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



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

Scale 比例
0m/米 250m/米

Legend 圖例

- A library
  圖書館
- A power plant (including electricity sub-stations)
  發電廠(包括電力分站)
- A clinic
  診療所
- Judicial facilities (including a court and a magistracy)
  司法設施(包括法院及裁判法院)
- A refuse collection point
  垃圾收集站
- A hospital
  醫院
- A market (including a wet market and a wholesale market)
  市場(包括濕貨市場及批發市場)
- A public carpark (including a lorry park)
  公眾停車場(包括貨車停泊處)
- A public convenience
  公廁
- A public transport terminal (including a rail station)
  公共交通總站(包括鐵路車站)
- A public utility installation
  公用事業設施裝置
- A religious institution (including a church, a temple and a Tsz Tong)
  宗教場所(包括教堂、廟宇及祠堂)
- A school (including a kindergarten)
  學校(包括幼稚園)
- Social welfare facilities (including an elderly centre and a home for the mentally disabled)
  社會福利設施(包括老人中心及弱智人士護理院)
- Sports facilities (including a sports ground and a swimming pool)
  體育設施(包括運動場及游泳池)
- A public park
  公園

The above Location Plan is made with reference to Survey Sheet No. 11-NE-A dated 23 July 2021, Survey Sheet No. 11-NE-C dated 21 June 2021, Survey Sheet No. 11-NW-B dated 23 July 2021 and Survey Sheet No. 11-NW-D dated 5 July 2021 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. 23/2020.

Notes:

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

上述發展項目的所在位置圖參考地政總署測繪處於2021年7月23日修訂之測繪圖編號11-NE-A，於2021年6月21日修訂之測繪圖編號11-NE-C，於2021年7月23日修訂之測繪圖編號11-NW-B及於2021年7月5日修訂之測繪圖編號11-NW-D，有須要處經修正處理。

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23/2020。

註：

1. 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。
2. 賣方亦建議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。

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

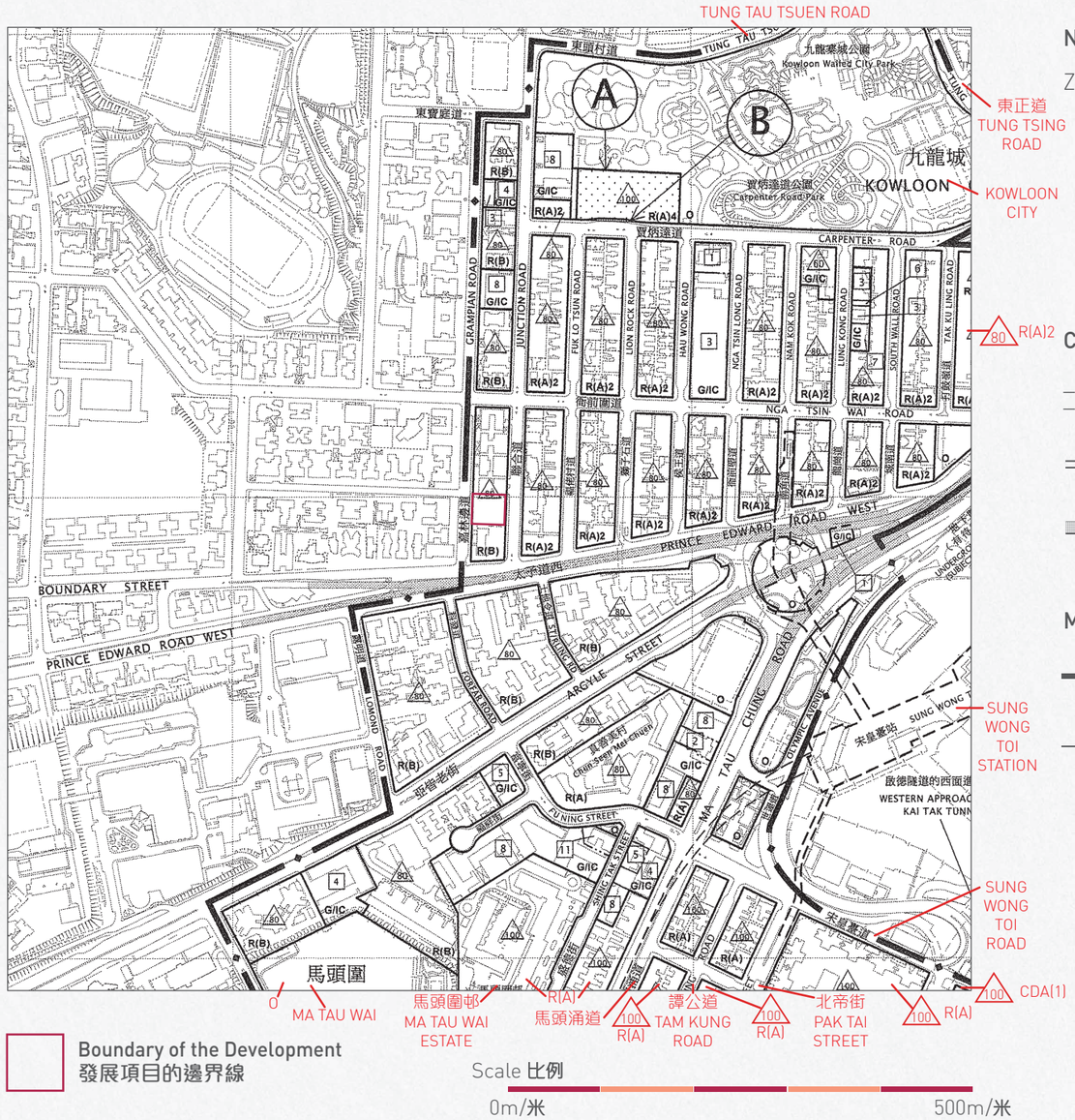
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 6,900 feet, photo No. E117255C dated 7 December 2020.
摘錄自地政總署測繪處於2020年12月7日在6,900呎飛行高度拍攝之鳥瞰照片，照片編號E117255C。

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.
4. The Vendor also advises purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

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。
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。
4. 賣方亦建議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。



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 Ma Tau Kok Outline Zoning Plan No. S/K10/27, gazetted on 21 May 2021, with adjustment where necessary as shown in red.

摘錄自2021年5月21日憲報公佈之馬頭角分區計劃大綱草圖，圖則編號為S/K10/27，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

- CDA — Comprehensive Development Area 綜合發展區
- R(A) — Residential (Group A) 住宅(甲類)
- R(B) — Residential (Group B) 住宅(乙類)
- G/IC — Government, Institution or Community 政府、機構或社區
- O — Open Space 休憩用地

Communications 交通

- 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
- Building Height Control Zone Boundary 建築物高度管制區界線
- 100 — Maxiumum Building Height (In Metres Above Principal Datum) 最高建築物高度(在主水平基準上若干米)
- 1 — Maximum Building Height (In Number of Storeys) 最高建築物高度(樓層數目)

Amendments to Approved Plan No. S/K10/26
核准圖編號S/K10/26的修訂

- Amendment Item A 修訂項目A項
- Amendment Item B 修訂項目B項

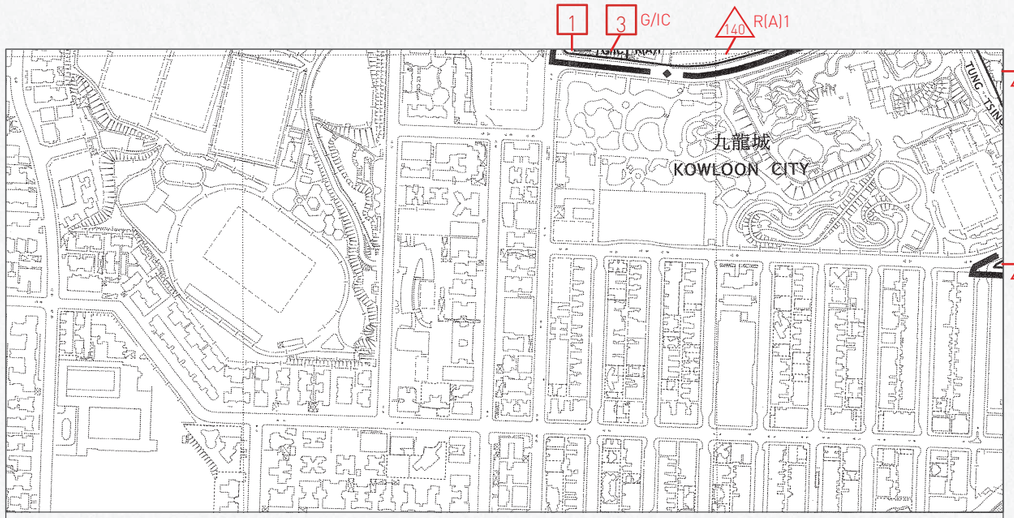
Item A – Rezoning of a site at 128 Carpenter Road from "Other Specified Uses" annotated "Commercial Development with Public Vehicle Park" ("OU(CDWPVP)") to "Residential (Group A) 4" ("R(A)4") with stipulation of building height restriction.
A項 — 把位於賈炳達道128號的一幅土地由「其他指定用途」註明「商業發展連公眾停車場」改劃為「住宅(甲類)4」地帶，並訂明建築物高度限制。

Item B – Rezoning of a strip of land adjoining the southern boundary of the "R(A)4" zone from "OU(CDWPVP)" to an area shown as 'Road'.
B項 — 把毗連「住宅(甲類)4」地帶南面界線的一幅土地由「其他指定用途」註明「商業發展連公眾停車場」改劃為顯示「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。
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。

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



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**
0m/**米** 500m/**米**

Extracted from part of the approved Wang Tau Hom and Tung Tau Outline Zoning Plan No. S/K8/23, gazetted on 13 March 2020, with adjustment where necessary as shown in red.
摘錄自2020年3月13日憲報公佈之橫頭磡及東頭分區計劃大綱核准圖，圖則編號為S/K8/23，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)
- G/IC — Government, Institution or Community 政府、機構或社區

Communications 交通

- Major Road and Junction 主要道路及路口

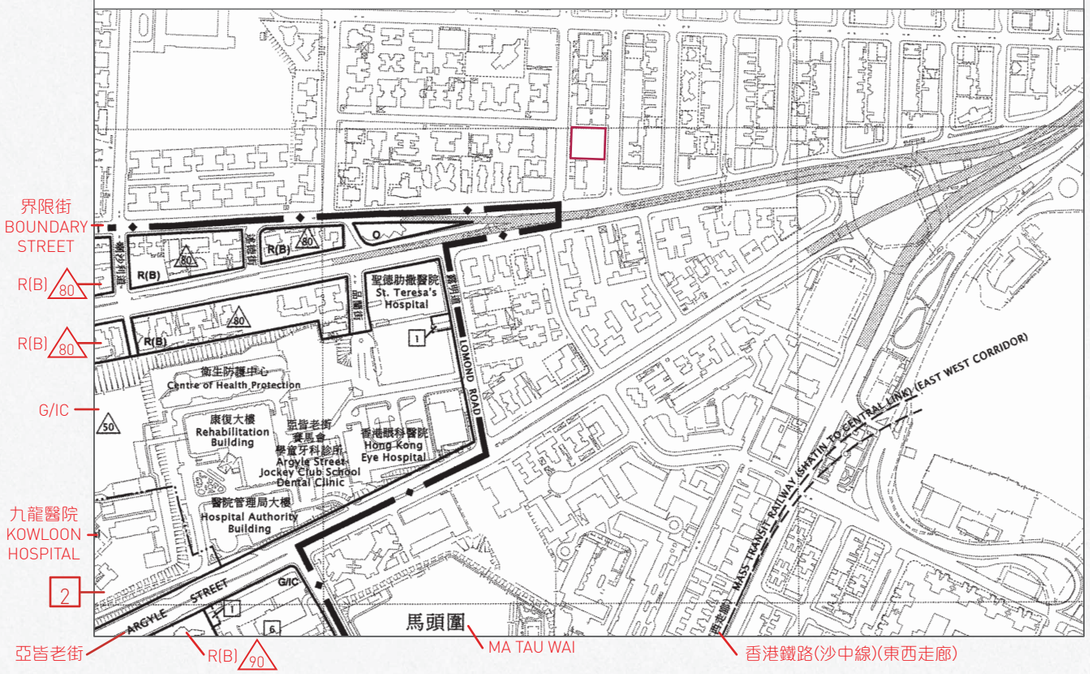
Miscellaneous 其他

- Boundary of Planning Scheme 規劃範圍界線
- 100 — Maxiumum Building Height (In Metres Above Principal Datum) 最高建築物高度(在主水平基準上若干米)
- 1 — Maximum Building Height (In Number of Storeys) 最高建築物高度(樓層數目)

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。
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。

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
0m/米 500m/米

Extracted from part of the approved Ho Man Tin Outline Zoning Plan No. S/K7/24, gazetted on 18 September 2015, with adjustment where necessary as shown in red.
摘錄自2015年9月18日憲報公佈之何文田分區計劃大綱核准圖，圖則編號為S/K7/24，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(B)	Residential (Group B) 住宅(乙類)
G/IC	Government, Institution or Community 政府、機構或社區
O	Open Space 休憩用地

Communications 交通

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

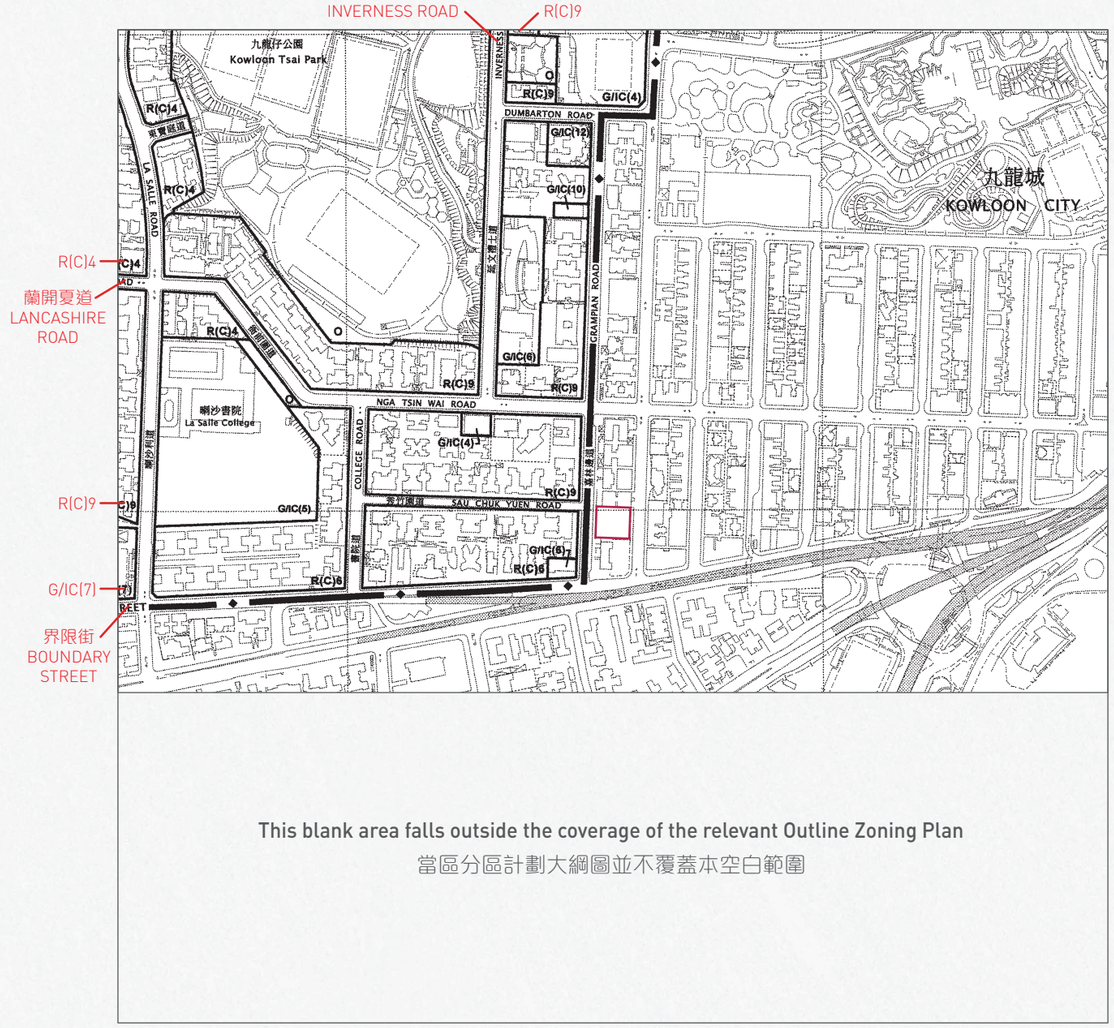
Miscellaneous 其他

	Boundary of Planning Scheme 規劃範圍界線
	Building Height Control Zone Boundary 建築物高度管制區界線
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)
1	Maximum Building Height (In Number of Storeys) 最高建築物高度(樓層數目)

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。
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。

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



Boundary of the Development
發展項目的邊界線

Scale **比例**

0m/米 500m/米

Extracted from part of the approved Kowloon Tong Outline Zoning Plan No. S/K18/21, gazetted on 15 December 2017, with adjustment where necessary as shown in red.

摘錄自2017年12月15日憲報公佈之九龍塘分區計劃大綱核准圖，圖則編號為S/K18/21，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(C)	Residential (Group C) 住宅(丙類)
G/IC	Government, Institution or Community 政府、機構或社區
O	Open Space 休憩用地

Communications 交通

Major Road and Junction
主要道路及路口

Elevated Road
高架道路

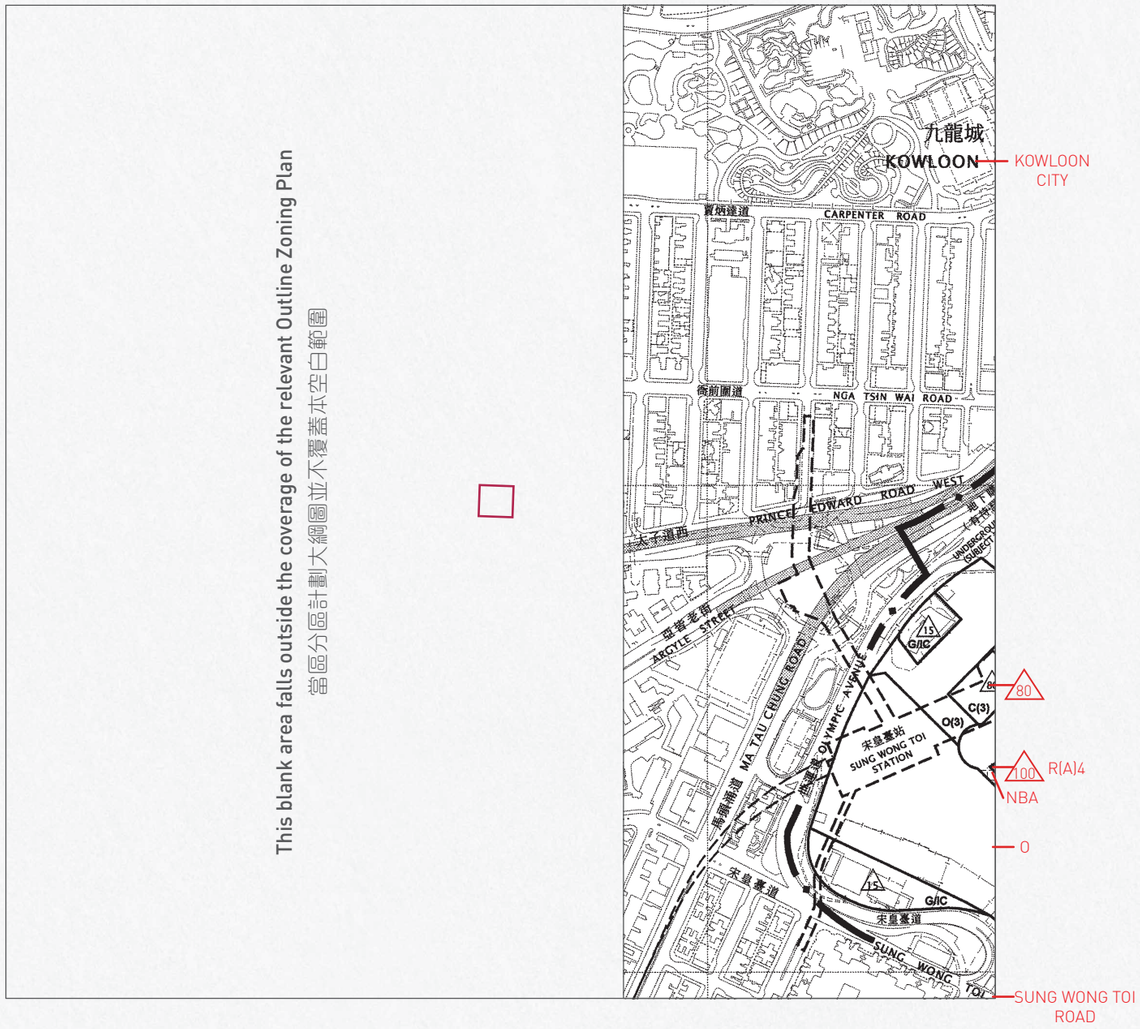
Miscellaneous 其他

Boundary of Planning Scheme
規劃範圍界線

Building Height Control Zone Boundary
建築物高度管制區界線

註：

1. 在印刷售樓説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。
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。



Boundary of the Development
發展項目的邊界線

Scale **比例**

0m/米 500m/米

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日憲報公佈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。

Notation 圖例

Zones 地帶

C	Commercial 商業
R(A)	Residential (Group A) 住宅(甲類)
G/IC	Government, Institution or Community 政府、機構或社區
O	Open Space 休憩用地

Communications 交通

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

Miscellaneous 其他

- Boundary of Planning Scheme 規劃範圍界線
- 100 Maxiumum Building Height (In Metres Above Principal Datum) 最高建築物高度(在主水平基準上若干米)
- NBA Non-building Area 非建築用地

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。
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。