

## 銷售安排資料

<b>Name of the Development:</b> 發展項目名稱：	Manor Hill 海茵莊園																															
<b>Date of the Sale:</b> 出售日期：	From 18 December 2021 由 2021 年 12 月 18 日起																															
<b>Time of the Sale:</b> 出售時間：	<p><b><u>On 18 December 2021 (the “First Date of Sale”):</u></b> From 9:00 a.m. to 10:00 p.m.</p> <p><b><u>On 19 December 2021 and thereafter :</u></b> From 11:00 a.m. to 8:00 p.m.</p> <p><b><u>2021 年 12 月 18 日 (「出售首日」):</u></b> 由上午 9 時至晚上 10 時</p> <p><b><u>2021 年 12 月 19 日及之後:</u></b> 由上午 11 時至晚上 8 時</p>																															
<b>Place where the sale will take place:</b> 出售地點：	<p>1. 9/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon (referred to as the “Sales Office” below) 九龍旺角彌敦道 750 號始創中心 9 樓 (下文稱作「售樓處」)</p> <p>2. Unit 402, 4/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon (only applicable on the First Date of Sale) 九龍旺角彌敦道 750 號始創中心 4 樓 402 號舖 (僅於出售首日適用)</p> <p>(each a “designated venue” below 下文各稱作「指定會場」)</p>																															
<b>Number of specified residential properties that will be offered to be sold:</b> 將提供出售的指明住宅物業的數目：	312																															
<b>Description of the specified residential properties that will be offered to be sold:</b> 將提供出售的指明住宅物業的描述：																																
<table border="1"> <thead> <tr> <th>Tower 座數</th> <th>Floor 樓層</th> <th>Flat 單位</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>3</td> <td>B8</td> </tr> <tr> <td>1</td> <td>5</td> <td>B8</td> </tr> <tr> <td>1</td> <td>6</td> <td>B8</td> </tr> <tr> <td>1</td> <td>7</td> <td>B7, B8</td> </tr> <tr> <td>1</td> <td>8</td> <td>A3, A5, A6, B7, B8</td> </tr> <tr> <td>1</td> <td>9</td> <td>A3, A8, B3, B6, B7, B8</td> </tr> <tr> <td>1</td> <td>10</td> <td>A3, B3, B6, B8</td> </tr> <tr> <td>1</td> <td>11</td> <td>A3, B3, B8</td> </tr> <tr> <td>1</td> <td>12</td> <td>A3, A7, A8, B3, B5, B8</td> </tr> </tbody> </table>	Tower 座數	Floor 樓層	Flat 單位	1	3	B8	1	5	B8	1	6	B8	1	7	B7, B8	1	8	A3, A5, A6, B7, B8	1	9	A3, A8, B3, B6, B7, B8	1	10	A3, B3, B6, B8	1	11	A3, B3, B8	1	12	A3, A7, A8, B3, B5, B8		
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1	23	A3, A7, B1, B2, B3, B7
1	25	A3, A7, B1, B2, B3, B7
1	26	A3, A7, B2, B3, B7
1	27	A3, A7, B2, B3, B7
1	28	A3, A7, B3
1	29	A3, A7, B3
1	30	A3, A7, B3
1	31	A3, A7, B3
1	32	A3, A7, B3
1	33	A7, B3
1	35	A7, B3
1	36	A7, B3
1	37	B3
1	38	B3
2	2	A8, B1, B2, B5, B6, B7
2	3	A8, B1, B5, B7, C1, C2, C3, C5
2	5	A8, B1, B5, B7
2	6	A8, B1, B2, B3, B5, B6, B7
2	7	A8, B1, B3, B5, B6, B7
2	8	A8, B3, B5, B6, B7
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2	10	A8, B1, B2, B3, B5, B6, B7, C6, C7, C8, C9, C10, C11, C12
2	11	B1, B2, B3, B5, B6, B7, C2, C3, C6, C7, C8, C9, C10
2	12	A8, B1, B2, B3, B5, B6, B7, C1, C2, C9, C11, C12
2	15	A1, A2, A3, A5, A6, A7, B1, B2, B3, B5, B6, B7, C9, C10, C11, C12, D1, D2, D3, D5, D6, D7, D8
2	16	A5, A6, B1, B2, B3, B5, B6, B7, C3, C5, C10, C11, C12, D9
2	17	B1, B2, B3, B5, B6, B7, C1, C2, C3, C5, C10, C11, C12, D9
2	18	B1, B2, B3, B5, B6, B7
2	19	B1, B2, B3, B5, B6, B7, D1, D9
2	20	B1, B2, B3, B5, B6, B7, D1, D7
2	21	D1, D3, D5
2	22	D1, D3

The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase:

將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序：

1. General provisions:  
一般規定：

1.1 Where more than one specified residential property is covered in one preliminary agreement for sale and purchase, the purchaser of each such specified residential property shall comprise the same person or the same group of persons.

如同一份臨時買賣合約包括多於一個指明住宅物業，每一該等指明住宅物業之買方須由同一人士或同一組人士構成。

1.2 In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）自行分配任何指明住宅物業予任何有意欲購買的人士。

1.3 “**Attendance registration venue**” means Unit 137A, 1/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon.

「**報到會場**」指九龍旺角彌敦道 750 號始創中心 1 樓 137A 號舖。

1.4 “**Close Relative**” of a registrant means a spouse, parent, child, parent-in-law, child in-law, grandparent, grandchild or sibling of that registrant or any individual comprising that registrant Provided That relevant supporting documents to the satisfaction of the Vendor to prove the relationship have been provided and the Vendor’s determination as to whether there is such a relationship shall be final.

一登記人之「**近親**」指該登記人或組成該登記人之任何個人之配偶、父母、子女、岳丈母、翁姑、女婿、媳婦、祖父母或外祖父母、孫子女或外孫子女或兄弟姊妹，惟必須已出示令賣方滿意之有效證明文件證明親屬關係，而賣方就是否有「**近親**」之關係的決定為最終決定。

1.5 “**Development Website**” means <www.manorhill.com.hk>.

「**發展項目網站**」指<www.manorhill.com.hk>。

2. First Date of Sale:  
出售首日：

2.1 Balloting will be used to determine the order of priority in selection of the specified residential properties. Details are as follows.

揀選指明住宅物業優先次序將以抽籤方式決定。詳情如下。

2.2 The balloting will take place on the First Date of Sale.

抽籤程序將於出售首日進行。

2.3 A person who has completed the applicable registration (see below) will be referred to as a “**registrant**”. On the First Date of Sale, a registrant shall attend the attendance registration venue in person or by attorney pursuant to a validly executed power of attorney during the period from 9:00 a.m. to 9:45 a.m. (the “**attendance registration period**”) to carry out attendance registration. The registrant must bring along the Acknowledgement

of Registration of Intent, blank cheque(s), additional cashiers' order(s) (see paragraph 2.6 below) and (i) H.K.I.D./passport (for individual registrant) OR (ii) a copy of Business Registration Certificate, a copy of the most updated annual return of the company and the company chop (for company registrant).

已完成適用登記（見下文）的人士稱為「登記人」。登記人須於出售首日上午9時至上午9時45分時段（「報到時段」）內攜同其購樓意向登記認收書、空白支票、額外本票（見下文第2.6段）及(i) 香港身份證或護照（如登記人為個人）或 (ii) 商業登記證副本、公司最近的周年申報表副本及公司印章（如登記人為公司）親臨或由其有效地簽署的授權書所委任的受權人到臨報到會場進行報到登記。

- 2.4 Registrants whose identities have been confirmed and verified by the Vendor shall be eligible for balloting and each Registration of Intent submitted by those registrants whose identities have been so verified shall be allotted with one lot. A registrant who arrives at the designated venue at any time later than the attendance registration period shall not be eligible to participate in the balloting.

登記人經賣方確認並核實身份後，登記人享有抽籤資格，而經如此核實身份後的該等登記人已遞交的每份購樓意向登記可獲分配一個籌。登記人於報到時段後才到達指定會場，將無資格參與抽籤。

- 2.5 The registrants shall proceed to select the specified residential properties which are still available at the time of selection in the order of priority allocated to the Registrations of Intent according to the result of the balloting and applicable requirements of selection of as set out below. Where that registrant is, for whatever reason, not able to meet the aforesaid requirements of selection, that registrant will cease to be eligible to select any specified residential properties in respect of that Registration of Intent.

登記人根據抽籤結果分配予購樓意向登記之順序及下文所述適用之揀樓規定揀選當時仍可供選擇的指明住宅物業。若該登記人因任何原因未能符合上述之揀樓規定，該登記人即失去就該購樓意向登記揀選任何指明住宅物業之資格。

#### Applicable requirements of selection

##### 適用之揀樓規定

Number of specified residential property(ies) which shall be selected in respect of a Registration of Intent:

就一份購樓意向登記須揀選之指明住宅物業數目：

At least至少	1
Not more than不多於	2

- 2.6 The following terms apply to the selection of specified residential properties under the procedures above:

以下條款適用於上述揀選指明住宅物業之程序：

- (a) Where a registrant selects any specified residential property(ies) in respect of a Registration of Intent:

當登記人就一份購樓意向登記揀選任何指明住宅物業：

- (i) The purchaser under the preliminary agreement for sale and purchase of at least one specified residential property shall only be:

至少一個指明住宅物業之臨時買賣合約下之買方只可以是：

- (1) the registrant; or

該登記人；或

- (2) the registrant together with one or more “Close Relative” of that registrant whom that registrant requests the Vendor on spot to add as joint purchaser(s).

該登記人連同該登記人即場向賣方要求加入作為聯名買方之該登記人之一位或多位「近親」。

- (ii) The purchaser(s) under the preliminary agreement for sale and purchase of the other specified residential property(ies) shall only be 其他指明住宅物業之臨時買賣合約下之買方只可以是：

- (1) the registrant or any one or more persons comprising that registrant; or 該登記人或一位或多位組成該登記人之人士；或

- (2) One or more “Close Relative” of that registrant whom that registrant requests the Vendor on spot to be purchaser(s); or 該登記人即場向賣方要求作為買方之該登記人之一位或多位「近親」；或

- (3) the registrant or any one or more persons comprising that registrant together with one or more “Close Relative” of that registrant whom that registrant requests the Vendor on spot to add as joint purchaser(s). 該登記人或一位或多位組成該登記人之人士連同該登記人即場向賣方要求加入作為聯名買方之該登記人之一位或多位「近親」。

- (b) (i) The cashiers’ order(s) submitted with the Registration of Intent will be encashed to settle part of the preliminary deposit(s) of the specified residential property(ies) purchased if the registrant purchases one or more specified residential properties. If the number of specified residential properties a registrant purchases is more than the number of cashiers’ order(s) submitted, the registrant shall submit on spot one cashiers’ order (of the same payee and amount as a cashiers’ order(s) submitted with the Registration of Intent) in respect of each such extra specified residential property to settle part of the preliminary deposit of that extra specified residential property.

如登記人購入一個或以上的指明住宅物業，隨購樓意向登記附上的銀行本票將兌現以支付所購入指明住宅物業的部份臨時訂金。倘登記人購入的指明住宅物業數目多於其所遞交之銀行本票數目，登記人須就每一超出之指明住宅物業即場補交一張銀行本票（抬頭人及金額與隨購樓意向登記附上之本票相同）以支付該超出之指明住宅物業的部份臨時訂金。

- (ii) The balance of the preliminary deposit which is not to be settled by cashiers’ order(s) as aforesaid shall be settled by cheque(s).

臨時訂金中並非如上文所述以本票支付之餘額以支票支付。

2.7 Interested persons may call 6011 1111 (Hotline for the Development) for details of obtaining the form of Registration of Intent. The manner for the submission of the Registration of Intent and the documents and materials required, etc. are specified in that form. Please refer to the form of the Registration of Intent for details. The order of the submission of a Registration of Intent will not have any impact on the order of priority for selecting the specified residential properties. Generally:

有意認購的人士可致電發展項目熱線 6011 1111 查詢索取購樓意向登記之詳情。遞

交購樓意向登記之方式及所需文件及材料等於該表格中有所說明。詳情請參閱購樓意向登記。遞交購樓意向登記次序不會影響揀選指明住宅物業的優先次序。概括而言：

- (a) other than completing and submitting a hard copy of the Registration of Intent, an interest person may carry out an initial registration via <<https://e-reg.manorhill.com.hk/>> (the “**Registration Website**”) and follow the procedures specified therein. Such online registration has commenced on 8 December 2021. Please note that after carrying out the online procedures, the interested person shall complete the registration by attending the Sales Office and submit cashiers’ order(s) and other required documents (see below). The Vendor shall not be responsible to anyone being unable to carry out or complete the initial registration at the Registration Website or complete the registration for whatever reason (including downtime of the server or network congestion).

除填妥和遞交印本購樓意向登記外，有意認購的人士可透過<<https://e-reg.manorhill.com.hk/>> (「**登記網站**」)並依據網站內的步驟進行初步登記。該網上登記已於 2021 年 12 月 8 日開始。完成網上步驟後，有意認購的人士須到售樓處遞交本票及其他所需文件以完成登記，敬希注意（請參閱下文）。如因任何原因（包括伺服器問題或者網絡擠塞）任何人未能於登記網站成功進行或完成初步登記、或未能完成登記，賣方無須對其負上責任。

- (b) In addition to copies of specified identification documents, each Registration of Intent shall be submitted together with one cashiers’ order. The amount of each cashiers’ order shall be HK\$60,000. Each cashiers’ order shall be payable to “Baker & McKenzie”.

除指明的身份證明文件副本外，每遞交一份購樓意向登記時必須同時遞交銀行本票一張。每張本票金額為港幣\$60,000。每張本票抬頭人為「貝克·麥堅時律師事務所」或「Baker & McKenzie」。

- (c) Notwithstanding anything as may be specified in the Registration of Intent, a completed Registration of Intent shall be submitted at the Sales Office during the period from 11:00 a.m. to 8:00 p.m. between 8 December 2021 and 16 December 2021 (both dates inclusive) and 11:00 a.m. to 4:00 p.m. on 17 December 2021, and where an initial registration under the Registration Website has been carried out, the interested person shall complete the registration by attending the Sales Office to submit cashiers’ order(s) and other required documents during the aforesaid period. Late submission will not be accepted.

即使購樓意向登記內可能指定任何其他安排，填妥之購樓意向登記須於 2021 年 12 月 8 日至 2021 年 12 月 16 日（包括該兩日）上午 11 時至晚上 8 時和 2021 年 12 月 17 日上午 11 時至下午 4 時期間遞交至售樓處，而如已於登記網站進行初步登記，有意認購的人士須於上述時段內到售樓處遞交本票及其他所需文件以完成登記。逾期遞交將不獲受理。

- (d) (i) Number of Registrations of Intent that may be submitted:

可遞交購樓意向登記之數目：

Each individual (whether in his/her own name or in joint names with any other party(ies)) or company shall only submit and be registered under not more than two valid Registrations of Intent.

每位個人（無論以其自己名義或與其他人聯名）或每間公司只可提交及登記於不多於兩份有效的購樓意向登記。

For the purpose of illustration: if a person X has submitted a Registration of Intent in his/her sole name, that person X can also submit one other Registration of Intent in his/her sole name or in joint name with that person Y. The examples given above are for illustration only and not an exhaustive list.

舉例說明：如 X 君以個人名義遞交一份購樓意向登記，X 君可再以其個人名義或與 Y 君以聯名名義遞交另一份購樓意向登記。上述例子僅作說明，並不代表其為全部情況。

- (ii) Extra submission of Registration of Intent shall be considered invalid in which respect the Vendor shall have the final decision and such decision shall be binding on the registrants.

多出的購樓意向登記將被視為無效，賣方對此有最終決定權，該等決定對登記人有約束力。

2.8 After the completion of the selection of specified residential properties under the procedures above, the sale of any remaining specified residential properties will be on a first come first served basis. The Vendor does not accept any person interested in purchasing having queued up before the Time of the Sale on the date concerned.

完成上述程序中之指明住宅物業之揀選後，尚餘之指明住宅物業將以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之人士。

2.9 The Vendor also reserves its right to adjust the time of any balloting or selection of specified residential properties in accordance with the progress of confirmation and verification of identities of registrants or carrying out other procedures.

賣方保留最終決定權因應確認和核實登記人身份和其他程序之進度調整任何抽籤或揀選指明住宅物業時間。

3. On the day following the First Date of Sale and thereafter:

出售首日翌日及之後:

First come First served. The Vendor does not accept any person interested in purchasing having queued up before the Time of the Sale on the date concerned.

以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之人士。

**The method to be used, where 2 or more persons are interested in purchasing a particular specified residential property, to determine the order of priority in which each of those persons may proceed with the purchase:**

在有兩人或多於兩人有意購買同一個指明住宅物業的情況下，將會使用何種方法決定每名該等人士可購買該物業的優先次序：

Please refer to the above method.

請參照上述方法。

In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）自行分配任何指明住宅物業予任何有意欲購買的人士。

**Other matters:**

**其他事項：**

1. The sale of the specified residential properties is subject to availability. Please note that the completion of the confirmation and verification of a registrant's identity, any order of priority in respect of the selection of specified residential properties, or the Vendor's admittance of any person to the attendance registration venue or designated venue or the waiting queue thereof, does not guarantee that that registrant/person will be able to purchase any specified residential property. 將提供出售的指明住宅物業售完即止。登記人獲確認和核實身份、任何揀選指明住宅物業次序或任何人士獲賣方批准進入報到會場或指定會場或獲賣方接受輪候，均不保證該登記人／人士能購得任何指明住宅物業，敬希注意。
2. Collection of cashiers' order – Any unused cashiers' order concerned will be available for collection at the designated venue during the period of 11:00 a.m. to 8:00 p.m. from 3 January 2022 to 4 January 2022. The registrant shall bring along the Acknowledgement of Registration of Intent and a copy of his/her/its H.K.I.D. / passport for the collection procedures.  
本票取回辦法 – 任何未使用之本票，登記人可於 2022 年 1 月 3 日至 2022 年 1 月 4 日上午 11 時至晚上 8 時期間來臨指定會場取回。登記人須攜同其購樓意向登記認收書及其香港身份證／護照副本。
3. If Tropical Cyclone Warning Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong at any time during the Specified Period (defined below) on the First Date of Sale as set out above, the First Date of Sale shall be postponed to the immediately following day on which no Typhoon Signal No. 8 or above and Black Rainstorm Warning Signal is in effect in Hong Kong at any time during the Specified Period (and the time of sale shall be the same as the time of sale of the original First Date of Sale), and references to "First Date of Sale" hereof shall be construed accordingly. Registrants will not be separately notified of the same. "**Specified Period**" means 6:30 a.m. to 9:00 a.m.  
如於上述出售首日指定時段（如下文定義）內任何時間八號或更高熱帶氣旋警告信號或黑色暴雨警告信號在香港生效，出售首日將順延至下一個緊接該日並在指定時段內任何時間皆無八號或更高熱帶氣旋警告信號及黑色暴雨警告信號在香港生效之日子（出售時間與原本出售首日之出售時間相同），而本文中對「出售首日」之提述將如此詮釋。登記人將不獲另行通知。「**指定時段**」指上午 6 時 30 分至上午 9 時。
4. Notwithstanding paragraph 3 above of "Other matters", if (i) Tropical Cyclone Warning Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong; or (ii) where the Vendor considers that there being an event affecting the safety, order or public health in the attendance registration venue, designated venue and/or the vicinity of any of foregoing on any day on which the cashier order and copy(ies) of identification documents may be submitted or on a Date of Sale, then, for the safety of the registrants and the maintenance of order at the attendance registration venue, designated venue, the Vendor reserves its absolute right to change, postpone, extend or modify the date, time, period, deadline and/or place of the submission of Registration(s) of Intent, cashier order(s) and copy(ies) of identification document(s) and/or of the balloting and/or the attendance registration period and/or selection of specified residential properties and/or the Date of Sale to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details of the arrangement will be posted by the Vendor on the Development Website. Registrants will not be separately notified of the same. The Vendor reserves the right to reject the entry of any person (whether such person is a registrant or not) into the attendance registration venue or designated venue. The Vendor's decision in this regard shall be final and binding on all persons.  
儘管有「其他事項」上文第 3 段規定，如在任何可遞交銀行本票及身份證明文件副本的日子或在某出售日期：(i) 八號或更高熱帶氣旋警告信號或黑色暴雨警告信號在香港生效或(ii) 賣方認為發生影響報到會場、指定會場及/或其附近之安全、秩序或公共衛生之事



件時，為保障登記人的安全及維持報到會場或指定會場秩序，賣方保留絕對權力改變、延後、延長或改動遞交購樓意向登記、銀行本票及身份證明文件副本及/或抽籤及/或報到時段及/或揀選指明住宅物業及/或出售日期的日期、時間、期間、期限及/或地點至賣方認為合適的日期、時間、期間、期限或地點。賣方會將安排的詳情於發展項目網站公布，登記人將不獲另行通知。賣方保留權利拒絕任何人士（不論其是否登記人）進入報到會場或指定會場。賣方此方面所作的決定為最終決定，對所有人士具有約束力。

5. The Vendor reserves the right not to admit any person who fails to pass the normal body temperature check on-site or who fails to properly wear a mask to the attendance registration venue /designated venue or any part thereof. The Vendor's decision in this regard shall be final and binding.

賣方保留權利拒絕任何未能通過現場正常體溫測試或未有妥為戴上口罩之人士進入報到會場/指定會場或其任何部分。賣方此方面所作的決定為最終決定並具約束力。

6. The Vendor shall not be responsible to any registrant for any error or omission in any balloting or ballot results announced.

如抽籤或所公布之抽籤結果有任何錯誤或遺漏，賣方無須向任何登記人承擔任何責任。

**Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at:**

載有上述銷售安排的資料的文件印本於以下地點可供公眾免費領取：

The designated venue.

指定會場。

**Date of Issue (發出日期): 14/12/2021**