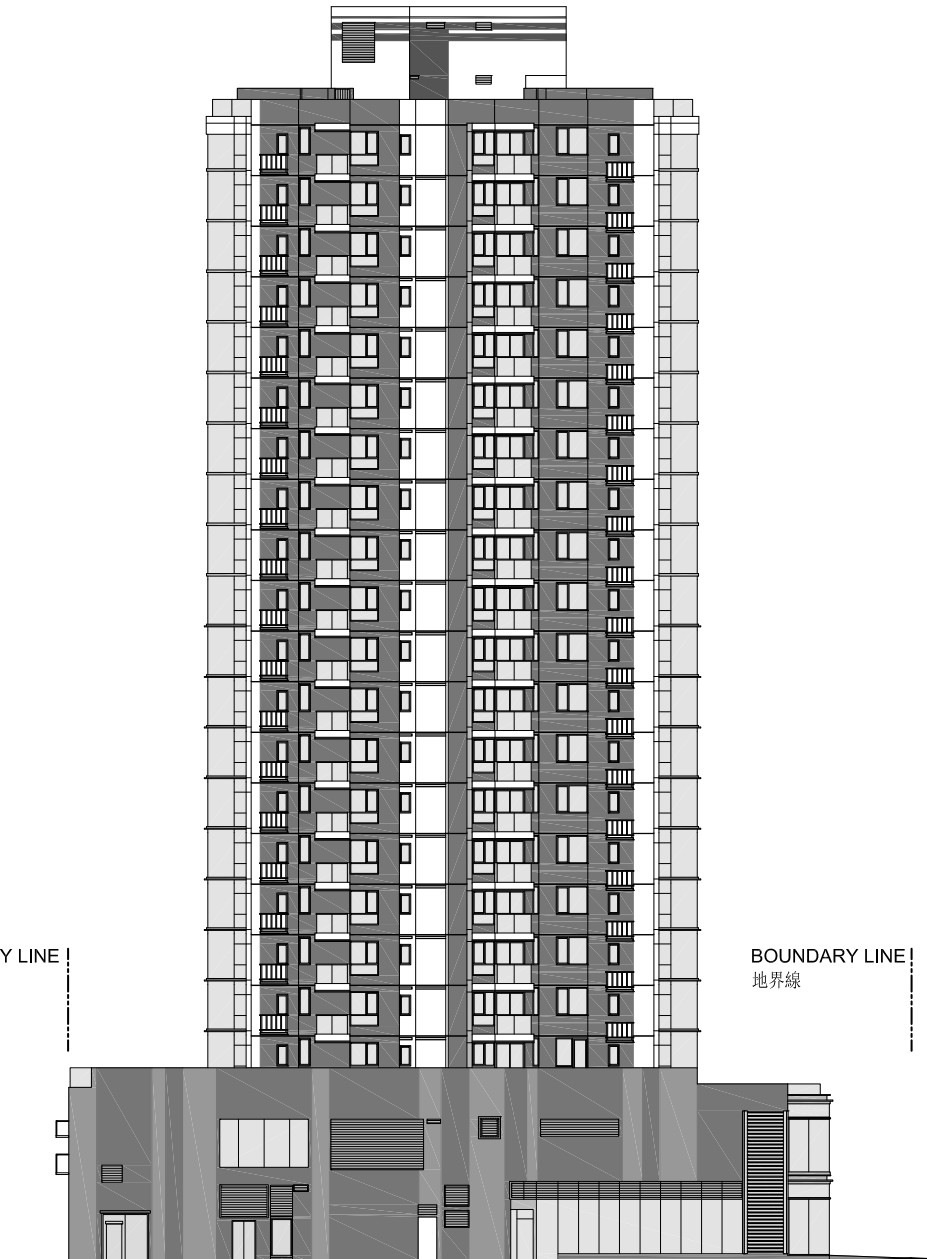
1. The part of Service Lane adjacent to the building is 13.07 to 13.36 metres above the Hong Kong Principal Datum (m.P.D.).
2. Red dotted line denotes the lowest residential floor.



東立面圖  
EAST ELEVATION

發展項目的認可人士證明本立面圖所顯示的立面：

1. 以2020年9月30日的情況為準的本項目的經批准的建築圖則為基礎擬備；及
2. 大致上與本項目的外觀一致。

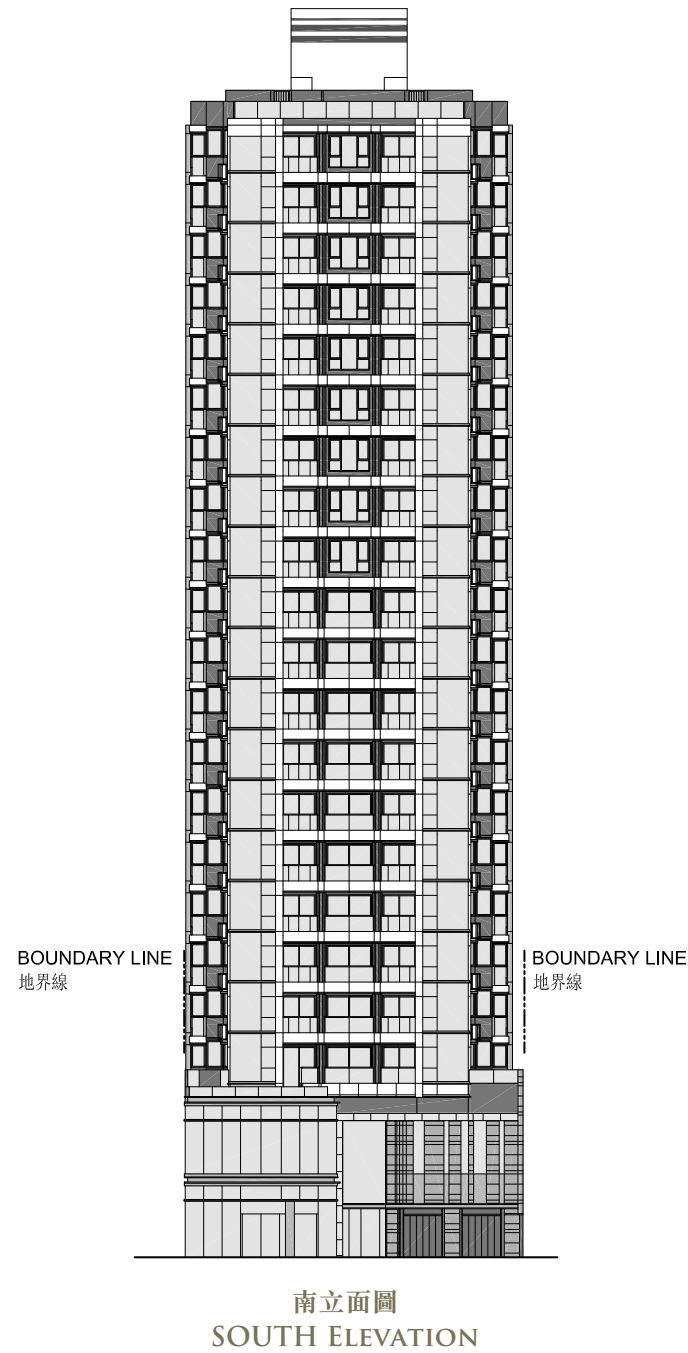


西立面圖  
WEST ELEVATION

Authorized Person for the development certified that the elevations shown on these elevation plans:

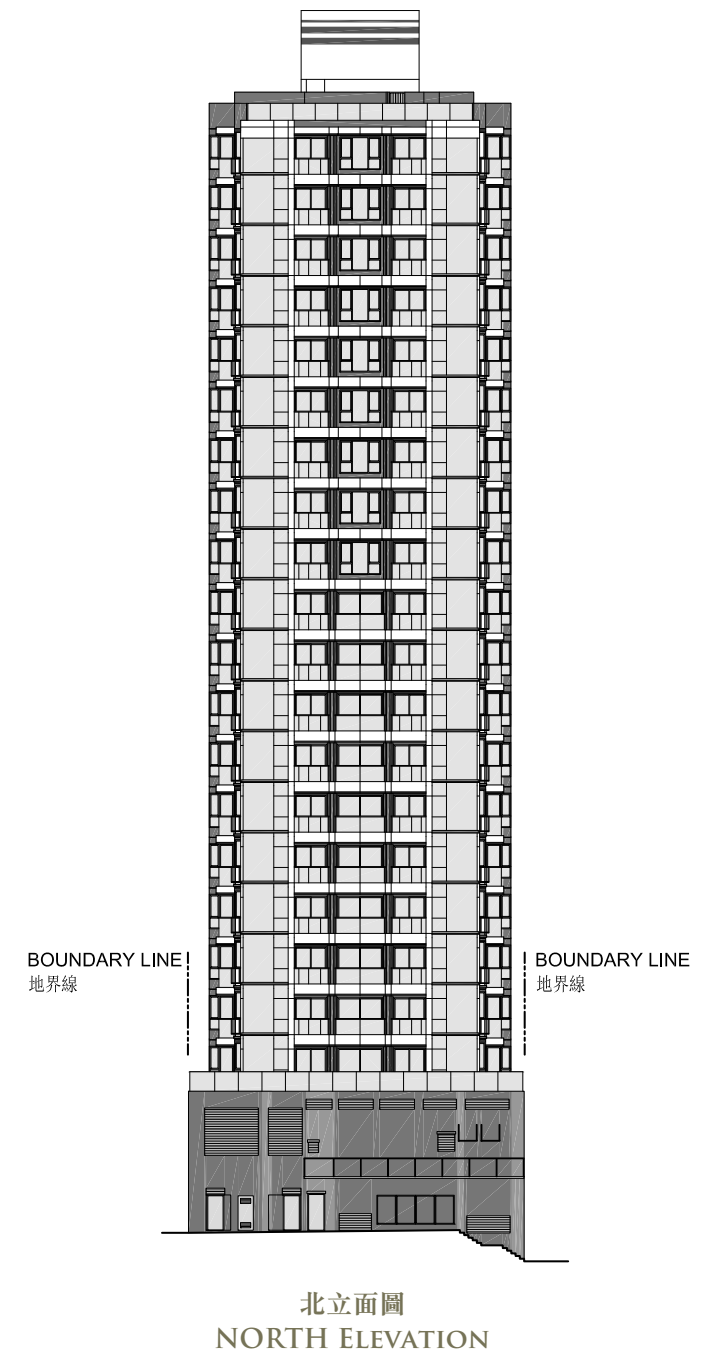
1. are prepared on the basis of the approved building plans for the development as of 30 September 2020; and
2. are in general accordance with the outward appearance of the development.

# 19 立面圖 ELEVATION PLAN



發展項目的認可人士證明本立面圖所顯示的立面：

1. 以2020年9月30日的情況為準的本項目的經批准的建築圖則為基礎擬備；及
2. 大致上與本項目的外觀一致。



Authorized Person for the development certified that the elevations shown on these elevation plans:

1. are prepared on the basis of the approved building plans for the development as of 30 September 2020; and
2. are in general accordance with the outward appearance of the development.



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

公用設施 Common Facilities	位置 Location	有上蓋遮蓋面積 Covered Area	沒有上蓋遮蓋面積 Uncovered Area
a) 住客會所(包括供住客使用的任何康樂設施) Residents' clubhouse (including any recreational facilities for residents' use)	1樓 1/F	279.557 sq. m. 平方米 3,009 sq.ft. 平方呎	不適用 Not applicable
b) 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 A 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	不適用 Not applicable	不適用 Not applicable	不適用 Not applicable
c) 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 A communal garden or play area for residents' use below the lowest residential floor of a building in the development	不適用 Not applicable	不適用 Not applicable	不適用 Not applicable

備註： 1. 康樂設施有上蓋遮蓋之面積為核准圖則內獲建築事務監督豁免之康樂設施面積。  
2. 以平方呎顯示之面積均依據1平方米=10.764平方呎換算，並四捨五入至整數。

Note: 1. The covered area of recreational facilities is the exempted recreational facilities area permitted by the Building Authority as shown on the approved building plans.  
2. Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

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

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

- Copies of outline zoning plans relating to the development are available for inspection at [www.ozp.tpb.gov.hk](http://www.ozp.tpb.gov.hk).
- (a) Copies of the following document are available for inspection at the place at which the residential property is offered to be sold -  
the latest draft of every deed of mutual covenant in respect of the residential property as at the date on which the residential property is offered to be sold.  
(b) The inspection is free of charge.

# 22 裝置、裝修物料及設備

## FITTINGS, FINISHES AND APPLIANCES

### 1. 外部裝修物料

(a)	外牆	裝修物料的類型	基座: 鋪砌玻璃牆、天然石、鋁質飾板及外牆瓷磚 住宅大廈: 鋪砌玻璃幕牆、鋁質飾板、外牆瓷磚及外牆漆
(b)	窗	框的用料	聚偏二氟乙烯噴塗鋁窗框
		玻璃的用料	所有住宅單位的客廳/飯廳及睡房之窗戶為有色玻璃 浴室窗戶(如有)為不透明玻璃
(c)	窗台	窗台的用料	不適用
		窗台板的裝修物料	不適用
(d)	花槽	裝修物料的類型	不適用
(e)	陽台或露台	裝修物料的類型	露台: 裝有夾層玻璃欄河 地台: 鋪砌瓷磚及環保合成木板地台 牆身: 鋪砌瓷磚 天花: 裝有鋁質飾板及外牆漆
		是否有蓋	露台設有上蓋
		陽台	不適用
(f)	乾衣設施	類型	不適用
		用料	不適用

### 2. 室內裝修物料

		牆壁	地板	天花板	
(a)	大堂	地下住宅入口大堂的裝修物料的類型	外露牆身鋪砌天然石、木飾面板、金屬及玻璃	天然石	石膏板假天花髹乳膠漆
		住宅樓層電梯大堂的裝修物料的類型	外露牆身鋪砌瓷磚、膠板飾面、木飾面板、金屬及玻璃	瓷磚及金屬	石膏板假天花髹乳膠漆
(b)	內牆及天花板		牆壁	天花板	
		客廳的裝修物料的類型	乳膠漆	乳膠漆	
		飯廳的裝修物料的類型	乳膠漆	乳膠漆	
		睡房的裝修物料的類型	乳膠漆	乳膠漆	
(c)	內部地板		地板	牆腳線	
		客廳的用料	(a) 瓷磚 (15樓至23樓A2及B2單位除外) (b) 複合木地板, 另通往露台的室內地台圍邊部分鋪砌天然石 (適用於15樓至23樓A2及B2單位)	木腳線	
		飯廳的用料	(a) 瓷磚 (15樓至23樓A2及B2單位除外) (b) 複合木地板, 另通往露台的室內地台圍邊部分鋪砌天然石 (適用於15樓至23樓A2及B2單位)	木腳線	
		睡房的用料	(a) 瓷磚 (15樓至23樓A2及B2單位除外) (b) 複合木地板 (適用於15樓至23樓A2及B2單位)	木腳線	
(d)	浴室		牆壁	地板	天花板
		(i) 裝修物料的類型	外露牆身鋪砌瓷磚及玻璃飾面	外露地台鋪砌瓷磚	石膏板假天花髹乳膠漆及鋁質面板
		(ii) 牆壁的裝修物料是否鋪至天花底	裝修物料鋪至假天花底		

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

## 2. 室內裝修物料

(e)	廚房		牆壁	地板	天花板	灶台
		(i) 裝修物料的類型	外露牆身鋪砌金屬面板、玻璃及乳膠漆	(a) 外露地板鋪砌瓷磚 (15樓至23樓A2及B2單位除外) (b) 外露地板鋪砌複合木地板 (適用於15樓至23樓A2及B2單位)	石膏板假天花髹乳膠漆	實體面材
		(ii) 牆壁的裝修物料是否鋪至天花板	裝修物料鋪至假天花底			

## 3. 室內裝置

		用料	裝修物料	配件	
(a)	門	單位大門	防火實心木掩門	膠板飾面	電子門鎖、防盜眼、門鼓及門擋
		露台門 (3樓、5樓至12樓B1及B6單位、15樓至23樓B1及B5單位)	鋁框掩門	有色玻璃	門鎖及門擋
		露台門 (3樓、5樓至12樓A1、A2、A3、A5、A6、B2、B3及B5單位、15樓至23樓A1、A2、A3、A5、B2及B3單位)	鋁框趟門	有色玻璃	門鎖
		平台門 (2樓A2、A5、B1及B6單位)	鋁框掩門	有色玻璃	門鎖及門擋
		平台門 (2樓A1、A2、A3、A5、A6、B2、B3及B5單位)	鋁框趟門	有色玻璃	門鎖
		睡房門 (2樓至3樓、5樓至12樓 A2、A5、B1、B2、B5及B6單位、15樓至23樓A3、B3及B5單位)	中空木掩門	膠板飾面及金屬	門鎖及門擋
		睡房門 (2樓至3樓、5樓至12樓 A1及A6單位及15樓至23樓A1及A5單位)	中空木趟門	膠板飾面及金屬	門鎖
		主人睡房門	中空木掩門	膠板飾面及金屬	門鎖及門擋
		睡房1門及睡房2門	中空木掩門	膠板飾面及金屬	門鎖及門擋
		浴室門 (2樓至3樓、5樓至12樓A1、A2、A5及A6單位及15樓至23樓A1、A3及A5單位)	中空木掩門	膠板飾面及金屬	門鎖及門擋
		浴室門 (2樓至3樓、5樓至12樓A3、B1、B2、B3、B5及B6單位及15樓至23樓B1、B3及B5單位)	中空木趟門	膠板飾面及金屬	門鎖
		主人浴室門 (2樓至3樓、5樓至12樓A2及A5單位、15樓至23樓A3單位)	中空木掩門	膠板飾面及金屬	門鎖及門擋
		主人浴室門 (15樓至23樓A2及B2單位)	中空木趟門	膠板飾面及金屬	門鎖
浴室1及2門	中空木掩門	膠板飾面及金屬	門鎖及門擋		
(b)	浴室	裝置及設備	類型	用料	
		(i) 裝置及設備的類型及用料	櫃	檯面	實體面材
			潔具	櫃	木製鏡櫃及木製洗手盆櫃
				洗手盆水龍頭	鍍鉻及粉末塗層
				洗手盆	實體面材
				座廁	搪瓷
				毛巾架	粉末塗層
				廁紙架	鍍鉻
		淋浴間	強化玻璃		
		設備	隨樓附送之設備及品牌，請參閱「設備說明」		
(ii) 供水系統的類型及用料	冷水喉	銅喉			
	熱水喉	隔熱絕緣保護之銅喉			
(iii) 沐浴設施 (包括花灑或浴缸 (如適用的話))	花灑	花灑套裝	鍍鉻及粉末塗層		

# 22 裝置、裝修物料及設備

## FITTINGS, FINISHES AND APPLIANCES

### 3. 室內裝置

(b)	浴室	(iii) 沐浴設施 (包括花灑或浴缸 (如適用的話))	浴缸 (適用於15樓至23樓A2及B2單位之主人浴室)	浴缸花灑套裝	鍍鉻及粉末塗層
		(iv) 浴缸大小 (如適用的話)		浴缸	搪瓷鑄鋼
(c)	廚房		用料		
		(i) 洗滌盆	不銹鋼		
		(ii) 供水系統	冷水喉採用銅喉, 熱水喉採用隔熱絕緣保護之銅喉		
			用料	裝修物料	
		(iii) 廚櫃	木製廚櫃配木製門板	玻璃飾面、膠板飾面及金屬	
		(iv) 所有其他裝置及設備的類型	消防裝置及設備	開放式廚房內或附近的天花裝置煙霧探測器及消防花灑頭	
		其他裝置	不銹鋼洗滌盆及鍍鉻洗滌盆水龍頭		
		其他設備	隨樓附送之設備及品牌, 請參閱「設備說明」		
(d)	睡房		裝置	類型	用料
		裝置(包括嵌入式衣櫃)的類型及用料	嵌入式衣櫃 (2樓至3樓、5樓至12樓A1、A2、A5、A6、B1及B6單位、15樓至23樓A1、A3、A5及B5單位之睡房、2樓至3樓、5樓至12樓A2及A5單位、15樓至23樓A2、A3及B2單位之主人睡房、15樓至23樓A2及B2之睡房1及2)	衣櫃	木製衣櫃
			其他裝置	不適用	不適用
(e)	電話	接駁點的位置及數目	請參閱「住宅單位機電裝置位置及數量說明表」		
(f)	天線	接駁點的位置及數目	請參閱「住宅單位機電裝置位置及數量說明表」		
(g)	電力裝置	(i) 供電附件(包括安全裝置)	供電附件	提供電掣及插座之面板	
			安全裝置	a. 單相電力(2樓至3樓、5樓至12樓A1、A2、A5、A6、B1、B2、B5及B6單位、15樓至23樓所有單位)並裝妥微型斷路器	
		(ii) 導管是隱藏或外露	導管是部分隱藏部分外露 <sup>1</sup>		
	(iii) 電插座及空調機接駁點的位置及數目	請參閱「住宅單位機電裝置位置及數量說明表」			
(h)	氣體供應	類型	煤氣 (2樓至3樓、5樓至12樓A1、A2、A5、A6、B1、B2、B5及B6單位、15樓至23樓所有單位)		
		系統	2樓至3樓、5樓至12樓A1、A2、A5、A6、B1、B2、B5及B6單位、15樓至23樓所有單位之煤氣喉接駁煤氣煮食爐及煤氣熱水爐		
		位置	請參閱「住宅單位機電裝置位置及數量說明表」		
(i)	洗衣機接駁點	位置	請參閱「住宅單位機電裝置位置及數量說明表」		
		設計	設有洗衣機來、去水接駁喉位		
(j)	供水	(i) 水管的用料	冷水喉採用銅喉及熱水喉採用配有隔熱絕緣保護之銅喉		
		(ii) 水管是隱藏或外露	水管是部分隱藏及部分外露 <sup>2</sup>		
		(iii) 有否熱水供應	開放式廚房及浴室供應熱水		

備註：

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

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

### 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	三菱	
			產品型號	NexWay-S	
		(ii) 升降機的數目及到達的樓層	升降機的數目	2	
			到達的樓層	一號升降機: 地庫2樓、地庫1樓、地下、1樓至3樓、5樓至12樓、15樓至23樓 二號升降機: 地下、1樓至3樓、5樓至12樓、15樓至23樓	
(b)	信箱	用料	金屬		
(c)	垃圾收集	(i) 垃圾收集的方法	垃圾由清潔工人收集		
		(ii) 垃圾房的位置	各住宅層之公用地方設有垃圾房及地下設有中央垃圾房		
(d)	水錶、電錶及氣體錶	(i) 位置	水錶	電錶	氣體錶
			每層之公共水錶櫃	每層之公共電錶房	2樓至3樓、5樓至12樓A1、A2、A5、A6、B1、B2、B5及B6單位、15樓至23樓A1、A3、A5、B1、B3及B5單位之浴室 15樓至23樓 A2、B2單位之浴室1
			(ii) 就住宅單位而言是獨立抑或公用的錶	獨立	獨立

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

### 5. 保安設施

保安系統及設備			入口通道控制及保安系統	地下住宅入口大堂設有對講機系統，智能讀卡機及密碼門鎖。地庫1樓及地庫2樓電梯大堂及住宅升降機內設有智能讀卡機
			閉路電視	地下住宅入口大堂、所有升降機內及會所均設有閉路電視系統，直接連接地下大堂之管理處
嵌入式的裝備的細節			各住宅單位均設有視像對講機並連接地下之管理處	
嵌入式裝備的位置			請參閱「住宅單位機電裝置位置及數量說明表」	

### 6. 設備說明

位置	設備	適用單位	品牌	型號(如有)	
				室內機	室外機
客廳/飯廳	分體式冷氣機	2樓至3樓、5樓至12樓A1、A6、B1及B6單位 15樓至23樓A1、A5及B5單位	三菱電機	MSZ-GE42VA-E1	MXZ-4E72VA (與睡房共用)
		2樓至3樓、5樓至12樓A2及A5單位 15樓至23樓A3單位		MSZ-GE50VA-E1	MXZ-6D122VA2 (與主人睡房及睡房共用)
		2樓至3樓、5樓至12樓B2及B5單位 15樓至23樓B3單位		MSZ-GE50VA-E1	MXZ-4E83VA (與睡房共用)
		15樓至23樓A2及B2單位		MSZ-GE35VA-E1	MXZ-4E83VA (與主人睡房共用)
		15樓至23樓A2及B2單位		MSZ-GE35VA-E1	MXZ-5E102VA (與睡房1及2共用)
		2樓至3樓、5樓至12樓A3及B3單位 15樓至23樓B1單位		MS-GM19VA	MU-GM19VA
主人睡房	分體式冷氣機	2樓至3樓、5樓至12樓A2及A5單位 15樓至23樓A3單位		MSZ-GE35VA-E1	MXZ-6D122VA2 (與客廳/飯廳及睡房共用)
		15樓至23樓A2及B2單位		MSZ-GE42VA-E1	MXZ-4E83VA (與客廳/飯廳共用)
睡房	分體式冷氣機	2樓至3樓、5樓至12樓A1、A6、B1及B6單位 15樓至23樓A1、A5及B5單位		MSZ-GE35VA-E1	MXZ-4E72VA (與客廳/飯廳共用)
		2樓至3樓、5樓至12樓A2及A5單位 15樓至23樓A3單位		MSZ-GE35VA-E1	MXZ-6D122VA2 (與客廳/飯廳及主人睡房共用)
		2樓至3樓、5樓至12樓B2及B5單位 15樓至23樓B3單位		MSZ-GE35VA-E1	MXZ-4E83VA (與客廳/飯廳共用)
睡房1	分體式冷氣機	15樓至23樓A2及B2單位		MSZ-GE35VA-E1	MXZ-5E102VA (與客廳/飯廳及睡房2共用)
睡房2	分體式冷氣機	15樓至23樓A2及B2單位	MSZ-GE35VA-E1	MXZ-5E102VA (與客廳/飯廳及睡房1共用)	

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



### 6. 設備說明

位置	設備	適用單位	品牌	型號 (如有)
開放式廚房	微波爐	2樓至3樓、5樓至12樓A2、A6、B1、B3及B5單位 15樓至23樓A2、B1、B3及B5單位	西門子	BE634LGS1B
		2樓至3樓、5樓至12樓A1、A3、A5、B2及B6單位 15樓至23樓A1、A3、A5及B2單位		BE634RGS1B
	洗衣乾衣機	全部單位	西門子	WK14D321HK
	雪櫃	2樓至3樓、5樓至12樓A2及A5單位 15樓至23樓A2、A3及B2單位	西門子	KI86NAF31K
		2樓至3樓、5樓至12樓A1、A3、A6、B1、B2、B3、B5及B6單位 15樓至23樓A1、A5、B1、B3及B5單位		KU15LA65HK
	嵌入式煤氣煮食爐	2樓至3樓、5樓至12樓A1、A2、A5、A6、B1、B2、B5及B6單位 15樓至23樓所有單位	Mia Cucina	MY32C
		15樓至23樓A2及B2單位		MY31C
	電磁爐	2樓至3樓、5樓至12樓A3及B3單位	西門子	EX375FXB1E
抽油煙機	全部單位	西門子	LI67SA530B	
主人浴室	抽氣扇	2樓至3樓、5樓至12樓A2及A5單位 15樓至23樓A3單位	Gelec	DPT10-24H
		15樓至23樓A2及B2單位		DPT15-34H
浴室	電熱水爐	2樓至3樓、5樓至12樓A3及B3單位	斯寶亞創	DHB 27 STi
	煤氣熱水爐	2樓至3樓、5樓至12樓A1、A5、B2及B6單位 15樓至23樓A1、A3及B5單位	TGC	RBOX16QL
		2樓至3樓、5樓至12樓A2、A6、B1及B5單位 15樓至23樓A5、B1及B3單位		RBOX16QR
抽氣扇	2樓至3樓、5樓至12樓A1、A3、A6、B1、B2、B3、B5及B6單位 15樓至23樓A1、A5、B1、B3及B5單位	Gelec	DPT10-24H	
浴室1	煤氣熱水爐	15樓至23樓A2單位	TGC	RBOX16QR
		15樓至23樓B2單位		RBOX16QL
浴室2	抽氣扇	15樓至23樓A2及B2單位	Gelec	DPT10-24H

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

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

## 1. EXTERIOR FINISHES

(a)	External Wall	Type of finishes	Podium: Glass wall, natural stone, aluminium cladding and ceramic wall tiles Residential tower: Curtain wall, aluminium cladding, ceramic wall tiles and paint
(b)	Window	Material of frame	PVDF coated aluminium frame
		Material of glass	Tinted glass for windows in living / dining room and bedrooms of all residential units Translucent glass for windows (if any) in bathrooms
(c)	Bay window	Material of bay window	Not applicable
		Window sill finishes	Not applicable
(d)	Planter	Type of finishes	Not applicable
(e)	Verandah or balcony	Type of finishes	Balcony: Installed with laminated glass balustrade Floor: Ceramic tiles and wood plastic composite deck Wall: Ceramic tiles Ceiling: Finished with aluminium cladding and paint
		Whether it is covered	Balcony is covered
		Verandah	Not applicable
(f)	Drying facilities for clothing	Type	Not applicable
		Material	Not applicable

## 2. INTERIOR FINISHES

		Wall	Floor	Ceiling	
(a)	Lobby	G/F residential entrance lobby finishes	Natural stone, wood veneer, metal and glass to the exposed surface	Natural stone	Gypsum board false ceiling with emulsion paint
		Lift lobby finishes for residential floors	Ceramic tiles, plastic laminate, wood veneer, metal and glass to the exposed surface	Ceramic tiles and metal	Gypsum board false ceiling with emulsion paint
(b)	Internal wall and ceiling	Wall		Ceiling	
		Living room finishes	Emulsion paint		Emulsion paint
		Dining room finishes	Emulsion paint		Emulsion paint
		Bedroom finishes	Emulsion paint		Emulsion paint
(c)	Internal floor	Floor		Skirting	
		Material for living room	(a) Ceramic tiles (Except for Flats A2 and B2 on 15/F-23/F) (b) Engineered timber flooring and natural stone border along inside edge of floor in front of door opening to balcony (For Flats A2 and B2 on 15/F-23/F)		Timber skirting
		Material for dining room	(a) Ceramic tiles (Except for Flats A2 and B2 on 15/F-23/F) (b) Engineered timber flooring and natural stone border along inside edge of floor in front of door opening to balcony (For Flats A2 and B2 on 15/F-23/F)		Timber skirting
		Material for bedroom	(a) Ceramic tiles (Except for Flats A2 and B2 on 15/F-23/F) (b) Engineered timber flooring for Flats A2 and B2 on 15/F-23/F)		Timber skirting



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

## 2. INTERIOR FINISHES

(d)	Bathroom		Wall	Floor	Ceiling	
		(i) Type of finishes	Ceramic wall tiles and glass finishes to the exposed surface	Ceramic floor tiles to the exposed surface	Gypsum board false ceiling with emulsion paint and aluminium panel	
		(ii) Whether the wall finishes run up to the ceiling	up to the bottom level of false ceiling			
(e)	Kitchen		Wall	Floor	Ceiling	Cooking Bench
		(i) Type of finishes	Metal panel, glass and emulsion paint to the exposed surface	(a) Ceramic floor tiles to the exposed surface (Except for Flats A2 and B2 on 15/F-23/F) (b) Engineered timber flooring (For Flats A2 and B2 on 15/F-23/F)	Gypsum board false ceiling with emulsion paint	Solid surfacing material
		(ii) Whether the wall finishes run up to the ceiling	up to the bottom level of false ceiling			

## 3. INTERIOR FITTINGS

		Material	Finishes	Accessories	
(a)	Doors	Main entrance door	Fire-rated solid core timber swing door	Plastic laminate	Electrical lockset, eye viewer, door closer and door stopper
		Balcony door (Flats B1 and B6 on 3/F, 5/F-12/F and Flats B1 and B5 on 15/F-23/F)	Aluminium frame swing door	Tinted glass	Lockset and door stopper
		Balcony door (Flats A1, A2, A3, A5, A6, B2, B3 and B5 on 3/F, 5/F-12/F and Flats A1, A2, A3, A5, B2 and B3 on 15/F-23/F)	Aluminium frame sliding door	Tinted glass	Lockset
		Flat roof door (Flats A2, A5, B1 and B6 on 2/F)	Aluminium frame swing door	Tinted glass	Lockset and door stopper
		Flat roof door (Flats A1, A2, A3, A5, A6, B2, B3 and B5 on 2/F)	Aluminium frame sliding door	Tinted glass	Lockset
		Bedroom door (Flats A2, A5, B1, B2, B5 and B6 on 2/F-3/F, 5/F-12/F and Flats A3, B3 and B5 on 15/F-23/F)	Hollow core timber swing door	Plastic laminate and metal	Lockset and door stopper
		Bedroom door (Flats A1 and A6 on 2/F-3/F, 5/F-12/F and Flats A1 and A5 on 15/F-23/F)	Hollow core timber sliding door	Plastic laminate and metal	Lockset
		Master bedroom door	Hollow core timber swing door	Plastic laminate and metal	Lockset and door stopper
		Bedroom 1 and 2 door	Hollow core timber swing door	Plastic laminate and metal	Lockset and door stopper
		Bathroom door (Flats A1, A2, A5 and A6 on 2/F-3/F, 5/F-12/F and Flats A1, A3 and A5 on 15/F-23/F)	Hollow core timber swing door	Plastic laminate and metal	Lockset and door stopper
		Bathroom door (Flats A3, B1, B2, B3, B5 and B6 on 2/F-3/F, 5/F-12/F, Flats B1, B3 and B5 on 15/F-23/F)	Hollow core timber sliding door	Plastic laminate and metal	Lockset
		Master bathroom door (Flats A2 and A5 on 2/F-3/F, 5/F-12/F and Flats A3 on 15/F-23/F)	Hollow core timber swing door	Plastic laminate and metal	Lockset and door stopper
Master bathroom door (Flats A2 and B2 on 15/F-23/F)	Hollow core timber sliding door	Plastic laminate and metal	Lockset		
Bathroom 1 and 2 door	Hollow core timber swing door	Plastic laminate and metal	Lockset and door stopper		

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

## 3. INTERIOR FITTINGS

(b)	Bathroom		Fittings & Equipments	Type	Material	
		(i) Type and material of fittings and equipment	Cabinet	Basin countertop	Solid surfacing material	
				Cabinet	Timber mirror cabinet and timber basin cabinet	
			Bathroom fittings	Wash basin mixer	Chrome plated and powder-coated	
				Wash basin	Solid surfacing material	
				Water closet	Vitreous china	
				Towel rack	Powder-coated	
				Paper holder	Chrome plated	
				Shower compartment	Tempered glass	
		Bathroom appliances	For the appliances provision and brand name, please refer to the "Appliances Schedule"			
		(ii) Type and material of water supply system	Cold water supply	Copper water pipes		
			Hot water supply	Copper water pipes with thermal insulation		
		(iii) Type and material of bathing facilities (including shower or bath tub, if applicable)	Shower	Shower mixer	Chrome plated and powder-coated	
			Bath tub (For Master bathroom of Flats A2 and B2 on 15/F-23/F)	Bath mixer	Chrome plated and powder-coated	
Bath tub	Enameled steel					
(iv) Size of bath tub, if applicable	700mm width x 1500mm length x 410mm depth					
(c)	Kitchen		Material			
		(i) Sink unit	Stainless steel			
		(ii) Water supply system	Copper pipes for cold water supply and copper pipes with thermal insulation for hot water supply			
			Material	Finishes		
		(iii) Kitchen cabinet	Timber cabinet with timber door panel	Glass, plastic laminate and metal		
		(iv) Type of all other fittings and equipment	Fire service installations and equipment	Ceiling-mounted smoke detector and sprinkler head are fitted in or near open kitchen		
			Other fittings	Stainless steel sink and chrome plated sink mixer		
Other equipment	For the appliances provision and brand name, please refer to the "Appliances Schedule"					
(d)	Bedroom		Fittings	Type	Material	
		Type and material of fittings (including built-in wardrobe)	Built-in wardrobe (Bedroom of Flats A1, A2, A5, A6, B1 and B6 on 2/F-3/F, 5/F-12/F, Flats A1, A3, A5 and B5 on 15/F-23/F, Master bedroom of Flats A2 and A5 on 2/F-3/F, 5/F-12/F, Flats A2, A3 and B2 on 15/F-23/F, Bedroom 1 and 2 of Flats A2 and B2 on 15/F-23/F)	Wardrobe	Wooden wardrobe	
		Other fittings	Not applicable		Not applicable	
(e)	Telephone	Location and number of connection points	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units"			
(f)	Aerials	Location and number of connection points	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units"			

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

## 3. INTERIOR 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 (Flats A1, A2, A5, A6, B1, B2, B5 and B6 on 2/F-3/F, 5/F-12/F and all flats on 15/F-23/F) with miniature circuit breaker distribution board b. Three phase electricity supply (for Flats A3 and B3 on 2/F-3/F, 5/F-12/F) with miniature circuit breaker distribution board
		(ii) Whether conduits are concealed or exposed	Conduits are partly concealed and partly exposed <sup>1</sup>	
		(iii) Location and number of power points and air-conditioner points	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units"	
(h)	Gas supply	Type	Town Gas (Flats A1, A2, A5, A6, B1, B2, B5 and B6 on 2/F-3/F, 5/F-12/F, all flats on 15/F-23/F)	
		System	Gas supply pipe is provided and connected to gas cooker and gas water heater for Flats A1, A2, A5, A6, B1, B2, B5 and B6 on 2/F-3/F, 5/F-12/F and all flats on 15/F-23/F	
		Location	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units"	
(i)	Washing machine connection point	Location	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units"	
		Design	Drain point and water point are provided for washing machine	
(j)	Water supply	(i) Material of water pipes	Copper pipes for cold water supply and copper pipes with thermal insulation for hot water supply	
		(ii) Whether water pipes are concealed or exposed	Water pipes are partly concealed and partly exposed <sup>2</sup>	
		(iii) Whether hot water is available	Hot water supply is provided to the open kitchen and bathroom	

- Notes: 1. Other than those parts of the conduits concealed within the 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 pipes ducts or other materials.
2. Other than those parts of the water pipes concealed within the 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 pipes ducts or other materials.

## 4. MISCELLANEOUS

			Residential Lift	
(a)	Lifts	(i) Brand name and model number	Brand Name	Mitsubishi
			Model Number	NexWay-S
		(ii) Number and floors served by them	Number of lifts	2
			Floor served by the lifts	Lift 1: Basement 2, Basement 1, G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F Lift 2: G/F, 1/F-3/F, 5/F-12/F, 15/F-23/F
(b)	Letter box	Material	Metal	
(c)	Refuse collection	(i) Means of refuse collection	Collected by cleaners	
		(ii) Location of refuse room	Refuse storage and material recovery room is provided in the common area of each residential floor. Refuse storage and material recovery chamber is provided on G/F	

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

### 4. MISCELLANEOUS

(d)	Water meter, electricity meter and gas meter	Water Meter	Electricity Meter	Gas Meter
	(i) Location	Common water meter cabinet on each floor	Common electric meter room on each floor	Bathroom at Flats A1, A2, A5, A6, B1, B2, B5 and B6 on 2/F-3/F, 5/F-12/F and Flats A1, A3, A5, B1, B3 and B5 on 15/F-23/F Bathroom 1 at Flats A2 and B2 on 15/F-23/F
	(ii) Whether they are separate or communal meters for residential properties	Separate meter	Separate meter	Separate meter

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

### 5. SECURITY FACILITIES

5. SECURITY FACILITIES		
Security system and equipment	Access control and security system	Visitor panel, smart card reader and security control door are installed at G/F residential entrance lobby. Smart card reader is installed at lift lobbies on Basement 1 and Basement 2 and inside the residential lifts
	CCTV	CCTVs are installed at G/F residential entrance lobby, all lifts and clubhouse, connecting directly to the caretaker's counter on G/F
Details of built-in provisions	Video door phone in each residential unit which is connected to the caretaker's counter on G/F	
Location of built-in provisions	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions of Residential Units"	

## 6. APPLIANCES SCHEDULE

Location	Appliance	Flat apply	Brand	Model No. (if any)	
				Indoor Unit	Outdoor Unit
Living Room / Dining Room	Split Type Air-Conditioner	Flats A1, A6, B1 and B6 on 2/F-3/F, 5/F-12/F Flats A1, A5 and B5 on 15/F-23/F	Mitsubishi Electric	MSZ-GE42VA-E1	MXZ-4E72VA (Share with Bedroom)
		Flats A2 and A5 on 2/F-3/F, 5/F-12/F Flat A3 on 15/F-23/F		MSZ-GE50VA-E1	MXZ-6D122VA2 (Share with Master Bedroom and Bedroom)
		Flats B2 and B5 on 2/F-3/F, 5/F-12/F Flat B3 on 15/F-23/F		MSZ-GE50VA-E1	MXZ-4E83VA (Share with Bedroom)
		Flats A2 and B2 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-4E83VA (Share with Master Bedroom)
		Flats A2 and B2 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-5E102VA (Share with Bedroom 1 and 2)
		Flats A3 and B3 on 2/F-3/F, 5/F-12/F Flat B1 on 15/F-23/F		MS-GM19VA	MU-GM19VA
Master Bedroom	Split Type Air-Conditioner	Flats A2 and A5 on 2/F-3/F, 5/F-12/F Flat A3 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-6D122VA2 (Share with Living / Dining Room and Bedroom)
		Flats A2 and B2 on 15/F-23/F		MSZ-GE42VA-E1	MXZ-4E83VA (Share with Living / Dining Room)
Bedroom	Split Type Air-Conditioner	Flats A1, A6, B1 and B6 on 2/F-3/F, 5/F-12/F Flats A1, A5 and B5 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-4E72VA (Share with Living / Dining Room)
		Flats A2 and A5 on 2/F-3/F, 5/F-12/F Flat A3 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-6D122VA2 (Share with Living / Dining Room and Master Bedroom)
		Flats B2 and B5 on 2/F-3/F, 5/F-12/F Flat B3 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-4E83VA (Share with Living / Dining Room)
Bedroom 1	Split Type Air-Conditioner	Flats A2 and B2 on 15/F-23/F		MSZ-GE35VA-E1	MXZ-5E102VA (Share with Living / Dining Room and Bedroom 2)
Bedroom 2	Split Type Air-Conditioner	Flats A2 and B2 on 15/F-23/F	MSZ-GE35VA-E1	MXZ-5E102VA (Share with Living / Dining Room and Bedroom 1)	

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

## 6. APPLIANCES SCHEDULE

Location	Appliance	Flats apply	Brand	Model No. (if any)
Open Kitchen	Microwave Oven	Flats A2, A6, B1, B3 and B5 on 2/F-3/F, 5/F-12/F Flats A2, B1, B3 and B5 on 15/F-23/F	Siemens	BE634LGS1B
		Flats A1, A3, A5, B2 and B6 on 2/F-3/F, 5/F-12/F Flats A1, A3, A5 and B2 on 15/F-23/F		BE634RGS1B
	Washer Dryer	All flats	Siemens	WK14D321HK
	Refrigerator	Flats A2 and A5 on 2/F-3/F, 5/F-12/F Flats A2, A3 and B2 on 15/F-23/F	Siemens	KI86NAF31K
		Flats A1, A3, A6, B1, B2, B3, B5 and B6 on 2/F-3/F, 5/F-12/F Flats A1, A5, B1, B3 and B5 on 15/F-23/F		KU15LA65HK
	Built-in Gas Cooker	Flats A1, A2, A5, A6, B1, B2, B5 and B6 on 2/F-3/F, 5/F-12/F All flats on 15/F-23/F	Mia Cucina	MY32C
		Flats A2 and B2 on 15/F-23/F		MY31C
	Induction Cooker	Flats A3 and B3 on 2/F-3/F, 5/F-12/F	Siemens	EX375FXB1E
Telescopic Hood	All flats	Siemens	LI67SA530B	
Master Bathroom	Exhaust Fan	Flats A2 and A5 on 2/F-3/F, 5/F-12/F Flat A3 on 15/F-23/F	Gelec	DPT10-24H
		Flats A2 and B2 on 15/F-23/F		DPT15-34H
Bathroom	Electric Water Heater	Flats A3 and B3 on 2/F-3/F, 5/F-12/F	Stiebel Eltron	DHB 27 STi
	Gas Water Heater	Flats A1, A5, B2 and B6 on 2/F-3/F, 5/F-12/F Flats A1, A3 and B5 on 15/F-23/F	TGC	RBOX16QL
		Flats A2, A6, B1 and B5 on 2/F-3/F, 5/F-12/F Flats A5, B1 and B3 on 15/F-23/F		RBOX16QR
Exhaust Fan	Flats A1, A3, A6, B1, B2, B3, B5 and B6 on 2/F-3/F, 5/F-12/F Flats A1, A5, B1, B3 and B5 on 15/F-23/F	Gelec	DPT10-24H	
Bathroom 1	Gas Water Heater	Flat A2 on 15/F-23/F	TGC	RBOX16QR
		Flat B2 on 15/F-23/F		RBOX16QL
Bathroom 2	Exhaust Fan	Flats A2 and B2 on 15/F-23/F	Gelec	DPT10-24H

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

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

住宅單位機電裝置位置及數量說明表 (2樓至3樓、5樓至12樓)

SCHEDULE FOR THE LOCATION AND NUMBER OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL UNITS (2/F-3/F, 5/F-12/F)

位置 Location	描述 Description	A1	A2	A3	A5	A6	B1	B2	B3	B5	B6
客廳/飯廳 Living Room / Dining Room	視像對講機 Video Door Phone	1	1	1	1	1	1	1	1	1	1
	電視及電台天線插座 TV and FM Outlet	1	1	1	1	1	1	1	1	1	1
	電話插座 Telephone Outlet	1	1	1	1	1	1	1	1	1	1
	數據插座 Data Outlet	1	1	1	1	1	1	1	1	1	1
	單位電插座 Single Socket Outlet	1	1	-	1	1	1	1	-	1	1
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1
	雙位電插座連雙USB充電位 Twin Socket Outlet with USB	1	1	1	1	1	1	1	1	1	1
	室內空調機接駁點 Connection Point for A/C Indoor Unit	1	1	1	1	1	1	1	1	1	1
開放式廚房 Open Kitchen	單位電插座 Single Socket Outlet	-	-	1	-	-	-	-	1	-	-
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1
	微型斷路器配電箱 Miniature Circuit Breakers Board	1	1	1	1	1	1	1	1	1	1
	洗衣乾衣機接駁點 Washer Dryer Machine Connection Point	1	1	1	1	1	1	1	1	1	1
	電磁爐接線座 Fused Spur Unit for Induction Cooker	-	-	1	-	-	-	-	-	1	-
主人睡房 Master Bedroom	電視及電台天線插座 TV and FM Outlet	-	1	-	1	-	-	-	-	-	-
	電話插座 Telephone Outlet	-	1	-	1	-	-	-	-	-	-
	單位電插座 Single Socket Outlet	-	1	-	1	-	-	-	-	-	-
	雙位電插座 Twin Socket Outlet	-	1	-	1	-	-	-	-	-	-
	室內冷氣機接駁點 Connection Point for A/C Indoor Unit	-	1	-	1	-	-	-	-	-	-
睡房 Bedroom	電視及電台天線插座 TV and FM Outlet	1	1	-	1	1	1	1	-	1	1
	電話插座 Telephone Outlet	1	1	-	1	1	1	1	-	1	1
	單位電插座 Single Socket Outlet	1	1	-	1	1	-	1	-	1	-
	雙位電插座 Twin Socket Outlet	1	1	-	1	1	1	1	-	1	1
	室內空調機接駁點 Connection Point for A/C Indoor Unit	1	1	-	1	1	1	1	-	1	1

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

住宅單位機電裝置位置及數量說明表 (2樓至3樓、5樓至12樓)

SCHEDULE FOR THE LOCATION AND NUMBER OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL UNITS (2/F-3/F, 5/F-12/F)

位置 Location	描述 Description	A1	A2	A3	A5	A6	B1	B2	B3	B5	B6
主人浴室 Master Bathroom	單位電插座 Single Socket Outlet	-	1	-	1	-	-	-	-	-	-
浴室 Bathroom	煤氣熱水爐接線座 Fused Spur Unit for Gas Water Heater	1	1	-	1	1	1	1	-	1	1
	電熱水爐接線座 Fused Spur Unit for Electric Water Heater	-	-	1	-	-	-	-	1	-	-
	單位電插座 Single Socket Outlet	1	1	1	1	1	1	1	1	1	1
	煤氣接駁點 Gas Connection Point	1	1	-	1	1	1	1	-	1	1
冷氣機平台 (適用於3樓、5樓至12樓) A/C Platform (For 3/F, 5/F-12/F)	室外冷氣機接駁點 Connection Point for A/C Outdoor Unit	1	1	1	1	1	1	1	1	1	1
平台 (適用於2樓) Flat Roof (For 2/F)	防水單位電插座 Weatherproof Single Socket Outlet	1	1	-	1	1	1	1	1	1	1
冷氣機台 (適用於2樓) A/C Plinth (For 2/F)	室外冷氣機接駁點 Connection Point for A/C Outdoor Unit	1	1	1	1	1	1	1	1	1	1



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

住宅單位機電裝置位置及數量說明表 (15樓至23樓)

SCHEDULE FOR THE LOCATION AND NUMBER OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL UNITS (15/F-23/F)

位置 Location	描述 Description	A1	A2	A3	A5	B1	B2	B3	B5
客廳/飯廳 Living Room / Dining Room	視像對講機 Video Door Phone	1	1	1	1	1	1	1	1
	電視及電台天線插座 TV and FM Outlet	1	1	1	1	1	1	1	1
	電話插座 Telephone Outlet	1	1	1	1	1	1	1	1
	數據插座 Data Outlet	1	1	1	1	1	1	1	1
	單位電插座 Single Socket Outlet	1	1	1	1	1	1	1	1
	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1
	雙位電插座連雙USB充電位 Twin Socket Outlet with USB	1	1	1	1	1	1	1	1
	室內空調機接駁點 Connection Point for A/C Indoor Unit	1	2	1	1	1	2	1	1
開放式廚房 Open Kitchen	雙位電插座 Twin Socket Outlet	1	1	1	1	1	1	1	1
	微型斷路器配電箱 Miniature Circuit Breakers Board	1	1	1	1	1	1	1	1
	洗衣乾衣機接駁點 Washer Dryer Machine Connection Point	1	1	1	1	1	1	1	1
主人睡房 Master Bedroom	電視及電台天線插座 TV and FM Outlet	-	1	1	-	-	1	-	-
	電話插座 Telephone Outlet	-	1	1	-	-	1	-	-
	單位電插座 Single Socket Outlet	-	-	1	-	-	-	-	-
	雙位電插座 Twin Socket Outlet	-	1	1	-	-	1	-	-
	雙位電插座連雙USB充電位 Twin Socket Outlet with USB	-	1	-	-	-	1	-	-
	室內空調機接駁點 Connection Point for A/C Indoor Unit	-	1	1	-	-	1	-	-
睡房1 Bedroom 1	電視及電台天線插座 TV and FM Outlet	-	1	-	-	-	1	-	-
	電話插座 Telephone Outlet	-	1	-	-	-	1	-	-
	單位電插座 Single Socket Outlet	-	1	-	-	-	1	-	-
	雙位電插座 Twin Socket Outlet	-	1	-	-	-	1	-	-
	室內空調機接駁點 Connection Point for A/C Indoor Unit	-	1	-	-	-	1	-	-

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

住宅單位機電裝置位置及數量說明表 (15樓至23樓)

SCHEDULE FOR THE LOCATION AND NUMBER OF MECHANICAL AND ELECTRICAL PROVISIONS OF RESIDENTIAL UNITS (15/F-23/F)

位置 Location	描述 Description	A1	A2	A3	A5	B1	B2	B3	B5
睡房2 Bedroom 2	電視及電台天線插座 TV and FM Outlet	-	1	-	-	-	1	-	-
	電話插座 Telephone Outlet	-	1	-	-	-	1	-	-
	單位電插座 Single Socket Outlet	-	1	-	-	-	1	-	-
	雙位電插座 Twin Socket Outlet	-	1	-	-	-	1	-	-
	室內空調機接駁點 Connection Point for A/C Indoor Unit	-	1	-	-	-	1	-	-
睡房 Bedroom	電視及電台天線插座 TV and FM Outlet	1	-	1	1	-	-	1	1
	電話插座 Telephone Outlet	1	-	1	1	-	-	1	1
	單位電插座 Single Socket Outlet	1	-	1	1	-	-	1	-
	雙位電插座 Twin Socket Outlet	1	-	1	1	-	-	1	1
	室內空調機接駁點 Connection Point for A/C Indoor Unit	1	-	1	1	-	-	1	1
主人浴室 Master Bathroom	單位電插座 Single Socket Outlet	-	1	1	-	-	1	-	-
浴室1 Bathroom 1	煤氣熱水爐接線座 Fused Spur Unit for Gas Water Heater	-	1	-	-	-	1	-	-
	單位電插座 Single Socket Outlet	-	1	-	-	-	1	-	-
	煤氣接駁點 Gas Connection Point	-	1	-	-	-	1	-	-
浴室2 Bathroom 2	單位電插座 Single Socket Outlet	-	1	-	-	-	1	-	-
浴室 Bathroom	煤氣熱水爐接線座 Fused Spur Unit for Gas Water Heater	1	-	1	1	1	-	1	1
	單位電插座 Single Socket Outlet	1	-	1	1	1	-	1	1
	煤氣接駁點 Gas Connection Point	1	-	1	1	1	-	1	1
冷氣機平台 A/C Platform	室外冷氣機接駁點 Connection Point for A/C Outdoor Unit	1	2	1	1	1	2	1	1
天台 (適用於23樓) Roof (For 23/F)	防水單位電插座 Weatherproof Single Socket Outlet	1	1	1	1	1	1	1	1

## 23 服務協議 SERVICE AGREEMENTS

食水及沖廁水由水務署供應。

電力由中華電力有限公司供應。

煤氣由香港中華煤氣有限公司供應。

Potable and flushing water is supplied by Water Supplies Department.

Electricity is supplied by CLP Power Hong Kong Limited.

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

## 24 地稅 GOVERNMENT RENT

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

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

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

1. 在向買方交付住宅物業在空置情況下的管有權時，買方須向賣方(擁有人)補還水、電力及氣體的按金。
2. 在交付時，買方不須向賣方(擁有人)支付清理廢料的費用。
3. 水、電力及氣體的按金及清理廢料的費用的款額於售樓說明書印製日尚未決定。

備註：

買方須向發展項目管理人及不須向賣方(擁有人)繳付水、電力及氣體的按金及清理廢料的費用。

1. On the delivery of the vacant possession of the residential property to the purchaser, the purchaser is liable to reimburse the vendor (the owner) for the deposits for water, electricity and gas.
2. On that delivery, the purchaser is not liable to pay to the vendor (the owner) a debris removal fee.
3. The amount of deposits for water, electricity and gas and debris removal fee is yet to be ascertained at the date on which the sales brochure is printed.

Note:

The purchaser should pay to the manager and not the vendor (the owner) of the development the deposits for water, electricity and gas and the debris removal fee.

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

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

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

## 27 斜坡維修 MAINTENANCE OF SLOPES

不適用

Not applicable

## 28 修訂 MODIFICATION

本發展項目現時並沒有向政府提出申請修訂批地文件。

No application to the Government for a modification of the Land Grant for this development is underway.

# 29 申請建築物總樓面面積寬免的資料

## INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

### 獲寬免總樓面面積的設施分項

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

		面積 (平方米)
根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積		
1(#)	停車場及上落客貨地方 (公共交通總站除外)	1343.693
2	機房及相類設施	
2.1(#)	所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》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	101.786
2.2(#)	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	509.454
2.3	非強制性或非必要機房，例如空調機房、風櫃房等	不適用
根據《聯合作業備考》第1及第2號提供的環保設施		
3	住宅樓宇露台	164.000
4	加闊的公用走廊及升降機大堂	不適用
5	公用空中花園	不適用
6	隔聲牆	不適用
7	翼牆、捕風器及風斗	不適用
8	非結構預製外牆 (不包括建築飾條)	53.072
9	工作平台	不適用
10	隔音屏障	不適用
適意設施		
11(#)	供保安人員和管理處員工使用的櫃枱、辦公室、儲物室、警衛室和廁所、業主立案法團辦公室	5.000
12(#)	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	279.557
13	有上蓋的園景區及遊樂場	不適用
14	橫向屏障 / 有蓋人行道、花棚	不適用
15	擴大升降機井道	不適用
16	煙囪管道	不適用
17	其他非強制性設施或非必要機房，例如鍋爐房、衛星電視共用天線房	不適用
18(#)	強制性設施或必要機房所需的管槽、氣槽	69.979
19	非強制性設施或非必要機房所需的管槽、氣槽	不適用
20	環保系統及設施所需的機房、管槽及氣槽	不適用

21	複式住宅單位及洋房的中空	不適用
22	其他伸出物，如空調機箱或伸出外牆超過750毫米的平台	不適用
其他項目		
23	庇護層，包括庇護層兼空中花園	不適用
24(#)	其他伸出物	8.992
25	公共交通總站	不適用
26	共用構築物及樓梯	不適用
27(#)	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	425.927
28	公眾通道	不適用
29	因建築物後移導致的覆蓋面積	不適用
額外總樓面面積		
30	額外總樓面面積	不適用

備註：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規定的要求而制定的。屋宇署會按實際需要不時更改有關要求。

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

有關建築物的環境評估

**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  
不予評級**



申請編號: PAU0056/20

發展項目的公用部份的預計能量表現或消耗

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：

第I部份						
提供中央空調			是			
提供具能源效益的設施			是			
擬安裝的具能源效益的設施			採用LED節能照明及節能空調系統			
第II部份：擬興建樓宇/部分樓宇預計每年能源消耗量 <sup>(註腳 1)</sup>						
發展項目類型	位置	使用有關裝置的內部樓面面積(平方米)	基線樓宇 <sup>(註腳 2)</sup> 每年能源消耗量		擬興建樓宇每年能源消耗量	
			電力 千瓦小時/平方米/年	煤氣/石油氣 用量單位/平方米/年	電力 千瓦小時/平方米/年	煤氣/石油氣 用量單位/平方米/年
住用發展項目 (不包括酒店)	中央樓宇裝備裝置 <sup>(註腳 3)</sup>	3699.141	319.88	不適用	248.50	不適用
非住用發展項目 <sup>(註腳 4)</sup> (包括酒店)	平台 (非中央屋宇裝備裝置)	778.6	183.94	不適用	144.97	不適用

註腳：

- 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)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。
- “基準樓宇”與新建樓宇BEAM Plus標準(1.2版)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。
- “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中的涵義相同。
- 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))，並與其上的塔樓有不同用途。對於並無明確分平台與塔樓的發展項目，應視整個發展項目為塔樓。

第III部份：以下裝置乃按機電工程署公布的相關實務守則設計：-			
裝置類型		電力裝置	是
照明裝置	是	升降機及自動梯的裝置	是
空調裝置	是	以總能源為本的方法	不適用

# 29 申請建築物總樓面面積寬免的資料

## INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

### BREAKDOWN OF GFA CONCESSIONS OBTAINED FOR ALL FEATURES

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

		Area (m <sup>2</sup> )
Disregarded GFA under Building (Planning) Regulations 23(3)(b)		
1(#)	Carpark and loading/unloading area excluding public transport terminus	1343.693
2	Plant rooms and similar services	
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.	101.786
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.	509.454
2.3	Non-mandatory or non-essential plant room such as air-conditioning plant room, air handling unit (AHU) room, etc.	Not applicable
Green Features under Joint Practice Notes 1 and 2		
3	Balcony for residential buildings	164.000
4	Wider common corridor and lift lobby	Not applicable
5	Communal sky garden	Not applicable
6	Acoustic fin	Not applicable
7	Wing wall, wind catcher and funnel	Not applicable
8	Non-structural prefabricated external wall (exclude architectural features)	53.072
9	Utility platform	Not applicable
10	Noise barrier	Not applicable
Amenity Features		
11(#)	Counter, office, store, guard room and lavatory for watchman and management staff, Owners' Corporation Office	5.000
12(#)	Residential Recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway etc serving solely the recreational facilities	279.557
13	Covered landscaped and play area	Not applicable
14	Horizontal screens / covered walkways, trellis	Not applicable
15	Larger lift shaft	Not applicable

16	Chimney shaft	Not applicable
17	Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room	Not applicable
18(#)	Pipe duct, air duct for mandatory feature or essential plant room	69.979
19	Pipe duct, air duct for non-mandatory or non-essential plant room	Not applicable
20	Plant room, pipe duct, air duct for environmentally friendly system and feature	Not applicable
21	Void in duplex domestic flat and house	Not applicable
22	Other projection such as air-conditioning box and platform with a projection of more than 750mm from external wall	Not applicable
Other Exempted Items		
23	Refuge floor including refuge floor cum sky garden	Not applicable
24(#)	Other projections	8.992
25	Public transport terminus	Not applicable
26	Party structure and common staircase	Not applicable
27(#)	Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA	425.927
28	Public passage	Not applicable
29	Covered set back area	Not applicable
Bonus GFA		
30	Bonus GFA	Not applicable

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.



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

## THE ENVIRONMENTAL ASSESSMENT OF THE BUILDING



## ESTIMATED ENERGY PERFORMANCE OR CONSUMPTION FOR THE COMMON PARTS OF THE DEVELOPMENT

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:

Part I						
Provision of Central Air Conditioning			Yes			
Provision of Energy Efficient Features			Yes			
Energy Efficient Features proposed			LED lighting and high efficient A/C unit			
Part II : The predicted annual energy use of the proposed building/part of building <sup>(Note 1)</sup>						
Type of Development	Location	Internal Floor Area Served (m <sup>2</sup> )	Annual Energy Use of Baseline Building <sup>(Note 2)</sup>		Annual Energy Use of Proposed Building	
			Electricity kWh / m <sup>2</sup> / annum	Town Gas / LPG unit / m <sup>2</sup> / annum	Electricity kWh / m <sup>2</sup> / annum	Town Gas / LPG unit / m <sup>2</sup> / annum
Domestic Development (excluding Hotel)	Central building services installation <sup>(Note 3)</sup>	3699.141	319.88	Not applicable	248.50	Not applicable
Non-domestic Development <sup>(Note 4)</sup> (including hotel)	Podium (non-central building services installation)	778.6	183.94	Not applicable	144.97	Not applicable

### Notes:

- In general, the lower the estimated "Annual Energy Use" of the building, the more efficient of the building in terms of energy use. For example, if the estimated "annual energy use of proposed building" is less than the estimated "annual energy use of baseline building", it means the predicted use of energy is more efficient in the proposed building than in the baseline building. The larger the reduction, the greater the efficiency. The predicted annual energy use, in terms of electricity consumption (kWh/m<sup>2</sup>/annum) and town gas/LPG consumption (unit/m<sup>2</sup>/annum), of the development by the internal floor area served, where:
  - "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 (v1.2 version); and
  - "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.
- "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 (v1.2 version).
- "Central Building Services Installation" has the same meaning as that in the Code of Practice for Energy Efficiency of Building Services Installations in Buildings.
- 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).

Part III: The following installations are designed in accordance with the relevant Codes of Practices published by the Electrical & Mechanical Services Department (EMSD)			
Type of Installations		Electrical Installations	Yes
Lighting Installations	Yes	Lift & Escalator Installations	Yes
Air Conditioning Installations	Yes	Performance-based Approach	N/A

## 1. 放置室外冷氣機

室外冷氣機(不論是為該住宅單位而設，或是為其他住宅單位而設)放置在毗鄰/附件於部份住宅單位的冷氣機平台上或部份住宅單位的平台的高位或樓層面。該等被放置於冷氣機平台上及平台的室外冷氣機可能對發展項目內有關的住宅單位的享用，諸如熱氣及噪音或其他方面造成影響。有關室外冷氣機的位置，請參閱本售樓說明書的「發展項目的住宅物業的樓面平面圖」。

## 2. 建築裝飾

部份住宅單位外設有建築裝飾。此等建築裝飾可能對部份單位的景觀造成影響。有關建築裝飾的位置，請參閱本售樓說明書的「發展項目的住宅物業的樓面平面圖」。

## 3. 喉管

發展項目部分住宅單位的平台及 / 或露台的外牆或毗鄰平台及 / 或露台的外牆裝有喉管，部分住宅單位的景觀可能因此受到影響。有關喉管的位置，請參閱發展項目最新批准建築圖則。

## 4. 吊船操作

1. 根據公契及管理協議，管理人有權進入建有平台及 / 或天台的住宅單位 ( 不論是否連同管理人的代理、工人及職員，又或是否攜帶用具、工具及物料 ) 操作吊船。
2. 在管理人安排為發展項目的外牆 ( 包括構成住宅單位一部分的玻璃幕牆結構、玻璃幕牆玻璃、窗戶及露台 ) 及公用地方與設施進行定期及特別安排的檢查、清潔、保養、維修、改動、翻新、重建、油漆或裝飾期間，吊船 ( 不論是永久或臨時的吊船裝置 ) 將會停泊在住宅單位的平台上，並在住宅單位的平台及天台上空操作，以及在住宅單位的窗外及露台外操作。

## 5. 裝飾燈

1. 發展項目部分住宅單位的外牆裝置 LED 裝飾燈，該等裝飾燈可能不時開啟。
2. LED 裝飾燈的照明 ( 如有的話 ) 可能對發展項目住宅物業的享用，諸如景觀、光及對周邊環境的其他方面造成影響。

## 6. 車輛轉盤

發展項目的地面設有一個車輛轉盤供貨車輛使用。轉盤的使用及操作可能影響位於地面的住宅升降機大堂的出入及有關住宅單位的享用，諸如噪音或其他方面的影響。有關轉盤的位置，請參閱本售樓說明書的「發展項目的布局圖」。

## 1. PLACING OF AIR-CONDITIONING OUTDOOR UNITS

Air-conditioning outdoor units (either serving its own residential unit or other residential unit(s)) are placed on the air-conditioner platform(s) adjacent to/adjoining some residential units or the high level or floor level of the flat roof(s) of some residential units. The placing of air-conditioning outdoor units on the air-conditioner platform(s) and flat roof(s) may affect the enjoyment of the relevant residential units of the development in terms of heat and noise or other aspects. For the locations of the air-conditioning outdoor units, please refer to the "Floor Plans of Residential Properties in the Development" in this sales brochure.

## 2. ARCHITECTURAL FEATURES

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

## 3. PIPES

Some pipes are located on the external walls at or adjacent to the flat roofs and/or balconies of some residential units of the development. It is possible that the views of some residential units may be affected by these pipes. For the locations of the pipes, please refer to the latest approved building plans of the development.

## 4. OPERATION OF GONDOLA

1. Under the Deed of Mutual Covenant and Management Agreement, the Manager shall have the right to access into those residential units consisting flat roof(s) and/or roof(s) (with or without the Manager's agents, workmen and staff and with or without other appliances, equipment and materials) for operating the gondola system.
2. During the regular and specially arranged inspection, cleaning, maintenance, repairing, altering, renewing, rebuilding, painting or decorating of the external walls (including the curtain wall structures, glass of curtain walls, windows and balconies forming part of a residential unit) and the Common Areas and Facilities of the development as arranged by the Manager, gondola(s) (whether its installation is permanently or temporarily) will be parked on the flat roofs and operated in air space directly above the flat roofs and the roofs as well as outside the windows and the balconies of the residential units.

## 5. LIGHTING

1. LED lightings are installed on the external walls of some residential units of the development and may be turned on from time to time.
2. The illumination (if any) of the LED lightings may affect the enjoyment of some residential units in the development in terms of the views, lighting and other aspects of the surrounding environment.

## 6. TURNTABLE

A turntable is installed at the ground floor of the development for goods vehicles' use. The use and operation of the turntable may affect the ingress to / egress from the residential lift lobby on ground floor and the enjoyment of the relevant residential units of the development in terms of noise or other aspects. For the location of the turntable, please refer to the "Layout Plan of the Development" in this sales brochure.

賣方就該項目指定的互聯網網站的網址：  
THE ADDRESS OF THE WEBSITE DESIGNATED BY THE VENDOR FOR THE DEVELOPMENT:

[www.arbour.com.hk](http://www.arbour.com.hk)

1. 發展項目及其周邊地區日後可能出現改變
2. 本售樓說明書印製日期：2020年11月6日

1. There may be future changes to the development and the surrounding areas.
2. Date of printing of this Sales Brochure: 6 November 2020

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