

Information on Sales Arrangements

銷售安排資料

Name of the Development: 發展項目名稱:	Marina South 南區·左岸
Date of the Sale: 出售日期:	From 12 October 2016 由 2016 年 10 月 12 日起
Time of the Sale: 出售時間:	<p>On 12 October 2016: From 3:00 p.m. to 10:00 p.m.</p> <p>From 13 October 2016 and thereafter: From 10:00 a.m. to 7:00 p.m. (Daily)</p> <p>2016 年 10 月 12 日: 由下午 3 時至晚上 10 時</p> <p>由 2016 年 10 月 13 日起: 每日上午 10 時至下午 7 時</p>
Place where the sale will take place: 出售地點:	<p>On 12 October 2016: 26/F, Exchange Tower, No. 33 Wang Chiu Road, Kowloon Bay (the “Sales Venue”)</p> <p>From 13 October 2016 and thereafter: Unit B, 33/F, Tower 2, Marina South, No. 8 Ap Lei Chau Drive, Ap Lei Chau, Hong Kong (the “Sales Office”)</p> <p>2016 年 10 月 12 日: 九龍灣宏照道 33 號國際交易中心 26 樓(「售樓會場」)</p> <p>由 2016 年 10 月 13 日起: 香港鴨脷洲鴨脷洲徑 8 號南區·左岸第二座 33 樓 B 室(「售樓處」)</p>
Number of specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的數目:	26
Description of the residential properties that will be offered to be sold: 將提供出售的指明住宅物業的描述:	
<p>The following units in Tower 1 (Floor / Unit): 以下在大廈第一座的單位(樓層/單位) :</p> <p>9A, 9B, 10A, 10B, 11A, 11B, 16A, 16B, 17A, 17B, 23A, 23B, 25A, 25B, 26A, 26B, 27A, 27B</p> <p>The following units in Tower 2 (Floor / Unit): 以下在大廈第二座的單位(樓層/單位) :</p> <p>9A, 9B, 10A, 10B, 16A, 16B, 17A, 17B</p>	

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：

On 12 October 2016 (the “First Date of Sale”)

2016 年 10 月 12 日 (「出售首日」)

Balloting will be used to determine the order of priority.

以抽籤方式決定選擇住宅物業的次序。

Registration

登記

1. Any person interested in purchasing any of the specified residential properties (the “registrant”) must first submit the following documents:-

- (a) one Registration of Intent duly completed and signed by the registrant;
- (b) the Registrations of Intent shall be accompanied with cashier order(s). The number of cashier order(s) shall be equal to the number of residential property(ies) which the registrant intends to purchase as indicated in the Registration of Intent. Each cashier order shall be in the sum of HK\$500,000 and made payable to “Deacons”; and
- (c) a copy of the registrant’s H.K.I.D Card(s)/Passport(s) OR (if applicable) a copy of Business Registration Certificate and documents filed with the Companies Registry showing the current list of director(s) and secretary and a copy of H.K.I.D. Card(s)/Passport(s) of the director(s) who is signing the Registration of Intent.

to the Sales Office during the “specified periods” which are between 2 pm and 7 pm on 8 October 2016 and between 10:00 am and 7:00 pm from 9 October 2016 to 11 October 2016 (both dates inclusive).

The closing time for submission of Registration of Intent will be 7:00 p.m. on 11 October 2016.

有意購買任何指明住宅物業的人士(下稱「登記人」)，必須在「指定時段」，指由 2016 年 10 月 8 日下午 2 時正至下午 7 時正及在 2016 年 10 月 9 日至 2016 年 10 月 11 日(包括首尾兩日)每日上午 10 時正至下午 7 時正到售樓處遞交以下文件：

- (a) 由登記人已填妥及簽署的1份購樓意向登記;
- (b) 購樓意向登記須附有銀行本票，銀行本票的數目須與登記人於購樓意向登記內填寫的意欲購買的住宅物業數目相同。每張銀行本票金額為港幣 \$500,000 及抬頭人須為「的近律師行」；及
- (c) 登記人的香港身份證/護照之副本或(如適用)商業登記證副本及已於公司註冊處登記之文件以顯示當時的董事及秘書的名單、及簽署購樓意向登記之董事的香港身份證或護照之副本。遞交購樓意向登記截止時間為 2016 年 10 月 11 日下午 7 時正。

2. Each individual registrant or company registrant shall only be registered at maximum under one Registration of Intent. More than the allowed Registrations of Intent from the same individual registrant

(whether in his/her own name or in joint names with any other party(ies)) or company registrant will not be accepted.

每位個人或公司登記人只可遞交最多1份購樓意向登記，賣方不接受每位個人登記人(不論以個人或聯名)或公司登記人，遞交多於以上規限的購樓意向登記數目。

3. Registrants may purchase not more than two (2) specified residential properties.

登記人可購買不多於 2 個指明住宅物業。

4. Late submission or submission outside the office hours will not be accepted. The Registration of Intent is personal to the Registrant and shall not be transferable.

逾期遞交或在辦公時間以外遞交的購樓意向登記恕不受理。購樓意向登記只適用於登記人本人及不能轉讓。

5. The cashier order(s) will be used as part payment of the preliminary deposit for the purchase of the specified residential property(ies).

銀行本票將會用作支付購買指明住宅物業的部份臨時訂金。

6. The order of submission of Registrations of Intent will not have any impact on the order of priority for selecting the specified residential properties.

遞交購樓意向登記表格的先後並不會影響有關登記人揀選指明住宅物業的優先次序。

7. Each Registration of Intent submitted by the Registrant shall be allotted with one registration number.

登記人就其已遞交的每份購樓意向登記表格可獲分配一個登記號碼。

8. In case of dispute, the Vendor reserves its right to determine whether a Registration of Intent is valid and should be included in balloting.

如有爭議，賣方保留權利決定購樓意向登記是否有效及是否應被納入抽籤。

On the First Date of Sale, balloting and selection of specified residential property will take place in the following manner.

於出售首日，抽籤及揀選指明住宅物業會根據以下方式進行。

9. All Registrants(if the Registrant is a company registrant, at least one of the director(s) duly appointed by the company registrant) shall attend registration on the First Date of Sale :-

(a) All the registrants shall attend registration at the Sales Venue between 3:00 p.m. and 3:30 p.m. on the First Date of Sale. Late arrival of any Registrants at any time after the aforesaid period shall not be eligible for registration or balloting.

(b) All Registrants must bring along:-,

(i) the original receipts issued by the Vendor for the Registrations of Intent submitted by them;

(ii) blank cheque(s); and

- (iii) for Individual Registrant - original Hong Kong Identity Card/passport; OR
 - (iv) for individual registrant acting by attorney - original Hong Kong Identity Card/Passport of the attorney, copy of Hong Kong Identity Card/Passport of the registrant and original Power of Attorney duly executed by the registrant and attested by a Hong Kong solicitor; OR
 - (v) for company registrant - a copy of each of its Business Registration Certificate and the latest annual return, original Hong Kong Identity Card/passport of its director(s) duly appointed by the company registrant and its company chop.
- (c) The Registrants whose identities having been confirmed and verified by the Vendor shall be eligible for the balloting.

於出售當日所有登記人(如公司登記則最少一位已被正式委任之董事)須出席登記:-

- (a) 登記人須於出售首日下午 3 時至下午 3 時 30 分於售樓會場進行登記。未能於上述時段到達的登記人將失去登記或抽籤的資格。
- (b) 所有登記人須攜帶:-
 - (i) 由賣方發出之有關其購樓意向登記表格的收據正本;
 - (ii) 空白支票;及
 - (iii) 如以個人名義登記 - 登記人的香港身份證/護照之正本; 或
 - (iv) 如登記人授權受權人行事 - 受權人的香港身份證/護照正本、登記人的香港身份證/護照副本及由登記人妥善簽署並由香港律師見證的授權書的正本; 或
 - (v) 如以公司名義登記 - 商業登記證副本、最近之公司周年申報表副本及已被正式委任之董事的香港身份證或護照之正本及公司印章。
- (c) 登記人經賣方確認並核實身份後方有資格參與抽籤。

10. Balloting and selection of specified residential property

- (a) Eligible Registrants will participate in balloting that will take place after 3:30 p.m. at the Sales Venue. The Vendor reserves the right at any time, for the purposes of maintaining order at the Sales Venue and/or facilitating smooth sale of the specified residential properties, to adjust the time of the balloting. Any changes to the time of the balloting will be announced at the Sales Venue. Registrants will not be notified separately of such changes.
- (b) The results of the balloting, including “registration number” and “ballot result sequence” will be announced by the Vendor at the Sales Venue. Registrants will not be separately notified of the ballot results.
- (c) Registrants (if the Registrant is a company registrant, at least one of the director(s) duly appointed by the company registrant) shall select the specified residential properties which are still available at the time of selection in the order of priority according to the “ballot result sequence” and in an orderly manner and within reasonable time. Registrants shall select and purchase the specified residential properties in compliance with the rules set out in paragraph 3 above.

抽籤及揀選指明住宅物業

- (a) 合資格登記人可參加於下午 3 時 30 分後於售樓會場舉行的抽籤。為了維持售樓會場秩序及流暢地銷售指明住宅物業，賣方保留權利在任何時間調整抽籤程序的時間。任何抽籤程序的時間的修改會於售樓會場公布。登記人將不獲另行通知該等修改。
- (b) 賣方會將抽籤結果，包括「登記號碼」及「抽籤結果順序」於售樓會場公布，登記人將不獲

另行通知抽籤結果。

- (c) 登記人(如公司登記則最少一位已被正式委任之董事) 須根據「抽籤結果順序」有秩序地及於合理時間內揀選於當時仍可供揀選的指明住宅物業。登記人須遵守上述第3段列出的準則選購指明住宅物業。

11. Arrangement on cashier order(s):-

- (a) The cashier order(s) submitted in accordance with paragraph 1 (b) above will be used as part payment of the preliminary deposit for the purchase of the specified residential property(ies). The balance of the preliminary deposit for the purchase of the specified residential property(ies) shall be paid by personal cheque(s) upon signing of the preliminary agreement for sale and purchase.
- (b) The registrant may on spot decide to increase the number of residential properties which he/she/it/they intends to purchase as specified in the Registration of Intent subject to the rules under paragraph 3 above, the registrant must submit an additional cashier order (for such amount and in whose favour as specified in paragraph 1(b) above) for each additional residential property he/she/it/they purchase(s).
- (c) If a registrant has not purchased any specified residential property or the number of specified residential property(ies) being purchased is less than the number of specified residential property(ies) which the registrant intends to purchase as indicated in the Registration of Intent, the unused cashier order(s) will be available for collection by the registrant (or his/her/their authorized person) at the Sales Office from 13 October 2016 to 14 October 2016 during office hours (from 10:00a.m. to 7:00p.m. on each day). The registrant must bring along his/her/their H.K.I.D. Card(s)/Passport(s) (or a copy of the H.K.I.D. Card(s)/Passport(s) of the registrant if unused cashier order(s) is/are collected by authorized person), (if applicable) copy of Business Registration Certificate, the original Receipt of the Registration of Intent and (if applicable) a valid authorization letter and the original of the H.K.I.D. Card/Passport of the authorized person.

關於本票的安排：

- (a) 根據上述第1(b)段遞交的本票將會用作支付購買指明住宅物業的部份臨時訂金。購買指明住宅物業的臨時訂金的餘額須於簽署臨時買賣合約時以支票支付。
- (b) 如登記人根據第3段準則，即場決定購買多於其在「購樓意向登記」上填寫的其意欲購買住宅物業的數目，須為每一額外購買的住宅物業遞交一張額外銀行本票(按上述第1(b)段之金額及抬頭)。
- (c) 如登記人並無購入任何指明住宅物業或其購入之指明住宅物業數目未達其於購樓意向登記內所填寫意欲購買之數目，可於 2016 年 10 月 13 日及 2016 年 10 月 14 日(每日上午 10 時至下午 7 時)親臨售樓處辦理取回未使用的本票。登記人必須攜同登記人香港身份證／護照正本(如以獲授權人士取回未使用的本票，則須攜同登記人香港身份證／護照副本)、(如適用)商業登記證書副本、購樓意向登記的收據正本及(如適用)有效的授權書及獲授權人士之香港身份證／護照正本。

- 12. Before signing the Preliminary Agreement for Sale and Purchase, the registrant may request the Vendor on spot to add any person(s) who is/are closely related (i.e. spouse, parent, child, brother or sister) of the registrant as joint purchasers subject to the provision of adequate proof (including but not limited to marriage certificate, birth certificate, household register and etc.) of such relationship for the**

Vendor's inspection. The Vendor reserves its absolute discretion to allow or reject the registrant to add any person(s) to sign the Preliminary Agreement for Sale and Purchase.

在簽署臨時買賣合約前，登記人可即場要求賣方增加簽署臨時買賣合約的人數，惟新加入之買家必須為登記人的近親(即配偶、父母、子女、兄弟及姊妹)，並須提供該親屬關係的有效證明文件(包括但不限於結婚證書、出生證明書、戶籍登記等)以供賣方查証。賣方保留其絕對酌情權允許或拒絕登記人增加任何人士簽署臨時買賣合約。

13. After the completion of the balloting and selection of the specified residential properties by the eligible persons in accordance with the above procedures, the remaining specified residential properties (if any) will be sold on a first come first served basis to any person interested in purchasing. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting). For the avoidance of doubt, there is no restriction on the number of specified residential properties that a purchaser (whether individual or company) may purchase on a first come first served basis.

當合資格人士根據上述程序抽籤及選購指明住宅物業完畢後，餘下的指明住宅物業(如有)將以先到先得形式向任何有意購買的人士發售。如有任何爭議，賣方保留絕對權力以任何方式(包括抽籤)分配任何指明住宅物業予任何有意購買的人士。為免疑問，賣方並沒有限制買方(不論個人或公司)以先到先得形式購買的指明住宅物業的數目。

14. The Vendor reserves the right to close the Sales Venue at any time if all the specified residential properties have been sold out.

賣方保留權利在所有指明住宅物業已售出的情況下於任何時間關閉售樓會場。

15. The Vendor shall not be responsible to the registrants for any error or omission contained in the ballot results.

如抽籤結果有任何錯誤或遺漏，賣方無須向登記人承擔任何責任。

16. The registrants or any person interested in purchasing and the person(s) concerned as intended joint purchaser(s) are invited and advised to view the specified residential property(ies) of the Development at any time from 11:00 a.m. to 7:00 p.m. daily on or before 11 October 2016. Please contact the Vendor or the Vendor's Agent to make the necessary viewing arrangement. The registrants or the persons concerned as intended joint purchaser(s) who have or have not viewed the specified residential properties would be required to confirm this in writing before signing the related Preliminary Agreement for Sale and Purchase.

登記人或任何有意購買的人士及有意作為聯名買方的有關人士獲邀請及忠告於 2016 年 10 月 11 日當日或之前每日上午 11 時至下午 7 時任何時間參觀發展項目中的指明住宅物業。請聯絡賣方或賣方代理人辦理有關參觀的安排。已參觀或沒有參觀指明住宅物業的登記人或有意作為聯名買方的有關人士均須在簽署臨時買賣合約前以書面確認有否參觀的事實。

17. If Tropical Cyclone Warning Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued at any time on any date on which Registration of Intent may be submitted pursuant to paragraph 1 above, the closing date for submission of Registration of Intent, or the First Date of Sale, then, for the safety of the

registrants and the maintenance of order at the Sales Office and Sales Venue, the Vendor reserves its absolute right to change the date and/or time (including the closing date and/or time) for the above activities to such other date and/or time as the Vendor may consider appropriate. Details of the arrangement will be announced by the Vendor on the website (<http://www.marina-south.hk>) designated by the Vendor for the Development. Registrant will not be notified separately of the arrangement.

如在根據上述第 1 段可遞交購樓意向登記的任何一天、於遞交購樓意向登記的截止日期或出售首日期間，天文台發出八號或更高之熱帶氣旋警告信號或黑色暴雨警告，為保障登記人的安全及維持售樓處及售樓會場的秩序，賣方保留絕對權力更改上述活動的日期及/或時間(包括截止日期及/或時間)至賣方認為合適的其他日期及/或時間，並於賣方就發展項目指定的互聯網網站的網址(<http://www.marina-south.hk>) 公布有關安排及詳情。登記人將不獲另行通知。

On 13 October 2016 and thereafter:

2016 年 10 月 13 日起：

18. To be sold at the Sales Office on a first come first served basis. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting).

以先到先得形式於售樓處發售。如有任何爭議，賣方保留絕對權力以任何方式（包括抽籤）分配任何指明住宅物業予任何有意購買的人士。

19. The Vendor reserves the right to close the Sales Office at any time if all the specified residential properties have been sold out.

賣方保留權利在所有指明住宅物業已售出的情況下於任何時間關閉售樓處。

20. If Tropical Cyclone Warning Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued during the Time of the Sale, for the safety of any person and the maintenance of order at the Sales Office, the Vendor reserves its absolute right to change the date and/or time (including the closing date and/or time) for the above activities to such other date and/or time as the Vendor may consider appropriate. Details of the arrangement will be announced by the Vendor at the Sales Office.

如在任何出售時間內，天文台發出八號或更高之熱帶氣旋警告信號或黑色暴雨警告，為保障任何人的安全及維持售樓處的秩序，賣方保留絕對權力更改上述活動的日期及/或時間(包括截止日期及/或時間)至賣方認為合適的其他日期及/或時間，並於售樓處公布有關安排及詳情。

Notes :

- (a) Regarding the meaning of “closely related”, the Vendor follows the definition under section 29AD of the Stamp Duty Ordinance.
- (b) Regarding the meaning of the terms “parent”, “spouse”, “child”, “brother” or “sister”, the Vendor follows the meaning as ascribed to these terms by the Stamp Office when dealing with ad valorem stamp duty.

註：

- (a) 就「近親」的涵義，賣方沿用《印花稅條例》第29AD條所下的定義。
- (b) 就「父母」、「配偶」、「子女」、「兄弟」或「姊妹」用詞的涵義，賣方沿用印花稅署處理從價印花稅時給予的涵義。

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.

如有任何爭議，賣方保留最終決定權而自行分配任何該指明住宅物業予任何有意欲購買的人士。

Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at the G/F lobby, China Overseas Building, No.139 Hennessy Road, Hong Kong.

載有上述銷售安排的資料的文件印本於香港軒尼詩道 139 號中國海外大廈地下大堂可供公眾免費領取。

Date of issue (發出日期): 8-10-2016