

Information on Sales Arrangements

銷售安排資料

Name of the Development: 發展項目名稱：	Upper East 環海·東岸
Date of the Sale: 出售日期：	From 19 October 2015 由 2015 年 10 月 19 日起
Time of the Sale: 出售時間：	<u>On 19 October 2015 and thereafter :</u> From 11:00 a.m. to 8:00 p.m. <u>2015 年 10 月 19 日及之後 :</u> 由上午 11 時 至 晚上 8 時
Place where the sale will take place: 出售地點：	9/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon (applicable until and inclusive of 20 February 2017) and 23/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon (applicable from 21 February 2017) (the "Sales Office") 九龍旺角彌敦道 750 號始創中心 9 樓 (直至 2017 年 2 月 20 日 (包括該日) 適用) 及九龍旺角彌敦道 750 號始創中心 23 樓 (由 2017 年 2 月 21 日起適用) (「售樓處」)
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	1
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 flat in Tower 1c 以下在第 1c 座的單位：</p> <p>5F.</p>	
<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：</p> <p>1. General provisions: 一般規定：</p> <p>1.1 In case of any dispute, the Vendor reserves its right to allocate the specified residential property 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）自行分配指明住宅物業予任何有意欲購買的人士。</p> <p>1.2 The Vendor will not entertain any request for addition, removal or modification of purchaser(s) once a Preliminary Agreement for Sale and Purchase has been executed. 臨時買賣合約一經簽署，賣方不接受任何加入、減去或改動買方之要求。</p>	

2. Balloting will be used to determine the order of priority. Details are as follows.
優先次序將以抽籤方式決定。詳情如下。

2.1 To participate in the balloting, interested persons shall carry out attendance registration in the Sales Office during the following attendance registration period: 11:00 a.m. to 11:30 a.m. on 19 October 2015. The following must be produced for attendance registration: (i) original / copy of identification document of the registrant (for individuals) OR a copy of Business Registration Certificate, a copy of the most updated annual return of the company and the company chop (for companies) AND (ii) one cashiers' order in the amount of HK\$100,000 and payable to "Baker & McKenzie". Registrants whose identities have been confirmed and verified by the Vendor shall be eligible for the balloting. Persons who fail to carry out attendance registration during the aforesaid attendance registration period shall not be eligible for balloting. Each registrant will be allotted only one lot Provided That for the purpose of balloting no person will be included in more than one registrant (for the purpose of illustration, (1) a person A will be allotted one lot; and (2) that person A together with another person B will not be allotted any lot).

有意購買指明住宅物業的人士須於於下述報到時段，即2015年10月19日上午11時至上午11時30分，於售樓處報到登記。進行報到登記需出示 (i) 登記人身份證明文件正本或副本（如登記人為個人）或商業登記證副本、公司最近的周年申報表副本及公司印章（如登記人為公司）及 (ii) 一張金額為港幣\$100,000、抬頭人為「貝克·麥堅時律師事務所」或「Baker & McKenzie」的銀行本票。登記人經賣方確認並核實身份後方可享有抽籤資格。任何人士未能於上述報到時段內報到登記將不獲抽籤資格。每一登記人只會獲分配一個籌，但就抽籤而言同一人不能被包括在多於一個登記人內（舉例說明：(1) A君可獲分配一個籌；及(2)該A君連同B君將不獲分配任何籌）。

2.2 After the end of the balloting, registrants shall proceed to select the specified residential property in the order of priority according to the result of balloting.
抽籤結束後進行揀樓。登記人根據該抽籤結果之順序揀選指明住宅物業。

2.3 The following provisions apply to the selection of the specified residential property as aforesaid:

以下條款適用於上述指明住宅物業揀選：

(a) The cashiers' order will be encashed to settle part of the preliminary deposit(s) of the specified residential property purchased (the balance to be paid by cheque(s) - please bring along blank cheque(s)).

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（餘款以支票支付－請備空白支票）。

(b) Where a registrant selects the specified residential property, the purchaser of the specified residential property shall be the registrant Provided That before entering into the Preliminary Agreement for Sale and Purchase in respect of a specified residential property, the registrant may request the Vendor on spot to add one or more *family members of any individual comprising that registrant as joint purchaser(s) (provided that the registrant must provide the relevant supporting documents or information to the satisfaction of the Vendor to prove the relationship(s)).

登記人揀選指明住宅物業，指明住宅物業之買方須為登記人，惟於簽署臨時買賣合約購入指明住宅物業前，登記人可即場要求賣方加入組成該登記人之任何個人之一位或多位 *親屬作為聯名買方（惟必須提供令賣方滿意之證明文件或資料證明親屬關係）。

- * family member, in relation to an individual, means a spouse, parent, child, sibling, grandparent, grandchild or first cousin of the individual.
- * 親屬就任何個人而言，指其配偶、父母、子女、兄弟姊妹、祖父母或外祖父母、孫、孫女、外孫或外孫女、或任何堂兄弟、堂姊妹、表兄弟或表姊妹。

2.4 The Vendor also reserves its right to adjust the time of any balloting or selection of the residential property 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住宅物業時間。

3. Where the specified residential property has not been selected under the above procedures, the sale of the specified residential property will be on a first come first served basis. The Vendor does not accept any person interested in purchasing having queued up before the commencement of such sale.

如指明住宅物業未於上述程序中被揀選，指明住宅物業將以先到先得形式發售。賣方不接受該發售開始前在場輪候之人士。

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 the specified residential property 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）自行分配指明住宅物業予任何有意欲購買的人士。

Other matters:

其他事項：

(a) The sale of the specified residential property 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 the specified residential property, or the Vendor's admittance of any person to the Sales Office or a waiting queue does not guarantee that that registrant / person will be able to purchase the 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售樓處或獲賣方接受輪候，均不保證該登記人／人士能購得指明住宅物業，敬希注意。

(b) For the safety of the registrants and the maintenance of order at the Sales Office, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued, postpone, extend or modify the date, time, period, deadline or place of any balloting, any attendance registration period or selection of the specified residential property to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details will be announced on the website of the Development (www.uppercast.com.hk) and registrants

will not be separately notified of the same.

為保障登記人安全及維持售樓處秩序，賣方保留絕對權力當遇上天文台發出八號或更高風球信號或黑色暴雨警告時，延後、延長或改動任何抽籤、報到時段或揀選指明住宅物業之日期、時間、期間、期限或地點至賣方認為合適的其他日期、時間、期間、期限或地點，詳情於發展項目網站（www.uppereast.com.hk）公布，登記人將不獲另行通知。

- (c) 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：

From Monday to Sunday (from 11:00 a.m. to 8:00 p.m.):

星期一至星期日（上午11時至晚上8時）：

9/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon (applicable until and inclusive of 20 February 2017) and 23/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon (applicable from 21 February 2017)

九龍旺角彌敦道 750 號始創中心 9 樓 (直至 2017 年 2 月 20 日 (包括該日) 適用) 及九龍旺角彌敦道 750 號始創中心 23 樓 (由 2017 年 2 月 21 日起適用)

From Monday to Sunday (from 8:00 p.m. to 11:00 a.m. of the next day):

星期一至星期日（晚上8時至翌日的上午11時）：

G/F, Pioneer Centre, 750 Nathan Road, Mongkok, Kowloon

九龍旺角彌敦道 750 號始創中心地面大堂

Date of Issue (發出日期): 15/10/2015
Date of Revision (修改日期): 17/02/2017