



Seasons Bay
Wetland

SALES BROCHURE 售樓說明書

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

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

For all first-hand residential properties

1. Important information

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

2. Fees, mortgage loan and property price

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

3. Price list, payment terms and other financial incentives

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

4. Property area and its surroundings

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

5. Sales brochure

- Ensure that the sales brochure obtained is the latest version. According to the Ordinance, the sales brochure made available to the public should be printed or examined, or examined and revised within the previous 3 months.
- In respect of an uncompleted development, the vendor may alter the building plans (if any) whenever the vendor considers necessary. To know the latest information of an uncompleted development, keep paying attention to any revised sales brochures made available by the vendor.

- Read through the sales brochure and in particular, check the following information in the sales brochure -
 - whether there is a section on "relevant information" in the sales brochure, under which information on any matter that is known to the vendor but is not known to the general public, and is likely to materially affect the enjoyment of a residential property will be set out. Please note that information contained in a document that has been registered with the Land Registry will not be regarded as "relevant information";
 - the cross-section plan showing a cross-section of the building in relation to every street adjacent to the building, and the level of every such street in relation to a known datum and to the level of the lowest residential floor of the building. This will help you visualize the difference in height between the lowest residential floor of a building and the street level, regardless of how that lowest residential floor is named;
 - interior and exterior fittings and finishes and appliances;
 - the basis on which management fees are shared;
 - whether individual owners have obligations or need to share the expenses for managing, operating and maintaining the public open space or public facilities inside or outside the development, and the location of the public open space or public facilities; and
 - whether individual owners have responsibility to maintain slopes.

6. Government land grant and deed of mutual covenant (DMC)

- Read the Government land grant and the DMC (or the draft DMC). Information such as ownership of the rooftop and external walls can be found in the DMC. The vendor will provide copies of the Government land grant and the DMC (or the draft DMC) at the place where the sale is to take place for free inspection by prospective purchasers.
- Check the Government land grant on whether individual owners are liable to pay Government rent.
- Check the DMC on whether animals can be kept in the residential property.

7. Information on Availability of Residential Properties for Selection at Sales Office

- Check with the vendor which residential properties are available for selection. If a "consumption table" is displayed by the vendor at the sales office, you may check from the table information on the progress of sale on a date of sale, including which residential properties are offered for sale at the beginning of that date of sale and which of them have been selected and sold during that date of sale.
- Do not believe in rumours about the sales condition of the development and enter into a PASP rashly.

8. Register of Transactions

- Pay attention to the register of transactions for a development. A vendor must, within 24 hours after entering into a PASP with a purchaser, enter transaction information of the PASP in the register of transactions. The vendor must, within 1 working day after entering into an agreement for sale and purchase (ASP), enter transaction information of the ASP in the register of transactions. Check the register of transactions for the concerned development to learn more about the sales condition of the development.
- Never take the number of registrations of intent or cashier orders a vendor has received for the purpose of registration as an indicator of the sales volume of a development. The register of transactions for a development is the most reliable source of information from which members of the public can grasp the daily sales condition of the development.

9. Agreement for sale and purchase

- Ensure that the PASP and ASP include the mandatory provisions as required by the Ordinance.
- Pay attention that fittings, finishes and appliances to be included in the sale and purchase of the property are inserted in the PASP and ASP.
- Pay attention to the area plan annexed to the ASP which shows the total area which the vendor is selling to you. The total area which the vendor is selling to you is normally greater than the saleable area of the property.
- Pay attention to the vendor's right to alter the building plans (if any) for an uncompleted development. The mandatory provisions to be incorporated in an ASP for uncompleted development as required by the Ordinance include a provision requiring the vendor to notify the purchaser in writing of such alteration if the same affects in any way the property within 14 days after its having been approved by the Building Authority.
- A preliminary deposit of **5%** of the purchase price is payable by you to the owner (i.e. the seller) on entering into a PASP.
- If you do not execute the ASP within **5 working days** (working day means a day that is not a general holiday or a Saturday or a black rainstorm warning day or gale warning day) after entering into the PASP, the PASP is terminated, the preliminary deposit (i.e. 5% of the purchase price) is forfeited, and the owner (i.e. the seller) does not have any further claim against you for not executing the ASP.
- If you execute the ASP within 5 working days after the signing of the PASP, the owner (i.e. the seller) must execute the ASP within 8 working days after entering into the PASP.
- The deposit should be made payable to the solicitors' firm responsible for stakeholding purchasers' payments for the property.

¹ The details of various mortgage loan plans include the requirements for mortgagors on minimum income level, the loan limit under the first mortgage and second mortgage, the maximum loan repayment period, the change of mortgage interest rate throughout the entire repayment period, and the payment of administrative fees.

² According to section 10(2)(d) in Part 1 of Schedule 1 to the Ordinance, each of the floor plans of the residential properties in the development in the sales brochure must state the following -

- (i) the external dimensions of each residential property;
- (ii) the internal dimensions of each residential property;
- (iii) the thickness of the internal partitions of each residential property;
- (iv) the external dimensions of individual compartments in each residential property.

According to section 10(3) in Part 1 of Schedule 1 to the Ordinance, if any information required by section 10(2)(d) in Part 1 of Schedule 1 to the Ordinance is provided in the approved building plans for the development, a floor plan must state the information as so provided.

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10. Expression of intent of purchasing a residential property

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

11. Appointment of estate agent

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

12. Appointment of solicitor

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

For first-hand uncompleted residential properties

13. Pre-sale Consent

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

14. Show flats

- While the vendor is not required to make any show flat available for viewing by prospective purchasers or the general public, if the vendor wishes to make available show flats of a specified residential property, the vendor must first of all make available an unmodified show flat of that residential property and that, having made available such unmodified show flat, the vendor may then make available a modified show flat of that residential property. In this connection, the vendor is allowed to make available more than one modified show flat of that residential property.
- If you visit the show flats, you should always look at the unmodified show flats for comparison with the modified show flats. That said, the Ordinance does not restrict the discretion of the vendor in arranging the sequence of the viewing of unmodified and modified show flats.
- Sales brochure of the development should have been made available to the public when the show flat is made available for viewing. You are advised to get a copy of the sales brochure and make reference to it when viewing the show flats.
- You may take measurements in modified and unmodified show flats, and take photographs or make video recordings of unmodified show flats, subject to reasonable restriction(s) which may be set by the vendor for ensuring safety of the persons viewing the show flat.

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

15. Estimated material date and handing over date

- Check the estimated material date³ for the development in the sales brochure.
 - The estimated material date for a development in the sales brochure is not the same as the date on which a residential property is handed over to purchaser. The latter is normally later than the former. However, the handing over date may be earlier than the estimated material date set out in the sales brochure in case of earlier completion of the development.
- Handing over date
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring the vendor to apply in writing for an Occupation Document/a Certificate of Compliance or the Director of Lands' Consent to Assign (as the case may be) in respect of the development within 14 days after the estimated material date as stipulated in the ASP.

- For development subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within one month after the issue of the Certificate of Compliance or the Consent to Assign, whichever first happens; or
- For development not subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within 6 months after the issue of the Occupation Document including Occupation Permit.
- The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring completion of the sale and purchase within 14 days after the date of the notification aforesaid. Upon completion, the vendor shall arrange handover of the property to the purchaser.
- Authorized Person (AP) may grant extension(s) of time for completion of the development beyond the estimated material date.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision that the AP of a development may grant an extension of time for completion of the development beyond the estimated material date having regard to delays caused exclusively by any one or more of the following reasons:
 - strike or lock-out of workmen;
 - riots or civil commotion;
 - force majeure or Act of God;
 - fire or other accident beyond the vendor's control;
 - war; or
 - inclement weather.
 - The AP may grant more than once such an extension of time depending on the circumstances. That means handover of the property may be delayed.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance also include a provision requiring the vendor to, within 14 days after the issue of an extension of time granted by the AP, furnish the purchaser with a copy of the relevant certificate of extension.
- Ask the vendor if there are any questions on handing over date.

For first-hand completed residential properties

16. Vendor's information form

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

17. Viewing of property

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

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

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

Other useful contacts:

Consumer Council		Estate Agents Authority	
Website	: www.consumer.org.hk	Website	: www.eaa.org.hk
Telephone	: 2929 2222	Telephone	: 2111 2777
Email	: cc@consumer.org.hk	Email	: enquiry@eaa.org.hk
Fax	: 2856 3611	Fax	: 2598 9596

Real Estate Developers Association of HongKong	
Telephone	: 2826 0111
Fax	: 2845 2521

Sales of First-hand Residential Properties Authority

Transport and Housing Bureau

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

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

您在購置一手住宅物業之前，應留意下列事項：

適用於所有一手住宅物業

1. 重要資訊

- 瀏覽一手住宅物業銷售資訊網（下稱「銷售資訊網」）（網址：www.srpe.gov.hk），參考「銷售資訊網」內有關一手住宅物業的市場資料。
- 閱覽賣方就該發展項目所指定的互聯網網站內的有關資訊，包括售樓說明書、價單、載有銷售安排的文件，及成交紀錄冊。
- 發展項目的售樓說明書，會在該項目的出售日期前最少七日向公眾發布，而有關價單和銷售安排，亦會在該項目的出售日期前最少三日公布。
- 在賣方就有關發展項目所指定的互聯網網站，以及「銷售資訊網」內，均載有有關物業成交資料的成交紀錄冊，以供查閱。

2. 費用、按揭貸款和樓價

- 計算置業總開支，包括律師費、按揭費用、保險費，以及印花稅。
- 向銀行查詢可否取得所需的按揭貸款，然後選擇合適的還款方式，並小心計算按揭貸款金額，以確保貸款額沒有超出本身的負擔能力。
- 查閱同類物業最近的成交價格，以作比較。
- 向賣方或地產代理瞭解，您須付予賣方或該發展項目的管理人的預計的管理費、管理費上期金額（如有）、特別基金金額（如有）、補還的水、電力及氣體按金（如有），以及/或清理廢料的費用（如有）。

3. 價單、支付條款，以及其他財務優惠

- 賣方未必會把價單所涵蓋的住宅物業悉數推售，因此應留意有關的銷售安排，以了解賣方會推售的住宅物業為何。賣方會在有關住宅物業推售日期前最少三日公布銷售安排。
- 留意價單所載列的支付條款。倘買家可就購置有關住宅物業而連帶獲得價格折扣、贈品，或任何財務優惠或利益，上述資訊亦會在價單內列明。
- 如您擬選用由賣方指定的財務機構提供的各類按揭貸款計劃，在簽訂臨時買賣合約前，應先細閱有關價單內列出的按揭貸款計劃資料。如就該些按揭貸款計劃的詳情有任何疑問，應在簽訂臨時買賣合約前，直接向有關財務機構查詢。

4. 物業的面積及四周環境

- 留意載於售樓說明書和價單內的物業面積資料，以及載於價單內的每平方呎/每平方米售價。根據《一手住宅物業銷售條例》（第621章）（下稱「條例」），賣方只可以實用面積表達住宅物業的面積和每平方呎及平方米的售價。就住宅物業而言，實用面積指該住宅物業的樓面面積，包括在構成該物業的一部分的範圍內的以下每一項目的樓面面積：(i)露台；(ii)工作平台；以及(iii)陽台。實用面積並不包括空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭及庭院的每一項目的面積，即使該些項目構成該物業的一部分的範圍。
- 售樓說明書必須顯示發展項目中所有住宅物業的樓面平面圖。在售樓說明書所載有關發展項目中住宅物業的每一份樓面平面圖，均須述明每個住宅物業的外部及內部尺寸²。售樓說明書所提供有關住宅物業外部及內部的尺寸，不會把批盪和裝飾物料包括在內。買家收樓前如欲購置家具，應留意這點。
- 親臨發展項目的所在地實地視察，以了解有關物業的四周環境（包括交通和社區設施）；亦應查詢有否任何城市規劃方案和議決，會對有關的物業造成影響；參閱載於售樓說明書內的位置圖、鳥瞰照片、分區計劃大綱圖，以及橫截面圖。

5. 售樓說明書

- 確保所取得的售樓說明書屬最新版本。根據條例，提供予公眾的售樓說明書必須是在之前的三個月之內印製或檢視、或檢視及修改。
- 如屬未落成發展項目，賣方在認為有需要時可改動建築圖則（如有的話），因此應留意由賣方提供的任何經修改的售樓說明書，以了解有關未落成發展項目的最新資料。
- 閱覽售樓說明書，並須特別留意以下資訊：
 - 售樓說明書內有否關於「有關資料」的部分，列出賣方知悉但並非為一般公眾人士所知悉，關於相當可能對享用

有關住宅物業造成重大影響的事宜的資料。請注意，已在土地註冊處註冊的文件，其內容不會被視為「有關資料」；

- 橫截面圖會顯示有關建築物相對毗連該建築物的每條街道的橫截面，以及每條上述街道與已知基準面和該建築物最低的一層住宅樓層的水平相對的水平。橫截面圖能以圖解形式，顯示出建築物最低一層住宅樓層和街道水平的高低差距，不論該最低住宅樓層以何種方式命名；
- 室內和外部的裝置、裝修物料和設備；
- 管理費按甚麼基準分擔；
- 小業主有否責任或需要分擔管理、營運或維持有關發展項目以內或以外的公眾休憩用地或公共設施的開支，以及有關公眾休憩用地或公共設施的位置；以及
- 小業主是否須要負責維修斜坡。

6. 政府批地文件和公契

- 閱覽政府批地文件和公契（或公契擬稿）。公契內載有天台和外牆業權等相關資料。賣方會在售樓處提供政府批地文件和公契（或公契擬稿）的複本，供準買家免費閱覽。
- 留意政府批地文件內所訂明小業主是否須要負責支付地稅。
- 留意公契內訂明有關物業內可否飼養動物。

7. 售樓處內有關可供揀選住宅物業的資料

- 向賣方查詢清楚有哪些一手住宅物業可供揀選。若賣方在售樓處內展示「消耗表」，您可從該「消耗表」得悉在每個銷售日的銷售進度資料，包括在該個銷售日開始時有哪些住宅物業可供出售，以及在該個銷售日內有哪些住宅物業已獲揀選及售出。
- 切勿隨便相信有關發展項目銷情的傳言，倉卒簽立臨時買賣合約。

8. 成交紀錄冊

- 留意發展項目的成交紀錄冊。賣方須於臨時買賣合約訂立後的24小時內，於紀錄冊披露該臨時買賣合約的資料，以及於買賣合約訂立後一個工作天內，披露該買賣合約的資料。您可透過成交紀錄冊得悉發展項目的銷售情況。
- 切勿將賣方接獲用作登記的購樓意向書或本票的數目視為銷情指標。發展項目的成交紀錄冊才是讓公眾掌握發展項目每日銷售情況的最可靠資料來源。

9. 買賣合約

- 確保臨時買賣合約和買賣合約包含條例所規定的強制性條文。
- 留意有關物業買賣交易所包括的裝置、裝修物料和設備，須在臨時買賣合約和買賣合約上列明。
- 留意夾附於買賣合約的圖則。該圖則會顯示所有賣方售予您的物業面積，而該面積通常較該物業的實用面積為大。
- 留意賣方有權改動未落成發展項目的建築圖則（如有的話）。如屬未落成發展項目，條例規定物業的買賣合約須載有強制性條文，列明如有關改動在任何方面對該物業造成影響，賣方須在改動獲建築事務監督批准後的14日內，將該項改動以書面通知買家。
- 訂立臨時買賣合約時，您須向擁有人（即賣方）支付樓價**5%**的臨時訂金。
- 如您訂立臨時買賣合約後**五個工作日**（工作日指並非公眾假日、星期六、黑色暴雨警告日或烈風警告日的日子）之內，沒有簽立買賣合約，該臨時買賣合約即告終止，有關臨時訂金（即樓價的5%）會被沒收，而擁有人（即賣方）不得因您沒有簽立買賣合約而對您提出進一步申索。
- 在訂立臨時買賣合約後的五個工作日之內，倘您簽立買賣合約，則擁有人（即賣方）必須在訂立該臨時買賣合約後的八個工作日之內簽立買賣合約。
- 有關的訂金，應付予負責為所涉物業擔任保證金保存人的律師事務所。

10. 表達購樓意向

- 留意在賣方（包括其獲授權代表）就有關住宅物業向公眾提供價單前，賣方不得尋求或接納任何對有關住宅物業的購樓意向（不論是否屬明確選擇購樓意向）。因此您不應向賣方或其授權代表提出有關意向。

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

² 根據條例附表1第1部第10(2)(d)條述明，售樓說明書內顯示的發展項目中的住宅物業的每一份樓面平面圖須述明以下各項-

- 每個住宅物業的外部尺寸；
- 每個住宅物業的內部尺寸；
- 每個住宅物業的內部間隔的厚度；
- 每個住宅物業內個別分隔室的外部尺寸。

根據條例附表1第1部第10(3)條，如有關發展項目的經批准的建築圖則，提供條例附表1第1部第10(2)(d)條所規定的資料，樓面平面圖須述明如此規定的該資料。

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

- 留意在有關住宅物業的銷售開始前，賣方（包括其獲授權代表）不得尋求或接納任何對該物業的有明確選擇購樓意向。因此您不應向賣方或其授權代表提出有關意向。

11. 委託地產代理

- 留意倘賣方委任一個或多於一個地產代理，以協助銷售其發展項目內任何指明住宅物業，該發展項目的價單必須列明在價單印刷日期當日所有獲委任為地產代理的姓名/名稱。
- 您可委託任何地產代理（不一定是賣方所指定的地產代理），以協助您購置發展項目內任何指明住宅物業；您亦可不委託任何地產代理。
- 委託地產代理以物色物業前，您應該 –
 - 了解該地產代理是否只代表您行事。該地產代理若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益；
 - 了解您須否支付佣金予該地產代理。若須支付，有關的佣金金額和支付日期為何；以及
 - 留意只有持牌地產代理或營業員才可以接受您的委託。如有疑問，應要求該地產代理或營業員出示其「地產代理證」，或瀏覽地產代理監管局的網頁（網址：www.eaa.org.hk），查閱牌照目錄。

12. 委聘律師

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

適用於一手未落成住宅物業

13. 預售樓花同意書

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

14. 示範單位

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

適用於一手未落成住宅物業及尚待符合條件的已落成住宅物業

15. 預計關鍵日期及收樓日期

- 查閱售樓說明書中有關發展項目的預計關鍵日期³。
 - 售樓說明書中有關發展項目的預計關鍵日期並不同買家的「收樓日期」。買家的「收樓日期」一般會較發展項目的預計關鍵日期遲。然而，假若發展項目比預期早落成，「收樓日期」可能會較售樓說明書列出的預計關鍵日期為早。
- 收樓日期
 - 條例規定買賣合約須載有強制性條文，列明賣方須於買賣合約內列出的預計關鍵日期後的14日內，以書面為發展項目申請佔用文件、合格證明書，或地政總署署長的轉讓同意（視屬何種情況而定）。
 - 如發展項目屬地政總署預售樓花同意方案所規管，賣方須在合格證明書或地政總署署長的轉讓同意發出後的一個月內（以較早者為準），就賣方有能力有效地轉讓有關物業一事，以書面通知買家；或
 - 如發展項目並非屬地政總署預售樓花同意方案所規管，賣方須在佔用文件（包括佔用許可證）發出後的六個月內，就賣方有能力有效地轉讓有關物業一事，以書面通知買家。

- 條例規定買賣合約須載有強制性條文，列明有關物業的買賣須於賣方發出上述通知的日期的14日內完成。有關物業的買賣完成後，賣方將安排買家收樓事宜。
- 認可人士可批予在預計關鍵日期之後完成發展項目
 - 條例規定買賣合約須載有強制性條文，列明發展項目的認可人士可以在顧及純粹由以下一個或多於一個原因所導致的延遲後，批予在預計關鍵日期之後，完成發展項目：
 - 工人罷工或封閉工地；
 - 暴動或內亂；
 - 不可抗力或天災；
 - 火警或其他賣方所不能控制的意外；
 - 戰爭；或
 - 惡劣天氣。
 - 發展項目的認可人士可以按情況，多於一次批予延後預計關鍵日期以完成發展項目，即收樓日期可能延遲。
 - 條例規定買賣合約須載有強制性條文，列明賣方須於認可人士批予延期後的14日內，向買家提供有關延期證明書的文本。
- 如對收樓日期有任何疑問，可向賣方查詢。

適用於一手已落成住宅物業

16. 賣方資料表格

- 確保取得最近三個月內印製有關您擬購買的一手已落成住宅物業的「賣方資料表格」。

17. 參觀物業

- 購置住宅物業前，確保已獲安排參觀您打算購置的住宅物業。倘參觀有關物業並非合理地切實可行，則應參觀與有關物業相若的物業，除非您以書面同意賣方無須開放與有關物業相若的物業供您參觀。您應仔細考慮，然後才決定是否簽署豁免上述規定的書面同意。
- 除非有關物業根據租約持有，或為確保物業參觀者的人身安全而須設定合理限制，您可以對該物業進行量度、拍照或拍攝影片。

任何與賣方銷售受條例所規管的一手住宅物業有關的投訴和查詢，請與一手住宅物業銷售監管局聯絡。

網址	: www.srpa.gov.hk
電話	: 2817 3313
電郵	: enquiry_srpa@hd.gov.hk
傳真	: 2219 2220

其他相關聯絡資料：

消費者委員會 網址 : www.consumer.org.hk 電話 : 2929 2222 電郵 : cc@consumer.org.hk 傳真 : 2856 3611	地產代理監管局 網址 : www.eaa.org.hk 電話 : 2111 2777 電郵 : enquiry@eaa.org.hk 傳真 : 2598 9596
香港地產建設商會 電話 : 2826 0111 傳真 : 2845 2521	

運輸及房屋局

一手住宅物業銷售監管局

2021年7月

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

INFORMATION ON THE PHASE

期數的資料

Name of the Phase of the Development

Phase 2 ("the Phase") of Wetland Lot No.33 Development ("the Development")
T1A and T1B, RV1 to RV3 and RV5 to RV9 of the residential development in the Phase are called "Wetland Seasons Bay"

Name of the street and the street number

1 Wetland Park Road*

*The provisional street number is subject to confirmation when the Phase is completed.

Total number of storeys of each multi-unit building

Tower:

T1A : 10 storeys

T1B : 9 storeys

Villa:

RV1 : 6 storeys

RV2 : 6 storeys

RV3 : 6 storeys

RV5 : 6 storeys

RV6 : 6 storeys

RV7 : 6 storeys

RV8 : 6 storeys

RV9 : 6 storeys

The above number of storeys excludes basement, transfer plate, roof and upper roof.

發展項目期數名稱

Wetland Lot No. 33 Development 發展項目(「發展項目」)的第2期(「期數」)
期數中住宅發展項目的第1A座及第1B座、別墅RV1至別墅RV3及別墅RV5至別墅RV9稱為「Wetland Seasons Bay」

街道名稱及門牌號數

濕地公園路1號*

*此臨時門牌號數有待期數建成時確認。

每幢多單位建築物的樓層總數

大廈:

第1A座 : 10層

第1B座 : 9層

別墅:

別墅RV1 : 6層

別墅RV2 : 6層

別墅RV3 : 6層

別墅RV5 : 6層

別墅RV6 : 6層

別墅RV7 : 6層

別墅RV8 : 6層

別墅RV9 : 6層

以上樓層數目不包括地庫、轉換層、天台及上層天台。

INFORMATION ON THE PHASE

期數的資料

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

Tower:	
T1A	: G/F, 1/F-3/F, 5/F-10/F
T1B	: 1/F-3/F, 5/F-10/F
Villa:	
RV1	: G/F, 1/F-3/F, 5/F-6/F
RV2	: G/F, 1/F-3/F, 5/F-6/F
RV3	: G/F, 1/F-3/F, 5/F-6/F
RV5	: G/F, 1/F-3/F, 5/F-6/F
RV6	: G/F, 1/F-3/F, 5/F-6/F
RV7	: G/F, 1/F-3/F, 5/F-6/F
RV8	: G/F, 1/F-3/F, 5/F-6/F
RV9	: G/F, 1/F-3/F, 5/F-6/F

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

4/F is omitted.

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

Not applicable

This Phase is an uncompleted development

- (a) The estimated material date for the Phase, as provided by the Authorized Person for the Phase is 30 June 2022.
- (b) The estimated material date is subject to any extension of time that is permitted under the Agreement for Sale and Purchase.
- (c) For the purpose of the Agreement for Sale and Purchase, under the land grant, the consent of the Director of Lands is required to be given for the sale and purchase, without limiting any other means by which the completion of the Phase may be proved, the issue of a certificate of compliance or consent to assign by the Director of Lands is conclusive evidence that the Phase has been completed or is deemed to be completed (as the case may be).

期數的經批准的建築圖則所規定的每幢多單位建築物內的樓層號數

大廈:	
第1A座	: 地下、1樓至3樓、5樓至10樓
第1B座	: 1樓至3樓、5樓至10樓
別墅:	
別墅RV1	: 地下、1樓至3樓、5樓至6樓
別墅RV2	: 地下、1樓至3樓、5樓至6樓
別墅RV3	: 地下、1樓至3樓、5樓至6樓
別墅RV5	: 地下、1樓至3樓、5樓至6樓
別墅RV6	: 地下、1樓至3樓、5樓至6樓
別墅RV7	: 地下、1樓至3樓、5樓至6樓
別墅RV8	: 地下、1樓至3樓、5樓至6樓
別墅RV9	: 地下、1樓至3樓、5樓至6樓

每幢有不依連續次序的樓層號數的多單位建築物內被略去的樓層號數

不設4樓。

每幢多單位建築物內的庇護層（如有的話）

不適用

本期數屬未落成發展項目

- (a) 由期數的認可人士提供的期數的預計關鍵日期為2022年6月30日。
- (b) 預計關鍵日期是受到買賣合約所允許的任何延期所規限的。
- (c) 為買賣合約的目的（凡根據批地文件，進行該項買賣，需獲地政總署署長同意），在不局限任何其他可用以證明該期數落成的方法的原則下，地政總署署長發出的合格證明書或轉讓同意，即為該期數已落成或當作已落成（視屬何情況而定）的確證。

INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE PHASE

賣方及有參與期數的其他人的資料

Vendor

Jet Group Limited

Holding companies of the Vendor

Silver Wind Developments Limited

Time Effort Limited

Sun Hung Kai Properties Limited

Authorized Person for the Phase

Lai Chi Leung Henry

The firm or corporation of which the Authorized Person for the Phase is a proprietor, director or employee in his professional capacity

Archiplus International (HK) Limited

Building Contractor for the Phase

Chun Fai Construction Company Limited

The firms of solicitors acting for the owner in relation to the sale of residential properties in the Phase

Woo Kwan Lee & Lo

Mayer Brown

Vincent T.K. Cheung, Yap & Co.

Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Phase

The Hongkong and Shanghai Banking Corporation Limited

Any other person who has made a loan for the construction of the Phase

Sun Hung Kai Properties Holding Investment Limited

賣方

國集有限公司

賣方的控權公司

Silver Wind Developments Limited

Time Effort Limited

新鴻基地產發展有限公司

期數的認可人士

賴志良

期數的認可人士以其專業身份擔任經營人、董事或僱員的商號或法團

亞設貝佳國際(香港)有限公司

期數的承建商

駿輝建築有限公司

就期數中的住宅物業的出售而代表擁有人行事的律師事務所

胡關李羅律師行

孖士打律師行

張葉司徒陳律師事務所

已為期數的建造提供貸款或已承諾為該項建造提供融資的認可機構

香港上海滙豐銀行有限公司

已為期數的建造提供貸款的任何其他人

Sun Hung Kai Properties Holding Investment Limited

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RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE PHASE

有參與期數的各方的關係

(a) The vendor or a building contractor for the Phase is an individual, and that vendor or contractor is an immediate family member of an authorized person for the Phase.	Not Applicable
(b) The vendor or a building contractor for the Phase is a partnership, and a partner of that vendor or contractor is an immediate family member of such an authorized person.	Not Applicable
(c) The vendor or a building contractor for the Phase is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of such an authorized person.	No
(d) The vendor or a building contractor for the Phase is an individual, and that vendor or contractor is an immediate family member of an associate of such an authorized person.	Not Applicable
(e) The vendor or a building contractor for the Phase is a partnership, and a partner of that vendor or contractor is an immediate family member of an associate of such an authorized person.	Not Applicable
(f) The vendor or a building contractor for the Phase is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of an associate of such an authorized person.	No
(g) The vendor or a building contractor for the Phase is an individual, and that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase.	Not Applicable
(h) The vendor or a building contractor for the Phase is a partnership, and a partner of that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase.	Not Applicable
(i) The vendor or a building contractor for the Phase is a corporation, and a director or the secretary of that vendor or contractor (or a holding company of that vendor) is an immediate family member of a proprietor of such a firm of solicitors.	No
(j) The vendor, a holding company of the vendor, or a building contractor for the Phase, is a private company, and an authorized person for the Phase, or an associate of such an authorized person, holds at least 10% of the issued shares in that vendor, holding company or contractor.	No
(k) The vendor, a holding company of the vendor, or a building contractor for the Phase, is a listed company, and such an authorized person, or such an associate, holds at least 1% of the issued shares in that vendor, holding company or contractor.	No

(l) The vendor or a building contractor for the Phase is a corporation, and such an authorized person, or such an associate, is an employee, director or secretary of that vendor or contractor or of a holding company of that vendor.	No
(m) The vendor or a building contractor for the Phase is a partnership, and such an authorized person, or such an associate, is an employee of that vendor or contractor.	Not Applicable
(n) The vendor, a holding company of the vendor, or a building contractor for the Phase, is a private company, and a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase holds at least 10% of the issued shares in that vendor, holding company or contractor.	No
(o) The vendor, a holding company of the vendor, or a building contractor for the Phase, is a listed company, and a proprietor of such a firm of solicitors holds at least 1% of the issued shares in that vendor, holding company or contractor.	No
(p) The vendor or a building contractor for the Phase is a corporation, and a proprietor of such a firm of solicitors is an employee, director or secretary of that vendor or contractor or of a holding company of that vendor.	No
(q) The vendor or a building contractor for the Phase is a partnership, and a proprietor of such a firm of solicitors is an employee of that vendor or contractor.	Not Applicable
(r) The vendor or a building contractor for the Phase is a corporation, and the corporation of which an authorized person for the Phase is a director or employee in his or her professional capacity is an associate corporation of that vendor or contractor or of a holding company of that vendor.	No
(s) The vendor or a building contractor for the Phase is a corporation, and that contractor is an associate corporation of that vendor or of a holding company of that vendor.	The Building Contractor is an associate corporation of the Vendor and its holding companies.

RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE PHASE

有參與期數的各方的關係

(a) 賣方或有關期數的承建商屬個人，並屬該期數的認可人士的家人。	不適用
(b) 賣方或該期數的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的家人。	不適用
(c) 賣方或該期數的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述認可人士的家人。	否
(d) 賣方或該期數的承建商屬個人，並屬上述認可人士的有聯繫人士的家人。	不適用
(e) 賣方或該期數的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的有聯繫人士的家人。	不適用
(f) 賣方或該期數的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述認可人士的有聯繫人士的家人。	否
(g) 賣方或該期數的承建商屬個人，並屬就該期數內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。	不適用
(h) 賣方或該期數的承建商屬合夥，而該賣方或承建商的合夥人屬就該期數內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。	不適用
(i) 賣方或該期數的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述律師事務所的經營人的家人。	否
(j) 賣方、賣方的控權公司或有關期數的承建商屬私人公司，而該期數的認可人士或該認可人士的有聯繫人士持有該賣方、控權公司或承建商最少10%的已發行股份。	否
(k) 賣方、賣方的控權公司或該期數的承建商屬上市公司，而上述認可人士或上述有聯繫人士持有該賣方、控權公司或承建商最少1%的已發行股份。	否

(l) 賣方或該期數的承建商屬法團，而上述認可人士或上述有聯繫人士屬該賣方、承建商或該賣方的控權公司的僱員、董事或秘書。	否
(m) 賣方或該期數的承建商屬合夥，而上述認可人士或上述有聯繫人士屬該賣方或承建商的僱員。	不適用
(n) 賣方、賣方的控權公司或該期數的承建商屬私人公司，而就該期數中的住宅物業的出售而代表擁有人行事的律師事務所的經營人持有該賣方、控權公司或承建商最少10%的已發行股份。	否
(o) 賣方、賣方的控權公司或該期數的承建商屬上市公司，而上述律師事務所的經營人持有該賣方、控權公司或承建商最少1%的已發行股份。	否
(p) 賣方或該期數的承建商屬法團，而上述律師事務所的經營人屬該賣方或承建商或該賣方的控權公司的僱員、董事或秘書。	否
(q) 賣方或該期數的承建商屬合夥，而上述律師事務所的經營人屬該賣方或承建商的僱員。	不適用
(r) 賣方或該期數的承建商屬法團，而該期數的認可人士以其專業身分擔任董事或僱員的法團為該賣方或承建商或該賣方的控權公司的有聯繫法團。	否
(s) 賣方或該期數的承建商屬法團，而該承建商屬該賣方或該賣方的控權公司的有聯繫法團。	承建商屬賣方及其控權公司的有聯繫法團。

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

There will be non-structural prefabricated external walls forming part of the enclosing walls of the Phase.
期數將會有構成圍封牆的一部份的非結構的預製外牆。

The thickness of the non-structural prefabricated external walls of each building is 150 mm.
每幢建築物的非結構的預製外牆的厚度為150毫米。

Schedule of Total Area of the Non-structural Prefabricated External Walls of each Residential Property
每個住宅物業的非結構的預製外牆的總面積表

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
T1A 第1A座	G/F 地下	B1	0.540
		B2	0.281
		B3	0.755
		B5	0.756
		B6	0.814
		B7	0.671
		C1	0.512
		C2	0.548

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)	
T1A 第1A座	1/F-3/F & 5/F-9/F 1樓至3樓及 5樓至9樓	A1	1.312	
		A2	0.771	
		A3	0.739	
		A5	1.051	
		A6	1.312	
		B1	0.540	
		B2	0.281	
		B3	0.755	
		B5	0.755	
		B6	0.814	
		B7	0.671	
		C1	0.511	
		C2	0.829	
		C3	0.829	
		C5	0.281	
		C6	0.540	
		10/F 10樓	A1	0.821
			A2	0.771
	A3		0.739	
	A5		1.052	
	A6		0.821	
	B2		0.281	
	B3		0.755	
	B5		0.755	
	B6		0.815	
	B7		0.671	
	C1	0.511		
	C2	0.829		
C3	0.829			
C5	0.281			

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
T1B 第1B座	1/F 1樓	A1	1.312
		A2	0.770
		A3	0.739
		A5	1.051
		A6	0.791
		B1	0.540
		B2	0.000
		B3	0.771
		B5	0.771
		B6	0.771
		B7	0.871
		C1	0.511
		C2	0.755
		C3	0.757
		C5	0.496
		C6	0.540

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)	
T1B 第1B座	2/F-3/F & 5/F-9/F 2樓至3樓及 5樓至9樓	A1	1.312	
		A2	0.771	
		A3	0.740	
		A5	1.051	
		A6	0.791	
		B1	0.540	
		B2	0.000	
		B3	0.771	
		B5	0.771	
		B6	0.772	
		B7	0.870	
		C1	0.511	
		C2	0.755	
		C3	0.756	
		C5	0.496	
		C6	0.540	
		10/F 10樓	A1	0.821
			A2	0.771
	A3		0.739	
	A5		1.051	
	A6		0.821	
	B2		0.000	
	B3		0.770	
	B5		0.772	
	B6		0.771	
	B7		0.871	
	C1		0.511	
	C2		0.756	
	C3	0.755		
	C5	0.496		

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
RV1 別墅RV1	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842
RV2 別墅RV2	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
RV3 別墅RV3	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842
RV5 別墅RV5	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
RV6 別墅RV6	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842
RV7 別墅RV7	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of non-structural prefabricated external walls of each residential property (sq.m.) 每個住宅物業的非結構的預製外牆的總面積 (平方米)
RV8 別墅RV8	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842
RV9 別墅RV9	G/F 地下	A	0.000
		B	0.425
	1/F 1樓	A	0.684
		B	1.761
		C	0.927
	2/F 2樓	A	0.684
		B	1.761
		C	0.927
	3/F 3樓	A	0.684
		B	0.927
	5/F-6/F 5樓至6樓	A	0.843
		B	0.842

INFORMATION ON DESIGN OF THE PHASE 期數的設計的資料

There will be curtain walls forming part of the enclosing walls of the Phase.
期數將會有構成圍封牆的一部份的幕牆。

The thickness of the curtain walls of each building is 200 mm.
每幢建築物的幕牆的厚度為200毫米。

Schedule of Total Area of the Curtain Walls of each Residential Property
每個住宅物業的幕牆的總面積表

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
T1A 第1A座	G/F 地下	B1	0.000
		B2	0.675
		B3	0.000
		B5	0.000
		B6	0.000
		B7	0.800
		C1	0.000
		C2	0.000

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
T1A 第1A座	1/F-3/F & 5/F-9/F 1樓至3樓及 5樓至9樓	A1	0.000
		A2	0.000
		A3	0.000
		A5	0.000
		A6	0.000
		B1	0.000
		B2	0.675
		B3	0.000
		B5	0.000
		B6	0.000
		B7	0.800
		C1	0.000
		C2	0.000
		C3	0.000
		C5	0.675
		C6	0.000
		10/F 10樓	A1
	A2		0.000
	A3		0.000
	A5		0.000
	A6		1.093
	B2		0.675
	B3		0.000
	B5		0.000
	B6		0.000
	B7		0.800
	C1		0.000
	C2	0.000	
C3	0.000		
C5	0.675		

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
T1B 第1B座	1/F 1樓	A1	0.000
		A2	0.000
		A3	0.000
		A5	0.000
		A6	0.000
		B1	0.000
		B2	1.150
		B3	0.000
		B5	0.000
		B6	0.000
		B7	0.545
		C1	0.000
		C2	0.000
		C3	0.000
		C5	0.804
		C6	0.000

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
T1B 第1B座	2/F-3/F & 5/F-9/F 2樓至3樓及 5樓至9樓	A1	0.000
		A2	0.000
		A3	0.000
		A5	0.000
		A6	0.000
		B1	0.000
		B2	1.150
		B3	0.000
		B5	0.000
		B6	0.000
		B7	0.545
		C1	0.000
		C2	0.000
		C3	0.000
		C5	0.804
	C6	0.000	
	10/F 10樓	A1	1.103
		A2	0.000
		A3	0.000
		A5	0.000
		A6	1.093
		B2	1.150
		B3	0.000
		B5	0.000
		B6	0.000
		B7	0.545
		C1	0.000
		C2	0.000
		C3	0.000
		C5	0.804

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
RV1 別墅RV1	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
5/F-6/F 5樓至6樓	A	0.858	
	B	0.848	
RV2 別墅RV2	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
5/F-6/F 5樓至6樓	A	0.858	
	B	0.848	

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
RV3 別墅RV3	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
5/F-6/F 5樓至6樓	A	0.858	
	B	0.848	
RV5 別墅RV5	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
5/F-6/F 5樓至6樓	A	0.858	
	B	0.848	

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
RV6 別墅RV6	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
	5/F-6/F 5樓至6樓	A	0.858
		B	0.848
RV7 別墅RV7	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
	5/F-6/F 5樓至6樓	A	0.858
		B	0.848

Block Name 大廈名稱	Floor 樓層	Flat 單位	Total area of curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
RV8 別墅RV8	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
	5/F-6/F 5樓至6樓	A	0.858
		B	0.848
RV9 別墅RV9	G/F 地下	A	0.000
		B	0.000
	1/F 1樓	A	1.340
		B	0.000
		C	0.915
	2/F 2樓	A	1.340
		B	0.000
		C	0.915
	3/F 3樓	A	1.340
		B	0.915
	5/F-6/F 5樓至6樓	A	0.858
		B	0.848

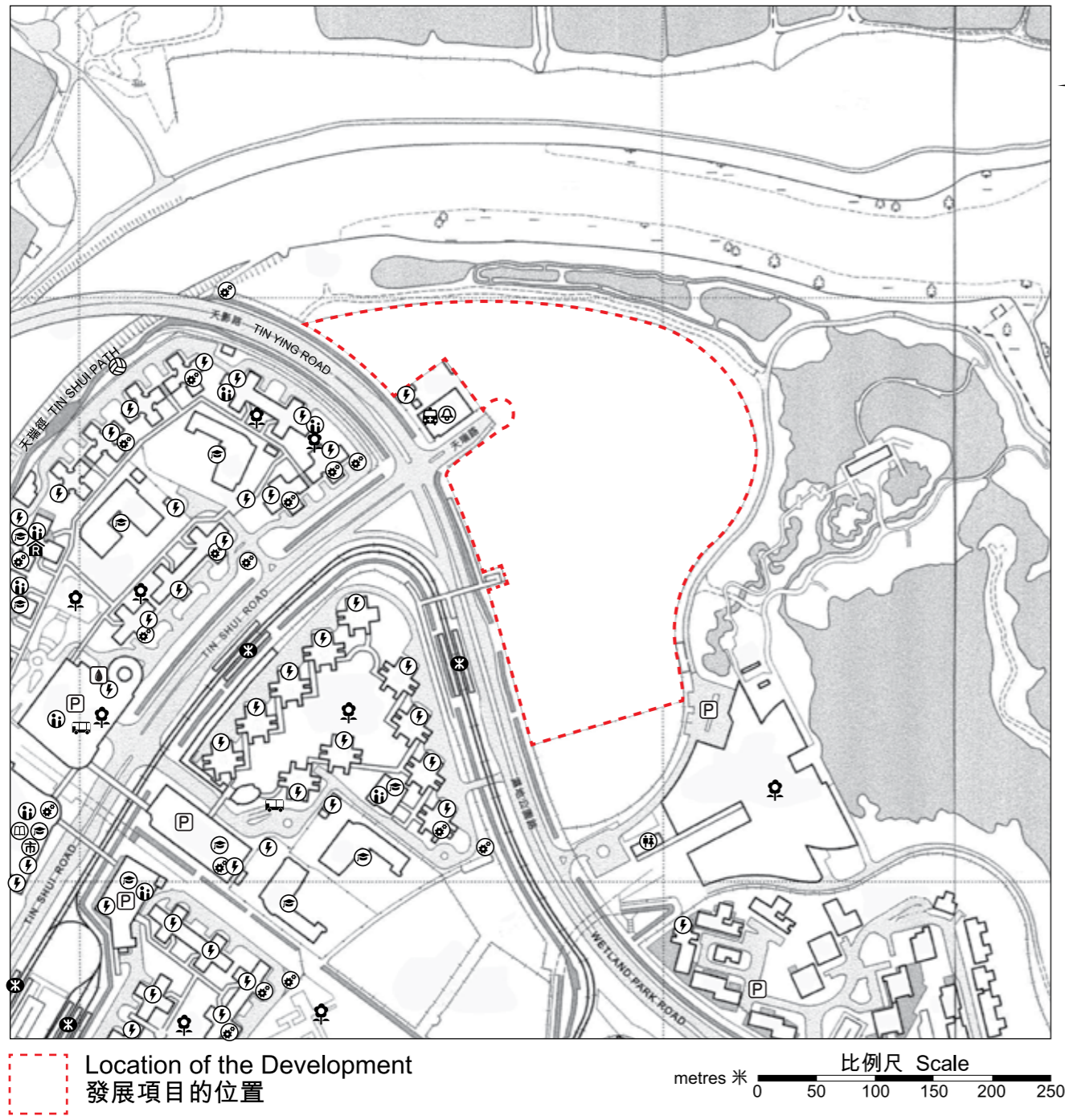
INFORMATION ON PROPERTY MANAGEMENT 物業管理的資料

The Manager to be appointed under the latest draft deed of mutual covenant
ROYAL ELITE SERVICE COMPANY LIMITED

根據有關公契的最新擬稿獲委任的管理人
帝譽服務有限公司

LOCATION PLAN OF THE DEVELOPMENT

發展項目的所在位置圖



NOTATION 圖例

- | | | | |
|--|--|--|---|
| | Public Transport Terminal
(including Rail Station)
公共交通總站 (包括鐵路車站) | | Religious Institution
(including Church, Temple and Tsz Tong)
宗教場所 (包括教堂、廟宇及祠堂) |
| | Public Park
公園 | | School (including Kindergarten)
學校 (包括幼稚園) |
| | Power Plant
(including Electricity Sub-stations)
發電廠 (包括電力分站) | | Library
圖書館 |
| | Public Carpark (including Lorry Park)
公眾停車場 (包括貨車停泊處) | | Social Welfare Facilities
(including Elderly Centre and 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) |
| | Public Convenience
公廁 | | Market (including Wet Market and Wholesale Market)
市場 (包括濕貨市場及批發市場) |
| | Public Utility Installation
公用事業設施裝置 | | Oil Depot
油庫 |
| | Fire Station
消防局 | | Ambulance Depot
救護車站 |
| | Sports Facilities
(including Sports Ground and Swimming Pool)
體育設施 (包括運動場及游泳池) | | |

Location of the Development
發展項目的位置

metres 米 比例尺 Scale
0 50 100 150 200 250

The above location plan is prepared by the Vendor with reference to the Survey Sheet (Series HP5C) Sheet No. 2-SW-C dated 13th August 2021 and Survey Sheet (Series HP5C) Sheet No. 2-SW-D dated 19th August 2021 from Survey and Mapping Office of the Lands Department, with adjustments where necessary.

此位置圖是參考日期為2021年8月13日之地政總署測繪處之測繪圖(組別編號HP5C), 圖幅編號2-SW-C及2021年8月19日之地政總署測繪處之測繪圖(組別編號HP5C), 圖幅編號2-SW-D並由賣方擬備, 有需要處經修正處理。

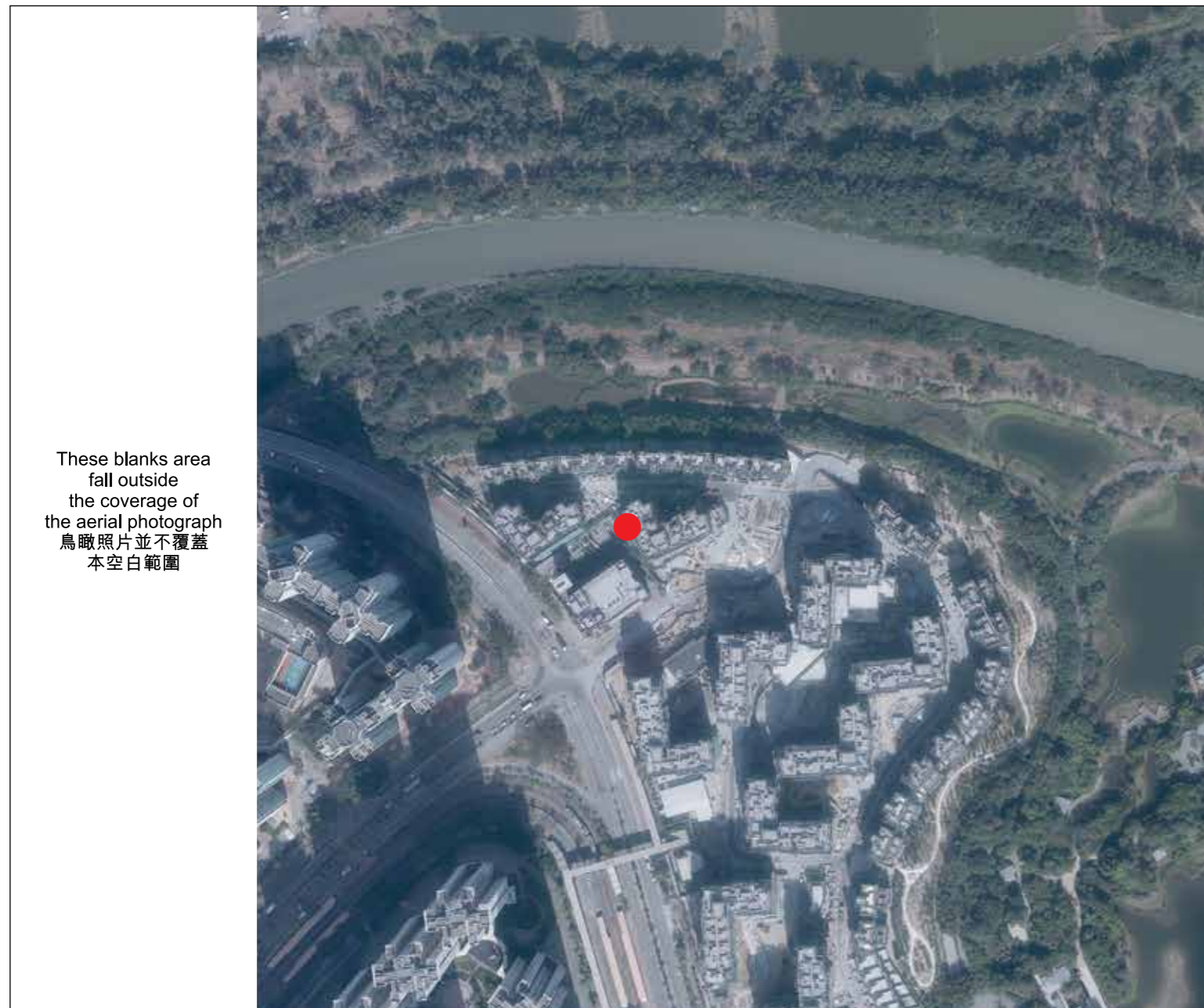
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地圖版權屬香港特區政府, 經地政總署准許複印, 版權特許編號90/2021。

- Notes :
1. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reasons that the boundary of the Development is irregular.
 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.

- 備註 :
1. 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。
 2. 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。

AERIAL PHOTOGRAPH OF THE PHASE 期數的鳥瞰照片



These blanks area
fall outside
the coverage of
the aerial photograph
鳥瞰照片並不覆蓋
本空白範圍



● Location of the Phase
期數的位置

Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,900 feet, photo No. E127193C, date of flight 15th January 2021.

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

Notes :

1. Copy of the aerial photograph of the Phase 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 Phase is irregular.
3. The Vendor advises prospective purchasers to conduct on-site visit for a better understanding of the Phase, its surrounding environment and the public facilities nearby.

摘錄自地政總署測繪處在6,900呎的飛行高度拍攝之鳥瞰照片，照片編號E127193C，飛行日期：2021年1月15日。

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。

備註：

1. 期數的鳥瞰照片之副本可於售樓處開放時間內免費查閱。
2. 由於期數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. 賣方建議準買方到有關期數作實地考察，以對該期數、其周邊地區環境及附近的公共設施有較佳了解。

AERIAL PHOTOGRAPH OF THE PHASE 期數的鳥瞰照片



● Location of the Phase
期數的位置

These blank area fall outside the coverage of the aerial photograph
鳥瞰照片並不覆蓋空白範圍

Adopted from part of the aerial photograph taken by the Survey and Mapping Office of the Lands Department at a flying height of 6,900 feet, photo No. E127194C, date of flight 15th January 2021.

摘錄自地政總署測繪處在6,900呎的飛行高度拍攝之鳥瞰照片，照片編號E127194C，飛行日期：2021年1月15日。

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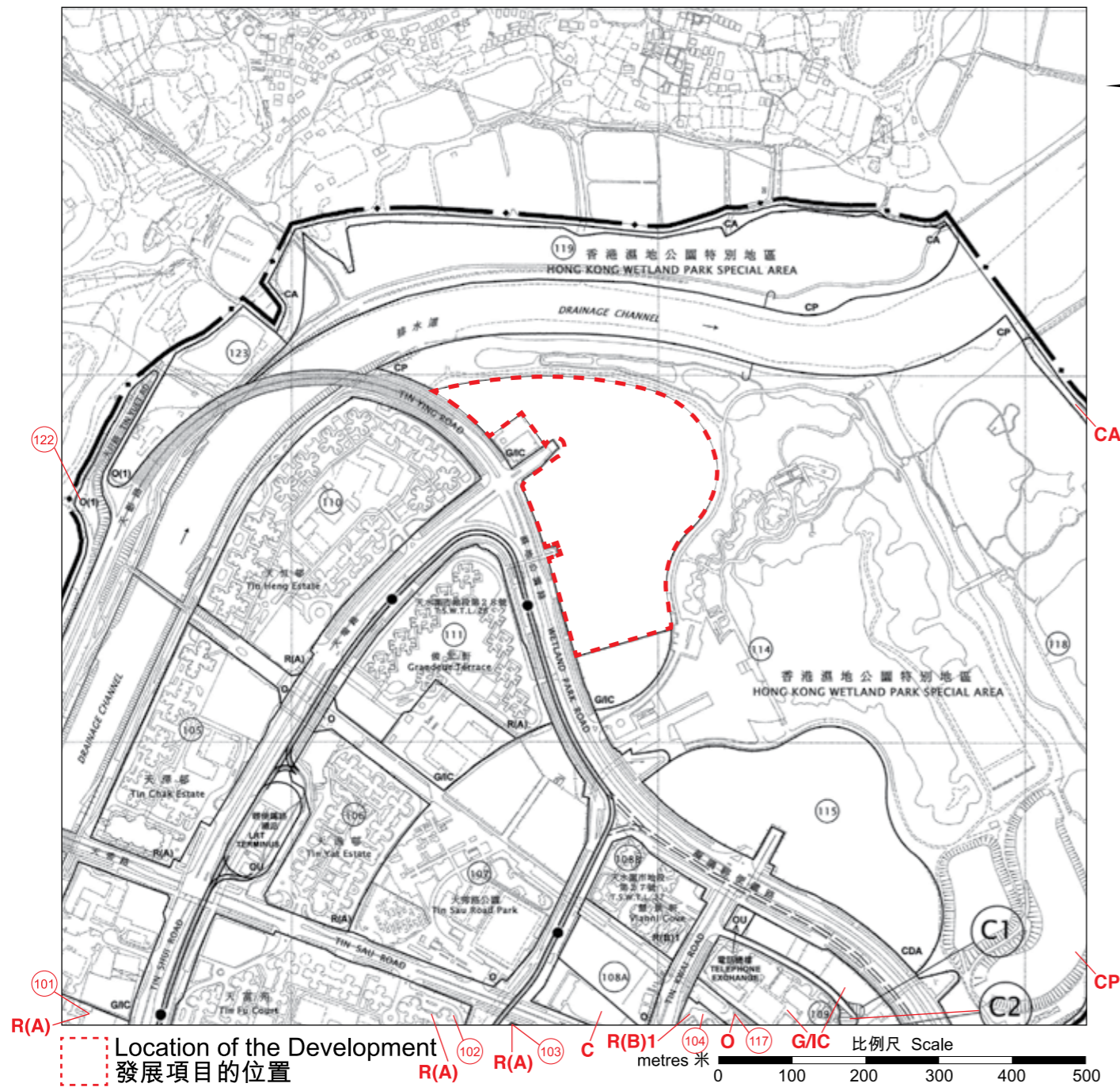
Notes :

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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 Phase is irregular.
3. The Vendor advises prospective purchasers to conduct on-site visit for a better understanding of the Phase, its surrounding environment and the public facilities nearby.

備註：

1. 期數的鳥瞰照片之副本可於售樓處開放時間內免費查閱。
2. 由於期數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. 賣方建議準買方到有關期數作實地考察，以對該期數、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 關乎發展項目的分區計劃大綱圖等



NOTATION 圖例 ZONES

ZONES	圖例	地帶
COMMERCIAL	C	商業
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)
GOVERNMENT, INSTITUTION OR COMMUNITY	G/IC	政府、機構或社區
OPEN SPACE	O	休憩用地
OTHER SPECIFIED USES	OU	其他指定用途
CONSERVATION AREA	CA	自然保育區
COUNTRY PARK	CP	郊野公園

COMMUNICATIONS

COMMUNICATIONS	圖例	交通
LIGHT RAIL AND STOP	雙線加黑圓點	輕鐵及車站
MAJOR ROAD AND JUNCTION	雙線加十字	主要道路及路口
ELEVATED ROAD	雙線加斜紋	高架道路
RAILWAY RESERVE	雙線加短橫線	鐵路專用範圍

MISCELLANEOUS

MISCELLANEOUS	圖例	其他
BOUNDARY OF PLANNING SCHEME	粗黑線加菱形	規劃範圍界線
PLANNING AREA NUMBER	圓圈加數字	規劃區編號

核准圖編號 S/TSW/14 的修訂
AMENDMENTS TO APPROVED PLAN No. S/TSW/14

AMENDMENTS EXHIBITED UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE
按照城市規劃條例第 5 條展示的修訂

AMENDMENT ITEM C1	垂直線圖例	修訂項目 C 1 項
AMENDMENT ITEM C2	水平線圖例	修訂項目 C 2 項

Adopted from part of the Draft Tin Shui Wai Outline Zoning Plan No. S/TSW/15, gazetted on 7th May 2021, with adjustments where necessary as shown in red.

摘錄自2021年5月7日刊憲之天水圍分區計劃大綱草圖，圖則編號為S/TSW/15，有需要經修正處理，以紅色顯示。

This 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. 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。

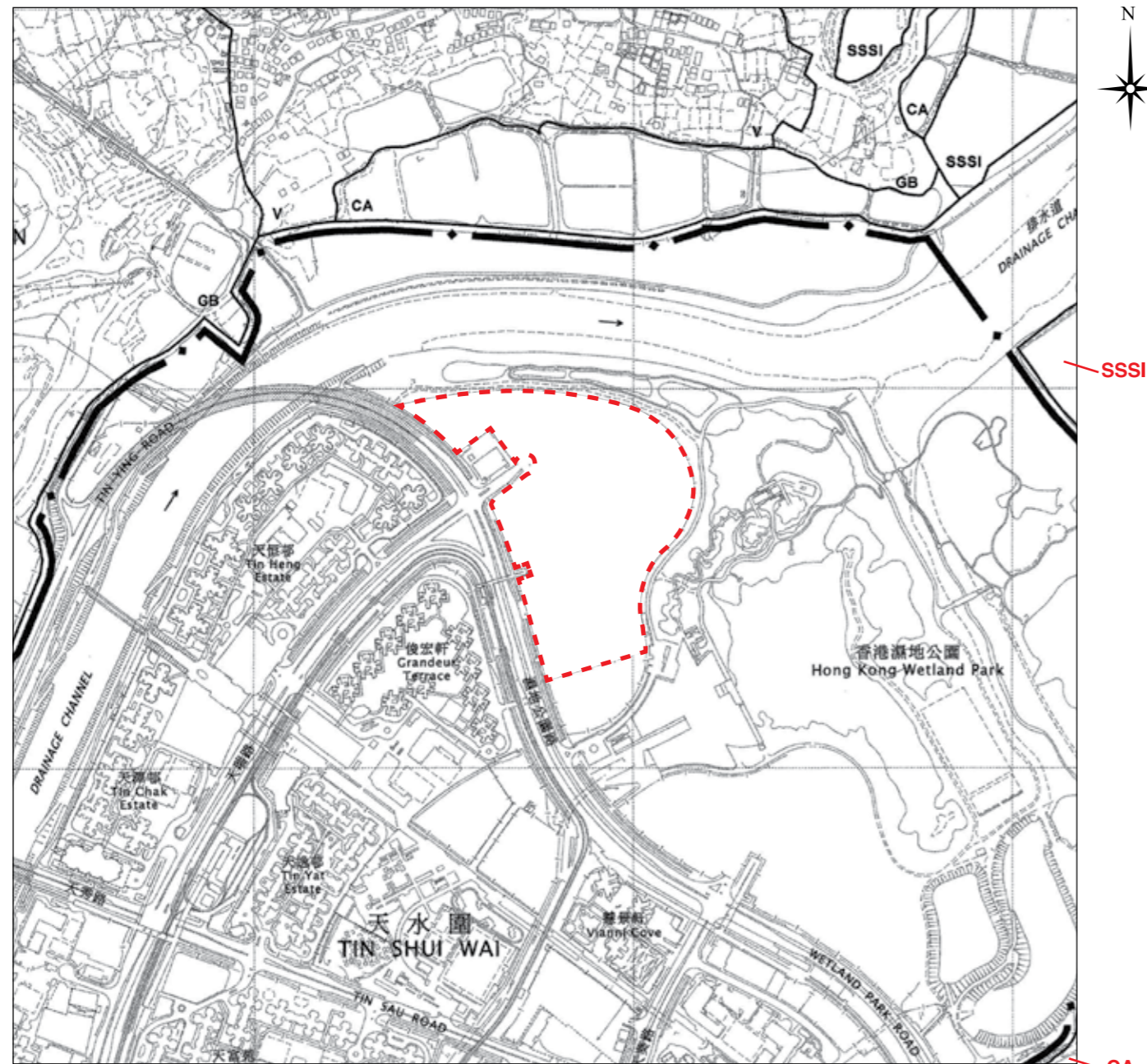
Notes:

- 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.
- 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.
- 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.

備註:

- 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。
- 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。
- 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。

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



Location of the Development
 發展項目的位置

Adopted from part of the Draft Lau Fau Shan & Tsim Bei Tsui Outline Zoning Plan No. S/YL-LFS/10, gazetted on 7th May 2021, with adjustments where necessary as shown in red.

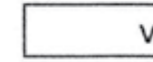
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Notes:

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.
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NOTATION 圖例
 ZONES

VILLAGE TYPE DEVELOPMENT



地帶

鄉村式發展

GREEN BELT



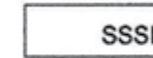
綠化地帶

CONSERVATION AREA



自然保育區

SITE OF SPECIAL SCIENTIFIC INTEREST

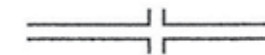


具特殊科學價值地點

COMMUNICATIONS

交通

MAJOR ROAD AND JUNCTION

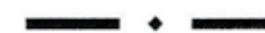


主要道路及路口

MISCELLANEOUS

其他

BOUNDARY OF PLANNING SCHEME



規劃範圍界線

摘錄自2021年5月7日刊憲之流浮山及尖鼻咀分區計劃大綱草圖，圖則編號為S/YL-LFS/10，有需要經修正處理，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. 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。
3. 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。

LAYOUT PLAN OF THE DEVELOPMENT

發展項目的布局圖

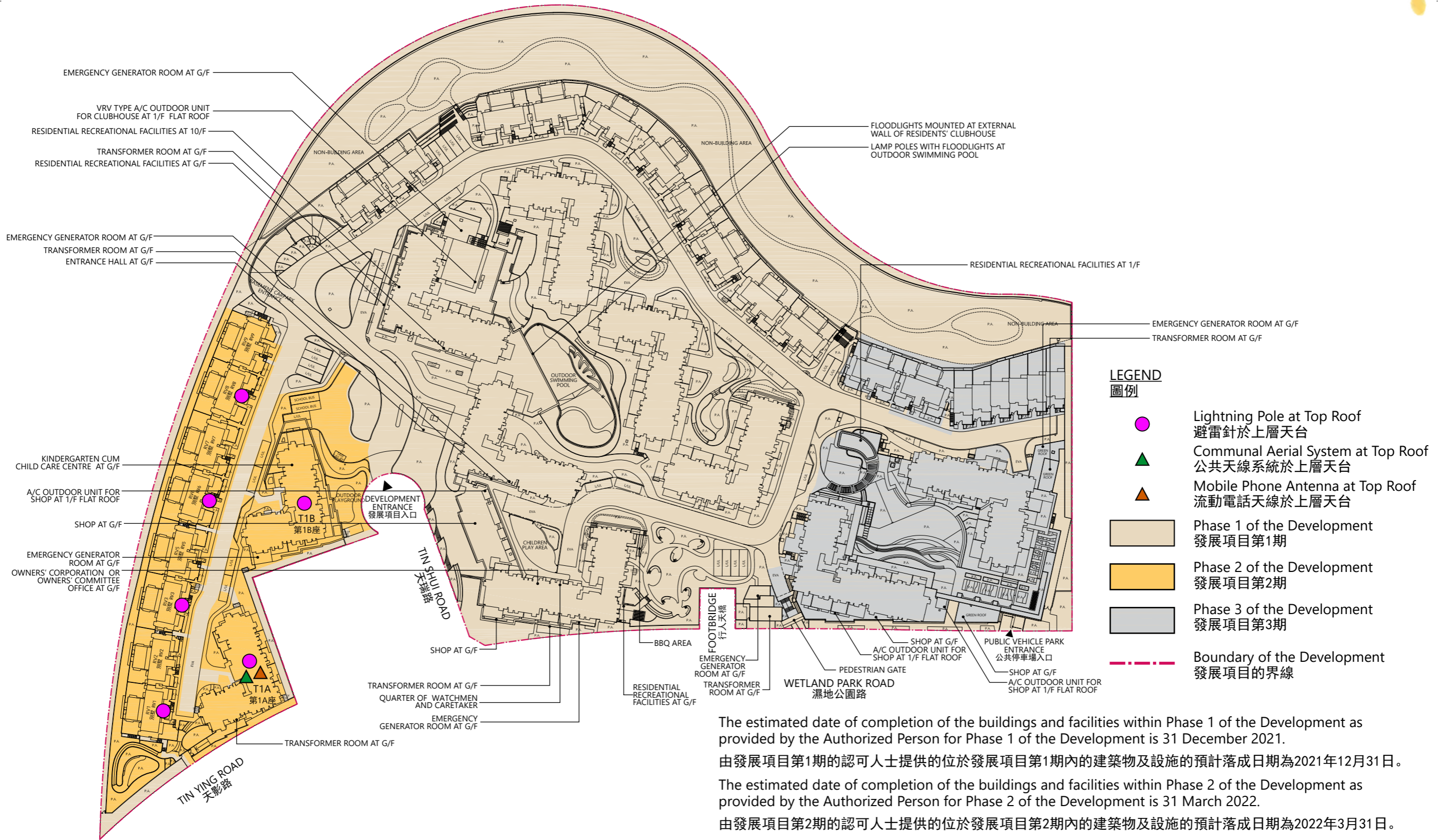
LEGEND OF THE TERMS AND ABBREVIATIONS USED ON LAYOUT PLAN

布局圖中所使用之名詞及簡稱之圖例

A/C OUTDOOR UNIT FOR SHOP AT 1/F FLAT ROOF	= AIR-CONDITIONER OUTDOOR UNIT FOR SHOP AT 1/F FLAT ROOF	位於1樓平台之供商舖使用之冷氣室外機
BASEMENT CARPARK ENTRANCE	= BASEMENT CARPARK ENTRANCE	地庫停車場入口
BBQ AREA	= BBQ AREA	燒烤區
CHILDREN PLAY AREA	= CHILDREN PLAY AREA	兒童遊樂場
ENTRANCE HALL AT G/F	= ENTRANCE HALL AT G/F	位於地下入口大廳
EMERGENCY GENERATOR ROOM AT G/F	= EMERGENCY GENERATOR ROOM AT G/F	位於地下之緊急發電機房
EVA	= EMERGENCY VEHICULAR ACCESS	緊急車輛通道
FLOODLIGHTS MOUNTED AT EXTERNAL WALL OF RESIDENTS' CLUBHOUSE	= FLOODLIGHTS MOUNTED AT EXTERNAL WALL OF RESIDENTS' CLUBHOUSE	懸掛於住客會所外牆之泛光燈
GREEN ROOF	= GREEN ROOF	綠化屋頂
KINDERGARTEN CUM CHILD CARE CENTRE AT G/F	= KINDERGARTEN CUM CHILD CARE CENTRE AT G/F	位於地下之幼稚園暨幼兒中心
LAMP POLES WITH FLOODLIGHTS AT OUTDOOR SWIMMING POOL	= LAMP POLES WITH FLOODLIGHTS AT OUTDOOR SWIMMING POOL	位於室外游泳池之燈柱連泛光燈
L/UL	= LOADING AND UNLOADING SPACE	上落貨停車位
NON-BUILDING AREA	= NON-BUILDING AREA	非建築用地
OWNERS' CORPORATION OR OWNERS' COMMITTEE OFFICE AT G/F	= OWNERS' CORPORATION OR OWNERS' COMMITTEE OFFICE AT G/F	位於地下之業主立案法團或業主委員會的辦公室
OUTDOOR PLAYGROUND	= OUTDOOR PLAYGROUND	室外遊樂場
OUTDOOR SWIMMING POOL	= OUTDOOR SWIMMING POOL	室外游泳池
P.A.	= PLANTER	花槽
PEDESTRIAN GATE	= PEDESTRIAN GATE	行人閘
RESIDENTIAL RECREATIONAL FACILITIES AT G/F	= RESIDENTIAL RECREATIONAL FACILITIES AT G/F	位於地下之住客休憩設施
RESIDENTIAL RECREATIONAL FACILITIES AT 1/F	= RESIDENTIAL RECREATIONAL FACILITIES AT 1/F	位於1樓之住客休憩設施
RESIDENTIAL RECREATIONAL FACILITIES AT 10/F	= RESIDENTIAL RECREATIONAL FACILITIES AT 10/F	位於10樓之住客休憩設施
SCHOOL BUS	= SCHOOL BUS LAY-BY	學校巴士上落客停車位
SHOP AT G/F	= SHOP AT G/F	位於地下之商舖
SMOKE VENT	= SMOKE VENT	排煙口
TAXI LAY-BY	= TAXI LAY-BY	計程車上落客停車位
TOP OF VENT SHAFT	= TOP OF VENT SHAFT	通風口頂部
TRANSFORMER ROOM AT G/F	= TRANSFORMER ROOM AT G/F	位於地下之變壓器房
QUARTER OF WATCHMEN AND CARETAKER	= QUARTER OF WATCHMEN AND CARETAKER	保安人員及管理員的辦公室
VRV TYPE A/C OUTDOOR UNIT FOR CLUBHOUSE AT 1/F FLAT ROOF	= VARIABLE REFRIGERANT VOLUME TYPE AIR-CONDITIONER OUTDOOR UNIT FOR CLUBHOUSE AT 1/F FLAT ROOF	位於1樓平台之供會所設施使用之變頻多聯分體式冷氣室外機

LAYOUT PLAN OF THE DEVELOPMENT

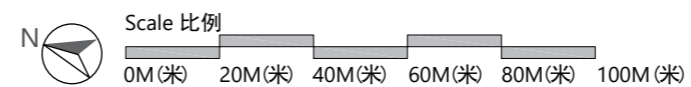
發展項目的布局圖



The estimated date of completion of the buildings and facilities within Phase 1 of the Development as provided by the Authorized Person for Phase 1 of the Development is 31 December 2021.
由發展項目第1期的認可人士提供的位於發展項目第1期內的建築物及設施的預計落成日期為2021年12月31日。

The estimated date of completion of the buildings and facilities within Phase 2 of the Development as provided by the Authorized Person for Phase 2 of the Development is 31 March 2022.
由發展項目第2期的認可人士提供的位於發展項目第2期內的建築物及設施的預計落成日期為2022年3月31日。

The estimated date of completion of the buildings and facilities within Phase 3 of the Development as provided by the Authorized Person for Phase 3 of the Development is 30 June 2022.
由發展項目第3期的認可人士提供的位於發展項目第3期內的建築物及設施的預計落成日期為2022年6月30日。



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE
期數的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE
期數的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

LEGEND OF THE TERMS AND ABBREVIATIONS USED ON FLOOR PLANS

樓面平面圖中所使用之名詞及簡稱之圖例

A.	= ALUMINIUM CLADDING	鋁質裝飾
AB	= ACOUSTIC BALCONY	減音露台
AB ABOVE	= ACOUSTIC BALCONY ABOVE	減音露台置上
A.D.	= AIR DUCT	風槽
A.L/L	= ALUMINIUM CLADDING AT LOW LEVEL	位於低位的鋁質裝飾
A/C	= AIR-CONDITIONING PLATFORM	冷氣機平台
A/C ABOVE	= AIR-CONDITIONING PLATFORM ABOVE	冷氣機平台置上
A/C PLINTH	= AIR-CONDITIONING PLINTH	冷氣機台
ADJOINING VILLA	= ADJOINING VILLA	毗鄰別墅
A.F.	= ARCHITECTURAL FEATURE	建築裝飾
A.F. ABOVE	= ARCHITECTURAL FEATURE ABOVE	建築裝飾置上
BA	= BATHROOM	浴室
BA2	= BATHROOM 2	浴室2
BA3	= BATHROOM 3	浴室3
BAL	= BALCONY	露台
BAL ABOVE	= BALCONY ABOVE	露台置上
BR2	= BEDROOM 2	睡房2
BR3	= BEDROOM 3	睡房3
BR3/FAMILY RM.	= BEDROOM 3/FAMILY ROOM	睡房3/家庭室
BR4	= BEDROOM 4	睡房4
BR5	= BEDROOM 5	睡房5
CABD ROOM	= COMMUNAL AERIAL BROADCAST DISTRIBUTION ROOM	公共廣播分發房
CANOPY ABOVE	= CANOPY ABOVE	簷篷置上
CURTAIN WALL ABOVE	= CURTAIN WALL ABOVE	幕牆置上
CW	= CURTAIN WALL	幕牆
DAVIT ARM SYSTEM	= DAVIT ARM SYSTEM	吊船吊臂架
DAVIT ARM COMPONENT STORAGE SPACE	= DAVIT ARM COMPONENT STORAGE SPACE	吊船吊臂架配件的儲藏空間
DIN	= DINING ROOM	飯廳
DN.	= DOWN	落
DOG HOUSE	= DOG HOUSE	室外管道檢修井
EAB	= ENHANCED ACOUSTIC BALCONY	強效減音露台
EAB ABOVE	= ENHANCED ACOUSTIC BALCONY ABOVE	強效減音露台置上
E.L.V.	= EXTRA-LOW VOLTAGE CABLE DUCT	特低電壓槽
E.M.R.	= ELECTRICAL METER ROOM	電錶房
ENTRANCE LOBBY	= ENTRANCE LOBBY	入口大堂
FAN ROOM	= FAN ROOM	風櫃房
FLAT ROOF	= FLAT ROOF	平台
FLAT ROOF AT 10/F	= FLAT ROOF AT 10/F	平台於10樓
FLAT ROOF (COMMON)	= FLAT ROOF (COMMON)	平台(公用)
F.S.I.	= FIRE SERVICE INLET	消防入水掣
F.S. & SPRINKLER INLET	= FIRE SERVICE & SPRINKLER INLET	消防和灑水入水掣
GARDEN	= GARDEN	花園
H.R.	= HOSE REEL	消防喉轆
H.R. AT L/L	= HOSE REEL AT LOW LEVEL	位於低位的消防喉轆
INACCESSIBLE VOID	= INACCESSIBLE VOID	不可到達的中空
JUNIOR SUITE 2	= JUNIOR SUITE 2	小型套房2
KIT	= KITCHEN	廚房

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

LEGEND OF THE TERMS AND ABBREVIATIONS USED ON FLOOR PLANS

樓面平面圖中所使用之名詞及簡稱之圖例

LAV	= LAVATORY	洗手間
LIFT	= LIFT	升降機
LIFT LOBBY	= LIFT LOBBY	升降機大堂
LIFT MACHINE ROOM	= LIFT MACHINE ROOM	升降機機房
LIFT SHAFT	= LIFT SHAFT	升降機槽
LIV	= LIVING ROOM	客廳
LIV/DIN	= LIVING ROOM AND DINING ROOM	客廳及飯廳
L.W.	= LIGHT WELL	採光井
MAINTENANCE FLAT ROOF (COMMON)	= MAINTENANCE FLAT ROOF (COMMON)	檢修平台(公用)
MAINTENANCE PATH FOR DAVIT ARM SYSTEM	= MAINTENANCE PATH FOR DAVIT ARM SYSTEM	檢修吊船吊臂架
MBA	= MASTER BATHROOM	主人浴室
MBR	= MASTER BEDROOM	主人睡房
METAL A/C FRAME	= METAL AIR-CONDITIONING FRAME	金屬冷氣機架
METAL CANOPY	= METAL CANOPY	金屬簷篷
METAL COVER	= METAL COVER	金屬上蓋
METAL GATE	= METAL GATE	金屬門
MS	= MAINTENANCE SPACE	檢修空間
OAWC	= OFFICE ACCOMMODATION FOR WATCHMEN AND CARETAKERS AT G/F	位於地下之保安及管理人員的辦公室
OKIT	= OPEN KITCHEN	開放式廚房
P.A.	= PLANTER	花槽
P.D.	= PIPE DUCT	管道槽
POTABLE WATER TANK ROOM	= POTABLE WATER TANK ROOM	食水缸房
PR	= POWDER ROOM	化妝室
P.W.	= BAY WINDOW/PROJECTING WINDOW	窗台
P.W. ABOVE	= BAY WINDOW/PROJECTING WINDOW ABOVE	窗台置上
R.C. COVER	= REINFORCED CONCRETE COVER	混凝土上蓋
R.C. PLINTH	= REINFORCED CONCRETE PLINTH	混凝土台
ROOF	= ROOF	天台
ROOF (COMMON)	= ROOF (COMMON)	天台(公用)
RS&MRR	= REFUSE STORAGE AND MATERIAL RECOVERY ROOM	垃圾及物料回收房
SKYLIGHT	= SKYLIGHT	天窗
STONE CLADDING	= STONE CLADDING	石材覆蓋層板
STR	= STORE	儲物房
TOP OF A.F.	= TOP OF ARCHITECTURAL FEATURE	建築裝飾上蓋
TOP OF CW	= TOP OF CURTAIN WALL	幕牆上蓋
TOP OF P.W.	= TOP OF BAY WINDOW	窗台上蓋
TOP OF SMOKE VENT	= TOP OF SMOKE VENT	排煙口上蓋
TOP OF VENT SHAFT	= TOP OF VENT SHAFT	通風口上蓋
UP	= UP	上
U.P.	= UTILITY PLATFORM	工作平台
U.P. ABOVE	= UTILITY PLATFORM ABOVE	工作平台置上
UPPER ROOF (COMMON)	= UPPER ROOF (COMMON)	上層天台(公用)
UR	= UTILITY ROOM	工作間
W.M.C.	= WATER METER CABINET	水錶櫃
▲	= ACOUSTIC WINDOW (BAFFLE TYPE)	減音窗(擋音式)
▲	= ACOUSTIC WINDOW (BAFFLE TYPE) WITH MICRO PERFORATED ABSORBER (MPA)	減音窗(擋音式)連微穿孔吸聲板
●	= FIXED GLAZING	固定玻璃
●	= FIXED GLAZING WITH MAINTENANCE WINDOW (MAINTENANCE ONLY, NOT FOR VENTILATION PURPOSE)	固定玻璃連維修窗(只供維修用途, 不作通風之用)

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

Notes:

1. There may be architectural features on external walls of some floors.
2. Common pipes exposed and/or enclosed in cladding are located at/adjacent to balcony and/or flat roof and/or garden and/or roof and/or utility platform and/or air-conditioning platform and/or external wall of some residential units.
3. There are sunken slabs and/or ceiling bulkheads and/or false ceiling at living rooms, dining rooms, bedrooms, utility rooms, corridors, bathrooms, stores, lavatories, open kitchens and kitchens of some residential units for the air-conditioning system and/or mechanical and electrical services. There are exposed pipes or ductings for air-conditioning system and/or mechanical and electrical services within some utility rooms.
4. The internal ceiling height within some units may vary due to structural, architectural and/or decoration design variations.
5. Balconies and utility platforms are non-enclosed areas.
6. Symbols of fittings and fitments shown on the floor plans, such as bathtubs, sink, water closets, shower, sink counter etc, are architectural symbols extracted from the latest approved general building plans and are for general indication only.
7. There are non-structural prefabricated external walls and curtain walls in the residential units. The Saleable Area as defined in the Formal Agreement for Sale and Purchase of a residential unit has included the non-structural prefabricated external walls and curtain walls, and is measured from the exterior of such non-structural prefabricated external walls and curtain walls.

備註:

1. 部分樓層外牆範圍或設有建築裝飾。
2. 部分住宅單位的露台及/或平台及/或花園及/或天台及/或工作平台及/或冷氣機平台及/或外牆或其鄰近地方設有外露及/或藏於外牆覆蓋層內之公用喉管。
3. 部分住宅單位的客廳、飯廳、睡房、工作間、走廊、浴室、儲物房、洗手間、開放式廚房以及廚房設有跌級樓板及/或假陣及/或假天花，用以裝置冷氣系統及/或機電設備。部分工作間內設有冷氣系統及/或機電設備之外露喉管或管道槽。
4. 部分單位之室內天花高度將會因應結構、建築及/或裝修設計上的需要而有差異。
5. 露台及工作平台為不可封閉的地方。
6. 樓面平面圖上所顯示的形象裝置符號，例如浴缸、洗滌盆、坐廁、淋浴間、洗滌盆櫃等乃摘自最新的經批准的建築圖則的建築圖示，只作一般性標誌。
7. 住宅單位有非結構的預製外牆及幕牆。住宅單位之正式買賣合約內所定義之實用面積已包括非結構的預製外牆及幕牆，並由該非結構的預製外牆及幕牆之外圍起計。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

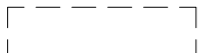
期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位							
			B1	B2	B3	B5	B6	B7	C1	C2
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1A 第1A座	G/F 地下	3225	3225	3225	3225	3250	3250	3225	3225
			3250	3250	3250	3250	3500	3500	3250	3250
			3400	3400	3400	3400			3400	3400
			3500	3500	3500	3500			3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	200 150	200	200 150	200	200	200	175 150

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

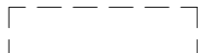
- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
- Dotted line in the format shown below delineates the extent of open kitchen area (if any) in a residential unit.

 Extent of open kitchen area

- Special Condition No. (11)(e) of the Government Grant stipulates that:-
The total number of residential units erected or to be erected on the lot shall not be less than 1,330 and for the purpose of these Conditions, the decision of the Director as to what constitutes a residential unit shall be final and binding on the Grantee.
- Special Condition No. (44) of the Government Grant stipulates that:-
Except with the prior written consent of the Director, the Grantee shall not carry out or permit or suffer to be carried out any works in connection with any residential unit erected or to be erected on the lot, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which shall result in such unit being internally linked to and accessible from any adjoining or adjacent residential unit erected or to be erected on the lot. The decision of the Director as to what constitutes works resulting in a unit being internally linked to and accessible from any adjoining or adjacent residential unit shall be final and binding on the Grantee.
- Paragraph 1(b) of the Third Schedule of the approved form of Deed of Mutual Covenant and Management Agreement stipulates that:-
No Owner shall carry out or permit or suffer to be carried out any works in connection with any Residential Unit, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which will result in such unit being internally linked to and accessible from any adjoining or adjacent Residential Unit, except with the prior written consent of the Director of Lands, which consent may be given or withheld at his absolute discretion and if given, may be subject to such terms and conditions (including payment of fees) as may be imposed by him at his absolute discretion.
- Clause 44 of Section III of the approved form of Deed of Mutual Covenant and Management Agreement stipulates that:-
The Manager shall deposit in the management office the record provided by the Director of Lands or any other Government authority in place of him from time to time of the information relating to the consent referred to in Paragraph 1(b) of the Third Schedule for inspection by all Owners free of costs and for taking copies at their own expenses and on payment of a reasonable charge, all charges received to be credited to the Special Fund.
- The total number of residential units provided in this Phase is 388 (comprising 388 flats in T1A, T1B, RV1, RV2, RV3, RV5, RV6, RV7, RV8 and RV9).

備註:

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
- 樓面平面圖中顯示之名詞及簡稱之圖例及其適用的附註，請參閱本售樓說明書第AL02至04頁。
- 住宅單位內的開放式廚房範圍(如有)以下列格式之虛線勾劃。

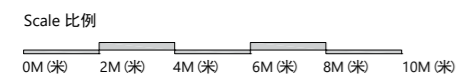
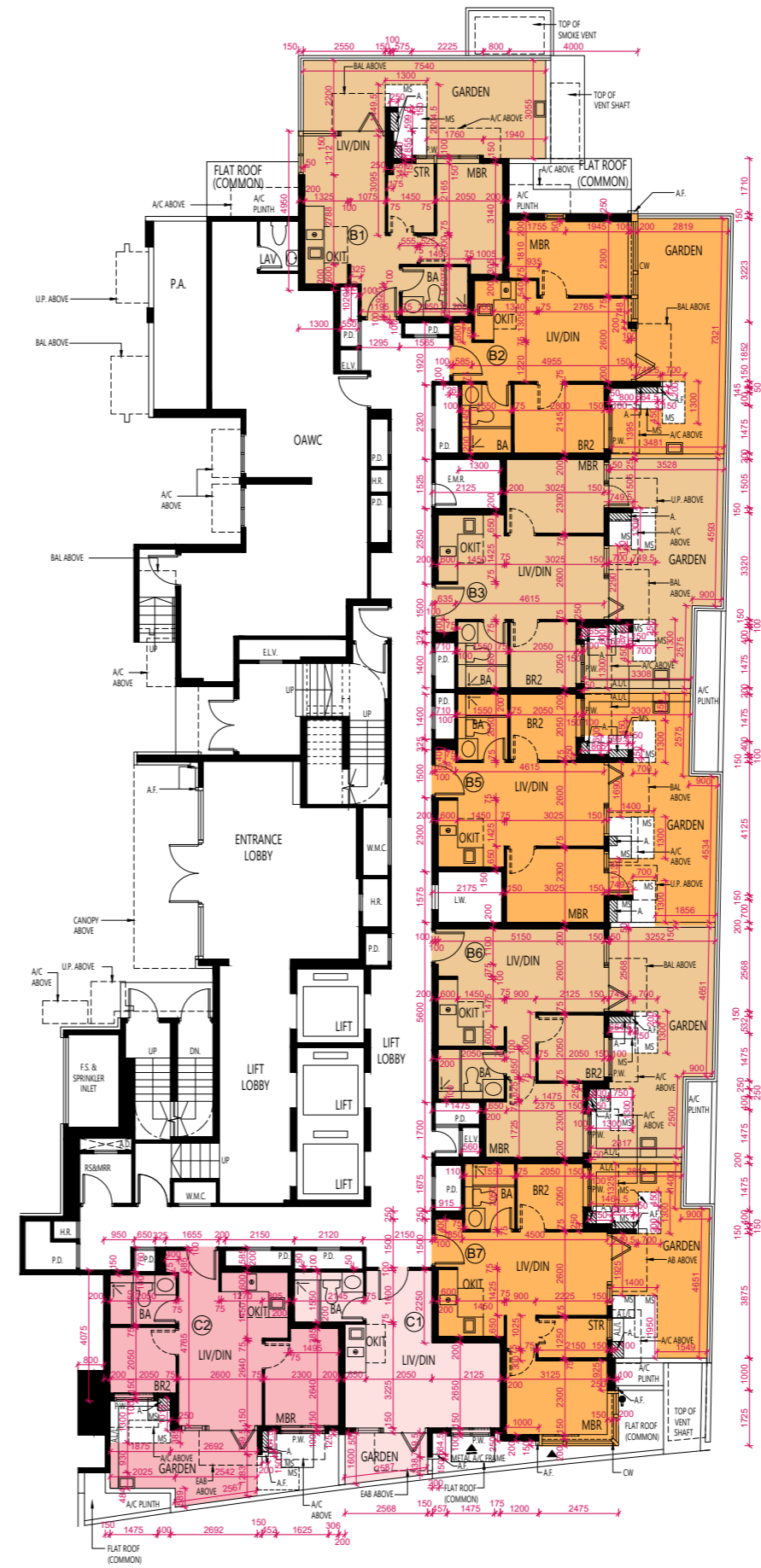
 開放式廚房範圍

- 批地文件特別條款第(11)(e)條規定:-
在該地段已建或擬建的住宅物業總數不得少於1,330個，而就本批地文件而言，署長對於何為構成住宅物業的決定是最終決定並約束承授人。
- 批地文件特別條款第(44)條規定:-
除非得到署長事先書面同意，承授人不得進行或允許其他人對已建於或擬建於該地段的任何住宅單位進行任何工程，包括但不限於拆除或改動任何隔間牆或任何地台或天台板或任何隔間構築物，而有關拆除或改動會導致上述單位在內部相連並可通往該地段已建或擬建的任何毗連或毗鄰住宅單位。署長對於何為構成單位在內部相連並可通往任何毗連或毗鄰住宅單位的工程的決定為最終決定，並對承授人具約束力。
- 經批准之公契及管理協議擬稿附表三第1(b)段規定:-
除非獲地政總署署長事先書面同意，否則任何業主不得進行或允許或容許進行任何涉及其住宅單位的工程，包括但不限於拆除或改動任何間隔牆或任何地板或天板或任何間隔構築物，以導致該住宅單位的內部相連至任何毗鄰或毗連住宅單位，及可從任何毗鄰或毗連住宅單位通往該住宅單位，而地政總署署長可絕對酌情決定是否給予同意及若給予同意，則可能須受限於署長絕對酌情決定下所訂的條款及條件(包括支付費用)。
- 經批准之公契及管理協議擬稿第三部分的第44條規定:-
管理人須於管理處備存由地政總署署長或不時替代他的任何其他政府當局提供有關附表三第1(b)段所提及的同意的資料記錄，以供所有業主免費查閱，及在繳付合理的費用後取得該記錄之副本，而收取的所有費用將撥入特別基金。
- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1A G/F
第1A座 地下



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖


	Block Name 大廈名稱	Floor 樓層	Flat 單位																	
			A1	A2	A3	A5	A6	B1	B2	B3	B5	B6	B7	C1	C2	C3	C5	C6		
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1A 第1A座	1/F-3/F & 5/F-8/F 1樓至3樓及 5樓至8樓	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	2875	
			2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900	2900
		3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050	3050
		3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150	3150
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	200	200	200	200	200	200	200	175	200	200	200	200	200	200	200	200	
			150		150	150	150				150								150	
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)		9/F 9樓	3200	3225	3225	3225	3200	3200	3225	3225	3225	3225	3225	3225	3225	3225	3200	3200	3200	
			3225	3250	3250	3250	3225	3225	3250	3250	3250	3250	3250	3250	3250	3250	3250	3250	3225	
			3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	3400	
			3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	
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			150		150	150	150				150							150		

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
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備註:

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
- 樓面平面圖中顯示之名詞及簡稱之圖例及其適用的附註，請參閱本售樓說明書第AL02至04頁。
- 住宅單位內的開放式廚房範圍(如有)以下列格式之虛線勾劃。

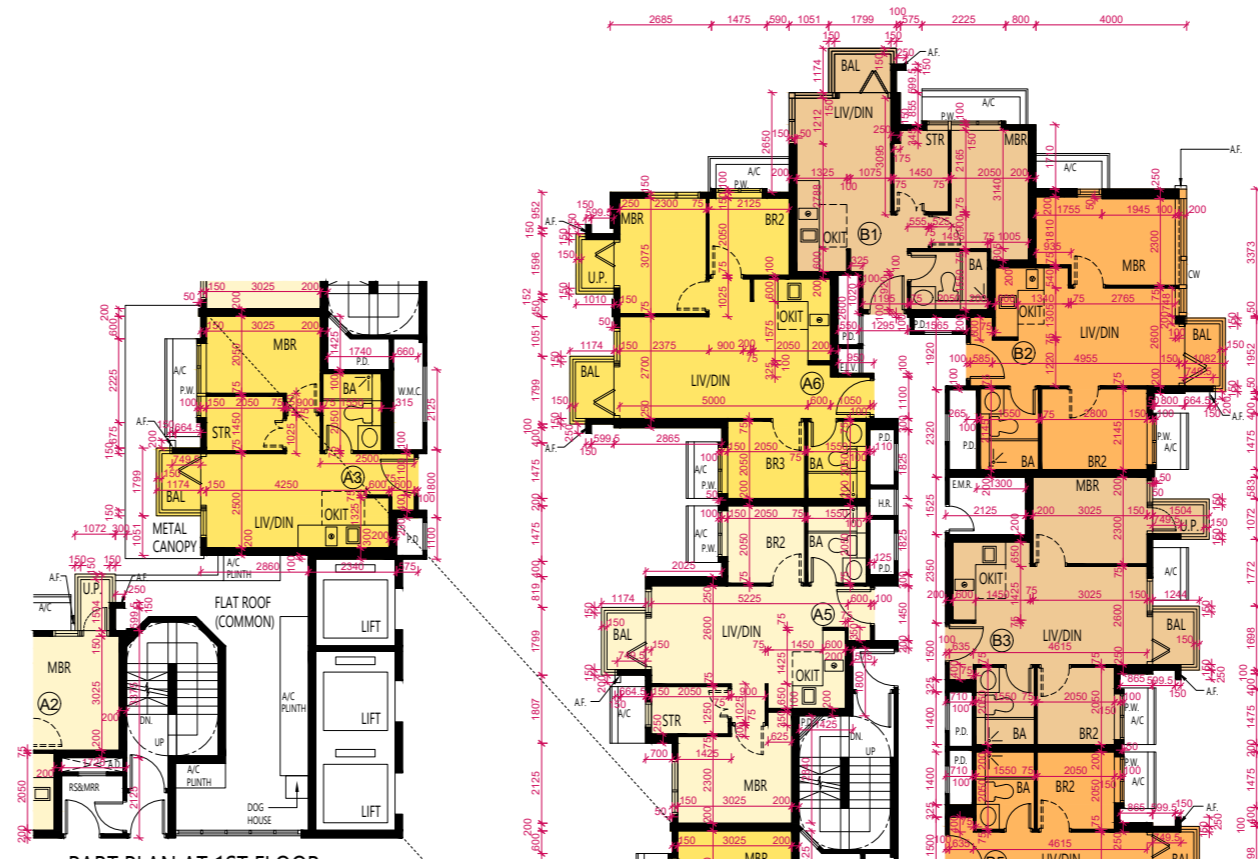
 開放式廚房範圍

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- 經批准之公契及管理協議擬稿附表三第1(b)段規定:-
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- 經批准之公契及管理協議擬稿第三部分的第44條規定:-
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

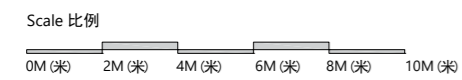
T1A 1/F - 3/F, 5/F - 9/F
第1A座 1樓至3樓, 5樓至9樓



PART PLAN AT 1ST FLOOR
1樓部份平面圖



PART PLAN AT 1ST FLOOR
1樓部份平面圖



*4/F is omitted.
*不設4樓。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE


期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位													
			A1	A2	A3	A5	A6	B2	B3	B5	B6	B7	C1	C2	C3	C5
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1A 第1A座	10/F 10樓	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200 175 150	225 150	200 150	200 150	200 150	225 150	200	200 150	225	200 175	200	200	225 200	225 175 150

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

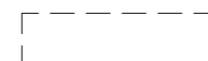
- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
- Dotted line in the format shown below delineates the extent of open kitchen area (if any) in a residential unit.

 Extent of open kitchen area

- Special Condition No. (11)(e) of the Government Grant stipulates that:-
The total number of residential units erected or to be erected on the lot shall not be less than 1,330 and for the purpose of these Conditions, the decision of the Director as to what constitutes a residential unit shall be final and binding on the Grantee.
- Special Condition No. (44) of the Government Grant stipulates that:-
Except with the prior written consent of the Director, the Grantee shall not carry out or permit or suffer to be carried out any works in connection with any residential unit erected or to be erected on the lot, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which shall result in such unit being internally linked to and accessible from any adjoining or adjacent residential unit erected or to be erected on the lot. The decision of the Director as to what constitutes works resulting in a unit being internally linked to and accessible from any adjoining or adjacent residential unit shall be final and binding on the Grantee.
- Paragraph 1(b) of the Third Schedule of the approved form of Deed of Mutual Covenant and Management Agreement stipulates that:-
No Owner shall carry out or permit or suffer to be carried out any works in connection with any Residential Unit, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which will result in such unit being internally linked to and accessible from any adjoining or adjacent Residential Unit, except with the prior written consent of the Director of Lands, which consent may be given or withheld at his absolute discretion and if given, may be subject to such terms and conditions (including payment of fees) as may be imposed by him at his absolute discretion.
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- The total number of residential units provided in this Phase is 388 (comprising 388 flats in T1A, T1B, RV1, RV2, RV3, RV5, RV6, RV7, RV8 and RV9).

備註:

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
- 樓面平面圖中顯示之名詞及簡稱之圖例及其適用的附註，請參閱本售樓說明書第AL02至04頁。
- 住宅單位內的開放式廚房範圍(如有)以下列格式之虛線勾劃。

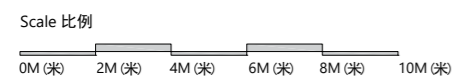
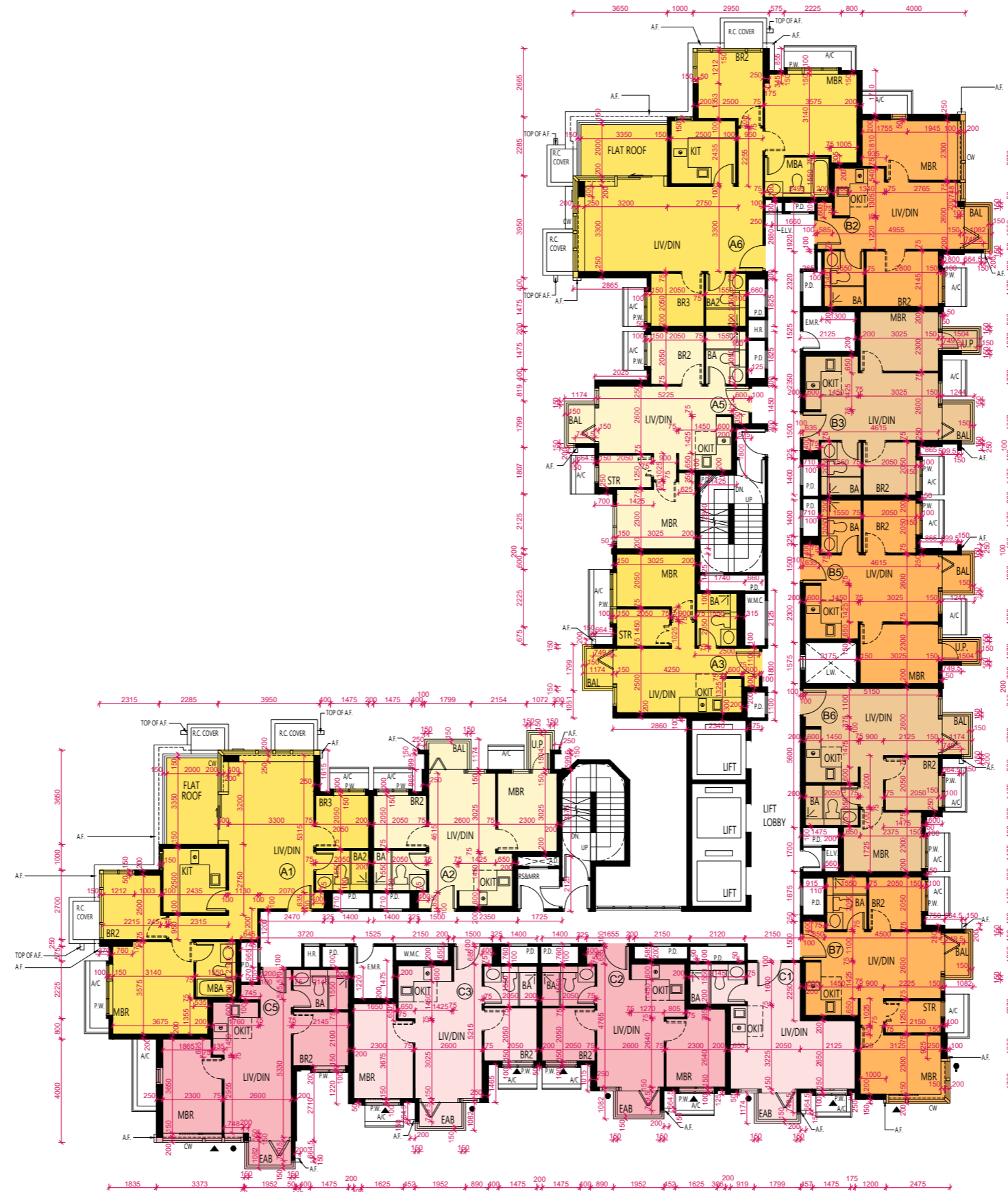
 開放式廚房範圍

- 批地文件特別條款第(11)(e)條規定:-
在該地段已建或擬建的住宅物業總數不得少於1,330個，而就本批地文件而言，署長對於何為構成住宅物業的決定是最終決定並約束承授人。
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1A 10/F
第1A座 10樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位												
			A1	A2	A3	A5	A6	B2	B3	B5	B6	B7	C1	C2	C3
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1A 第1A座	ROOF 天台	Not Applicable 不適用												
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			Not Applicable 不適用												

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

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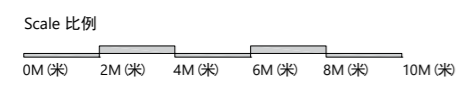
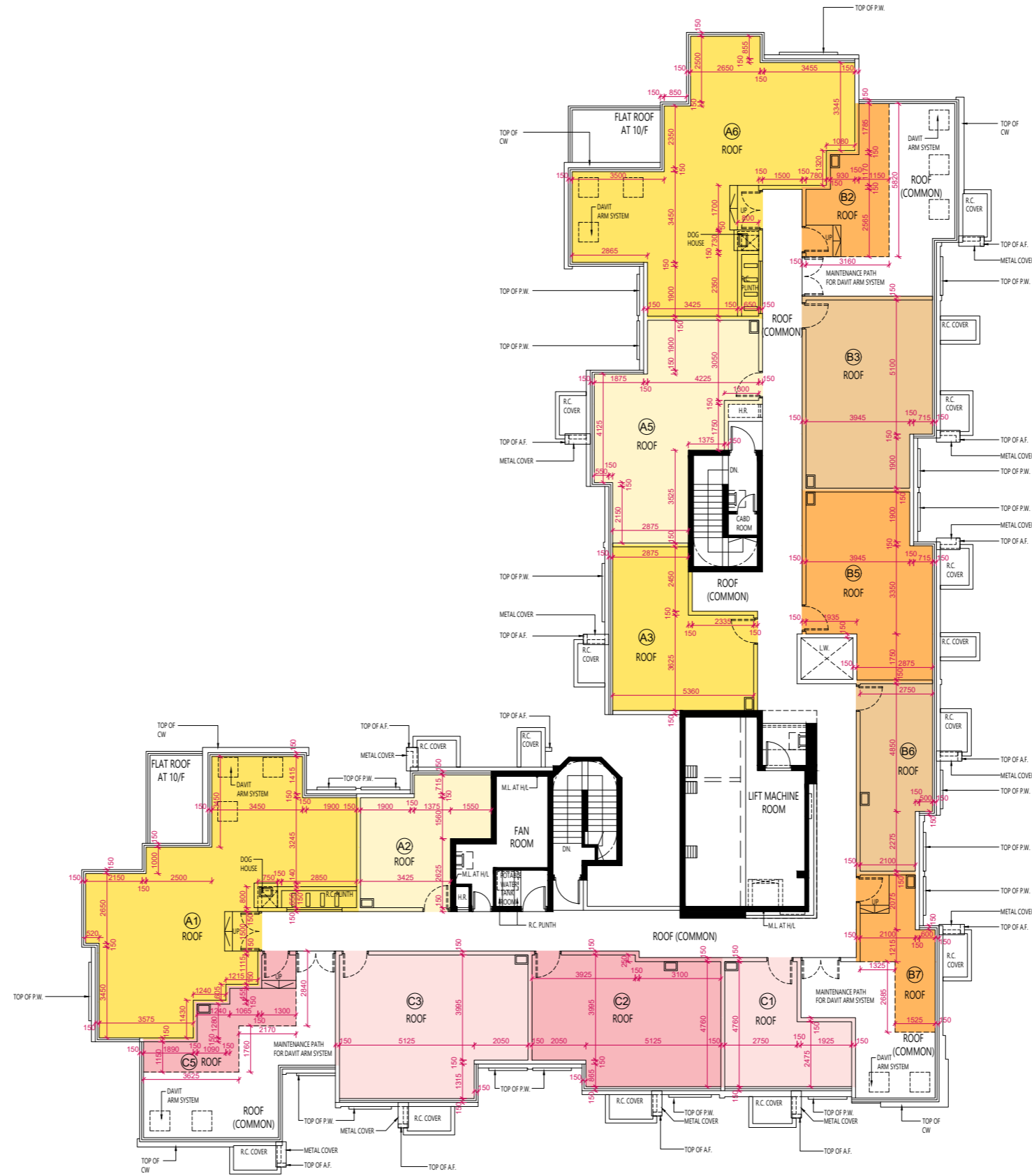
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1A ROOF 第1A座 天台




FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位															
			A1	A2	A3	A5	A6	B1	B2	B3	B5	B6	B7	C1	C2	C3	C5	C6
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1B 第1B座	1/F 1樓	2875	2875	2875	2875	2875	2875	2850	2875	2875	2875	2875	2850	2875	2875	2850	2875
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			2900	2900	2900	2900	2900	2900	3050	2900	2900	2900	2900	2900	3150	2900	2900	3050
			3050	3050	3050	3050	3050	3050	3150	3050	3050	3050	3050	3050	3050	3050	3150	3050
			3150	3150	3150	3150	3150	3150		3150	3150	3150	3150		3150	3150	3150	3150
			200	175	175	175	175	175	175	175	175	175	175	150	200	175	175	150
			150	150		150	150	150	150	150	150	150	150		150	150	150	150

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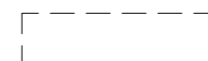
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備註:

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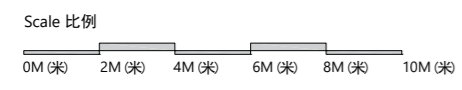
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除非獲地政總署署長事先書面同意，否則任何業主不得進行或允許或容許進行任何涉及其住宅單位的工程，包括但不限於拆除或改動任何間隔牆或任何地板或天板或任何間隔構築物，以導致該住宅單位的內部相連至任何毗鄰或毗連住宅單位，及可從任何毗鄰或毗連住宅單位通往該住宅單位，而地政總署署長可絕對酌情決定是否給予同意及若給予同意，則可能須受限於署長絕對酌情決定下所訂的條款及條件(包括支付費用)。
- 經批准之公契及管理協議擬稿第三部分的第44條規定:-
管理人須於管理處備存由地政總署署長或不時替代他的任何其他政府當局提供有關附表三第1(b)段所提及的同意的資料記錄，以供所有業主免費查閱，及在繳付合理的費用後取得該記錄之副本，而收取的所有費用將撥入特別基金。
- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1B 1/F
第1B座 1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖


	Block Name 大廈名稱	Floor 樓層	Flat 單位															
			A1	A2	A3	A5	A6	B1	B2	B3	B5	B6	B7	C1	C2	C3	C5	C6
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1B 第1B座	2/F-3/F & 5/F-8/F	2875 2900 3050 3150	2875 2900 3050 3150	2875 2900 3050 3150	2875 2900 3050 3150	2875 2900 3050 3150	2875 2900 3050 3150	2850 3050 3150	2875 2900 3050 3150	2875 2900 3050 3150	2875 2900 3050 3150	2850 3150	2875 2900 3050 3150	2875 2900 3050 3150	2850 3050 3150	2875 2900 3050 3150	
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)		2樓至3樓及 5樓至8樓	200 150	175 150	175	175 150	175 150	175 150	175 150	175 150	175 150	175 150	175 150	150	200 150	175 150	175 150	175 150
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)		9/F 9樓	3200 3225 3400 3500	3225 3250 3400 3500	3225 3250 3400 3500	3225 3250 3400 3500	3200 3225 3400 3500	3200 3225 3400 3500	3200 3225 3400 3500	3200 3400 3500	3225 3250 3400 3500	3225 3250 3400 3500	3225 3250 3400 3500	3200 3500	3225 3250 3400 3500	3225 3250 3400 3500	3200 3400 3500	3200 3225 3400 3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)		9樓	200 150	175 150	175	175 150	175 150	175 150	175 150	175 150	175 150	175 150	150	175 150	150	200 150	175 150	175 150

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
- Dotted line in the format shown below delineates the extent of open kitchen area (if any) in a residential unit.

 Extent of open kitchen area

- Special Condition No. (11)(e) of the Government Grant stipulates that:-
The total number of residential units erected or to be erected on the lot shall not be less than 1,330 and for the purpose of these Conditions, the decision of the Director as to what constitutes a residential unit shall be final and binding on the Grantee.
- Special Condition No. (44) of the Government Grant stipulates that:-
Except with the prior written consent of the Director, the Grantee shall not carry out or permit or suffer to be carried out any works in connection with any residential unit erected or to be erected on the lot, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which shall result in such unit being internally linked to and accessible from any adjoining or adjacent residential unit erected or to be erected on the lot. The decision of the Director as to what constitutes works resulting in a unit being internally linked to and accessible from any adjoining or adjacent residential unit shall be final and binding on the Grantee.
- Paragraph 1(b) of the Third Schedule of the approved form of Deed of Mutual Covenant and Management Agreement stipulates that:-
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- The total number of residential units provided in this Phase is 388 (comprising 388 flats in T1A, T1B, RV1, RV2, RV3, RV5, RV6, RV7, RV8 and RV9).

備註:

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
- 樓面平面圖中顯示之名詞及簡稱之圖例及其適用的附註，請參閱本售樓說明書第AL02至04頁。
- 住宅單位內的開放式廚房範圍(如有)以下列格式之虛線勾劃。

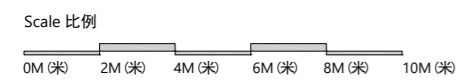
 開放式廚房範圍

- 批地文件特別條款第(11)(e)條規定:-
在該地段已建或擬建的住宅物業總數不得少於1,330個，而就本批地文件而言，署長對於何為構成住宅物業的決定是最終決定並約束承授人。
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1B 2/F - 3/F, 5/F - 9/F
 第1B座 2樓至3樓, 5樓至9樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE


期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位													
			A1	A2	A3	A5	A6	B2	B3	B5	B6	B7	C1	C2	C3	C5
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1B 第1B座	10/F 10樓	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200 150	175 150	175	175 150	200 150	200	175 150	175 150	150	200 175 150	150	200 150	175 150	200 175 150

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

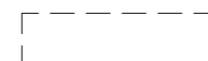
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- The total number of residential units provided in this Phase is 388 (comprising 388 flats in T1A, T1B, RV1, RV2, RV3, RV5, RV6, RV7, RV8 and RV9).

備註：

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
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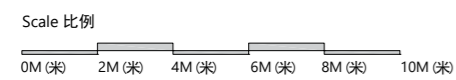
 開放式廚房範圍

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1B 10/F
第1B座 10樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位												
			A1	A2	A3	A5	A6	B2	B3	B5	B6	B7	C1	C2	C3
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	T1B 第1B座	ROOF 天台	Not Applicable 不適用												
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			Not Applicable 不適用												

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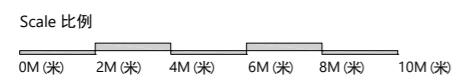
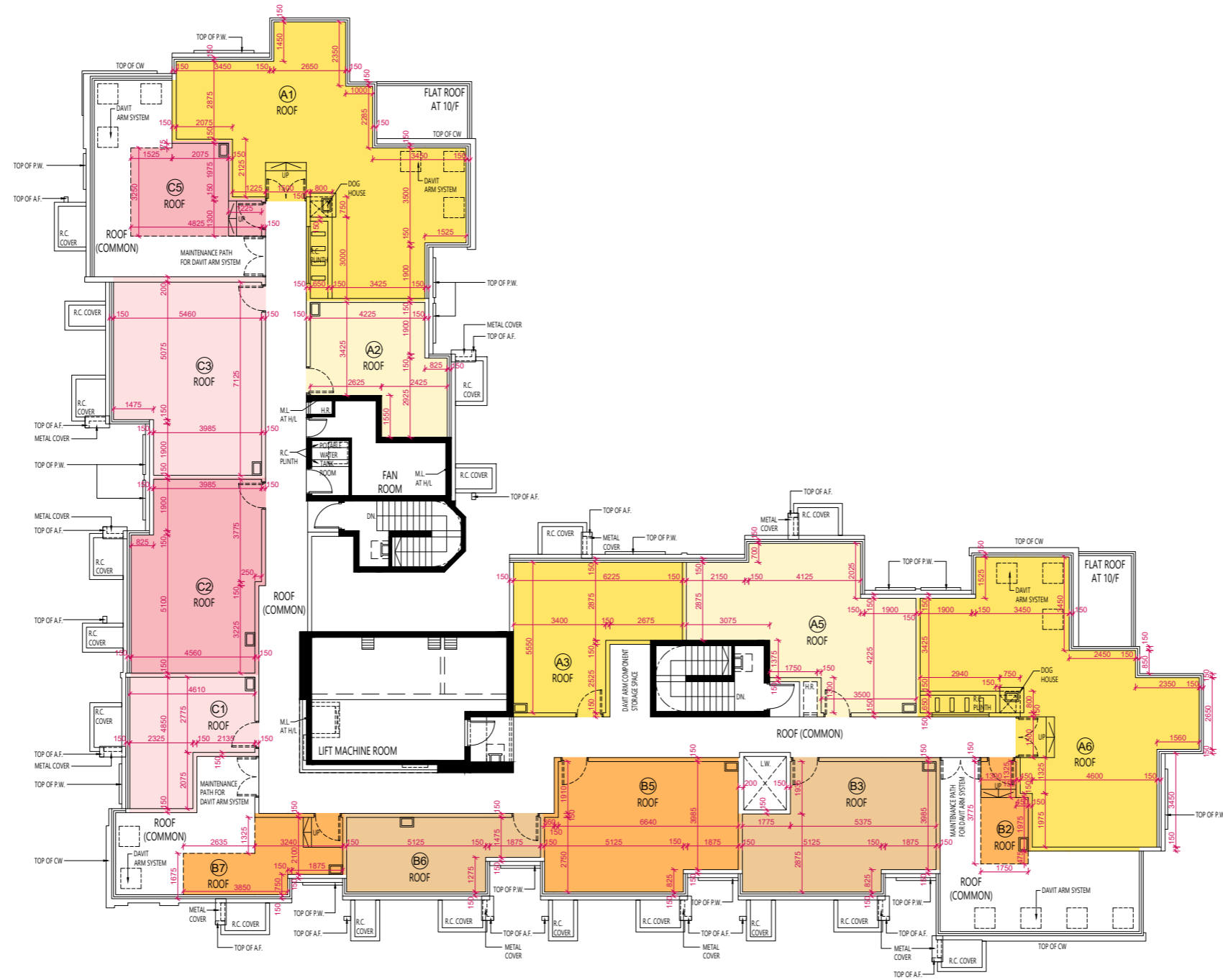
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- 經批准之公契及管理協議擬稿附表三第1(b)段規定：-
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

T1B ROOF
第1B座 天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV1 別墅RV1	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
			3300					
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
			150			150		

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。）

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
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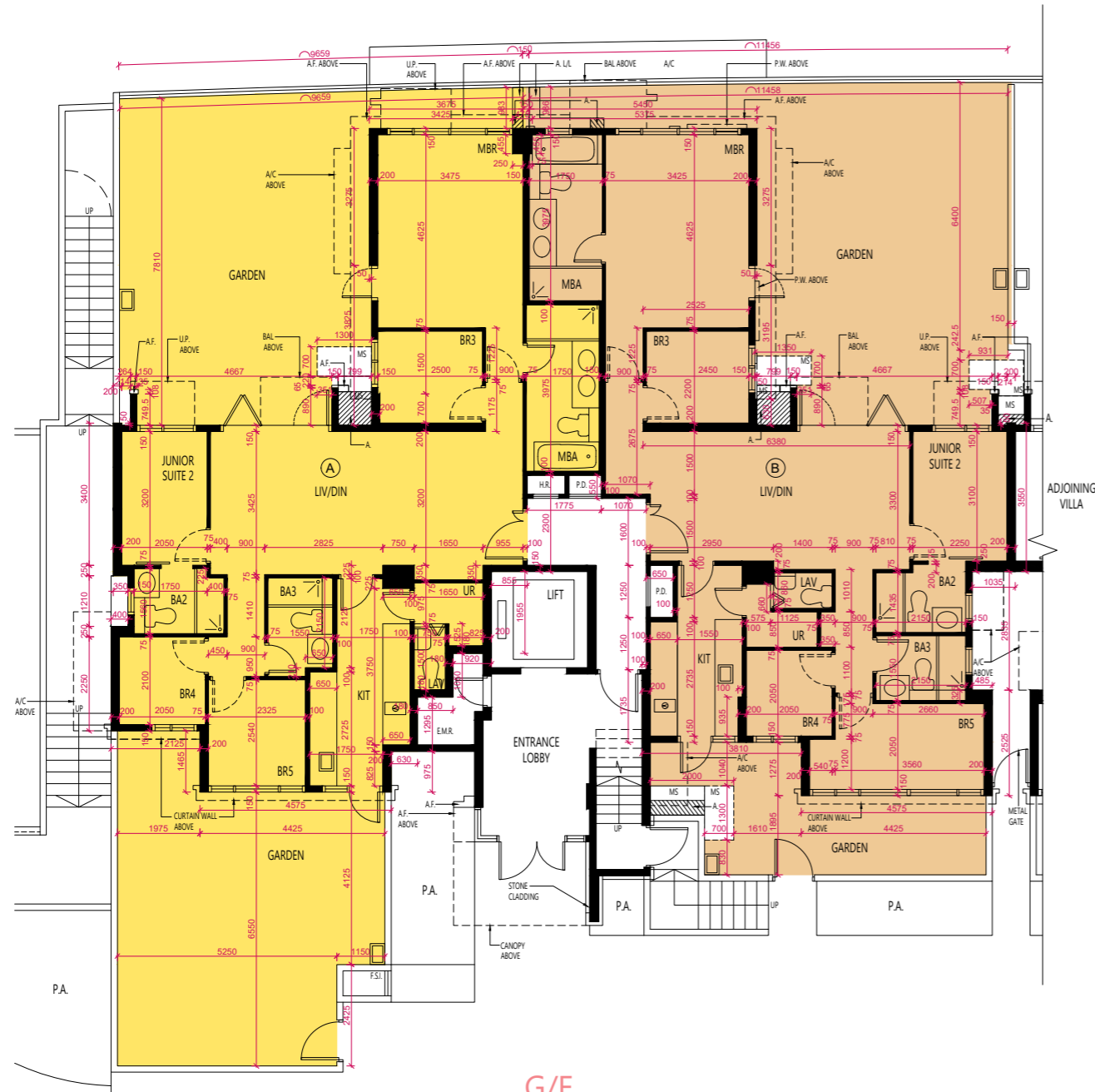
備註：

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

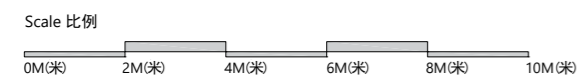
RV1 G/F - 1/F
別墅RV1 地下至1樓



G/F
地下



1/F
1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV1 別墅RV1	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

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因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

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備註：

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

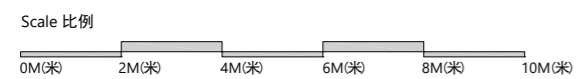
RV1 2/F - 3/F
別墅RV1 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV1 別墅RV1	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

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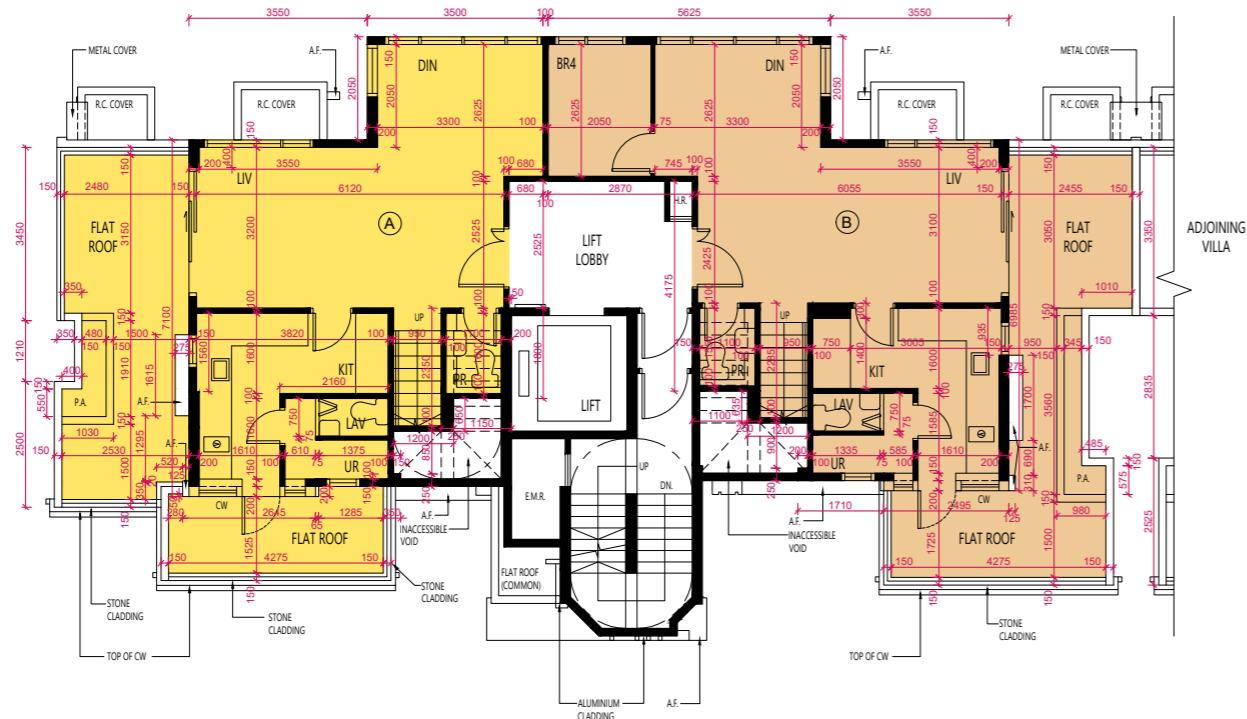
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

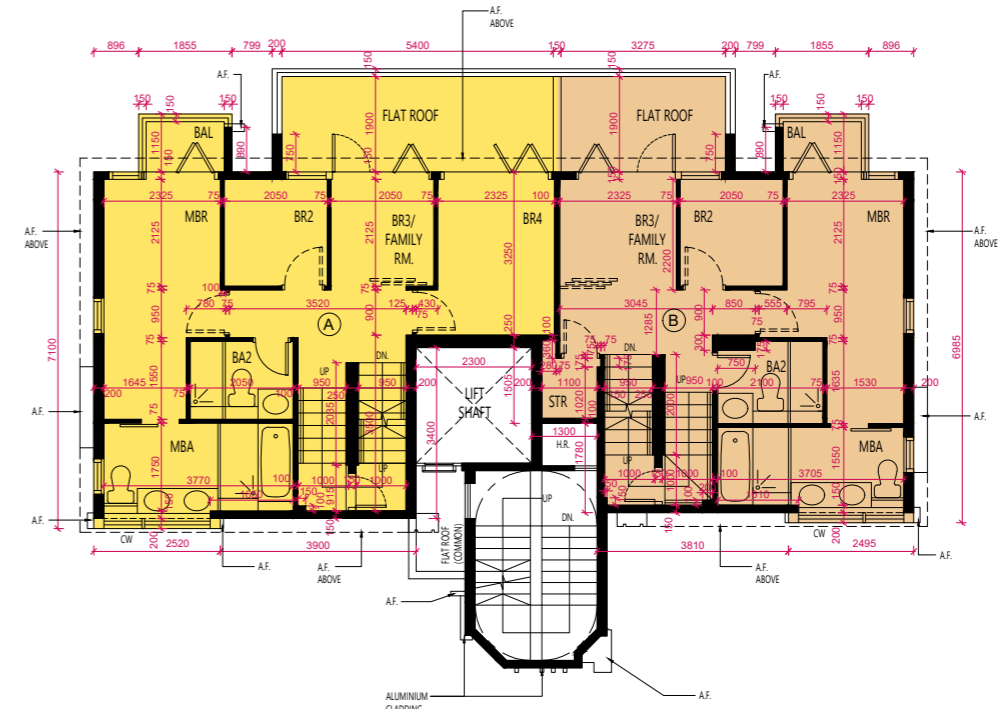
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

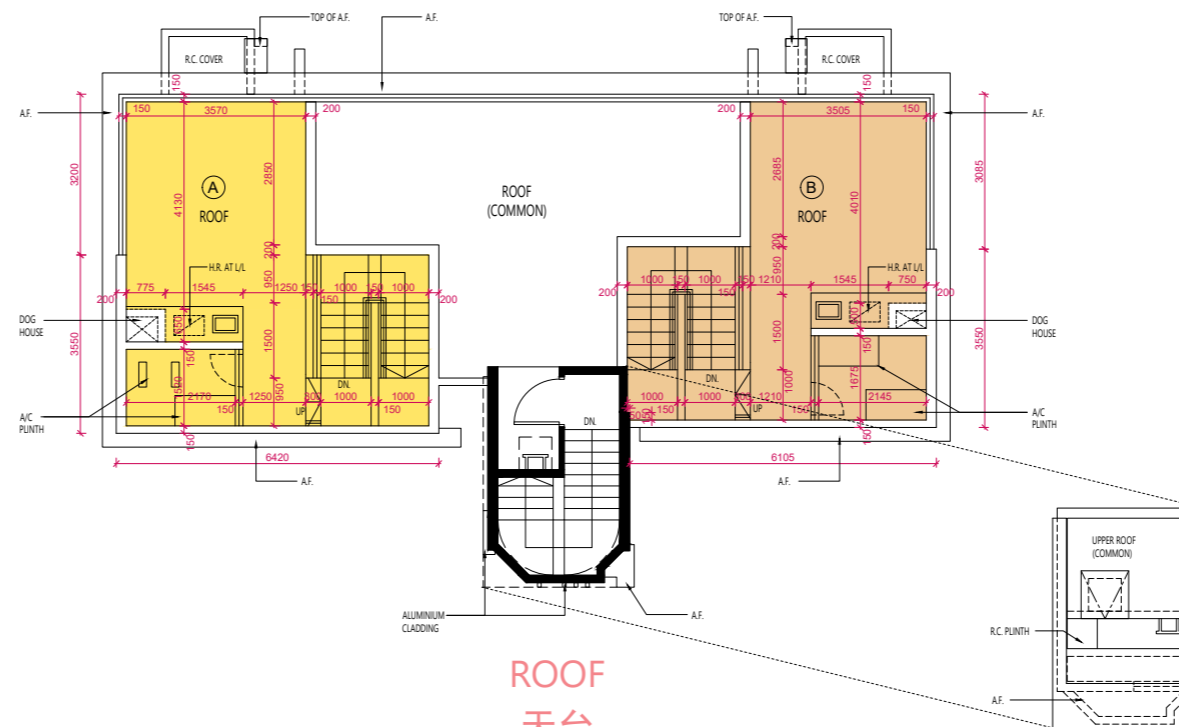
RV1 5/F - 6/F & ROOF
別墅RV1 5樓至6樓及天台



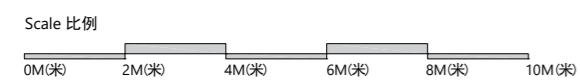
5/F
5樓



6/F
6樓



ROOF
天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV2 別墅RV2	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
			3300					
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
			150			150		

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
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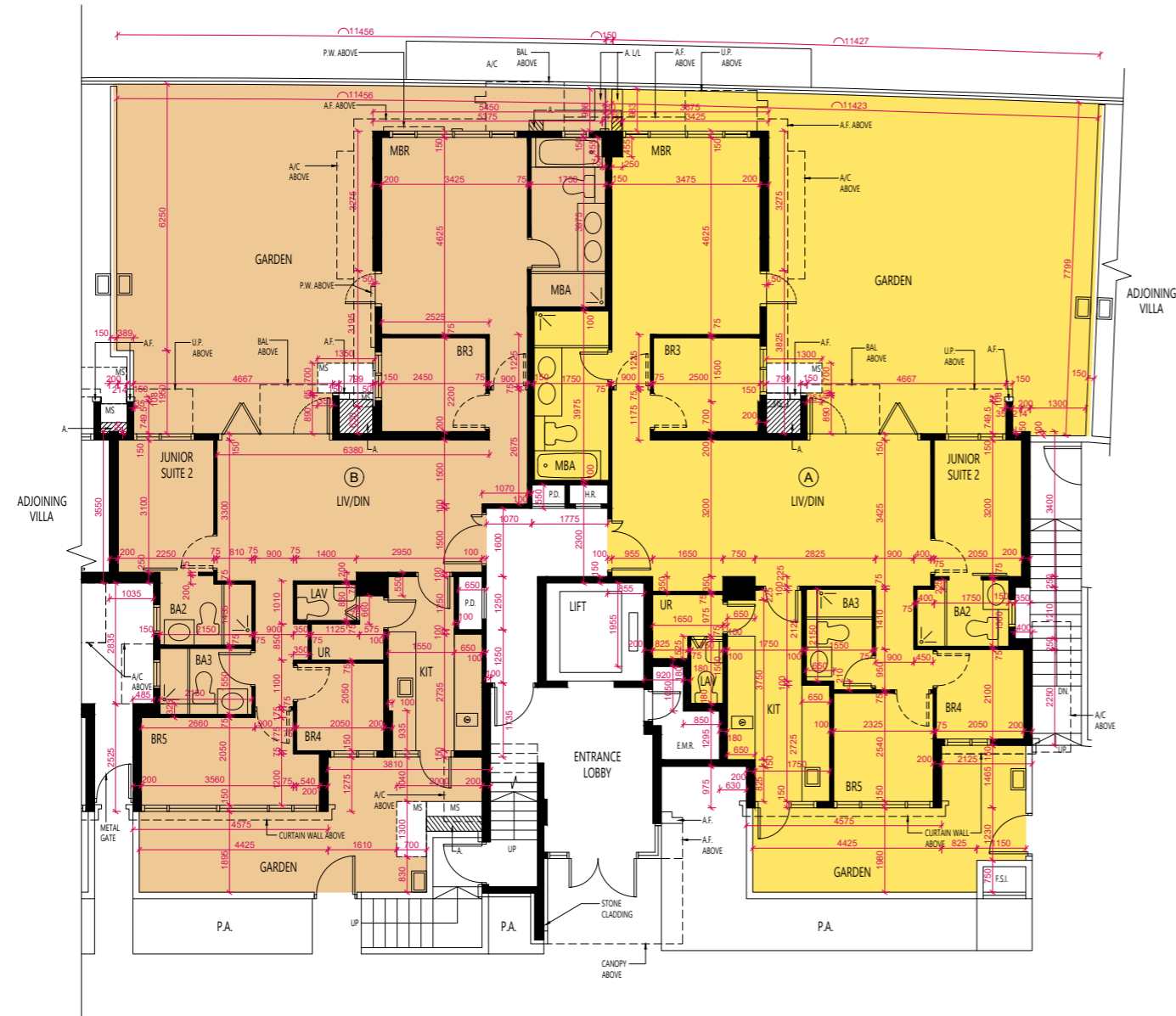
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

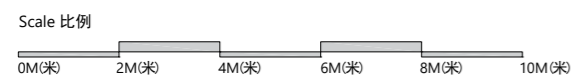
RV2 G/F - 1/F
別墅RV2 地下至1樓



G/F
地下



1/F
1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV2 別墅RV2	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

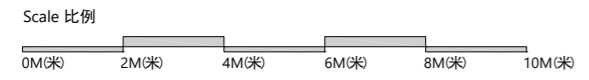
RV2 2/F - 3/F
別墅RV2 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV2 別墅RV2	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

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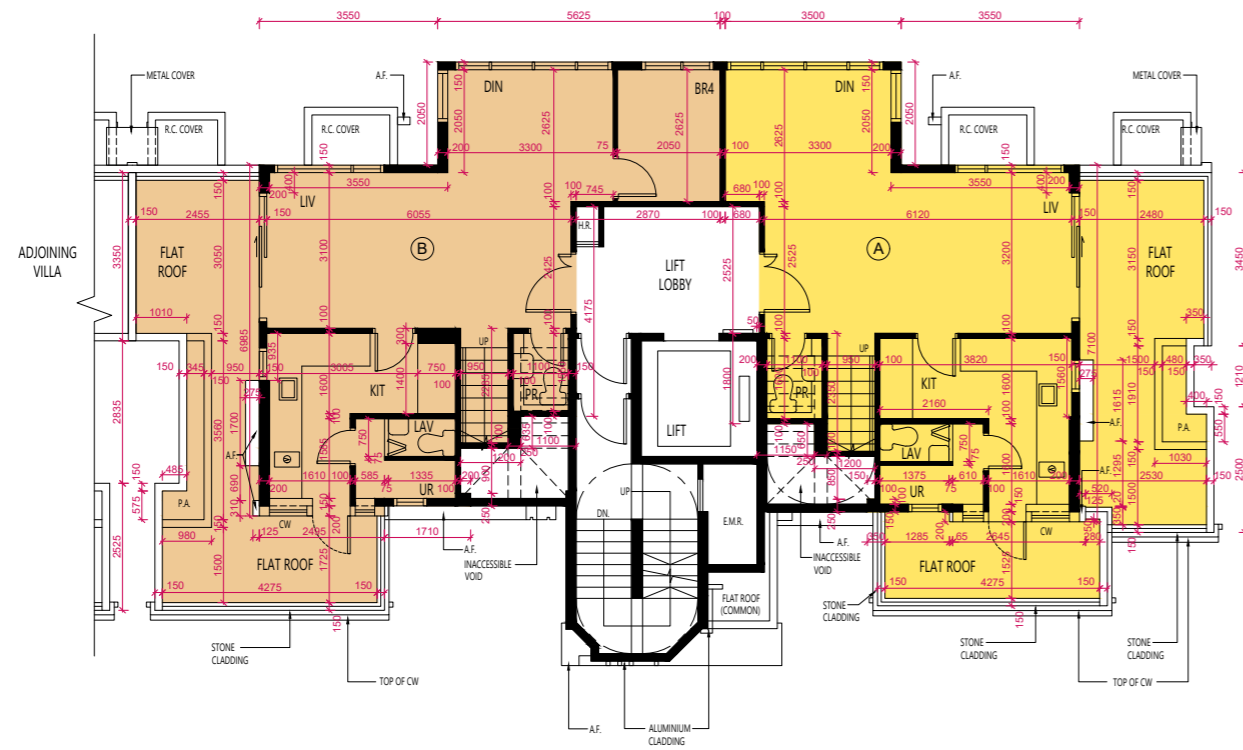
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

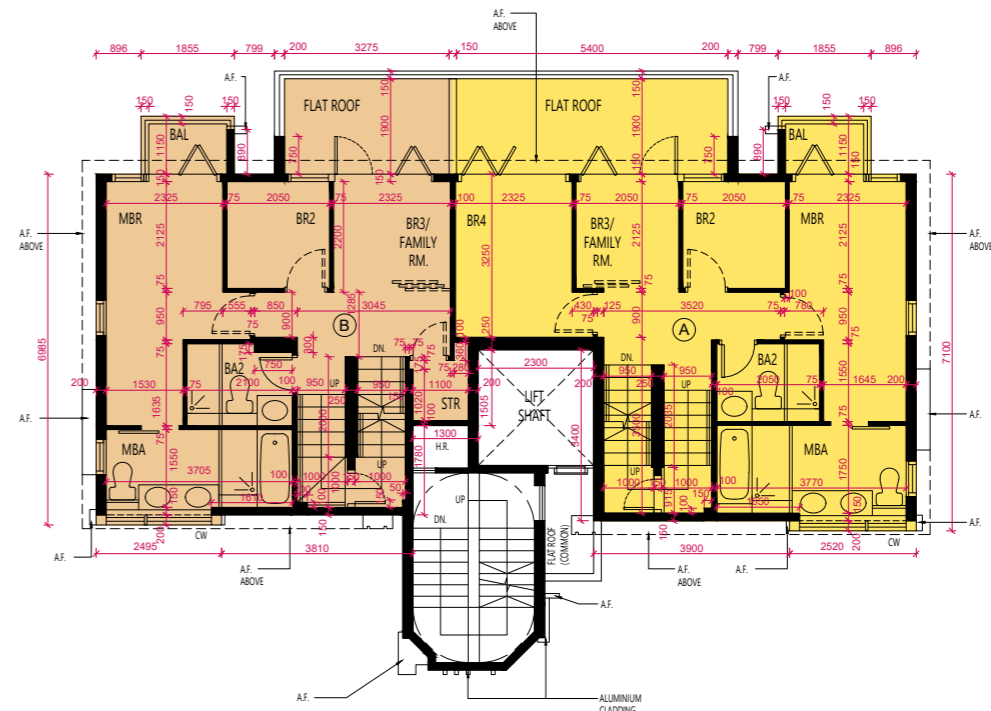
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

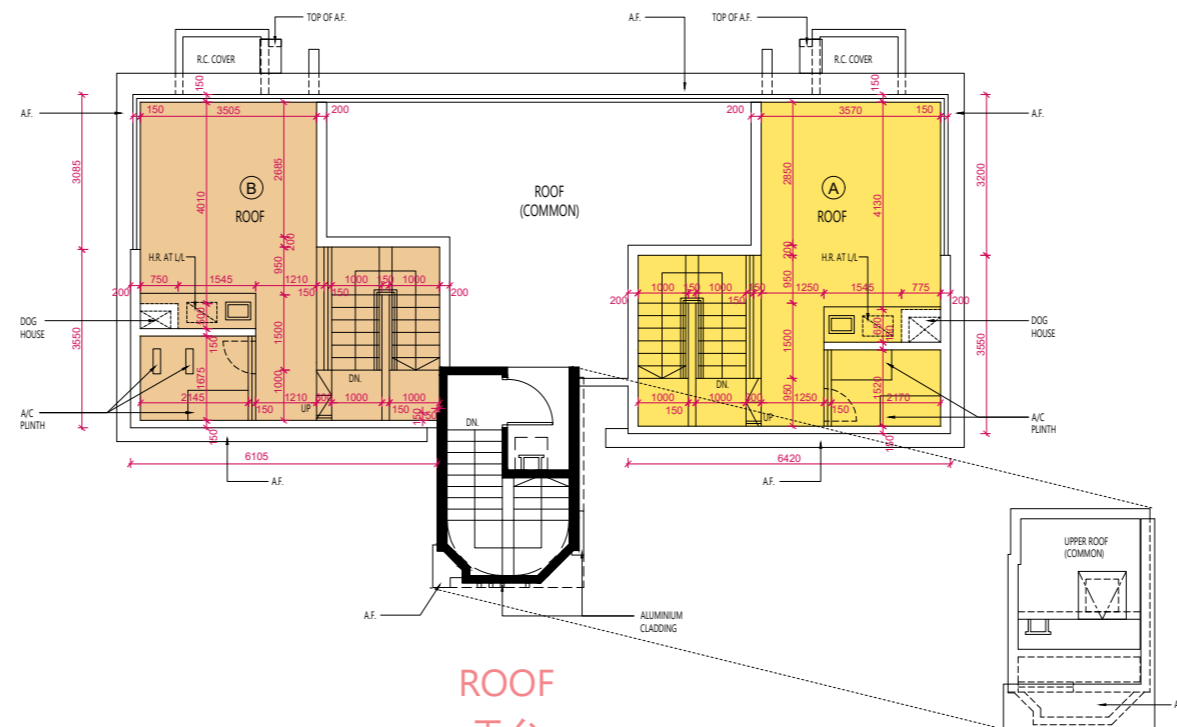
RV2 5/F - 6/F & ROOF
別墅RV2 5樓至6樓及天台



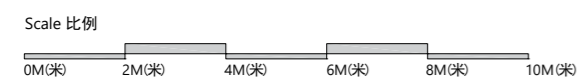
5/F
5樓



6/F
6樓



ROOF
天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV3 別墅RV3	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
			3300					
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
			150			150		

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。）

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
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- The total number of residential units provided in this Phase is 388 (comprising 388 flats in T1A, T1B, RV1, RV2, RV3, RV5, RV6, RV7, RV8 and RV9).

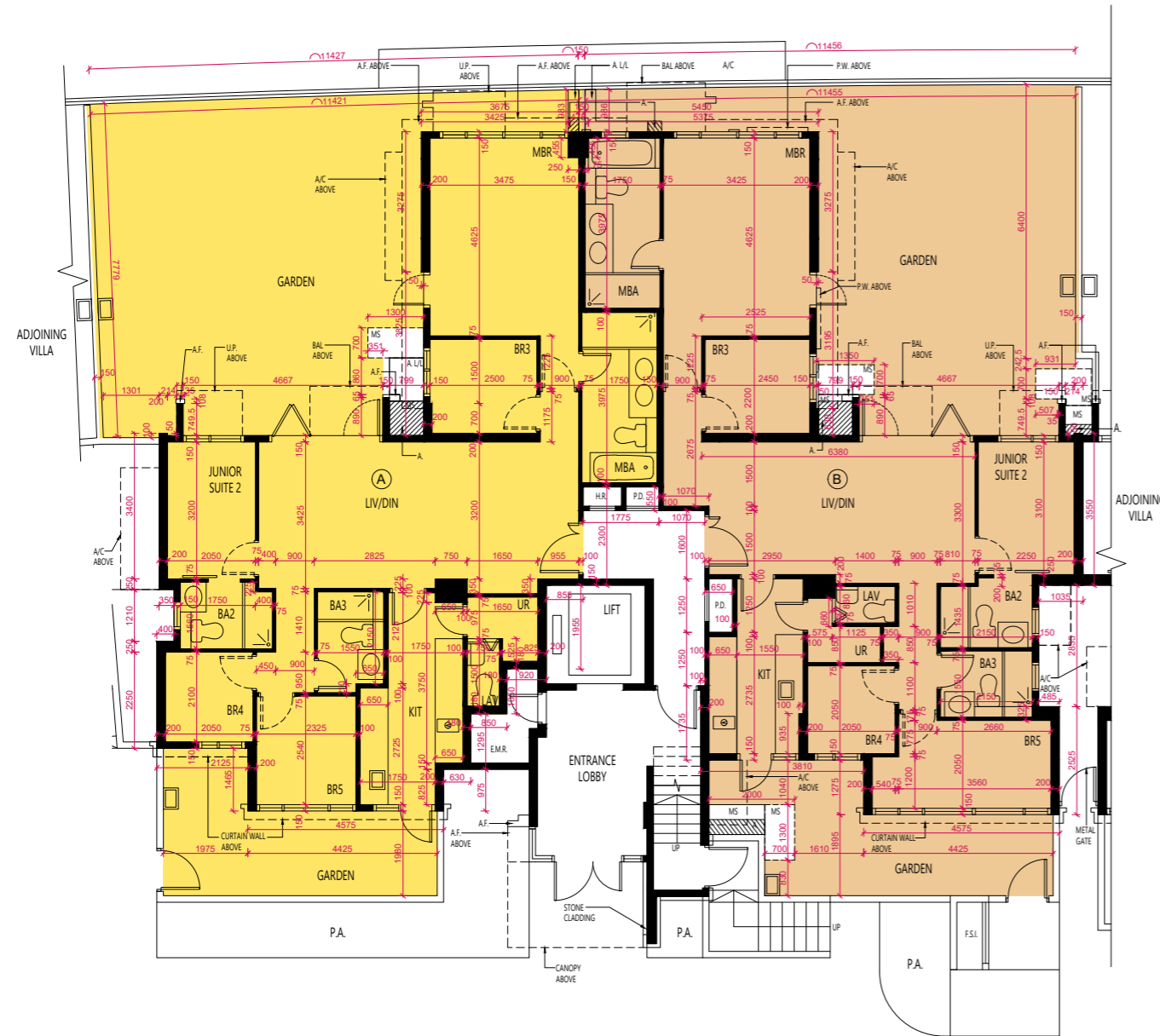
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- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

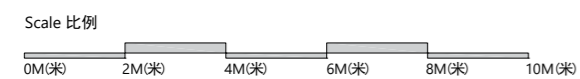
RV3 G/F - 1/F
別墅RV3 地下至1樓



G/F
地下



1/F
1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV3 別墅RV3	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

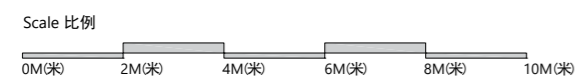
RV3 2/F - 3/F
別墅RV3 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV3 別墅RV3	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

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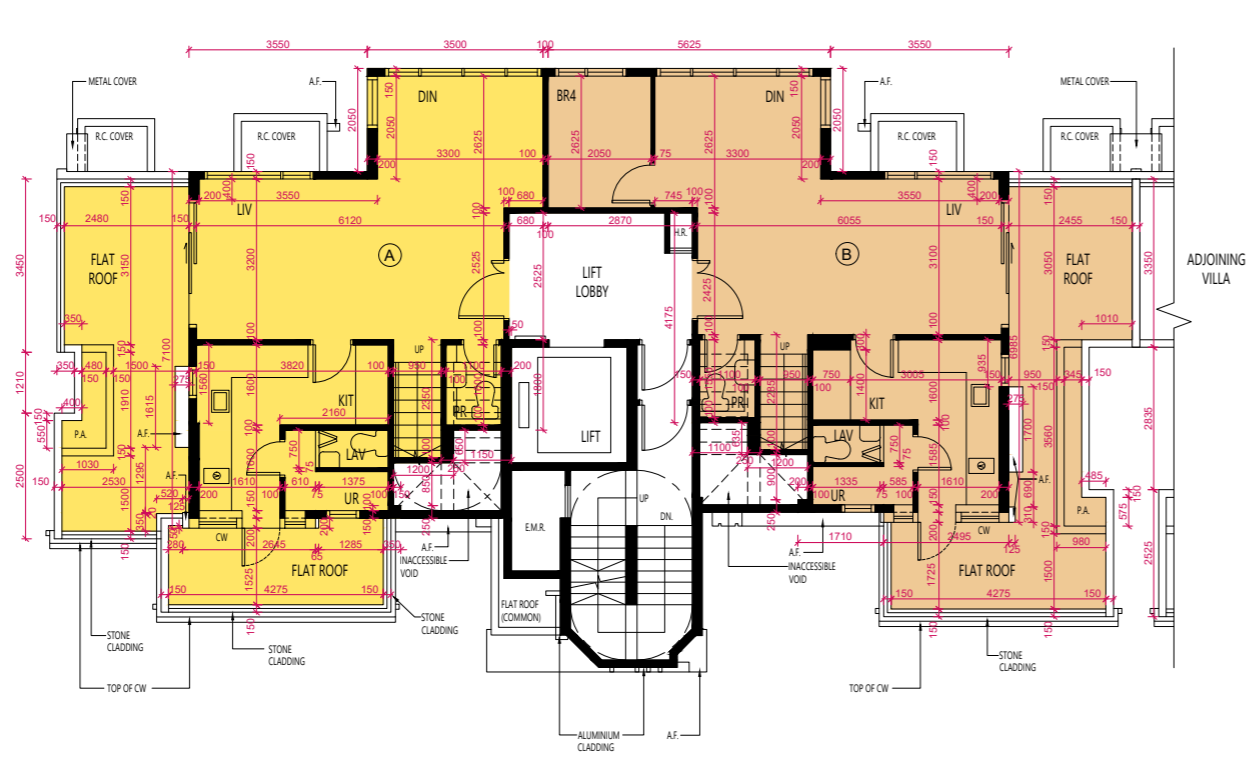
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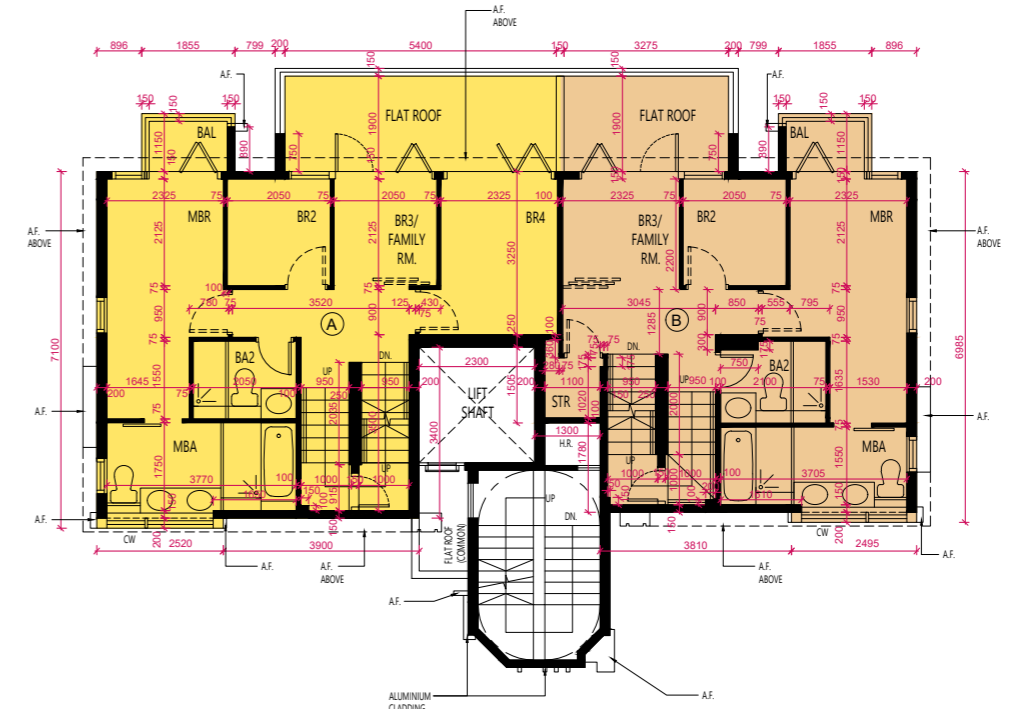
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

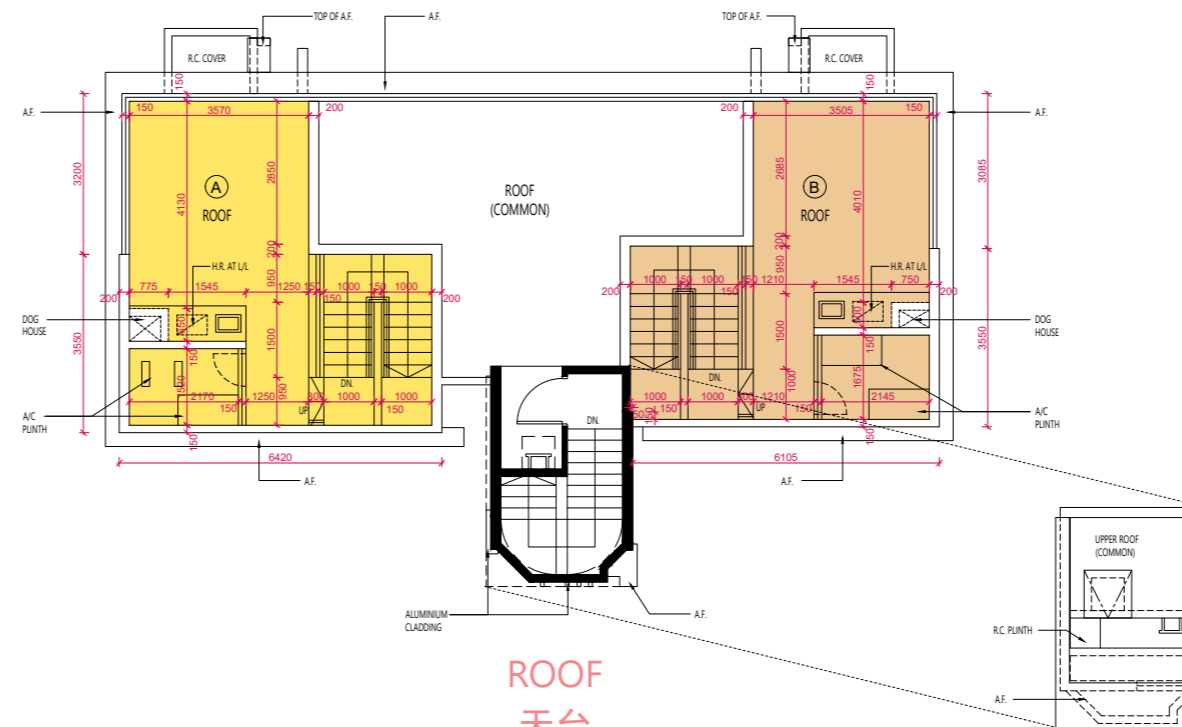
RV3 5/F - 6/F & ROOF
別墅RV3 5樓至6樓及天台



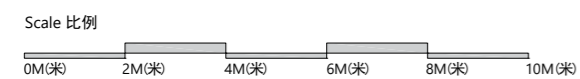
5/F
5樓



6/F
6樓



ROOF
天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV5 別墅RV5	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
			3300					
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
			150			150		

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
- Special Condition No. (11)(e) of the Government Grant stipulates that:-
The total number of residential units erected or to be erected on the lot shall not be less than 1,330 and for the purpose of these Conditions, the decision of the Director as to what constitutes a residential unit shall be final and binding on the Grantee.
- Special Condition No. (44) of the Government Grant stipulates that:-
Except with the prior written consent of the Director, the Grantee shall not carry out or permit or suffer to be carried out any works in connection with any residential unit erected or to be erected on the lot, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which shall result in such unit being internally linked to and accessible from any adjoining or adjacent residential unit erected or to be erected on the lot. The decision of the Director as to what constitutes works resulting in a unit being internally linked to and accessible from any adjoining or adjacent residential unit shall be final and binding on the Grantee.
- Paragraph 1(b) of the Third Schedule of the approved form of Deed of Mutual Covenant and Management Agreement stipulates that:-
No Owner shall carry out or permit or suffer to be carried out any works in connection with any Residential Unit, including but not limited to demolition or alteration of any partition wall or any floor or roof slab or any partition structure, which will result in such unit being internally linked to and accessible from any adjoining or adjacent Residential Unit, except with the prior written consent of the Director of Lands, which consent may be given or withheld at his absolute discretion and if given, may be subject to such terms and conditions (including payment of fees) as may be imposed by him at his absolute discretion.
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- The total number of residential units provided in this Phase is 388 (comprising 388 flats in T1A, T1B, RV1, RV2, RV3, RV5, RV6, RV7, RV8 and RV9).

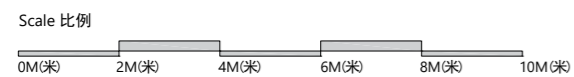
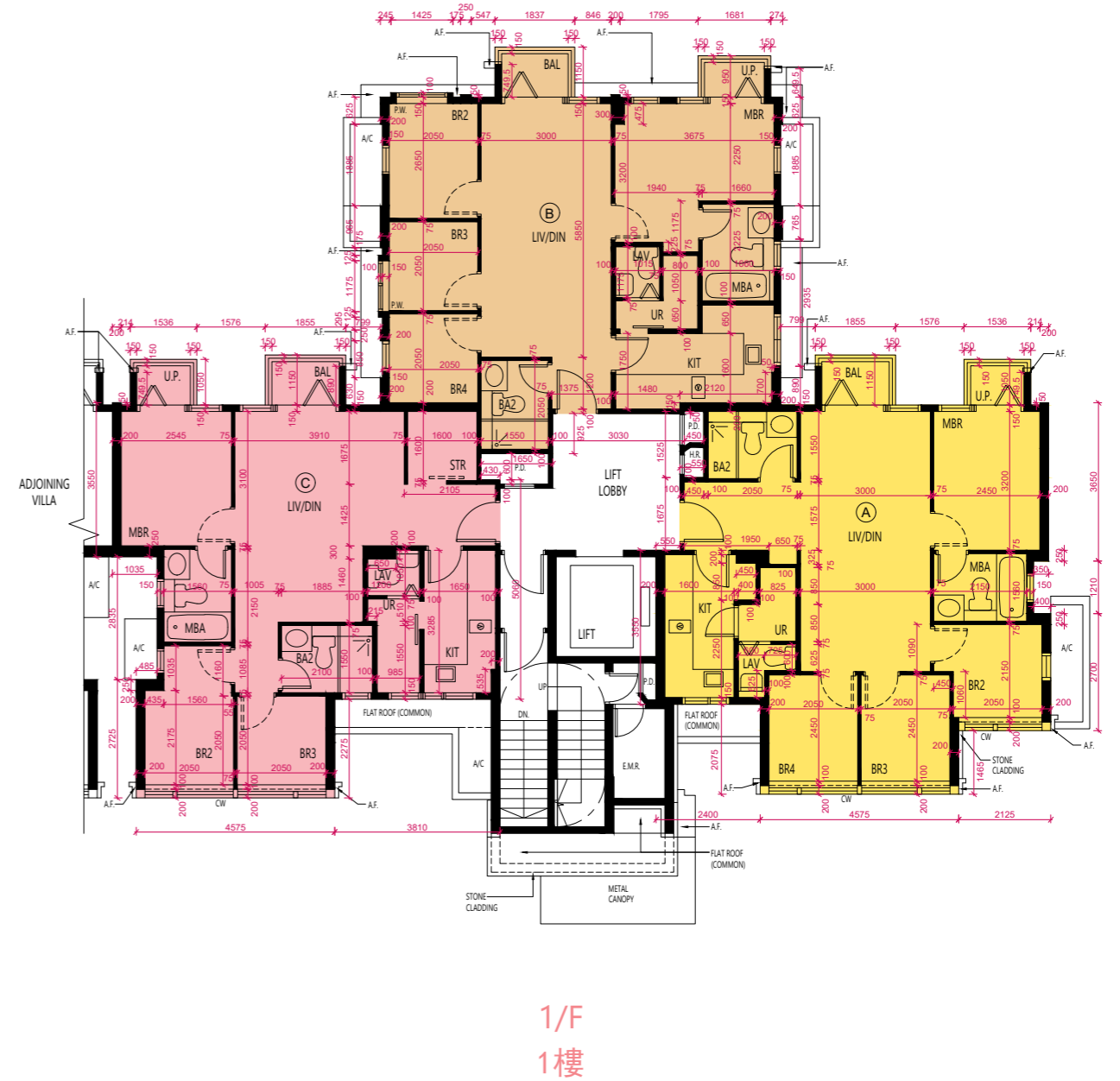
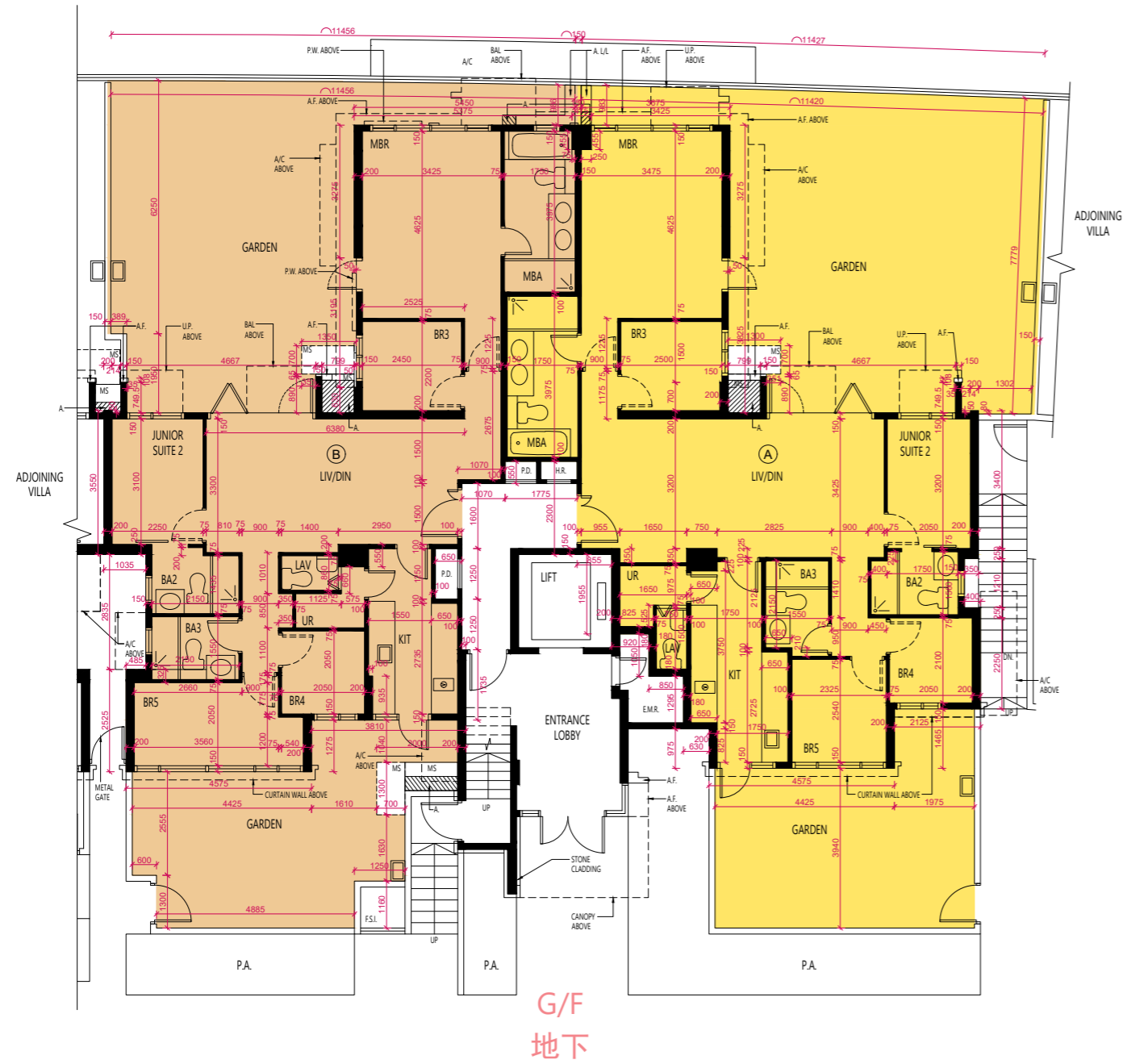
備註：

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
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- 批地文件特別條款第(11)(e)條規定:-
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- 經批准之公契及管理協議擬稿附表三第1(b)段規定:-
除非獲地政總署署長事先書面同意，否則任何業主不得進行或允許或容許進行任何涉及其住宅單位的工程，包括但不限於拆除或改動任何間隔牆或任何地板或天板或任何間隔構築物，以導致該住宅單位的內部相連至任何毗鄰或毗連住宅單位，及可從任何毗鄰或毗連住宅單位通往該住宅單位，而地政總署署長可絕對酌情決定是否給予同意及若給予同意，則可能須受限於署長絕對酌情決定下所訂的條款及條件(包括支付費用)。
- 經批准之公契及管理協議擬稿第三部分的第44條規定:-
管理人須於管理處備存由地政總署署長或不時替代他的任何其他政府當局提供有關附表三第1(b)段所提及的同意的資料記錄，以供所有業主免費查閱，及在繳付合理的費用後取得該記錄之副本，而收取的所有費用將撥入特別基金。
- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV5 G/F - 1/F
別墅RV5 地下至1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV5 別墅RV5	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

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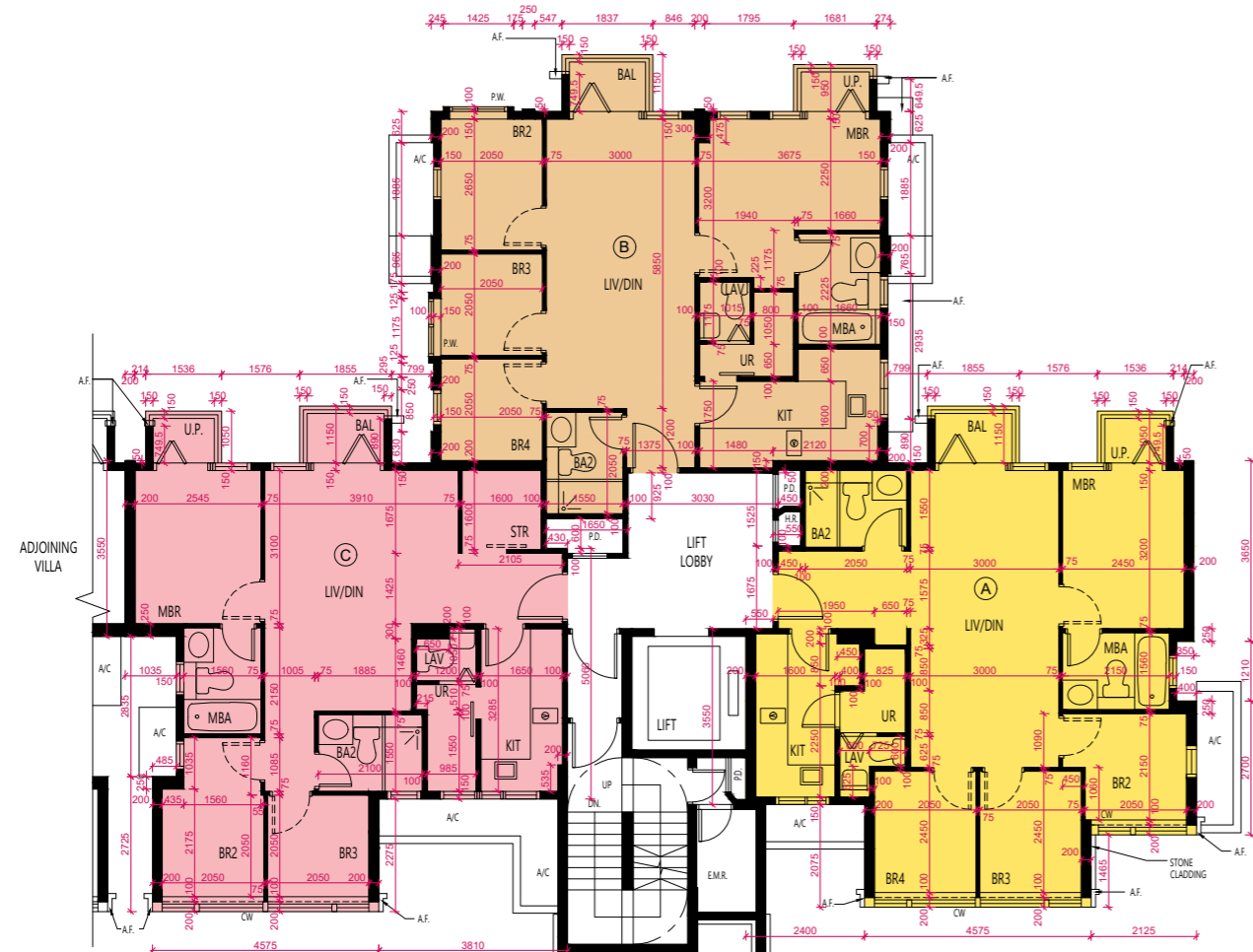
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

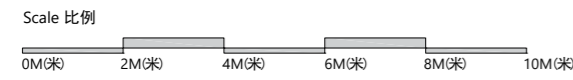
RV5 2/F - 3/F
別墅RV5 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV5 別墅RV5	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

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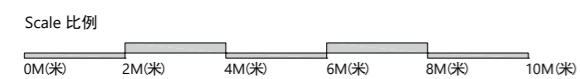
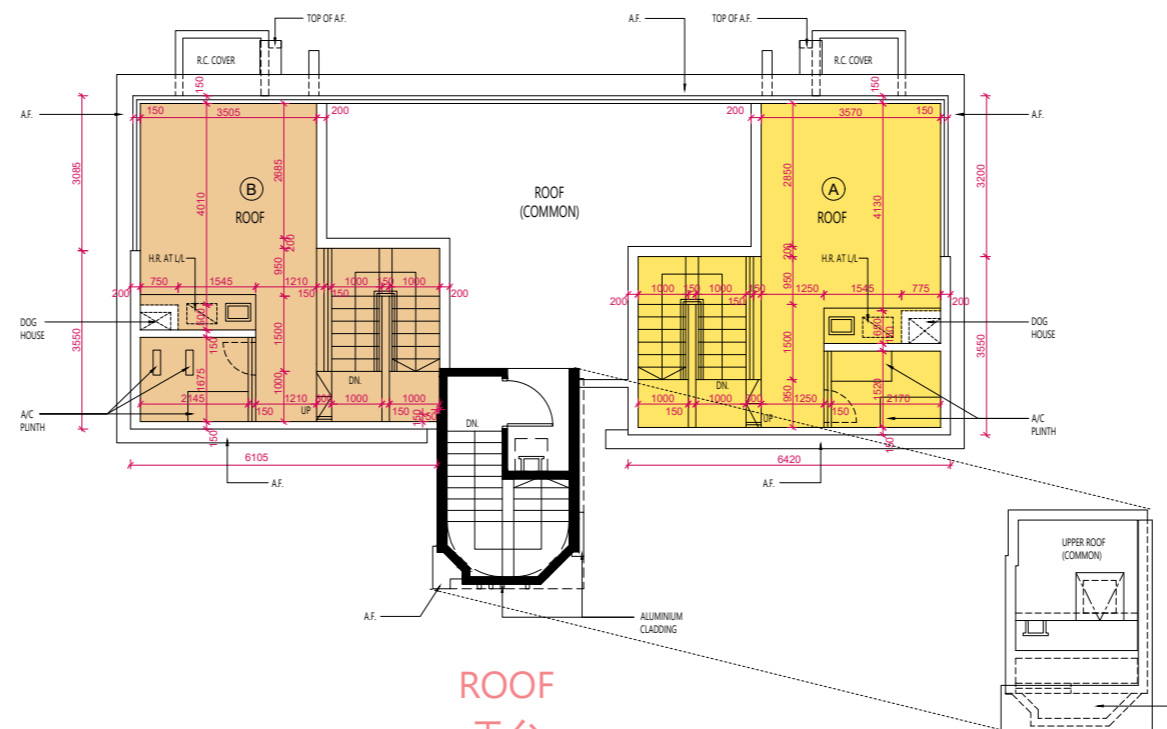
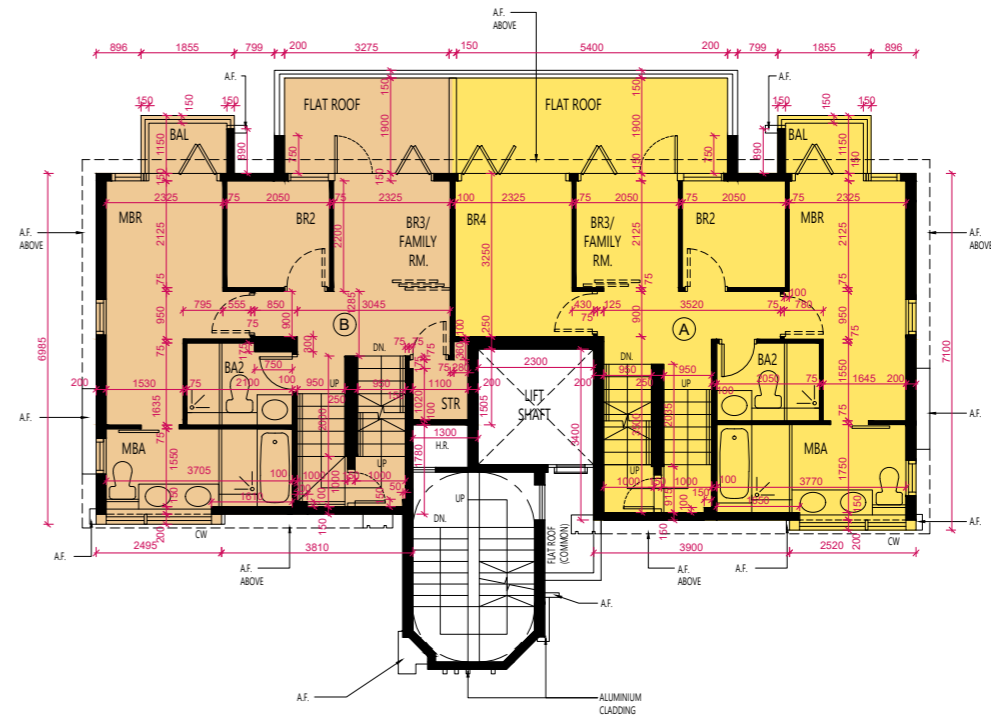
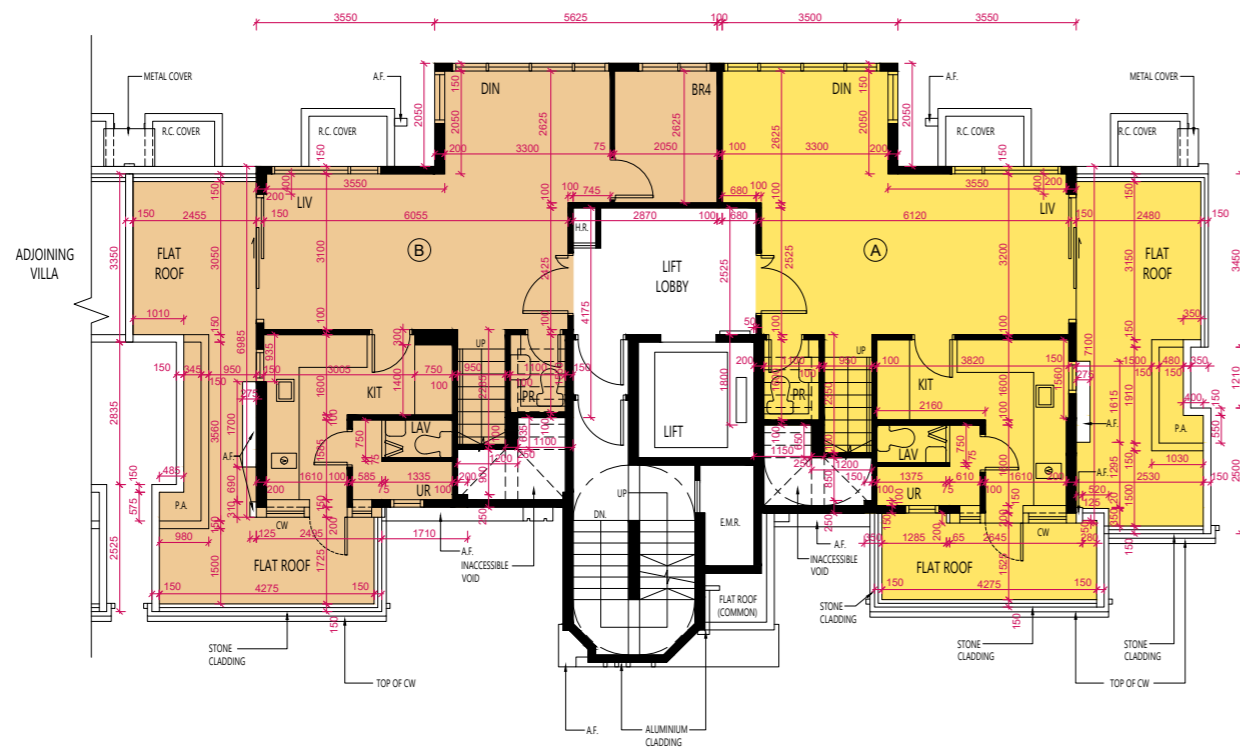
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV5 5/F - 6/F & ROOF
別墅RV5 5樓至6樓及天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV6 別墅RV6	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
			3300					
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
			150			150		

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
- Special Condition No. (11)(e) of the Government Grant stipulates that:-
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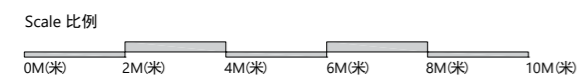
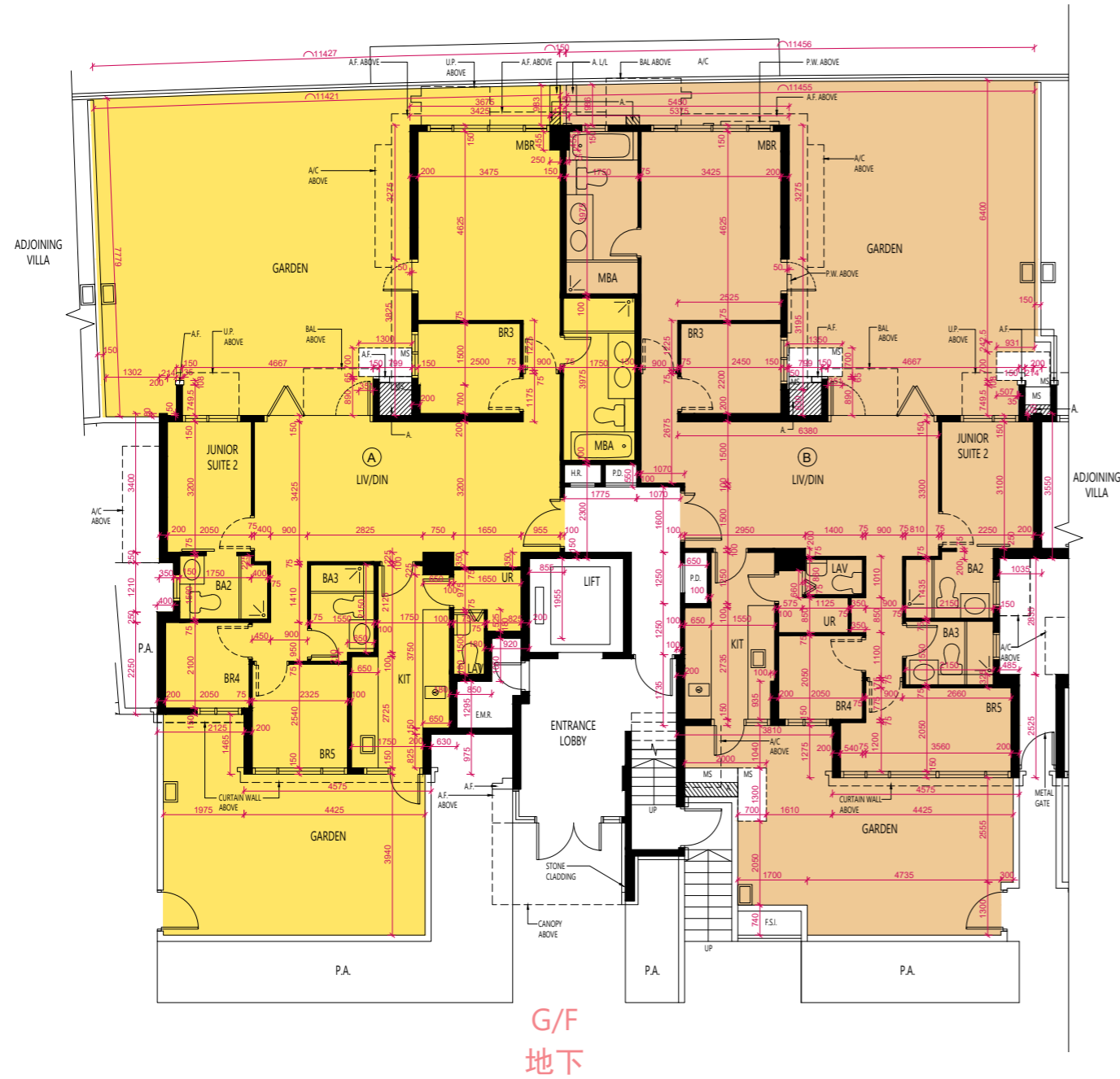
備註：

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV6 G/F - 1/F
別墅RV6 地下至1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV6 別墅RV6	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。）

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備註：

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

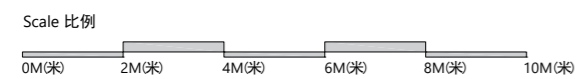
RV6 2/F - 3/F
別墅RV6 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV6 別墅RV6	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

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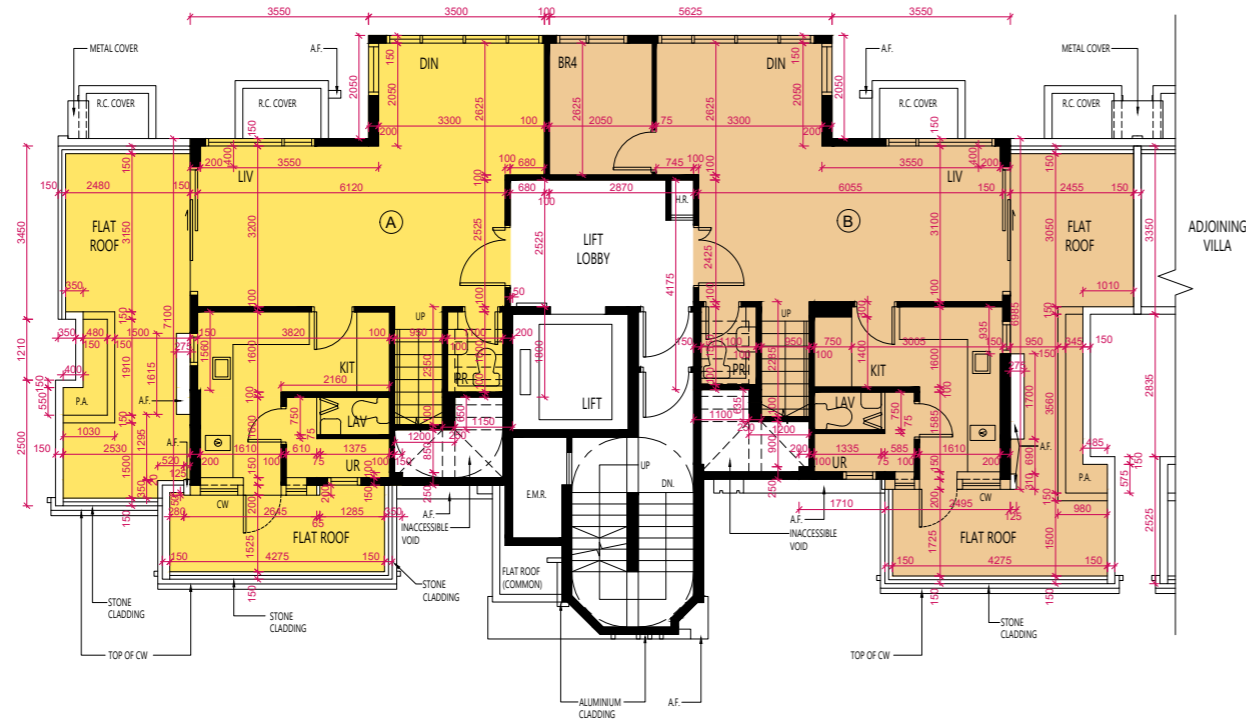
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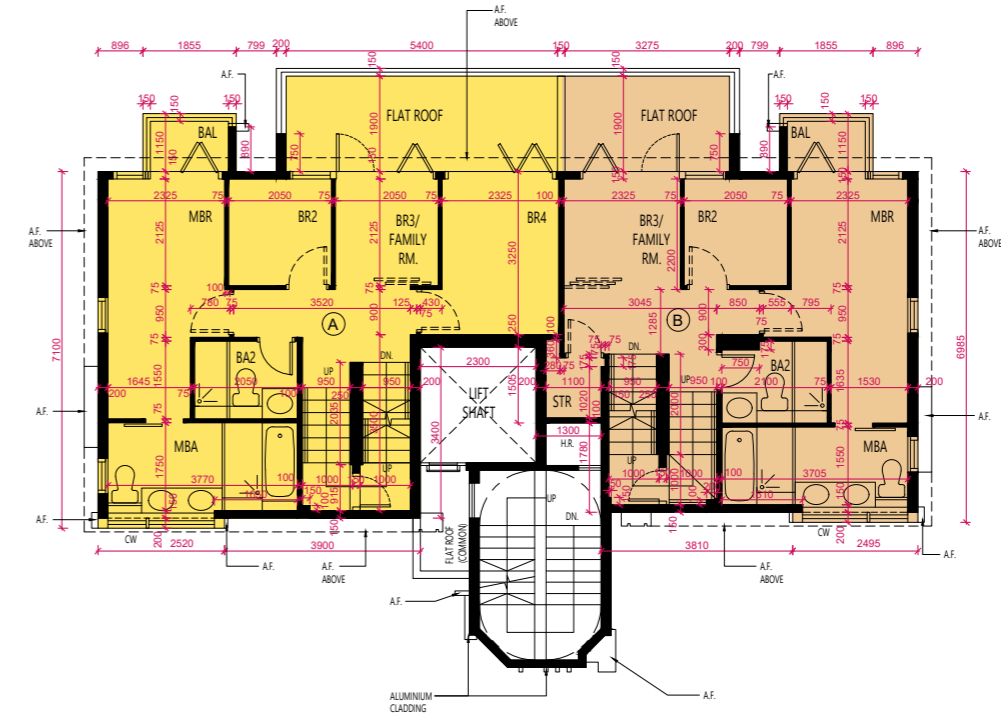
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

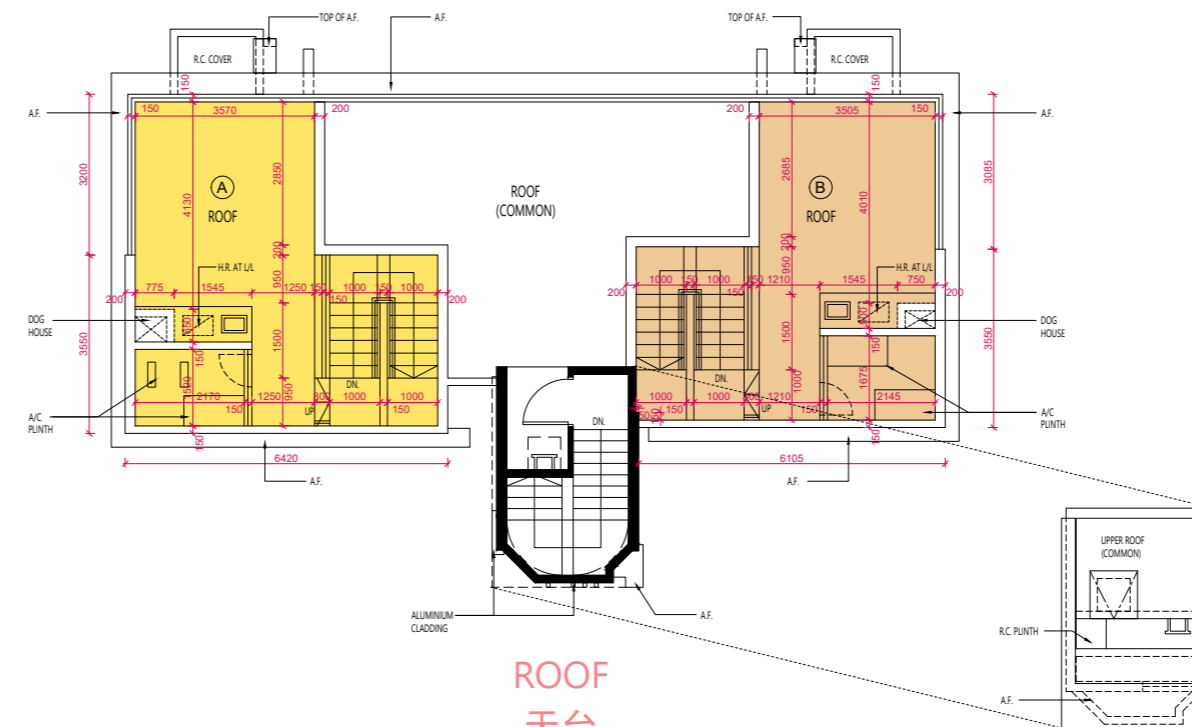
RV6 5/F - 6/F & ROOF
別墅RV6 5樓至6樓及天台



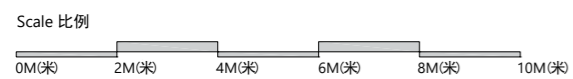
5/F
5樓



6/F
6樓



ROOF
天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV7 別墅RV7	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
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			175	150		175	150	150
			150			150		

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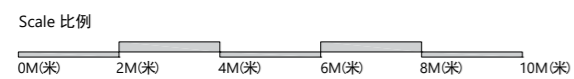
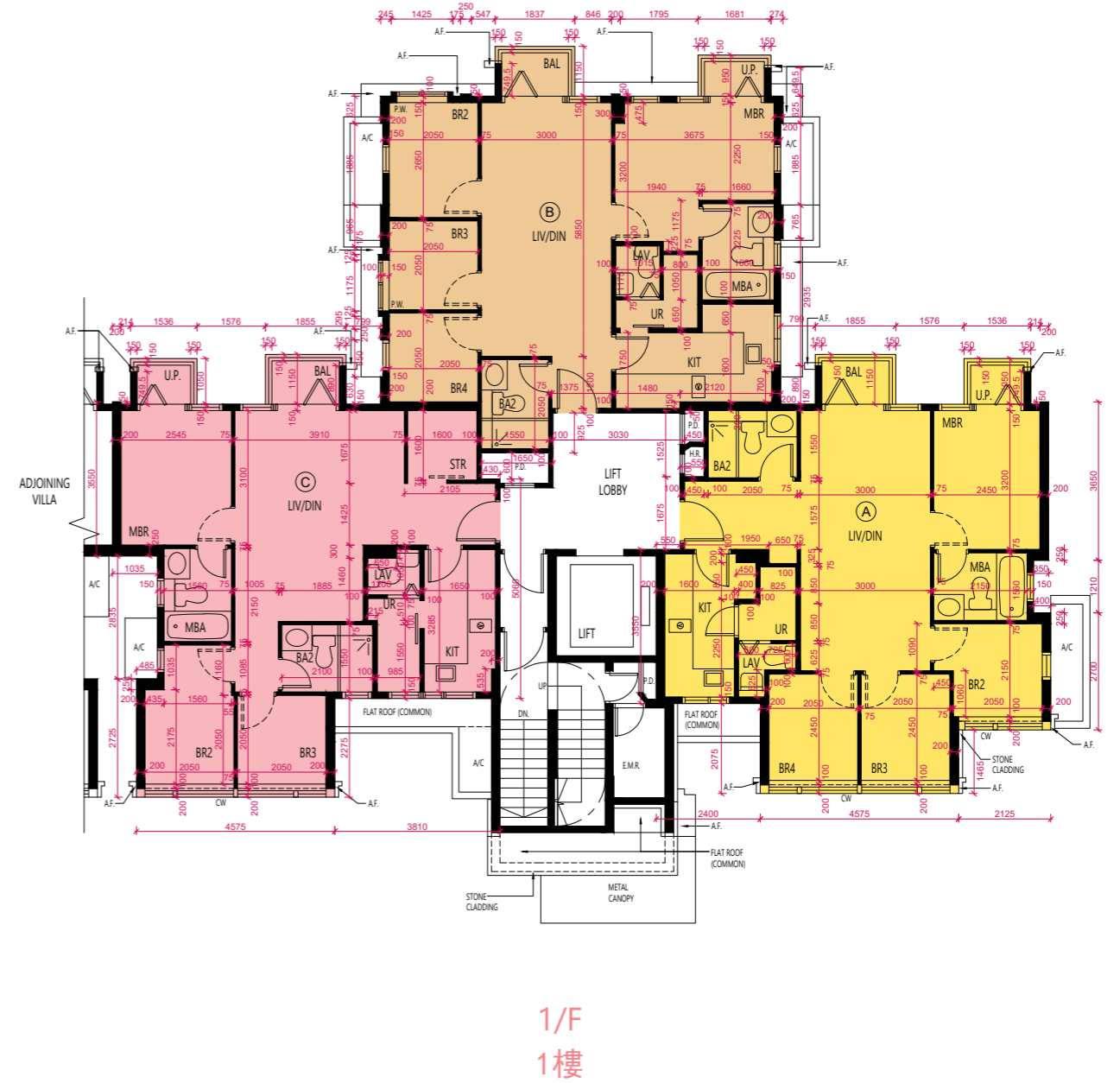
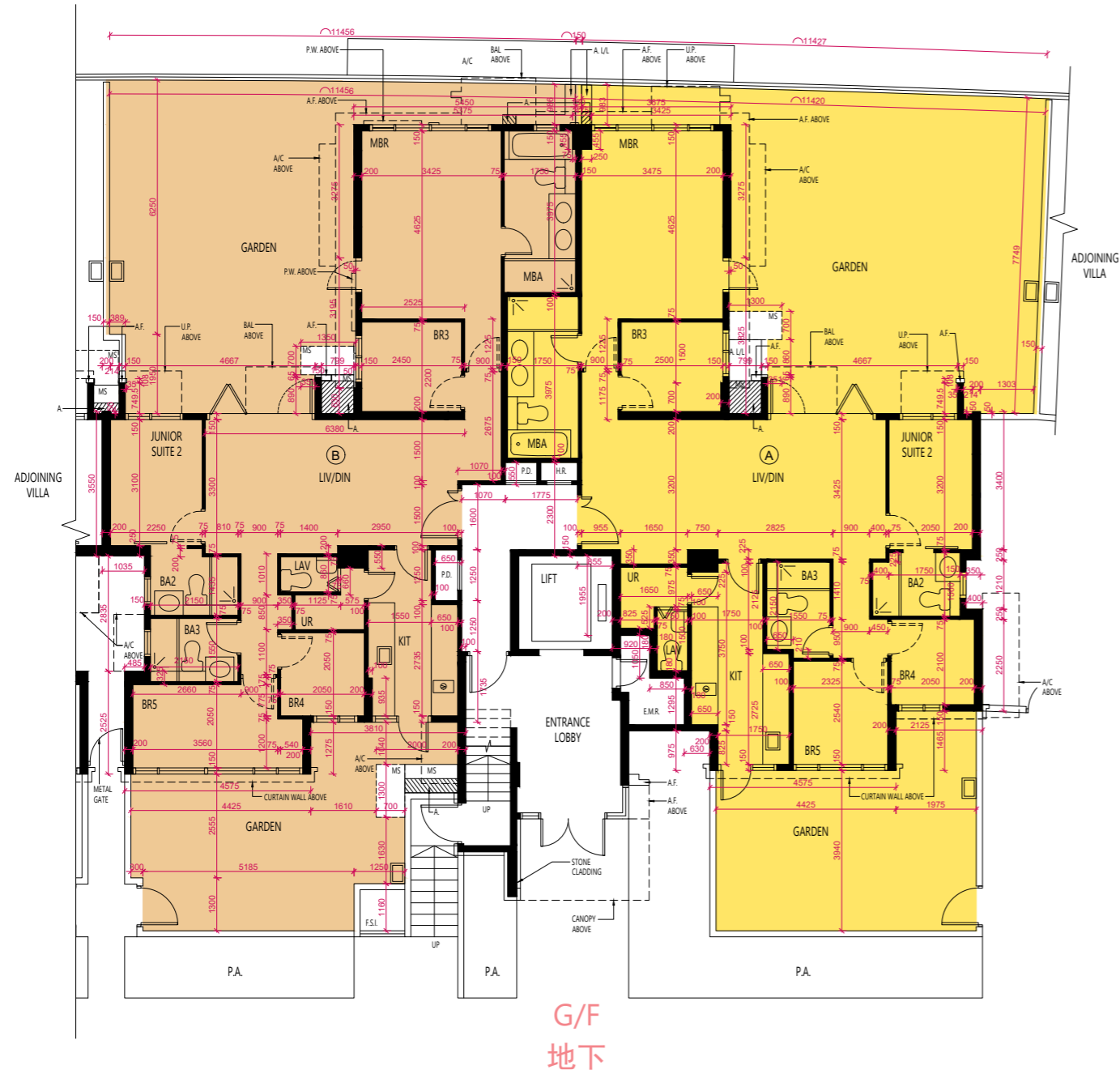
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV7 G/F - 1/F
別墅RV7 地下至1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV7 別墅RV7	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

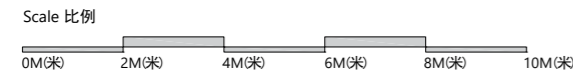
RV7 2/F - 3/F
別墅RV7 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV7 別墅RV7	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

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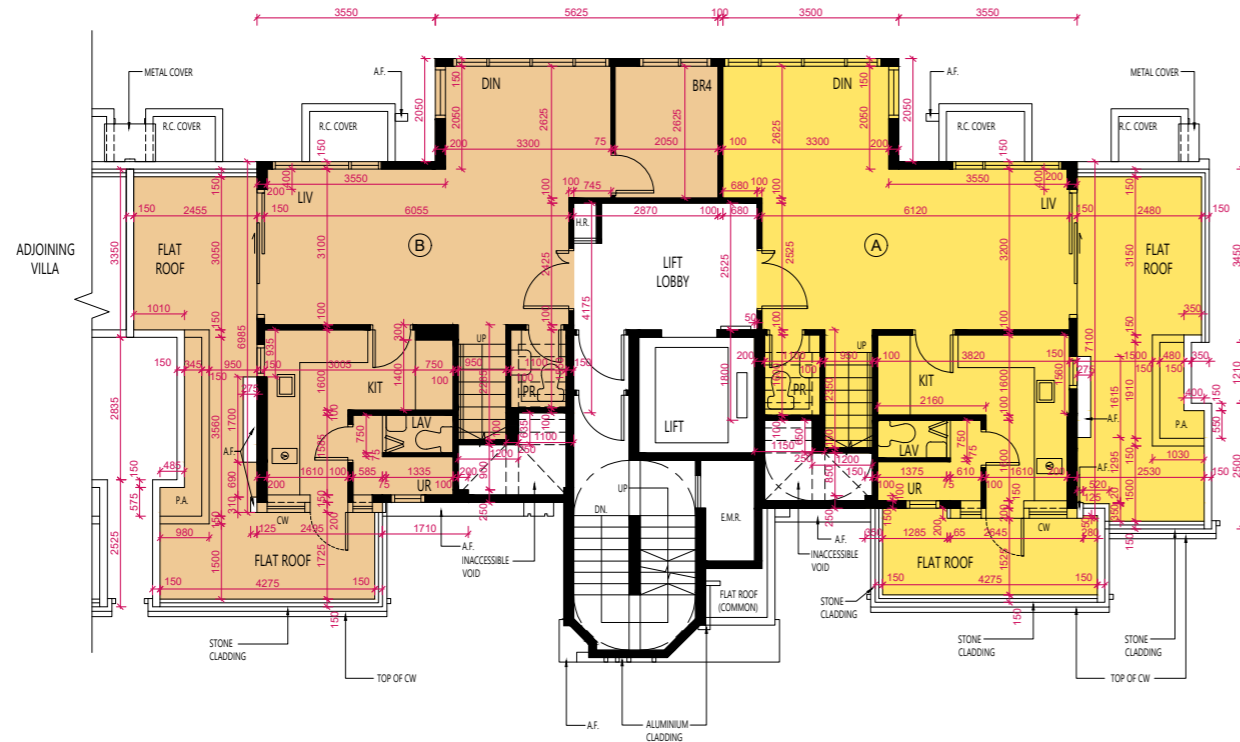
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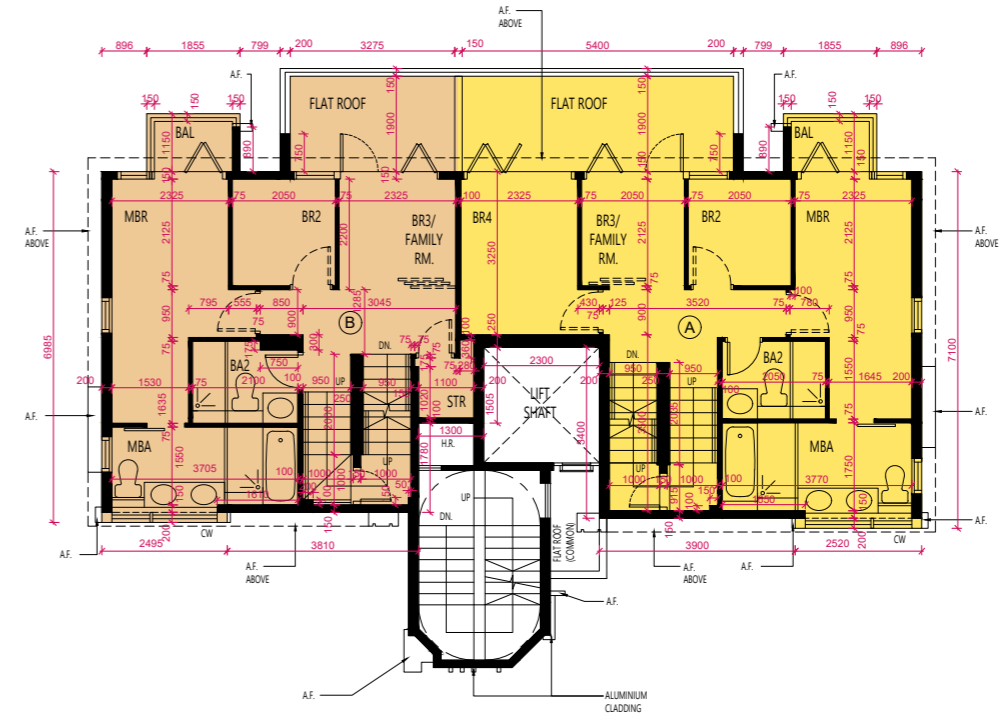
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

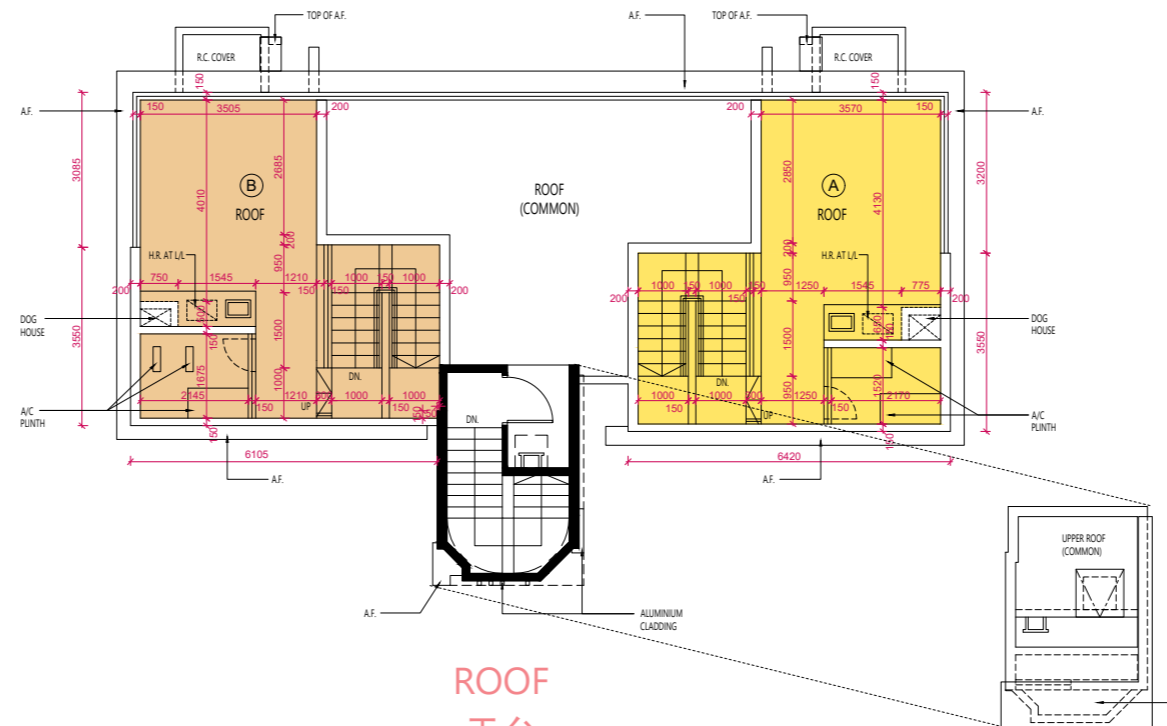
RV7 5/F - 6/F & ROOF
別墅RV7 5樓至6樓及天台



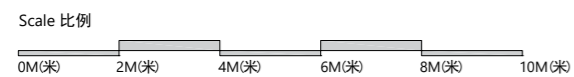
5/F
5樓



6/F
6樓



ROOF
天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV8 別墅RV8	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
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The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
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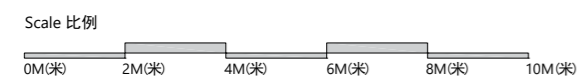
備註：

- 樓面平面圖所列之尺寸為以毫米標示之建築結構尺寸。
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV8 G/F - 1/F
別墅RV8 地下至1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV8 別墅RV8	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

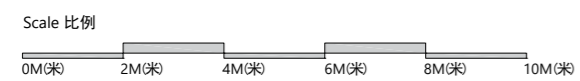
RV8 2/F - 3/F
別墅RV8 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV8 別墅RV8	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400						
			3500	3500						
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			150	150		175 150	175 150			

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因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。（不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。）

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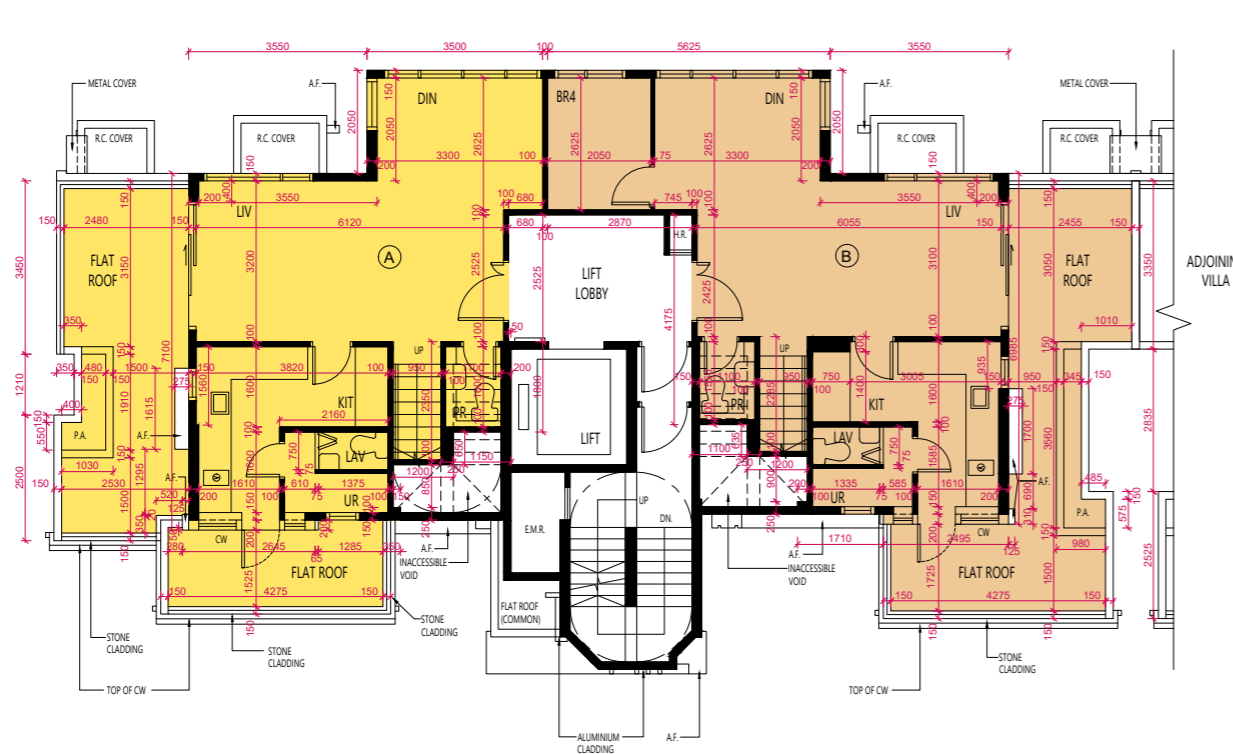
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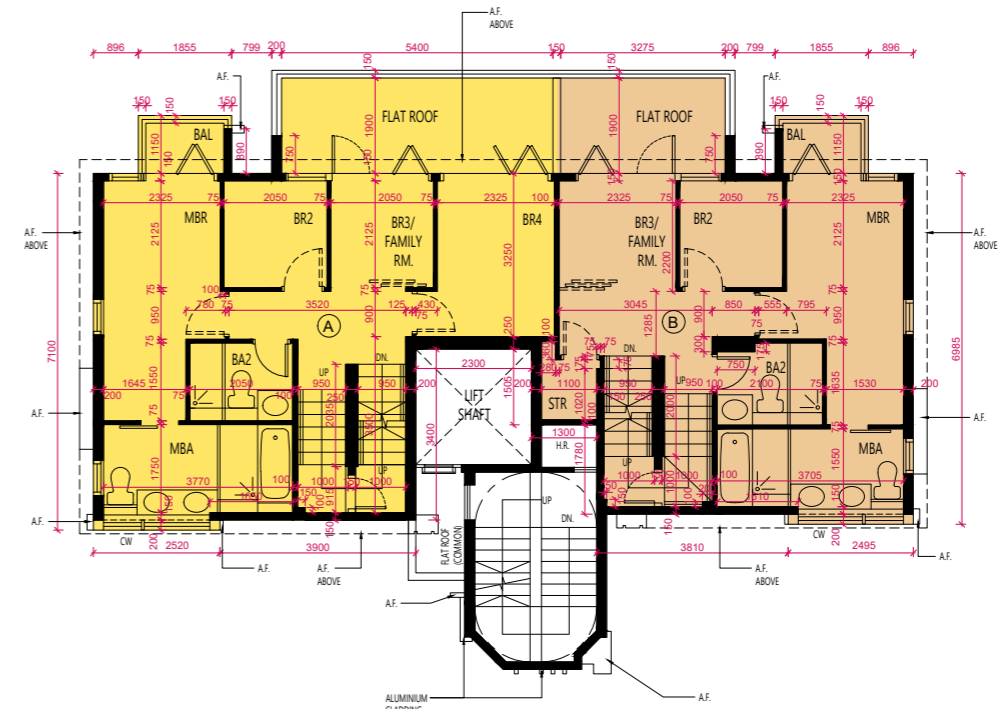
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

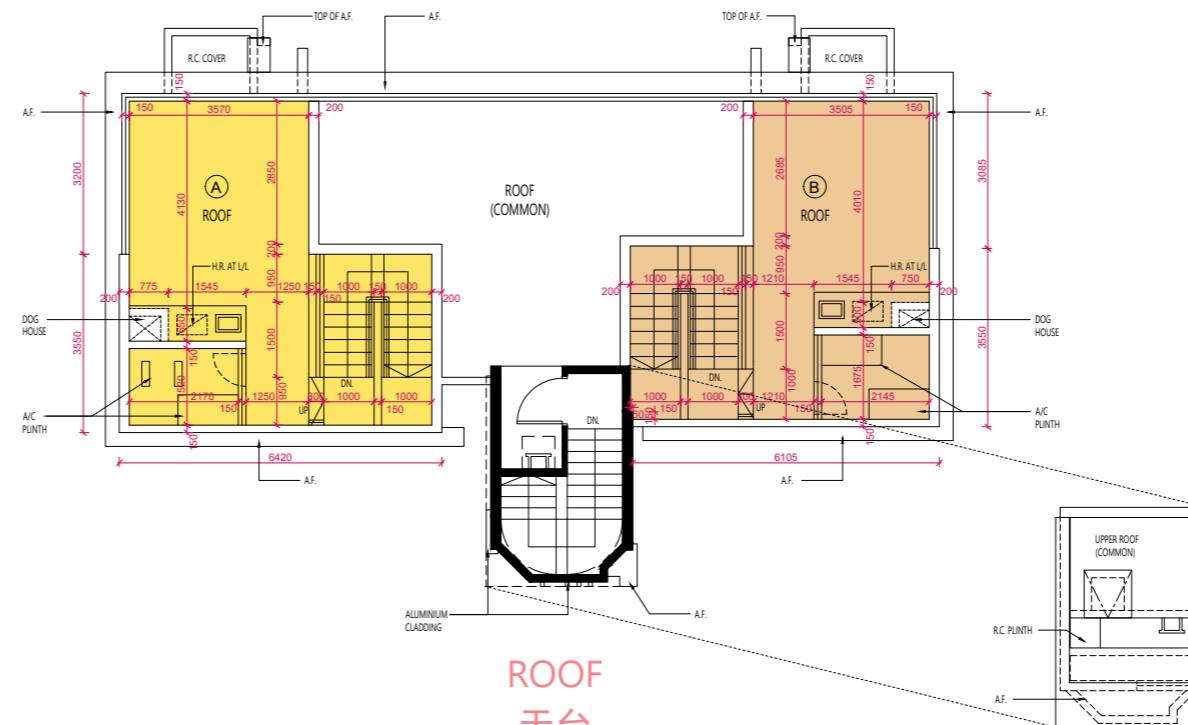
RV8 5/F - 6/F & ROOF
別墅RV8 5樓至6樓及天台



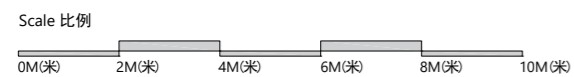
5/F
5樓



6/F
6樓



ROOF
天台



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		
			A	B		A	B	C
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV9 別墅RV9	G/F 地下	2820	2975	1/F 1樓	2825	2670	2825
			2975	3000		2850	2850	2850
			3000	3050		2900	2900	2900
			3050	3200		2950	2950	3050
			3100	3300		3050	3050	3150
			3200			3150	3150	
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The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			225	225		200	175	175
			175	150		175	150	150
			150			150		

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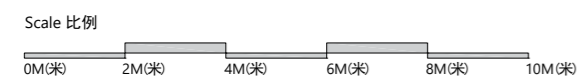
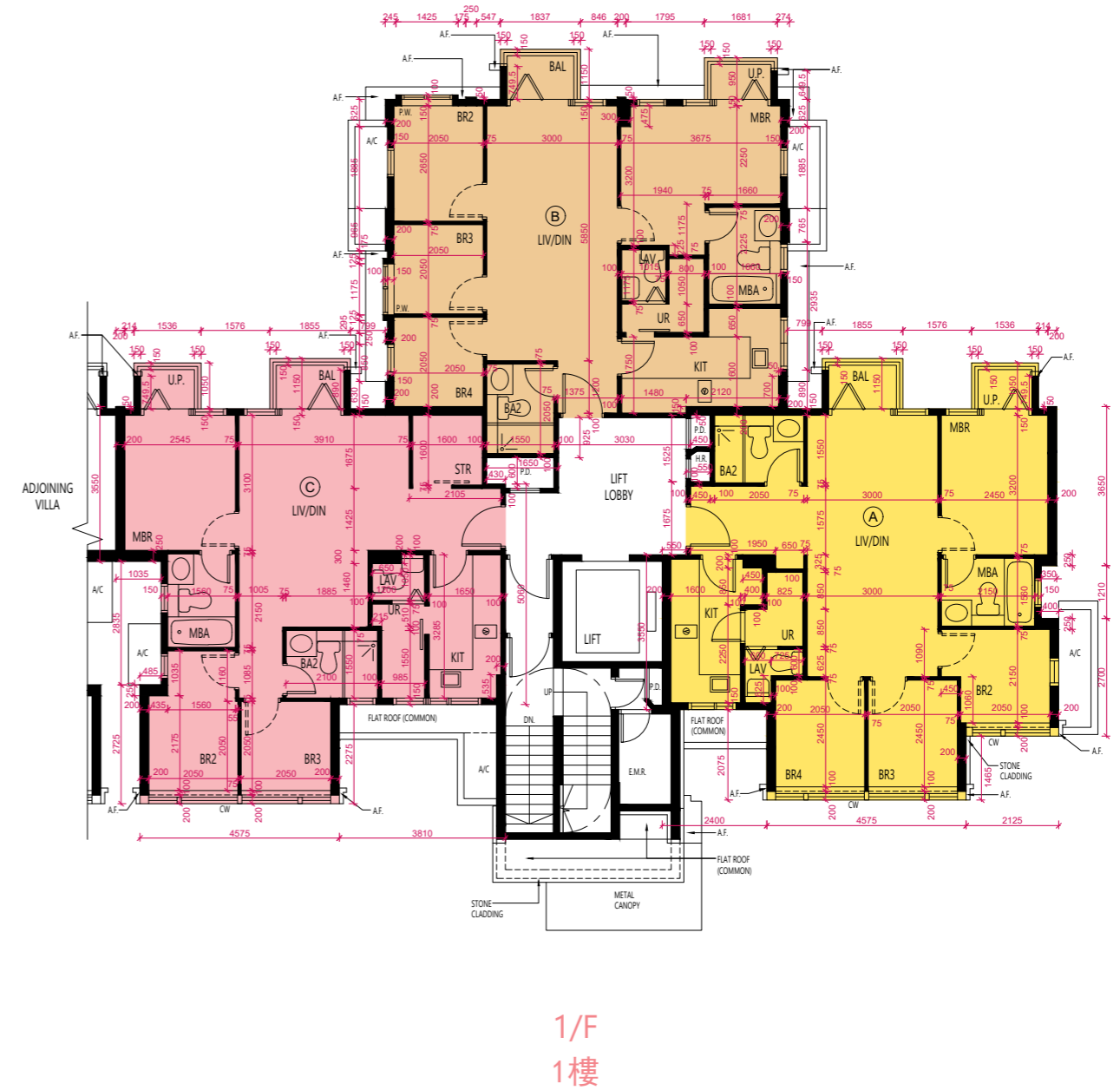
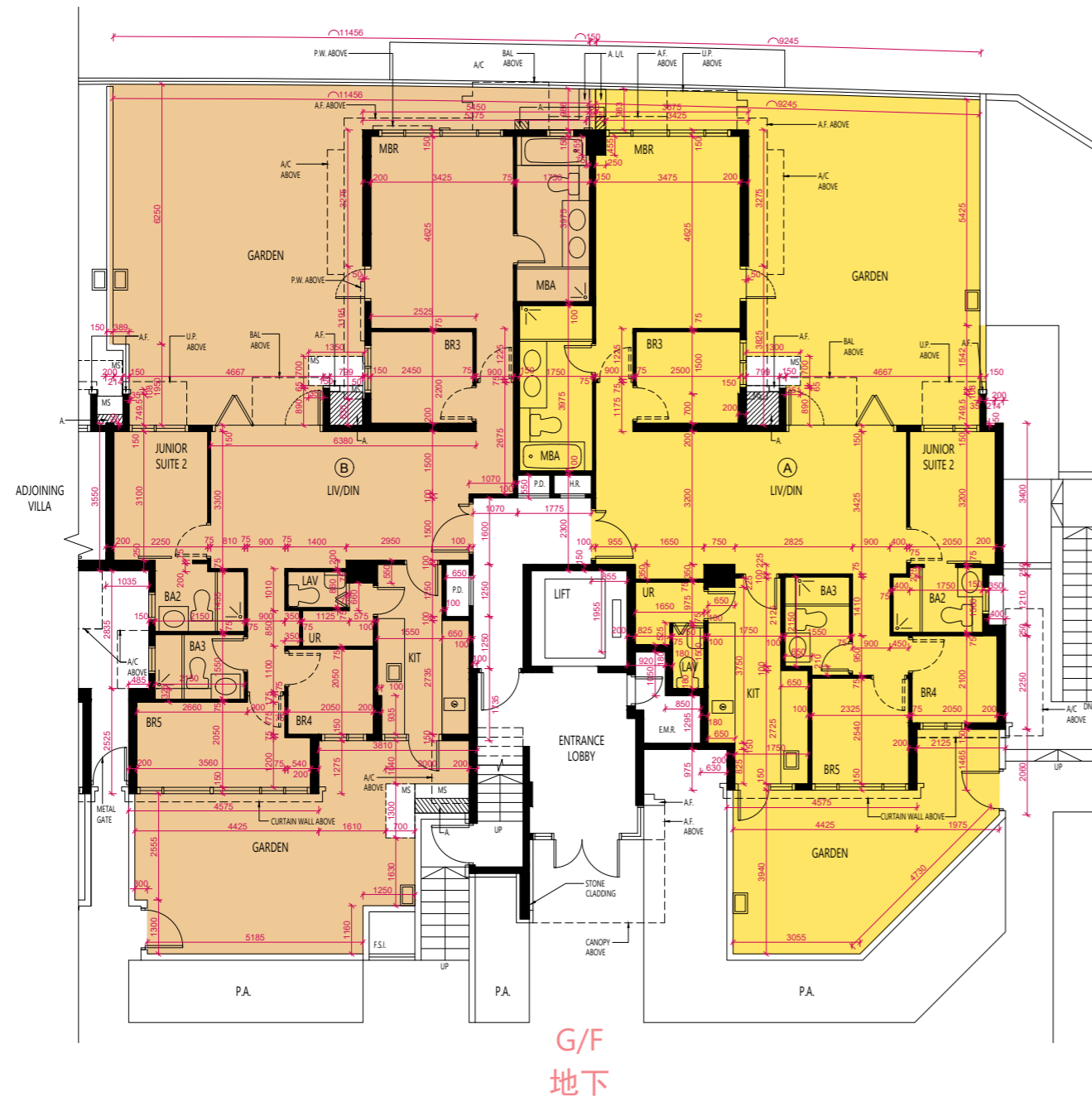
備註：

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- 經批准之公契及管理協議擬稿附表三第1(b)段規定:-
除非獲地政總署署長事先書面同意，否則任何業主不得進行或允許或容許進行任何涉及其住宅單位的工程，包括但不限於拆除或改動任何間隔牆或任何地板或天板或任何間隔構築物，以導致該住宅單位的內部相連至任何毗鄰或毗連住宅單位，及可從任何毗鄰或毗連住宅單位通往該住宅單位，而地政總署署長可絕對酌情決定是否給予同意及若給予同意，則可能須受限於署長絕對酌情決定下所訂的條款及條件(包括支付費用)。
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- 發展項目期數的住宅物業總數為388個(包括位於第1A座、第1B座及別墅RV1、別墅RV2、別墅RV3、別墅RV5、別墅RV6、別墅RV7、別墅RV8和別墅RV9的388個單位)。

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV9 G/F - 1/F
別墅RV9 地下至1樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位			Floor 樓層	Flat 單位	
			A	B	C		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV9 別墅RV9	2/F 2樓	3125	3150	3125	3/F 3樓	3050	3050
			3200	3450	3150		3200	3200
			3250		3200		3300	3300
			3350		3350		3400	3400
			3450		3450		3500	3500
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			200	175	175		175	175
			175	150	150		150	150
			150					

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (This does not apply to the residential properties in the Phase because the design of the Phase does not involve reducing thickness of structural walls of residential properties on the upper floors.)

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。(不適用於期數內的住宅物業，因期數的設計並不牽涉住宅物業的較高樓層的結構牆的厚度遞減。)

Notes:

- The dimensions of the floor plan are all structural dimensions in millimetres.
- Please refer to Pages AL02-04 of this sales brochure for the legend of the terms and abbreviations shown on the floor plans and remarks that are applicable thereto.
- Special Condition No. (11)(e) of the Government Grant stipulates that:-
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- Clause 44 of Section III of the approved form of Deed of Mutual Covenant and Management Agreement stipulates that:-
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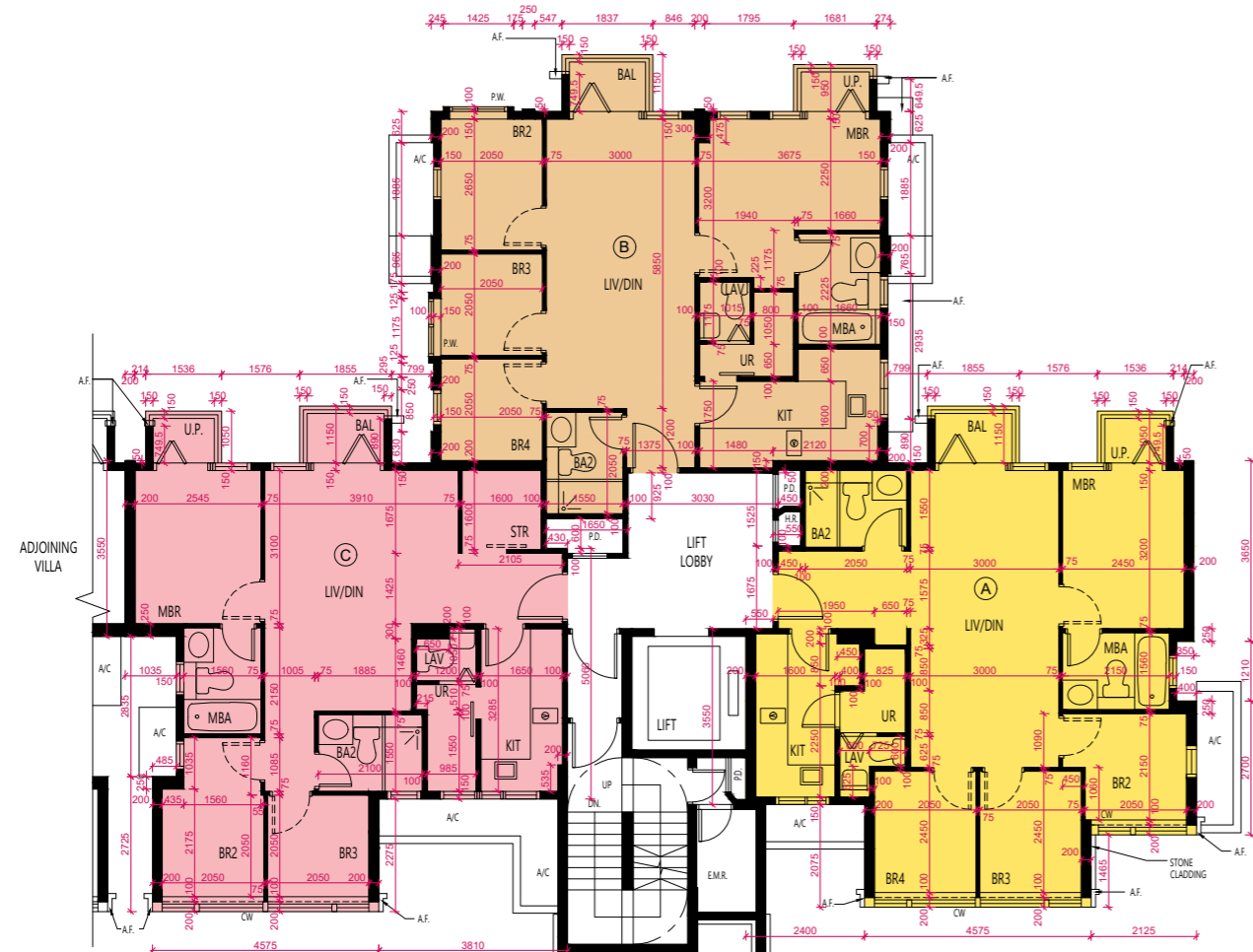
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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

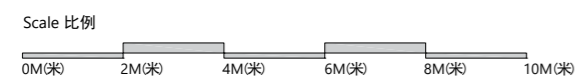
RV9 2/F - 3/F
別墅RV9 2樓至3樓



2/F
2樓



3/F
3樓



FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

	Block Name 大廈名稱	Floor 樓層	Flat 單位		Floor 樓層	Flat 單位		Floor 樓層	Flat 單位	
			A	B		A	B		A	B
The floor-to-floor height of each residential property (mm) 每個住宅物業的層與層之間的高度(毫米)	RV9 別墅RV9	5/F 5樓	3200	3200	6/F 6樓	3300	3300	ROOF 天台	Not Applicable 不適用	
			3400	3400			175			
The thickness of the floor slabs (excluding plaster) of each residential property (mm) 每個住宅物業的樓板(不包括灰泥)的厚度(毫米)			3500	3500		150	150			
			150	150		175	150			

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FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE

期數的住宅物業的樓面平面圖

RV9 5/F - 6/F & ROOF
別墅RV9 5樓至6樓及天台

