

根據《一手住宅物業銷售條例》第 60 條所備存的成交記錄冊

Register of Transactions kept for the purpose of section 60 of the Residential Properties (First-hand Sales) Ordinance

第一部分: 基本資料

Part 1: Basic Information

發展項目名稱 Name of development	尚宜 Artique	期數 (如有) Phase No. (if any)	--
發展項目位置 Location of development	新界上水新樂街38號 No. 38 San Lok Street, Sheung Shui, New Territories		

重要告示:

1. 閱讀該些只顯示臨時買賣合約的資料的交易項目時請特別小心，因為有關交易並未簽署買賣合約，所顯示的交易資料是以臨時買賣合約為基礎，有關交易資料日後可能會出現變化。
2. 根據《一手住宅物業銷售條例》第61條，成交記錄冊的目的是向公眾人士提供列於記錄冊內關於該項目的交易資料，使公眾人士了解香港的住宅物業市場狀況。記錄冊內的個人資料除供指定用途使用外，不得作其他用途。

Important Note:

1. Please read with particular care those entries with only the particulars of the Preliminary Agreements for Sale and Purchase (PASPs) shown. They are transactions which have not yet proceeded to the Agreement for Sale and Purchase (ASP) stage. For those transactions, the information shown is premised on PASPs and may be subject to change.
2. According to section 61 of the Residential Properties (First-hand Sales) Ordinance, the purpose of the Register is to provide a member of the public with the transaction information relating to the development, as set out in the Register, for understanding the residential property market conditions in Hong Kong. The personal data in the Register should not be used for any purpose not related to the specified purpose.

第二部分: 交易資料

Part 2: Information on Transactions

(A)	(B)	(C)	(D)				(E)	(F)	(G)	(H)
臨時買賣合約的日期 (日-月-年)	買賣合約的日期 (日-月-年)	終止買賣合約的日期 (如適用) (日-月-年)	住宅物業的描述 (如包車位, 請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)				成交金額 Transaction Price	售價修改的 細節及日期 (日-月-年)	支付條款 Terms of Payment	買方是賣方的 有關連人士 The purchaser is a related party of the vendor
Date of PASP (DD - MM - YYYY)	Date of ASP (DD - MM - YYYY)	Date of termination of ASP (If applicable) (DD - MM - YYYY)	大廈名稱 Block Name	樓層 Floor	單位 Unit	車位(如有) Car-parking space (if any)		Details and Date (DD-MM-YYYY) of any revision of price		
			屋號(House number) / 屋名(Name of the house)							
10 October 2021	18 October 2021		尚宜 Artique	1	A		\$ 3,759,300.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e) 見備註7(f)(i) 及 (ii) / See Remark 7(f)(i) and (ii)	
10 October 2021	18 October 2021		尚宜 Artique	6	B		\$ 5,124,200.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e) 見備註7(f)(i) 及 (ii) / See Remark 7(f)(i) and (ii)	
10 October 2021	15 October 2021		尚宜 Artique	1	E		\$ 2,486,000.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	3	D		\$ 2,924,200.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	2	B		\$ 4,604,100.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	

(A) 臨時買賣合約的日期 (日-月-年) Date of PASP (DD - MM - YYYY)	(B) 買賣合約的日期 (日-月-年) Date of ASP (DD - MM - YYYY)	(C) 終止買賣合約的日期 (如適用) (日-月-年) Date of termination of ASP (If applicable) (DD - MM - YYYY)	(D) 住宅物業的描述 (如包車位·請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)				(E) 成交金額 Transaction Price	(F) 售價修改的 細節及日期 (日-月-年) Details and Date (DD-MM-YYYY) of any revision of price	(G) 支付條款 Terms of Payment	(H) 買方是賣方的 有關連人士 The purchaser is a related party of the vendor
			大廈名稱 Block Name	樓層 Floor	單位 Unit	車位(如有) Car-parking space (if any)				
			屋號(House number) / 屋名(Name of the house)							
10 October 2021	18 October 2021		尚宜 Artique	1	F		\$ 3,010,400.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	5	F		\$ 3,097,800.00		- 價單編號1 [270]天付款計劃 Price List No.1 [270]-day Payment Plan 見備註7(c)(iii) / See Remark 7(c) (iii) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	2	D		\$ 2,852,900.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	15 October 2021		尚宜 Artique	6	D		\$ 3,190,800.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	1	D		\$ 2,800,100.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	5	A		\$ 3,920,400.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	

(A) 臨時買賣合約的日期 (日-月-年) Date of PASP (DD - MM - YYYY)	(B) 買賣合約的日期 (日-月-年) Date of ASP (DD - MM - YYYY)	(C) 終止買賣合約的日期 (如適用) (日-月-年) Date of termination of ASP (If applicable) (DD - MM - YYYY)	(D) 住宅物業的描述 (如包車位·請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)				(E) 成交金額 Transaction Price	(F) 售價修改的 細節及日期 (日-月-年) Details and Date (DD-MM-YYYY) of any revision of price	(G) 支付條款 Terms of Payment	(H) 買方是賣方的 有關連人士 The purchaser is a related party of the vendor
			大廈名稱 Block Name	樓層 Floor	單位 Unit	車位(如有) Car-parking space (if any)				
			屋號(House number) / 屋名(Name of the house)							
10 October 2021	18 October 2021		尚宜 Artique	3	E		\$ 2,526,400.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	6	E		\$ 2,961,100.00		- 價單編號1 [180]天付款計劃 Price List No.1 [180]-day Payment Plan 見備註7(c)(ii) / See Remark 7(c) (ii) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	3	A		\$ 3,802,400.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e) 見備註7(g) / See Remark 7(g)	
10 October 2021	18 October 2021		尚宜 Artique	5	C		\$ 3,131,000.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	3	B		\$ 4,765,200.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	2	A		\$ 3,644,900.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	

(A) 臨時買賣合約的日期 (日-月-年) Date of PASP (DD - MM - YYYY)	(B) 買賣合約的日期 (日-月-年) Date of ASP (DD - MM - YYYY)	(C) 終止買賣合約的日期 (如適用) (日-月-年) Date of termination of ASP (If applicable) (DD - MM - YYYY)	(D) 住宅物業的描述 (如包車位，請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)				(E) 成交金額 Transaction Price	(F) 售價修改的 細節及日期 (日-月-年) Details and Date (DD-MM-YYYY) of any revision of price	(G) 支付條款 Terms of Payment	(H) 買方是賣方的 有關連人士 The purchaser is a related party of the vendor
			大廈名稱 Block Name	樓層 Floor	單位 Unit	車位(如有) Car-parking space (if any)				
			屋號(House number) / 屋名(Name of the house)							
10 October 2021	15 October 2021		尚宜 Artique	2	F		\$ 2,662,000.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	2	C		\$ 2,869,600.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	3	C		\$ 2,940,900.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	6	A		\$ 4,055,900.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	5	B		\$ 4,952,600.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	6	F		\$ 3,120,400.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	

(A) 臨時買賣合約的日期 (日-月-年) Date of PASP (DD - MM - YYYY)	(B) 買賣合約的日期 (日-月-年) Date of ASP (DD - MM - YYYY)	(C) 終止買賣合約的日期 (如適用) (日-月-年) Date of termination of ASP (If applicable) (DD - MM - YYYY)	(D) 住宅物業的描述 (如包車位，請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)				(E) 成交金額 Transaction Price	(F) 售價修改的 細節及日期 (日-月-年) Details and Date (DD-MM-YYYY) of any revision of price	(G) 支付條款 Terms of Payment	(H) 買方是賣方的 有關連人士 The purchaser is a related party of the vendor
			大廈名稱 Block Name	樓層 Floor	單位 Unit	車位(如有) Car-parking space (if any)				
			屋號(House number) / 屋名(Name of the house)							
10 October 2021	18 October 2021		尚宜 Artique	3	F		\$ 2,728,000.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	5	E		\$ 2,690,100.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	15 October 2021		尚宜 Artique	2	E		\$ 2,428,800.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	15 October 2021		尚宜 Artique	1	B		\$ 4,742,000.00		- 價單編號1 [270]天付款計劃 Price List No.1 [270]-day Payment Plan 見備註7(c)(iii) / See Remark 7(c) (iii) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	15 October 2021		尚宜 Artique	6	C		\$ 3,240,100.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	
10 October 2021	18 October 2021		尚宜 Artique	1	C		\$ 2,701,600.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	

(A) 臨時買賣合約的日期 (日-月-年) Date of PASP (DD-MM-YYYY)	(B) 買賣合約的日期 (日-月-年) Date of ASP (DD-MM-YYYY)	(C) 終止買賣合約的日期 (如適用) (日-月-年) Date of termination of ASP (If applicable) (DD-MM-YYYY)	(D) 住宅物業的描述 (如包車位，請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)				(E) 成交金額 Transaction Price	(F) 售價修改的 細節及日期 (日-月-年) Details and Date (DD-MM-YYYY) of any revision of price	(G) 支付條款 Terms of Payment	(H) 買方是賣方的 有關連人士 The purchaser is a related party of the vendor
			大廈名稱 Block Name	樓層 Floor	單位 Unit	車位(如有) Car-parking space (if any)				
			屋號(House number) / 屋名(Name of the house)							
10 October 2021	18 October 2021		尚宜 Artique	5	D		\$ 3,083,500.00		- 價單編號1 [90]天付款計劃 Price List No.1 [90]-day Payment Plan 見備註7(c)(i) / See Remark 7(c) (i) 見備註7(d) / See Remark 7(d) 見備註7(e) / See Remark 7(e)	

第三部份：備註

Part 3: Remarks

1. 關於臨時買賣合約的資料(即(A),(D),(E),(G)及(H)欄)須於擁有人訂立該等臨時買賣合約之後的24小時內填入此記錄冊。在擁有人訂立買賣合約之後的1個工作日之內，賣方須在此紀錄冊內記入該合約的日期及在(H)欄所述的交易詳情有任何改動的情況下，須在此紀錄冊中修改有關記項。
Information on the PASPs (i.e. columns (A), (D), (E), (G) and (H)) should be entered into this register within 24 hours after the owner enters into the relevant PASPs. Within 1 working day after the date on which the owner enters into the relevant ASPs, the vendor must enter the date of that agreement in this register and revise the entry in this register if there is any change in the particulars of the transaction mentioned in column (H).
2. 如買賣合約於某日期遭終止，賣方須在該日期後的1個工作日內，在此紀錄冊(C)欄記入該日期。
If an ASP is terminated, the vendor must within 1 working day after the date of termination, enter that date in column (C) of this register.
3. 如在簽訂臨時買賣合約的日期之後的5個工作日內未有簽訂買賣合約，賣方可在該日期之後的第6個工作日在(B)欄寫上「簽訂臨時買賣合約後交易再未有進展」，以符合一手住宅物業銷售條例第59(2)(c)條的要求。
If the PASP does not proceed to ASP within 5 working days after the date on which the PASP is entered into, in order to fulfill the requirement under section 59(2)(c) of the Residential Properties (First-hand Sales) Ordinance, the vendor may state "the PASP has not proceeded further" in column (B) on the sixth working day after that date.
4. 在住宅物業的售價根據一手住宅物業銷售條例第35(2)條修改的日期之後的1個工作日之內，賣方須將有關細節及該日期記入此紀錄冊(F)欄。
Within 1 working day after the date on which the price of a residential property is revised under section 35(2) of the Residential Properties (First-hand Sales) Ordinance, the Vendor must enter the details and in column (F) of this register.
5. 賣方須一直提供此記錄冊，直至發展項目中的每一住宅物業的首份轉讓契均已於土地註冊處註冊的首日完結。
The Vendor should maintain this Register until the first day on which the first assignment of each residential property in the development has been registered in the Land Registry.
6. 本記錄冊會在(H)欄以"√"標示買方是賣方的有關連人士的交易。如有以下情況，某人即屬賣方的有關連人士 –
 - (a) 該賣方屬法團，而該人是 –
 - (i) 該賣方的董事，或該董事的父母、配偶或子女；
 - (ii) 該賣方的經理；
 - (iii) 上述董事、父母、配偶、子女或經理屬其董事或股東的私人公司；
 - (iv) 該賣方的有聯繫法團或控股公司；
 - (v) 上述有聯繫法團或控股公司的董事，或該董事的父母、配偶或子女；或
 - (vi) 上述有聯繫法團或控股公司的經理；
 - (b) 該賣方屬個人，而該人是 –
 - (i) 該賣方的父母、配偶或子女；或
 - (ii) 上述父母、配偶或子女屬其董事或股東的私人公司；或
 - (c) 該賣方屬合夥，而該人是 –
 - (i) 該賣方的合夥人，或該合夥人的父母、配偶或子女；或
 - (ii) 其董事或股東為上述合夥人、父母、配偶或子女的私人公司。

The transactions in which the purchaser is a related party to the vendor will be marked with "√" in column (H) in this register. A person is a related party to a vendor if –

 - (a) where that vendor is a corporation, the person is –
 - (i) a director of that vendor, or a parent, spouse or child of such a director;
 - (ii) a manager of that vendor;
 - (iii) a private company of which such a director, parent, spouse, child or manager is a director or shareholder;
 - (iv) an associate corporation or holding company of that vendor;
 - (v) a director of such an associate corporation or holding company, or a parent, spouse or child of such a director; or
 - (vi) a manager of such an associate corporation or holding company
 - (b) where that vendor is an individual, the person is –
 - (i) a parent, spouse or child of that vendor; or
 - (ii) a private company of which such a parent, spouse or child is a director or shareholder; or
 - (c) where that vendor is a partnership, the person is –
 - (i) a partner of that vendor, or a parent, spouse or child of such a partner; or
 - (ii) a private company of which such a partner, parent, spouse, child is a director or shareholder.

7. (a) (G)欄所指的支付條款包括售價的任何折扣，及就該項購買而連帶的贈品、財務優惠或利益。

For column (G), the terms of payment include any discount on the price, and any gift, or any financial advantage or benefit, made available in connection with the purchase.

(b) 於本備註7內，「售價」指相關價單第二部份表中所列之價目，而「成交金額」指臨時買賣合約及買賣合約所載之價目(即售價經計算相關支付條款及適用折扣後之價錢)。因應相關支付條款及適用折扣按售價計算得出之價目，皆向下捨入計至百位數作為成交金額。

In this Remark 7, "Price" means the price set out in the schedule in Part 2 of the price list concerned, and "Transaction Price" means the purchase price set out in the Preliminary Agreement for Sale and Purchase and Agreement for Sale and Purchase, i.e. the purchase price after applying the relevant terms of payment and applicable discount(s) on the Price. The price obtained after applying the relevant terms of payment and applicable discounts on the Price will be rounded down to the nearest hundred dollars to determine the Transaction Price.

(c) (i) 相關價單中支付條款(A) - 90 天付款計劃 (照售價減 8%)

Terms of Payment (A) under the price list concerned - 90-day Payment Plan (8% discount from the Price)

(1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額 5%作為臨時訂金。買方須於簽署臨時合約後 5 個工作日內簽署正式買賣合約(「正式合約」)。

The Purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

(2) 成交金額 5%即加付訂金於買方簽署臨時買賣合約後 30 天內繳付。

5% of Transaction Price being further deposit shall be paid within 30 days after signing of the preliminary agreement for sale and purchase.

(3) 成交金額 90%即成交金額餘款於買方簽署臨時合約後 90 天內繳付。

90% of Transaction Price being balance of Transaction Price shall be paid within 90 days after signing of the preliminary agreement for sale and purchase.

(ii) 相關價單中支付條款(B) - 180 天付款計劃 (照售價減 5%)

Terms of Payment (B) under the price list concerned - 180-day Payment Plan (5% discount from the Price)

(1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額 5%作為臨時訂金。買方須於簽署臨時合約後 5 個工作日內簽署正式買賣合約(「正式合約」)。

The Purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

(2) 成交金額 5%即加付訂金於買方簽署臨時買賣合約後 30 天內繳付。

5% of Transaction Price being further deposit shall be paid within 30 days after signing of the preliminary agreement for sale and purchase.

(3) 成交金額 90%即成交金額餘款於買方簽署臨時合約後 180 天內繳付。

90% of Transaction Price being balance of Transaction Price shall be paid within 180 days after signing of the preliminary agreement for sale and purchase.

(iii) 相關價單中支付條款(C) - 270 天付款計劃 (照售價減 3%)

Terms of Payment (C) under the price list concerned - 270-day Payment Plan (3% discount from the Price)

(1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額 5%作為臨時訂金。買方須於簽署臨時合約後 5 個工作日內簽署正式買賣合約(「正式合約」)。

The Purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price upon signing of the preliminary agreement for sale and purchase ("PASP"). The formal agreement for sale & purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

(2) 成交金額 5%即加付訂金於買方簽署臨時買賣合約後 30 天內繳付。

5% of Transaction Price being further deposit shall be paid within 30 days after signing of the preliminary agreement for sale and purchase.

(3) 成交金額 90%即成交金額餘款於買方簽署臨時合約後 270 天內繳付。

90% of Transaction Price being balance of Transaction Price shall be paid within 270 days after signing of the preliminary agreement for sale and purchase.

(d) 「置業有禮」特別折扣

"Home Purchase" Special Discount:

買方可獲額外 2%售價折扣優惠作為「置業有禮」特別折扣。

An extra 2% discount on the Price would be offered to the Purchasers as the "Home Purchase" Special Discount.

(e) 「印花稅津貼」優惠

"Subsidy of Stamp Duty" Benefit:

買方可獲額外 2%售價折扣優惠作為「印花稅津貼」優惠。

An extra 2% discount on the Price would be offered to the Purchasers as "Subsidy of Stamp Duty" Benefit.

(f) 「大鴻輝會」會員現金回贈

"THF Club" Member Cash Rebate

凡於2021年11月8日或之前簽署臨時買賣合約，買方在按買賣合約付清樓價餘額的情況下，可獲發展商提供「大鴻輝會」會員現金回贈。「大鴻輝會」會員現金回贈的金額相等於樓價的3%。詳情請參閱如下(i)及(ii)。

Where the preliminary agreement for sale and purchase is signed on or before 8 November 2021, subject to settlement of the balance of the purchase price in accordance with the agreement for sale and purchase, the Purchaser shall be entitled to a "THF Club" Member Cash Rebate offered by the Developer which amount shall be equal to 3% of the purchase price. Please see below (i) and (ii) for details.

(i) 買方須於付清樓價餘額之日前不少於30天內以書面向發展商申請「大鴻輝會」會員現金回贈，發展商會於收到申請並確認有關資料無誤後將「大鴻輝會」會員現金回贈直接用於支付部份樓價餘額。

The Purchaser shall apply to the Developer in writing for the "THF Club" Member Cash Rebate at least within 30 days before the date of settlement of the balance of the purchase price. After the Developer has received the application and duly verified that the information is correct, the Developer will apply the "THF Club" Member Cash Rebate for part payment of the balance of the purchase price directly.

(ii) 「大鴻輝會」會員現金回贈受其他條款及細則約束。

The "THF Club" Member Cash Rebate is subject to other terms and conditions.

(g) 送贈傢俱優惠

Free Furniture Offer

(i) 3樓A單位(“該單位”)之買方可免費獲贈於本記錄冊附錄1所述之相關住宅物業之裝飾、傢俱和物件(『該批傢俱』)。

The purchaser of Flat A on 3/F (“this Unit”) will be provided with the decoration, furniture and chattels of the relevant residential property as set out in Annex 1 hereto (those "Furniture") at no consideration.

(ii) 送贈傢俱優惠不能轉讓及轉移，及只能由該單位買方本人享用。

The Free Furniture Offer is non-assignable and non-transferable and can only be enjoyed by the purchaser(s) of this Unit personally.

(iii) 賣方或其代表不會就該批傢俱作出任何保證、保養或陳述，更不會就其狀況、狀態、品質及性能，及其是否或會否在可運作狀態作出任何保證、保養或陳述。

No warranty, maintenance or representation whatsoever is given by the Vendor or any person on behalf of the Vendor in any respect regarding the Furniture. In particular, no warranty, maintenance or representation whatsoever is given as to the condition, state, quality or fitness of any of the Furniture or as to whether any of the Furniture is or will be in working condition. The Furniture will be delivered to the Purchaser(s) upon completion of the sale and purchase of this unit in such condition as at completion together with this unit. In any event, no objection or requisitions whatsoever shall be raised by the Purchaser(s) in respect of the Furniture.

(iv) 為免生疑，即使賣方因任何原因未能將任何該批傢俱以現狀形式或未能將任何傢該批傢俱贈與買方，買方仍須履行其在臨時買賣合約及正式買賣合約項下的所有責任及完成購買該單位。本優惠受其他條款及條件約束。

For the avoidance of doubt, the Purchaser shall be obliged to perform all his obligations under the preliminary agreement for sale and purchase and the agreement for sale and purchase and complete the purchase of this Unit even if any of those Furniture on an “as is” basis or at all for whatever reason. This offer is subject to other terms and conditions.

(h) 延長欠妥之處保養優惠

Extended Defect Maintenance Offer

凡住宅物業或裝置、裝修物料及設備(定義見有關買賣合約)有欠妥之處，而該欠妥之處並非由買方行為或疏忽造成，在不損害買賣合約下的原則下，買方可於該物業的成交日後12個月內向賣方發出書面通知，賣方須在收到書面通知後在合理切實可行的範圍內盡快自費作出補救。如有任何爭議，賣方有最終決定權。惟此「延長欠妥之處保養優惠」僅屬於有關買方，並僅供買方享用及獲得。此「延長欠妥之處保養優惠」不得轉讓，亦不可轉移，並受其他條款及細則約束。

Without prejudice to the agreement for sale and purchase in respect of the residential property, the Vendor shall at its own costs and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 12 months after the date of completion of the sale and purchase of the relevant residential property, remedy any defects to the residential property or the fittings, finishes or appliances as set out in the relevant agreement for sale and purchase caused otherwise than by the act or neglect of the Purchaser. In case of any dispute, the decision of the Vendor shall be final. However, this "Extended Defect Maintenance Offer" is personal to the Purchaser and is to be enjoyed by the Purchaser only. This "Extended Defect Maintenance Offer" is non-assignable and non-transferable and is subject to other terms and conditions.

8. 下述互聯網可連結到此發展項目的價單: <http://www.artique-hk.com>

The price list(s) of the development can be found in the following website : <http://www.artique-hk.com>

更新日期及時間: 下5時00分 2021年10月18日
(日-月-年)

Date & Time of Update: 5:00 P.M. 18-October-2021
(DD-MM-YYYY)

描述 Description	數量 Quantity	描述 Description	數量 Quantity	描述 Description	數量 Quantity
Open Kitchen 開放式廚房					
Artificial Plant 人造植物	2	Glass Vase 玻璃花瓶	3	Seasoning Glass Bottle with Spoon 調味玻璃瓶連調味匙羹	2
Cooking Pot 煮食煲	1	Wooden Chopping Board 木砧板	1	Sauce Glass Bottle 調味玻璃瓶	1
Plastic Spoon 塑料羹	1	Plastic Tweezer 塑料鑷子	1	Plastic Turner 塑料鏟	1
Living/Dining Room 客/飯廳					
Pendant Light 吊燈	1	Ceiling Mount Downlight 天花筒燈	1	Wardrobe 衣櫃	1
Screen 屏風	1	Curtain with Straps 窗簾連束帶	2	Storage Box 儲物盒	3
Sofa 梳化	1	Sheer 窗紗	2	Hanger 衣架	5
Sofa Cushion 梳化咕啞	2	Pelmet 窗簾殼	1	TV Wall with TV Mount 電視牆連電視支架	1
Small Table 摺疊式小餐枱	1	Curtain Track 窗簾路軌	2	Stool 凳子	2
Artwork 藝術品	1	Tray 托盤	1	Plastic Apples 塑料蘋果	6
Duvet 被	1	Glass Vase 玻璃花瓶	1	Artificial Plant 人造植物	5
Bed Linen 床單	1	Mattress 床褥	1	Side Opening Bed with drawer 側開式油壓床連櫃桶	1
Duvet Cover 被套	1	Cushion 抱枕	4	Headboard with Light Tube 床頭板連燈管	1
Bed Blanket 床尾巾	1	Pillow 枕頭	2	Light Strip under Bed 床下燈帶	2
Bathroom 浴室					
Hand Wash Bottle 洗手液瓶	1	Artificial Plant with Pot 人造植物連植物盆	1	Towel with Towel Fix and Small Plate 毛巾連毛巾套及小碟	1
Bath Gel 梘液瓶	2				