

價單 Price List

第一部份：基本資料 Part 1: Basic Information

| | | | |
|--|----------------------------|-------------------------------------|----|
| 發展項目名稱 Name of Development | 何文田山畔 Homantin Hillside | 期數(如有) Phase No. (if any) | -- |
| 發展項目位置 Location of Development | 薈然徑8號 8 Wai Yin Path | | |
| 發展項目（或期數）中的住宅物業的總數 The total number of residential properties in the development (or phase of the development) | 173 | | |

| | |
|---------------------------------|-------------------------------------|
| 印製日期 Date of Printing | 價單編號 Number of Price List |
| 17 September 2016 | 6 |

修改價單(如有) *Revision to Price List (if any)*

| 修改日期 Date of Revision | 經修改的價單編號 Numbering of Revised Price List | 如物業價錢經修改，請以「✓」標示 Please use “✓” to indicate changes to prices of residential properties |
|---------------------------------|--|---|
| | | 價錢 Price |
| 19 October 2016 | 6A | - |

第二部份：面積及售價資料

Part 2: Information on Area and Price

| 物業的描述 Description of Residential Property | | | 實用面積 (包括露台，工作平台及陽台(如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 售價 (元) Price (\$) | 實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.) | 其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.) | | | | | | | | | |
|--|-------------|------------|---|----------------------------|--|--|------------------|-----------------|-----------------|--------------|----------------------|------------|------------------|---------------|------------|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Unit | | | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cock-loft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stair-hood | 前庭 Terrace | 庭院 Yard |
| 1 | 16 | A | 116.805 (1,257) 露台 Balcony: 3.305 (36) 工作平台 Utility Platform: 0 (0) | 37,057,000 | 317,255 (29,481) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 17 | A | 116.805 (1,257) 露台 Balcony: 3.305 (36) 工作平台 Utility Platform: 0 (0) | 37,242,000 | 318,839 (29,628) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 18 | A | 116.805 (1,257) 露台 Balcony: 3.305 (36) 工作平台 Utility Platform: 0 (0) | 37,428,000 | 320,431 (29,776) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 19 | A | 116.805 (1,257) 露台 Balcony: 3.305 (36) 工作平台 Utility Platform: 0 (0) | 38,263,000 | 327,580 (30,440) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 20 | A | 116.805 (1,257) 露台 Balcony: 3.305 (36) 工作平台 Utility Platform: 0 (0) | 38,594,000 | 330,414 (30,703) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 26 | A | 116.984 (1,259) 露台 Balcony: 3.222 (35) 工作平台 Utility Platform: 0 (0) | 40,974,000 | 350,253 (32,545) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |

| 物業的描述 Description of Residential Property | | | 實用面積 (包括露台，工作平台及陽台(如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 售價 (元) Price (\$) | 實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.) | 其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.) | | | | | | | | | |
|--|-------------|------------|---|----------------------------|--|--|------------------|-----------------|-----------------|--------------|----------------------|------------|------------------|---------------|------------|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Unit | | | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cock-loft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stair-hood | 前庭 Terrace | 庭院 Yard |
| 1 | 27 | A | 116.984 (1,259) 露台 Balcony: 3.222 (35) 工作平台 Utility Platform: 0 (0) | 43,658,000 | 373,196 (34,677) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 3 | B | 32.552 (350) 露台 Balcony: 0 (0) 工作平台 Utility Platform: 0 (0) | 9,650,000 | 296,449 (27,571) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 5 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,291,000 | 299,166 (27,814) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 6 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,391,000 | 302,073 (28,084) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 7 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,490,000 | 304,951 (28,351) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 8 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,689,000 | 310,736 (28,889) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |

| 物業的描述 Description of Residential Property | | | 實用面積 (包括露台，工作平台及陽台(如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 售價 (元) Price (\$) | 實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.) | 其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.) | | | | | | | | | |
|--|-------------|------------|---|----------------------------|--|--|------------------|-----------------|-----------------|--------------|----------------------|------------|------------------|---------------|------------|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Unit | | | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cock-loft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stair-hood | 前庭 Terrace | 庭院 Yard |
| 1 | 9 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,689,000 | 310,736 (28,889) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 10 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 11,046,000 | 321,114 (29,854) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 11 | B | 34.399 (370) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 11,098,000 | 322,626 (29,995) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 27 | B | 86.034 (926) 露台 Balcony: 3.350 (36) 工作平台 Utility Platform: 0 (0) | 30,652,000 | 356,278 (33,102) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 3 | C | 32.403 (349) 露台 Balcony: 0 (0) 工作平台 Utility Platform: 0 (0) | 9,576,000 | 295,528 (27,438) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 5 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 10,214,000 | 298,028 (27,680) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |

| 物業的描述 Description of Residential Property | | | 實用面積 (包括露台，工作平台及陽台(如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 售價 (元) Price (\$) | 實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.) | 其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.) | | | | | | | | | |
|--|-------------|------------|---|----------------------------|--|--|------------------|-----------------|-----------------|--------------|----------------------|------------|------------------|---------------|------------|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Unit | | | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cock-loft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stair-hood | 前庭 Terrace | 庭院 Yard |
| 1 | 6 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 10,313,000 | 300,916 (27,949) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 7 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 10,412,000 | 303,805 (28,217) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 8 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 10,611,000 | 309,611 (28,756) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 9 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 10,611,000 | 309,611 (28,756) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 10 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 10,967,000 | 319,999 (29,721) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 11 | C | 34.272 (369) 露台 Balcony: 1.869 (20) 工作平台 Utility Platform: 0 (0) | 11,018,000 | 321,487 (29,859) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |

| 物業的描述 Description of Residential Property | | | 實用面積 (包括露台，工作平台及陽台(如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 售價 (元) Price (\$) | 實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.) | 其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.) | | | | | | | | | |
|--|-------------|------------|---|----------------------------|--|--|------------------|-----------------|-----------------|--------------|----------------------|------------|------------------|---------------|------------|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Unit | | | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cock-loft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stair-hood | 前庭 Terrace | 庭院 Yard |
| 1 | 3 | D | 32.704 (352) 露台 Balcony: 0 (0) 工作平台 Utility Platform: 0 (0) | 9,611,000 | 293,878 (27,304) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 5 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,247,000 | 296,576 (27,546) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 6 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,347,000 | 299,470 (27,815) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 7 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,447,000 | 302,365 (28,083) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 8 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,647,000 | 308,153 (28,621) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 9 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 10,647,000 | 308,153 (28,621) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |

| 物業的描述 Description of Residential Property | | | 實用面積 (包括露台，工作平台及陽台(如有)) 平方米 (平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.) | 售價 (元) Price (\$) | 實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.) | 其他指明項目的面積 (不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.) | | | | | | | | | |
|--|-------------|------------|---|----------------------------|--|---|------------------|-----------------|-----------------|--------------|----------------------|------------|------------------|---------------|------------|
| 大廈名稱 Block Name | 樓層 Floor | 單位 Unit | | | | 空調機房 Air-conditioning plant room | 窗台 Bay window | 閣樓 Cock-loft | 平台 Flat roof | 花園 Garden | 停車位 Parking space | 天台 Roof | 梯屋 Stair-hood | 前庭 Terrace | 庭院 Yard |
| 1 | 10 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 11,006,000 | 318,544 (29,586) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 1 | 11 | D | 34.551 (372) 露台 Balcony: 1.847 (20) 工作平台 Utility Platform: 0 (0) | 11,340,000 | 328,210 (30,484) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 2 | 26 | A | 116.598 (1,255) 露台 Balcony: 3.235 (35) 工作平台 Utility Platform: 1.480 (16) | 40,440,000 | 346,833 (32,223) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 2 | 27 | A | 116.598 (1,255) 露台 Balcony: 3.235 (35) 工作平台 Utility Platform: 1.480 (16) | 42,160,000 | 361,584 (33,594) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 2 | 27 | B | 71.148 (766) 露台 Balcony: 2.338 (25) 工作平台 Utility Platform: 0 (0) | 24,683,000 | 346,925 (32,223) | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |

第三部份：其他資料 **Part 3: Other Information**

- (1) 準買家應參閱發展項目的售樓說明書，以了解該項目的資料。
Prospective purchasers are advised to refer to the sales brochure for the development for information on the development.

- (2) 根據《一手住宅物業銷售條例》第 52(1)條及第 53(2)及(3)條， -
According to sections 52(1) and 53(2) and (3) of the Residential Properties (First-hand Sales) Ordinance, -

第 52(1)條 / Section 52(1)

在某人就指明住宅物業與擁有人訂立臨時買賣合約時，該人須向擁有人支付售價的 5%的臨時訂金。

A preliminary deposit of 5% of the purchase price is payable by a person to the owner on entering into a preliminary agreement for sale and purchase in respect of the specified residential property with the owner.

第 53(2)條 / Section 53(2)

如某人於某日期訂立臨時買賣合約，並於該日期後的 5 個工作日內，就有關住宅物業簽立買賣合約，則擁有人必須在該日期後的 8 個工作日內，簽立該買賣合約。

If a person executes an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase, the owner must execute the agreement for sale and purchase within 8 working days after that date.

第 53(3)條 / Section 53(3)

如某人於某日期訂立臨時買賣合約時，但沒有於該日期後的 5 個工作日內，就有關住宅物業簽立買賣合約，則 – (i) 該臨時合約即告終止；(ii) 有關的臨時訂金即予沒收；及 (iii) 擁有人不得就該人沒有簽立買賣合約而針對該人提出進一步申索。

If a person does not execute an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase- (i) the preliminary agreement is terminated; (ii) the preliminary deposit is forfeited; and (iii) the owner does not have any further claim against the person for the failure.

- (3) 實用面積及屬該住宅物業其他指明項目的面積是按《一手住宅物業銷售條例》第 8 條及附表二第 2 部的計算得出的。
The saleable area and area of other specified items of the residential property are calculated in accordance with section 8 and Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

(4) (i) 支付條款 Terms of Payment

360 天輕鬆付款計劃

360 Days Flexible Payment Method

- 1) 於簽署臨時買賣合約時，買方須以銀行本票或支票形式支付相等於樓價5%之金額作為臨時訂金，抬頭請寫 " F. Zimmern & Co." 。買方並於簽署臨時買賣合約的日期後起計的第5個工作天或之前到律師行簽署正式買賣合約。
Upon signing the Preliminary Agreement for Sale and Purchase, the Purchaser(s) shall pay the preliminary deposit equivalent to 5% of the Purchase Price by cashier order or cheque, payable to "F. Zimmern & Co.". The Purchaser(s) shall sign the Formal Agreement for Sale and Purchase at the solicitors' offices within 5 working days after signing the Preliminary Agreement for Sale and Purchase.
 - 2) 樓價5% (加付訂金) 於簽署臨時買賣合約後 30 天內支付。
5% of the Purchase Price (further deposit) shall be paid within 30 days after signing of the Preliminary Agreement for Sale and Purchase.
 - 3) 樓價10% (部份樓價) 於簽署臨時買賣合約後 90 天內支付。
10% of the Purchase Price (part payment of the Purchase Price) shall be paid within 90 days after signing of the Preliminary Agreement for Sale and Purchase.
 - 4) 樓價80% (樓價餘額) 於簽署臨時買賣合約後 360 天內支付。
80% of the Purchase Price (balance of Purchase Price) shall be paid within 360 days after signing of the Preliminary Agreement for Sale and Purchase.
- 註： 在(4)(i)段中，『樓價』指臨時買賣合約中訂明的住宅物業的實際售價。樓價的計算方法為從第二部份所示的有關售價扣除按(4)(ii)段方法計算的適用的折扣數額(如有)後得出的金額。
- Notes: In paragraph (4)(i), "Purchase Price" means the actual price of the residential property set out in the Preliminary Agreement for Sale and Purchase. The Purchase Price is to be calculated by deducting the applicable amount of discounts (if any) calculated in accordance with Paragraph (4)(ii) from the Price concerned as shown in Part 2 above.

(4) (ii) 售價獲得折扣的基礎 Basis on which any discount on the price is available

(a) 港鐵何文田站通車特別折扣
MTR Ho Man Tin Station Opening Special Discount

購買列於下表的左方的住宅物業的買方可獲得列於下表的右方的相應的特別折扣。

The Purchaser of a residential property set out in the left hand side of the Table below would be offered the special discount set out corresponding in the right hand side of the Table below.

表

Table

| 所購住宅物業 Residential property purchased | 港鐵何文田站通車特別折扣 MTR Ho Man Tin Station Opening Special Discount |
|---|---|
| 第1座 Tower 1: 3D, 5B, 6C, 7C, 8C, 10C | 售價的5% 5% of the Price |
| 第1座 Tower 1: 16A, 17A, 18A, 19A, 20A, 26A, 27A, 3B, 6B, 7B, 8B, 9B, 10B, 11B, 27B, 3C, 5C, 9C, 11C, 5D, 6D, 7D, 8D, 9D, 10D, 11D 第2座 Tower 2: 26A, 27A, 27B | 售價的8% 8% of the Price |

(b) 置業特別折扣
Home Purchase Special Discount

購買本價單所列之住宅物業的買方可獲售價 8% 折扣優惠。

An 8% discount from the Price would be offered to a Purchaser who purchases a residential property listed in this price list.

- (4) (iii) 可就購買該項目中的指明住宅物業而連帶獲得的任何贈品、財務優惠或利益

Any gift, or any financial advantage or benefit, to be made available in connection with the purchase of a specified residential property in the development

- (a) 從價印花稅優惠
Ad Valorem Stamp Duty Benefit

買方購買本價單中所列之任何住宅物業可獲「從價印花稅優惠」，詳請如下：

“Ad Valorem Stamp Duty Benefit” would be offered to a Purchaser who purchases any residential property in this price list, details of which are as follows:-

| 所購住宅物業樓價 Purchase Price of the residential property purchased | 從價印花稅優惠的金額 Ad Valorem Stamp Duty Benefit |
|--|---|
| 如樓價為港幣\$20,000,000以下的 In the case where the Purchase Price is below HK\$20,000,000 | 等於樓價的7.5% Equivalent to 7.5% of the Purchase Price |
| 如樓價為港幣\$20,000,000或以上的 In the case where the Purchase Price is at or above HK\$20,000,000 | 等於樓價的8.5% Equivalent to 8.5% of the Purchase Price |

在買方簽署正式買賣合約後，賣方將直接支付所購物業之從價印花稅給稅務局(以上述從價印花稅優惠的金額為限，餘額(如有)由買方支付)。若賣方支付之從價印花稅的金額與上述從價印花稅優惠的金額不同，其差額將在樓價餘額調整。

此從價印花稅優惠受限於相關交易文件的條款及條件(包括但不限於買方須依照正式買賣合約訂定的日期付清所購住宅物業每一期的加付訂金，部份樓價及樓價餘額)。

The Vendor will pay the ad valorem stamp duty for the residential property purchased directly to the Inland Revenue Department (up to the amount of the Ad Valorem Duty Benefit stated above; the shortfall (if any) shall be paid by the Purchaser) after signing of the Formal Agreement for Sale and Purchase by the Purchaser. If the amount of the ad valorem stamp duty paid by the Vendor differs from the amount of the Ad Valorem Stamp Duty Benefit stated above, the difference will be adjusted in the balance of Purchase Price.

This Ad Valorem Stamp Duty Benefit is subject to the terms and conditions of the relevant transaction documents (including without limitation that the Purchaser shall settle each of the further deposit, the part payment and the balance Purchase Price according to the respective dates stipulated therein).

- (b) 備用 Hillside 1100 按揭貸款 (只適用於個人買家或有個人擔保的公司買家)
Standby Hillside 1100 Mortgage Loan (only applicable to individual purchaser OR corporate purchaser with personal guarantee)

為繳付樓價餘額的目的，買方可向賣方的指定財務公司(『指定財務公司』)申請備用 Hillside 1100 按揭貸款(『Hillside 1100按揭貸款』)，其主要條款如下：

For the purpose of the settlement of the balance Purchase Price, the Purchaser may apply to the financial company which is designated by the Vendor (“designated financial company”) for a Standby Hillside 1100 Mortgage Loan (“Hillside 1100 Mortgage Loan”). The key terms thereof are as follow:

- (i) 買方必須於付清樓價餘額之日前最少60日，以書面方式向指定財務公司申請Hillside 1100 按揭貸款。
The Purchaser shall make a written application to the designated financial company for a Hillside 1100 Mortgage Loan not less than 60 days before the date of settlement of the balance Purchase Price.
- (ii) Hillside 1100按揭貸款的貸款額不得超過按以下數式所得的金額 :-
樓價的80%減去「從價印花稅優惠」(見上述(4)(iii)(a)段) 的金額的50%再減去「提前付清樓價現金回贈」的金額(如適用) (見下述(4)(iii)(c)段)
The loan amount of the Hillside 1100 Mortgage Loan shall not exceed the amount calculated as follows:-
80% of the Purchase Price less 50% of the amount of “Ad Valorem Stamp Duty Benefit” (see Paragraph (4)(iii)(a) above) and further less the amount of “Early Cash Settlement Rebate” (if applicable) (see Paragraph (4)(iii)(c) below)□
- (iii) Hillside 1100 按揭貸款以該住宅物業之第一法定按揭作抵押。
The Hillside 1100 Mortgage Loan shall be secured by a first legal mortgage over the residential property.
- (iv) Hillside 1100 按揭貸款的期限為36個月。
The tenor of the Hillside 1100 Mortgage Loan shall be 36 months.
- (v) Hillside 1100 按揭貸款於提款日起息，使用 Hillside 1100 按揭貸款的買方於36個月貸款期內免供本金，只須按月支付利息。首12個月之按揭利率按年息1.88%固定息率計算，第13至第24個月之按揭利率按年息2.28%固定息率計算，第25至第36個月之利率按年息2.68%固定息率計算。
Interest on the Hillside 1100 Mortgage Loan will accrue from the day of drawdown, the Purchaser who chooses Hillside 1100 Mortgage Loan will not need to repay the principal thereof, but has to pay interest thereon on a monthly basis during the 36 months tenor period. The interest rate for the first 12 months shall be fixed at 1.88% p.a., the interest rate for the period from 13th to 24th month shall be fixed at 2.28% p.a., and the interest rate for the period from 25th to 36th month shall be fixed at 2.68% p.a..
- (vi) 買方毋須提供收入證明，但須提供指定財務公司所需的其他文件。
The Purchaser is not required to provide income proof, but is required to provide other necessary documents as requested by the designated financial company.
- (vii) 買方須於提取Hillside 1100 按揭貸款日(即付清樓價餘額日)起計的後36個月內償還貸款的全部本金。
The Purchaser shall repay the Hillside 1100 Mortgage Loan in its entirety within 36 months from the loan drawdown date (that is the date of settlement of the balance Purchase Price).

備用延伸 Hillside 1100 按揭貸款
Standby Extended Hillside 1100 Mortgage Loan

- (viii) 按本價單利用Hillside 1100按揭貸款購買住宅單位的買方，可於Hillside 1100按揭貸款的貸款期完結前最少2 個月(亦即於有關住宅物業付清樓價餘額日期後的第 34 個月完結之前)，向指定財務公司以書面申請按下列主要條款延伸Hillside 1100 按揭貸款的貸款期:-

Purchasers who utilize the Hillside 1100 Mortgage Loans to buy the residential properties listed in this price list may apply in writing on or before 2 months prior to the expiry of the tenor of the Hillside 1100 Mortgage Loan (i.e. not later than the expiry of the 34th month after the date of settlement of the balance Purchase Price of the residential property concerned) for extending the tenor of the Hillside 1100 Mortgage Loan on the following key terms:-

- (a) Hillside 1100 按揭貸款的貸款期的延伸期(『延伸期』)不可長於36個月(即Hillside 1100按揭貸款的原貸款期和延伸期合計不可長於72個月)。
The extension of the tenor of the Hillside 1100 Mortgage Loan concerned (“extended tenor”) shall not exceed 36 months (i.e. the aggregate of the original tenor and the extended tenor of the Hillside 1100 Mortgage Loan concerned shall not exceed 72 months).

- (b) 在延伸期內，Hillside 1100 按揭貸款的年利率按「香港上海滙豐銀行有限公司」港元最優惠利率(P)計算，利率浮動。買方須按月支付利息。
Within the extended tenor period, the interest rate of the Hillside 1100 Mortgage Loan shall be at the Hong Kong Dollar Best Lending Rate (P) as quoted by “The Hongkong and Shanghai Banking Corporation Limited” from time to time, the Purchaser shall pay the interest on a monthly basis.

- (c) 買方須以以下方式償還 Hillside 1100 按揭貸款:-
The Purchaser shall repay the Hillside 1100 Mortgage Loan in the following manners:

- (I) 買方須於延伸期開始前償還相當於有關單位樓價10%之Hillside 1100 按揭貸款;
The Purchaser shall repay the Hillside 1100 Mortgage Loan in an amount equivalent to 10% of the Purchase Price of the residential property concerned on or before the commencement of the extended tenor;
- (II) 買方須於延伸期開始後的12個月內再償還相當於有關單位樓價10%之Hillside 1100 按揭貸款;
The Purchaser shall repay the Hillside 1100 Mortgage Loan in a further amount equivalent to 10% of the Purchase Price of the residential property concerned on or before the first anniversary of the commencement of the extended tenor;
- (III) 買方須於延伸期屆滿日或之前償還Hillside 1100 按揭貸款尚未償還的本金的全部。
The Purchaser shall repay the outstanding principal of the Hillside 1100 Mortgage Loan in its entirety on or before the expiry of the extended tenor.

- (ix) Hillside 1100按揭貸款、其貸款期的延伸(如適用)及有關文件必須由指定財務公司指定之律師行辦理，並由買方負責一切有關費用。
The Hillside 1100 Mortgage Loan, the extension of its tenor (if any) and the documents related thereto must be prepared by, and executed at the offices of, the solicitors' firm designated by the designated financial company.
All related legal cost and expenses shall be paid by the Purchaser.

(c) 提前付清樓價現金回贈
Early Settlement Cash Rebate

如買方於正式買賣合約訂明的付款限期日之前付清樓價餘額，可根據以下列表獲賣方送出提前付清樓價現金回贈（『提前付清樓價現金回贈』）：

Where the Purchaser settles the balance Purchase Price earlier than the due date thereof specified in the Formal Agreement for Sale and Purchase, the Purchaser shall be entitled to an Early Settlement Cash Rebate (“Early Settlement Cash Rebate”) offered by the Vendor according to the table below :-

| 付清樓價餘額日期 Date of settlement of the balance of Purchase Price | 提前付清樓價現金回贈金額 Early Settlement Cash Rebate amount |
|---|---|
| 簽署臨時買賣合約的日期後 90 日內 Within 90 days after the date of signing of the Preliminary Agreement for Sale and Purchase | 等於樓價 2% Equivalent to 2% of the Purchase Price |
| 簽署臨時買賣合約的日期後 180 日內 Within 180 days after the date of signing of the Preliminary Agreement for Sale and Purchase | 等於樓價 1% Equivalent to 1% of the Purchase Price |

買方須於提前付清樓價餘額日前最少30日，以書面向賣方申請提前付清樓價現金回贈，賣方會於收到申請並確認有關資料無誤後將提前付清樓價現金回贈直接用於支付部份樓價餘額。

The Purchaser shall apply to the Vendor in writing for the Early Settlement Cash Rebate at least 30 days before the date of early settlement of the balance Purchase Price. After the Vendor has received the application and duly verified the information, the Vendor will apply the Early Settlement Cash Rebate as part payment of the balance Purchase Price directly.

付清樓價日期以賣方代表律師收到所有樓價款項日期為準。如上述(4)(iii)(c)段中訂明的期限的最後一日不是工作日（按《一手住宅物業銷售條例》第2(1)條所定義），則該日定為下一個工作日。

The date of settlement of the balance Purchase Price shall be the date on which the entirety of the balance Purchase Price is received by the Vendor's solicitors. If the last day of the period as set out in Paragraph (4)(iii)(c) above is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance), the said day shall fall on the next working day.

(d) 購買停車位的優先權
Priority to purchase a Car Parking Space

- (i) 購買列於以下表內的住宅物業之買方，可優先認購發展項目的一個停車位。本購買停車位的優先權不得轉讓。
The Purchaser of a residential property set out in Table below has the priority to purchase one car parking space in the Development. This right of priority to purchase a car parking space is not transferrable.

表

Table

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|---|
| 第1座 Tower 1: 16A, 17A, 18A, 19A, 20A, 26A, 27A, 27B |
| 第2座 Tower 2: 26A, 27A |

- (ii) 購買上述表內的任何住宅物業之買方可根據賣方日後公佈的停車位之銷售安排所規定的時限、條款及方法認購發展項目的一個停車位，否則其優先認購停車位的優先權將會自動失效，買方不會為此獲得任何補償。
The Purchaser of any of the residential properties stated in Table above may have the priority to purchase the car parking space in accordance with time limit, terms and manners as prescribed by the sales arrangements of the car parking spaces to be announced by the Vendor. Otherwise, the right of priority to purchase a car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.
- (iii) 停車位的售價及銷售安排詳情(包括但不限於揀選停車位的次序)將由賣方行使全權及絕對酌情權決定，並容後公佈。
The prices and sales arrangements details (including but not limited to the sequence for the selection of the car parking spaces) of car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later.

(e) 贈送傢俬及裝修
Free Furniture and Decoration

以下指定住宅物業的買方可獲贈在有關物業內現有之傢俬及裝修(「有關傢俬及裝修」)。有關傢俬及裝修將會以現狀於交易完成時連同有關物業給予買家，賣方不會對有關傢俬及裝修作出任何質素保證或提供任何保養。

The Purchaser of the specified residential properties specified below will be offered for free all furniture and decoration which are presently located and installed in the residential property concerned ("the Furniture and Decoration").

The Furniture and Decoration will be delivered to the Purchaser upon completion of the the residential property concerned on an "as is" basis and the Vendor will not give any warranty as to the quality of or provide maintenance for the Furniture and Decoration.

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|----------------------------|
| 第1座 Tower 1: 11D, 27A, 27B |
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本價單第三部份的第(4)(i)段至第(4)(iii)段之中文譯本僅供參考之用，如有疑問或爭議，應以英文版本為準。

The Chinese translation of the provisions contained in Paragraph (4)(i) to Paragraph (4)(iii) of Part 3 of this price list is for reference only.

In case of any doubt or conflict, the English version shall prevail.

- (4) (iv) 誰人負責支付買賣該項目中的指明住宅物業的有關律師費及印花稅
Who is liable to pay the solicitors' fees and stamp duty in connection with the sale and purchase of a specified residential property in the development

如買方選用賣方指定之代表律師作為買方之代表律師同時處理購買有關指明住宅物業的所有法律文件，賣方同意為買方支付正式買賣合約及轉讓契兩項法律文件之律師費。如買方選擇另聘代表律師作為買方之代表律師處理其購買有關指明住宅物業事宜，買賣雙方須各自負責正式買賣合約及轉讓契兩項法律文件之律師費用。

If the Purchaser appoints the Vendor's solicitors to act on his/her behalf in respect of all legal documents in relation to the purchase of the specified residential property concerned, the Vendor agrees to bear the legal cost of the Formal Agreement for Sale and Purchase and the Assignment. If the Purchaser chooses to instruct his own solicitors to act for him/her in relation to the purchase of the specified residential property concerned, each of the Vendor and the Purchaser shall pay its/his/her own solicitors' legal fees in respect of the Formal Agreement for Sale and Purchase and the Assignment.

受在以上(4)(iii)(a)段所述的從價印花稅優惠的限制，買方需支付所有印花稅包括但不限於從價印花稅，買家印花稅*及額外印花稅* (*如適用)"

Subject to the Ad Valorem Stamp Duty Benefit mentioned in Paragraph (4)(iii)(a) above, all stamp duty payments including, but not limited to, Ad Valorem Stamp Duty, Buyer's Stamp Duty* and Special Stamp Duty* payments will be borne by the Purchaser (*if applicable)

- (4) (v) 買方須為就買賣該項目中的指明住宅物業簽立任何文件而支付的費用
Any charges that are payable by a purchaser for execution of any document in relation to the sale and purchase of a specified residential property in the development

有關其他法律文件之律師費如: 附加合約、有關樓宇之地契、大廈公契及其他樓契之核證費、查冊費、註冊費、圖則費及其他實際支出等等，均由買方負責，一切有關按揭及其他費用均由買方負責。

All legal costs and charges in relation to other legal documents such as supplemental agreement, certifying fees for Government Lease, deed of mutual covenant and all other title documents, search fee, registration fee, plan fee and all other disbursements shall be borne by the Purchaser. The Purchaser shall also pay and bear the legal costs and disbursements in respect of any mortgage related to the sale and purchase of a specified residential property in the development.

- (5) 賣方已委任地產代理在發展項目中的指明住宅物業的出售過程中行事：
The vendor has appointed estate agents to act in the sale of any specified residential property in the development:

置業 18 物業代理有限公司 18 PROPERTY AGENCY LIMITED
中原地產代理有限公司 CENTALINE PROPERTY AGENCY LIMITED
世紀 21 測量行有限公司及旗下特許經營商 CENTURY 21 SURVEYORS LIMITED AND FRANCHISEES
華匯置業 CHINA GROUP PROPERTY AGENCY COMPANY
高力國際 COLLIERS INTERNATIONAL AGENCY LIMITED
晉誠地產 EARNEST PROPERTY AGENCY LIMITED
嘉信行地產代理 GARSON REAL ESTATES AGENCIES

香港(國際)地產商會有限公司 HONG KONG (INTERNATIONAL) REALTY ASSOCIATION LIMITED
香港置業(地產代理)有限公司 HONG KONG PROPERTY SERVICES (AGENCY) LIMITED
香港地產代理商總會 HONG KONG REAL ESTATE AGENCIES GENERAL ASSOCIATION
仲量聯行 JONES LANG LASALLE
領域佳士得國際地產 LANDSCOPE CHRISTIE'S INTERNATIONAL REAL ESTATE
領高地產代理有限公司 LEADING PROPERTIES AGENCY LIMITED
美聯物業 MIDLAND REALTY
生利達物業代理 NEW LEADER PROPERTY AGENCY
云房網絡(香港)代理有限公司 QFANG NETWORK (HONG KONG) AGENCY LIMITED
利嘉閣地產有限公司 RICACORP PROPERTIES LIMITED
第一太平戴維斯 SAVILLS REALTY LIMITED
天力地產有限公司 TEAMSWORK PROPERTIES
福興地產代理有限公司 FORTUNE REAL ESTATE AGENCY COMPANY LIMITED
太陽物業香港代理有限公司 SUNRISE PROPERTY HK AGENCY LIMITED
啓卓物業代理有限公司 BEST EXPRESS PROPERTY AGENCY LIMITED
迎富地產代理有限公司 EASYWIN PROPERTY AGENCY LIMITED

請注意: 任何人可委任任何地產代理在購買該項目中的指明住宅物業的過程中行事，但亦可以不委任任何地產代理。

Please note that a person may appoint any estate agent to act in the purchase of any specified residential property in the development. Also, that person does not necessarily have to appoint any estate agent.

- (6) 賣方就發展項目指定的互聯網網站的網址為: www.homantinhillside.hk
The address of the website designated by the vendor for the development is: www.homantinhillside.hk