

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	WHITESANDS	期數(如有) Phase No. (if any)	--
發展項目位置 Location of Development	嶼南道160號		
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)			28

印製日期 Date of Printing	價單編號 Number of Price List
29-Oct-2015	1

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
28-Dec-2015	1A	無 NIL
28-Jan-2016	1B	無 NIL
26-Feb-2016	1C	無 NIL
24-Mar-2016	1D	無 NIL
27-Apr-2016	1E	無 NIL
2-Nov-2016	1F	√
11-Apr-2017	1G	無 NIL
22-Apr-2017	1H	√
11-May-2017	1I	√

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，每平方米) 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.)									
				空調機房 Air- conditioning Plant Room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
一號洋房 House 1	240.951 (2,594) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	69,804,000	289,702 (26,910)	--	--	--	11.071 (119)	299.510 (3,224)	14.614 (157)	93.931 (1,011)	10.556 (114)	--	7.909 (85)
二號洋房 House 2	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	57,688,000	263,721 (24,496)	--	--	--	15.426 (166)	153.137 (1,648)	15.663 (169)	83.253 (896)	10.556 (114)	--	13.591 (146)
三號洋房 House 3	214.577 (2,310) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	56,292,000	262,339 (24,369)	--	--	--	--	135.543 (1,459)	15.106 (163)	121.469 (1,307)	10.502 (113)	--	--
五號洋房 House 5	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	57,803,000	264,247 (24,545)	--	--	--	12.468 (134)	127.464 (1,372)	15.663 (169)	83.253 (896)	10.556 (114)	--	9.396 (101)
六號洋房 House 6	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	59,254,000 56,193,000	270,880 (25,164) 256,887 (23,861)	--	--	--	12.468 (134)	139.070 (1,497)	15.663 (169)	83.253 (896)	10.556 (114)	--	9.387 (101)
七號洋房 House 7	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	60,465,000 57,341,000	276,416 (25,675) 262,135 (24,349)	--	--	--	12.468 (134)	149.732 (1,612)	15.663 (169)	83.253 (896)	10.556 (114)	--	9.387 (101)

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，每平方米) 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.)									
				空調機房 Air-conditioning Plant Room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
八號洋房 House 8	181.573 (1,954) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	48,899,000	269,308 (25,025)	--	--	--	4.306 (46)	103.356 (1,113)	15.209 (164)	69.779 (751)	10.556 (114)	--	6.123 (66)
九號洋房 House 9	181.573 (1,954) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	49,721,000 43,011,000	273,835 (25,446) 236,880 (22,012)	--	--	--	4.306 (46)	127.193 (1,369)	15.209 (164)	69.779 (751)	10.556 (114)	--	6.168 (66)
十號洋房 House 10	181.573 (1,954) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	48,703,000 42,130,000	268,228 (24,925) 232,028 (21,561)	--	--	--	4.306 (46)	111.208 (1,197)	15.209 (164)	69.779 (751)	10.556 (114)	--	6.424 (69)
十一號洋房 House 11	181.573 (1,954) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	48,559,000 42,006,000	267,435 (24,854) 231,345 (21,497)	--	--	--	4.306 (46)	105.969 (1,141)	15.209 (164)	69.779 (751)	10.556 (114)	--	6.425 (69)
十二號洋房 House 12	181.573 (1,954) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	48,510,000	267,165 (24,826)	--	--	--	4.306 (46)	102.811 (1,107)	15.209 (164)	69.779 (751)	10.556 (114)	--	6.906 (74)
十三號洋房 House 13	181.573 (1,954) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	48,500,000 41,955,000	267,110 (24,821) 231,064 (21,471)	--	--	--	4.306 (46)	100.658 (1,083)	15.209 (164)	69.779 (751)	10.556 (114)	--	2.876 (31)

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) 平方呎(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，每平方米) 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.)									
				空調機房 Air-conditioning Plant Room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
十五號洋房 House 15	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	59,972,000	274,163 (25,466)	--	--	--	12.468 (134)	141.594 (1,524)	15.663 (169)	83.253 (896)	10.556 (114)	--	9.401 (101)
十六號洋房 House 16	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	51,497,000 46,385,000	235,419 (21,867) 212,050 (19,696)	--	--	--	12.468 (134)	130.084 (1,400)	15.663 (169)	83.253 (896)	10.556 (114)	--	9.384 (101)
十七號洋房 House 17	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	52,024,000 46,860,000	237,828 (22,091) 214,221 (19,898)	--	--	--	12.468 (134)	129.455 (1,393)	15.663 (169)	83.253 (896)	10.556 (114)	--	13.183 (142)
十九號洋房 House 19	240.240 (2,586) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	69,359,000 73,171,000	288,707 (26,821) 304,575 (28,295)	--	--	--	10.884 (117)	207.371 (2,232)	14.929 (161)	94.090 (1,013)	10.556 (114)	--	5.952 (64)
二十號洋房 House 20	240.240 (2,586) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	72,584,000 71,684,000	302,131 (28,968) 298,385 (27,720)	--	--	--	10.884 (117)	258.056 (2,778)	14.929 (161)	94.090 (1,013)	10.556 (114)	--	5.952 (64)

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，每平方米) 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.)									
				空調機房 Air- conditioning Plant Room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
二十一號洋房 House 21	241.353 (2,598) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	69,172,000 68,314,000 70,732,000	286,601 (26,625) 283,046 (26,295) 293,065 (27,226)	--	--	--	13.196 (142)	143.184 (1,541)	17.701 (191)	94.416 (1,016)	10.150 (109)	--	11.396 (123)
二十二號洋房 House 22	225.621 (2,429) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	60,013,000	265,990 (24,707)	--	--	--	5.325 (57)	230.250 (2,478)	18.684 (201)	91.813 (988)	9.980 (107)	--	--
二十三號洋房 House 23	225.621 (2,429) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	59,423,000 58,686,000	263,375 (24,464) 260,109 (24,161)	--	--	--	5.325 (57)	252.087 (2,713)	18.684 (201)	91.813 (988)	9.980 (107)	--	--
二十五號洋房 House 25	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	59,214,000	270,698 (25,144)	--	--	--	12.468 (134)	196.704 (2,117)	15.663 (169)	83.253 (896)	10.556 (114)	--	15.005 (162)
二十六號洋房 House 26	218.746 (2,355) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	60,441,000 57,318,000	276,307 (25,665) 262,030 (24,339)	--	--	--	12.468 (134)	187.724 (2,021)	15.663 (169)	83.253 (896)	10.556 (114)	--	17.257 (186)

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，每平方米) 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.)									
				空調機房 Air-conditioning Plant Room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
二十七號洋房 House 27	230.394 (2,480) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	76,218,000 75,273,000	330,816 (30,733) 326,714 (30,352)	--	--	--	12.498 (135)	220.440 (2,373)	15.667 (169)	88.758 (955)	10.556 (114)	--	15.202 (164)
二十八號洋房 House 28	230.394 (2,480) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	64,929,000	281,817 (26,181)	--	--	--	12.498 (135)	127.226 (1,369)	15.667 (169)	88.758 (955)	10.556 (114)	--	11.147 (120)
二十九號洋房 House 29	230.394 (2,480) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	65,256,000	283,237 (26,313)	--	--	--	12.498 (135)	129.169 (1,390)	15.667 (169)	88.758 (955)	10.556 (114)	--	9.870 (106)
三十號洋房 House 30	230.394 (2,480) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	65,581,000	284,647 (26,444)	--	--	--	12.498 (135)	134.057 (1,443)	15.667 (169)	88.758 (955)	10.556 (114)	--	9.870 (106)
三十一號洋房 House 31	240.240 (2,586) 露台 Balcony: 6.000 (65) 工作平台 Utility Platform: 1.500 (16)	68,956,000 68,101,000	287,030 (26,665) 283,471 (26,334)	--	--	--	10.884 (117)	144.528 (1,556)	14.929 (161)	94.090 (1,013)	10.556 (114)	--	6.720 (72)

第三部份：其他資料 Part 3: Other Information

- (1) 準買方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 section 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

註1：「售價」指本價單第二部份中所列之住宅物業的售價，而「樓價」指臨時買賣合約中訂明的住宅物業的實際售價。因應相關折扣（如有）按售價計算得出之價目，以四捨五入方式換算至千位數作為樓價。買方須為於同一份臨時買賣合約下購買的所有住宅物業選擇相同的付款計劃。

Note 1: "Price" means the price of the residential property set out in Part 2 of this price list, and "Purchase Price" means the actual price of the residential property set out in the preliminary agreement for sale and purchase. The price obtained after applying the relevant discount(s) (if any) on the Price will be rounded off to the nearest thousand to determine the Purchase Price. The purchaser must choose the same payment plan for all the residential properties purchased under the same preliminary agreement for sale and purchase.

註2：“特選洋房”於本部份第4條指以下於發展項目之洋房：

六號洋房、七號洋房、九號洋房、十號洋房、十一號洋房、十三號洋房、十六號洋房及十七號洋房

Note 2: In section 4 of this Part, "Selected Houses" means the following houses in the development:

House 6, House 7, House 9, House 10, House 11, House 13, House 16 and House 17

(a). **90天付款計劃 (可獲售價3%折扣優惠) 90-day Payment Plan (3% discount from the Price)**

- (I) 買方須於簽署臨時買賣合約時繳付相等於樓價5%之金額作為臨時訂金。其中HK\$300,000之部份臨時訂金須以銀行本票繳付，臨時訂金餘額可以本票及/或支票支付。本票及/或支票抬頭須為“Mayer Brown JSM”或「孖士打律師行」。
- Upon signing of the preliminary agreement for sale and purchase, the purchaser should pay an initial deposit which is equivalent to 5% of the Purchase Price. Part of the initial deposit in the sum of HK\$300,000 must be paid by cashier order and the balance of the initial deposit may be paid by cashier order(s) and/or cheque(s). The cashier order(s) and/or cheque(s) should be made payable to “Mayer Brown JSM” or 「孖士打律師行」。
- (II) 買方須於簽署臨時買賣合約後的 5 個工作天內簽署正式買賣合約。
- The formal agreement for sale and purchase must be executed within 5 working days after the date of signing of the preliminary agreement for sale and purchase.
- (III) 買方須於簽署臨時買賣合約後 14天內繳付相等於樓價 5%之加付訂金。
- A further deposit equivalent to 5% of the Purchase Price shall be paid within 14 days after the date of signing of the preliminary agreement for sale and purchase.
- (IV) 買方須於簽署臨時買賣合約後的 90天內繳付樓價90%（即樓價餘額）。
- 90% of the Purchase Price (being balance of the Purchase Price) shall be paid within 90 days after the date of signing of the preliminary agreement for sale and purchase.

(b). **180天付款計劃 (可獲售價2%折扣優惠) 180-day Payment Plan (2% discount from the Price)**

- (I) 買方須於簽署臨時買賣合約時繳付相等於樓價5%之金額作為臨時訂金。其中HK\$300,000之部分臨時訂金須以銀行本票繳付，臨時訂金餘額可以本票及/或支票支付。本票及/或支票抬頭須為“Mayer Brown JSM”或「孖士打律師行」。
- Upon signing the preliminary agreement for sale and purchase, the purchaser should pay an initial deposit which is equivalent to 5% of the Purchase Price. Part of the initial deposit in the sum of HK\$300,000 must be paid by cashier order and the balance of the initial deposit may be paid by cashier order(s) and/or cheque(s). The cashier order(s) and/or cheque(s) should be made payable to “Mayer Brown JSM” or 「孖士打律師行」。
- (II) 買方須於簽署臨時買賣合約後的 5 個工作天內簽署正式買賣合約。
- The formal agreement for sale and purchase must be executed by the purchaser within 5 working days after the date of signing of the preliminary agreement for sale and purchase.
- (III) 買方須於簽署臨時買賣合約後 14天內繳付相等於樓價 5%之加付訂金。
- A further deposit equivalent to 5% of the purchase price shall be paid within 14 days after the date of signing of the preliminary agreement for sale and purchase.
- (IV) 買方須於簽署臨時買賣合約後 90天內繳付相等於樓價 5%之部分樓價付款。
- A further amount equivalent to 5% of the Purchase Price shall be paid by the purchaser within 90 days after the date of signing of the preliminary agreement for sale and purchase as part payment of the Purchase Price.
- (V) 買方於簽署臨時買賣合約後180天內繳付樓價85%（即樓價餘額）。
- 85% of the Purchase Price (being balance of the Purchase Price) shall be paid by the purchaser within 180 days after the date of signing of the preliminary agreement for sale and purchase.

(4)(ii) 售價獲得折扣的基礎

The basis on which any discount on the price is available

(a) 付款計劃優惠

Payment Plan Benefit

詳見(4)(i)。

See (4)(i) for details.

(b) 從價印花稅現金優惠

Ad Valorem Stamp Duty Cash Benefit

如買方於2017年5月31日或之前簽署臨時買賣合約購買本價單所列之指明住宅物業，買方可獲額外售價 15% 折扣優惠。

If a preliminary agreement for sale and purchase is entered between the parties on or before 31 May 2017, an extra discount of 15% from the Price will be offered to Purchaser who purchases any specified residential properties 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) 買家印花稅現金優惠 (只適用於特選洋房)

BSD Cash Benefit (Only applicable to Selected Houses)

(I) 凡簽署臨時買賣合約購買本價單所列之指明住宅物業中的特選洋房，買方（除其提名人或其次購買家）可有資格享有買家印花稅現金優惠（若該買方須支付買家印花稅及若買家印花稅現金優惠按此4(iii)(a)段仍可供使用）
A purchaser (but not his nominee(s) or sub-purchaser(s)) who signs a preliminary agreement for sale and purchase to purchase a Selected House of the specified residential properties listed in this price list shall be eligible to enjoy the BSD Cash Benefit (if such purchaser is required to pay buyer's stamp duty and if the BSD Cash Benefit is still available in accordance with this section 4(iii)(a)).

(II) 受限買方根據正式買賣合約（以及妥善遵守和履行當中包含的條款和條件直至包括成交日）及由賣方施加的其他條款及條件完成相關BSD特選洋房（下見定義）買賣(包括但不限於已繳付所有應繳付的印花稅，包括買家印花稅，如適用)，因購買BSD特選洋房（下見定義）而須支付買家印花稅，在先到先得原則下，簽署本價單所列之首兩個指明住宅物業中的特選洋房（「BSD特選洋房」）(包括根據價單編號1G或1H所出售之BSD特選洋房)的臨時買賣合約的買方，可有資格獲賣方提供相等於該BSD特選洋房樓價之5%的現金優惠(「買家印花稅現金優惠」)。當一份就第二個BSD特選洋房所訂立的臨時買賣合約已被賣方和需付買家印花稅的買方簽署，買家印花稅現金優惠將會終止。買方須於BSD特選洋房買賣成交日的14天前以書面形式通知賣方，並向賣方提交令至賣方滿意的並由印花稅署所發出的文件證據（包括但不限於正式收據）以證明買方已付清就正式買賣合約而須繳付的所有印花稅（或在賣方擁有絕對酌情決定權的基礎上，任何其他賣方認為可證明相關付款的適當文件證明）。賣方會於從買方收到書面通知及所有相關文件證據（包括但不限於正式收據）並核實由買方所提交的資料後於BSD特選洋房買賣成交時將買家印花稅現金優惠直接用於支付部份樓價餘額。倘於該買方簽訂有關BSD特選洋房之臨時或正式買賣合約以後任何時間，（AA）該買家簽訂合同以分銷相關BSD特選洋房（或其部分）；或（BB）該買家將就BSD特選洋房簽訂之臨時或正式買賣合約的利益（全部或部分）轉讓，買家印花稅現金優惠將終止。如有任何爭議，以賣方最終決定為準。賣方的決定是為最終並對買方具有約束力。

Subject to completion of the sale and purchase of the BSD Selected House(s) (defined below) in accordance with their respective formal agreement(s) for sale and purchase (and due observance and performance of the terms and conditions therein contained up to and inclusive of the date of completion) and such other terms and conditions as prescribed by the vendor (including but not limited to payment of all stamp duty payable including the buyer's stamp duty, if applicable), the purchaser(s) who signs or sign preliminary agreement(s) for sale and purchase in respect of the first two (2) Selected Houses of the specified residential properties listed in this price list (which include the BSD Selected House(s) sold in accordance with Price List No. 1G or 1H) (the "BSD Selected House(s)") and who are required to pay the buyer's stamp duty for the purchase of such BSD Selected House(s) shall be eligible to be offered a cash rebate equivalent to 5% of the Purchase Price of the BSD Selected House(s) (the "BSD Cash Benefit") on a first-come-first-serve basis. The BSD Cash Benefit will cease to be available once a preliminary agreement for sale and purchase in respect of the second BSD Selected House(s) in which the relevant purchaser is required to pay buyer's stamp duty has been signed by the vendor and a purchaser. The purchaser(s) so eligible to enjoy the BSD Cash Benefit shall, at least 14 days before the date of completion of the sale and purchase of the BSD Selected House(s), notify the vendor in writing and submit to the vendor documentary evidence (including, without limitation, official receipt(s)) issued by the Stamp Office to the satisfaction of the vendor proving the due payment of all stamp duty payable on the formal agreement for sale and purchase (or, at the absolute discretion of the vendor, any other documents which the vendor shall consider appropriate for proving such payment). The vendor will apply the BSD Cash Benefit as part payment of the balance of the Purchase Price directly upon completion of the sale and purchase of the BSD Selected House(s) after the vendor has received such written notification and all such relevant documentary evidence (including, without limitation, official receipt(s)) from the purchaser and has verified the information submitted by the purchaser to be accurate and correct. The BSD Cash Benefit will cease to be available to such purchaser once such purchaser shall have, at any time after the signing of the preliminary/formal agreement for sale and purchase of the BSD Selected House(s) (AA) entered into an agreement for the sub-sale of the BSD Selected House(s) (or any part or parts of it/them); or (BB) transferred the benefit of the preliminary/formal agreement for sale and purchase of the BSD Selected House(s) (or any part or parts of it/them). The vendor shall have the absolute discretion in case of dispute and the decision of the vendor shall be final and binding on the purchaser.

(III) 在賣方支付買家印花稅現金優惠後，如買方實際無須支付買家印花稅，買方須立即將由賣方支付的買家印花稅現金優惠之部份，即樓價5%全數退回給賣方。
After the vendor has paid the BSD Cash Benefit, if in fact the purchaser is not required to pay buyer's stamp duty, the purchaser must refund the full BSD Cash Benefit paid by the vendor, i.e. 5% of the Purchase Price, to the vendor forthwith.

(IV) 買家印花稅現金優惠以四捨五入方式調整至最接近整數。
The BSD Cash Benefit shall be rounded off to the nearest Hong Kong Dollar.

(b) 特別現金優惠 (只適用於特選洋房)

Special Cash Benefit (Only applicable to Selected Houses)

(I) 凡簽署臨時買賣合約購買本價單所列之指明住宅物業中的特選洋房，買方（除其提名人或其次購買家）可有資格享有特別現金優惠。就本4(iii)(b)段，在一份或多份有約束力的臨時買賣合約內之首四個特選洋房被稱為「特別現金優惠特選洋房」（包括根據價單編號1G或1H所出售之特別現金優惠特選洋房）。
A purchaser (but not his nominee(s) or sub-purchaser(s)) who signs a preliminary agreement for sale and purchase to purchase a Selected House of the specified residential properties listed in this price list shall be eligible to enjoy the Special Cash Benefit. For the purpose of this section 4(iii)(b), the first four (4) Selected Houses, the subject residential property of a binding preliminary agreement for sale and purchase (which include the Special Selected House(s) sold in accordance with Price List No. 1G or 1H), shall be referred to as "Special Selected House(s)".

(II) 受限買方根據正式買賣合約（以及妥善遵守和履行當中包含的條款及條件直至包括成交日）及由賣方施加的其他條款及條件完成特別現金優惠特選洋房買賣（包括但不限於已繳付所有應繳付的印花稅），因購買相關指明住宅物業而須支付買家印花稅，在先到先得原則下，簽署本價單所列之首四個特別現金優惠特選洋房的臨時買賣合約的買方，可有資格就該特別現金優惠特選洋房獲賣方提供相等於HK\$200,000的現金優惠（「特別現金優惠」）。當一份就第四個特別現金優惠特選洋房所訂立的臨時買賣合約已被賣方和買方簽署，特別現金優惠將會終止。買方須於特別現金優惠特選洋房成交日的14天前以書面形式通知賣方，並向賣方提交令至賣方滿意的並由印花稅署所發出的文件證據（包括但不限於正式收據）以證明買方已付清就正式買賣合約而須繳付的所有印花稅（或在賣方擁有絕對酌情決定權的基礎下，任何其他賣方認為可證明相關付款的適當文件證明）。賣方會於從買方收到書面通知及所有相關文件證據（包括但不限於正式收據）並核實由買方所提交的資料後於特別現金優惠特選洋房買賣成交時將特別現金優惠直接用於支付部份樓價餘額。倘於該買方簽訂有關特別現金優惠特選洋房之臨時或正式買賣合約以後任何時間，（AA）該買家簽訂合同以分銷相關特別現金優惠特選洋房（或其部分）；或（BB）該買家將就特別現金優惠特選洋房簽訂之臨時或正式買賣合約的利益（全部或部分）轉讓。如有任何爭議，以賣方最終決定為準。賣方的決定是為最終並對買方具有約束力。

Subject to completion of the sale and purchase of the Special Selected House(s) in accordance with their respective formal agreement(s) for sale and purchase (and due observance and performance of the terms and conditions therein contained up to and inclusive of the date of completion) and such other terms and conditions as prescribed by the vendor (including but not limited to payment of all stamp duty payable), the purchaser(s) who signs or sign preliminary agreement(s) for sale and purchase in respect of the Special Selected House(s) shall be eligible to be offered a sum of HK\$200,000 in respect of an Special Selected House which he purchased (the "Special Cash Benefit") on a first-come-first-serve basis. The Special Cash Benefit will cease to be available once a preliminary agreement for sale and purchase in respect of the forth Special Selected House(s) has been signed by the vendor and a purchaser. The purchaser(s) so eligible to enjoy the Special Cash Benefit shall, at least 14 days before the date of completion of the sale and purchase of the Special Selected House(s), notify the vendor in writing and submit to the vendor documentary evidence (including, without limitation, official receipt(s) issued by the Stamp Office to the satisfaction of the vendor proving the due payment of all stamp duty payable on the formal agreement for sale and purchase (or, at the absolute discretion of the vendor, any other documents which the vendor shall consider appropriate for proving such payment). The vendor will apply the Special Cash Benefit as part payment of the balance of the Purchase Price directly upon completion of the sale and purchase of the Special Selected House(s) after the vendor has received such written notification and all such relevant documentary evidence (including, without limitation, official receipt(s)) from the purchaser and has verified the information submitted by the purchaser to be correct and accurate. The Special Cash Benefit will cease to be available once the purchaser shall have, at any time after the signing of the preliminary/formal agreement for sale and purchase of the Special Selected House(s) (AA) entered into an agreement for the sub-sale of the Special Selected House(s) (or any part or parts of it/them); or (BB) transferred the benefit of the preliminary/formal agreement for sale and purchase of the Special Selected House(s) (or any part or parts of it/them);. The vendor shall have the absolute discretion in case of dispute and the decision of the vendor shall be final and binding on the purchaser.

(c) 送贈家具優惠 (只適用於特選洋房)
Free Furniture Offer (Only applicable to Selected Houses)

- (I) 購買特選洋房買家就一個特選洋房選擇一個送贈家具優惠 (其中包括但不限於附件一所示之相關特選洋房之家具,「送贈家具優惠」),送贈家具優惠僅限四個(包括根據價單編號1G或1H所出售而獲得送贈家具優惠的特選洋房)並將以先到先得的方式提供。就本4(iii)(c)段,選擇並被授予送贈家具優惠的買家(視付供應和賣方同意而定)被稱為「獲贈家具之買家」。每個特選洋房的裝修,家具和物件(「家具」)的估計值如下:

A purchaser who purchases a Selected House shall be eligible to opt for one Free Furniture Offer per one Selected House so purchased and the total number of such Free Furniture Offer (which include the Selected House(s) entitled with Free Furniture Offer(s) in accordance with Price List No. 1G or 1H) (including but without limitation to the furniture at the relevant Selected House as set out in Annex 1 hereto, the "Free Furniture Offer") is four (4) and will be offered on a first-come-first-serve basis. For the purpose of this section 4(iii)(c), purchaser(s) who opt(s) for and is/are granted a Free Furniture Offer (subject to availability and agreement of the vendor) shall be referred to as "Free Furniture Purchaser(s)". The estimated value of the decoration, furniture and chattels (the "Furniture") at each Selected House is set out as follows:-

特選洋房 Selected House	家具估計價值 Estimated value of the Furniture
六號洋房 House 6	HK\$1,200,000
七號洋房 House 7	HK\$1,200,000
九號洋房 House 9	HK\$1,000,000
十號洋房 House 10	HK\$1,000,000
十七號洋房 House 17	HK\$1,200,000

- (II) 授予獲贈家具之買家送贈家具優惠受以下限制:-

The granting of the Free Furniture Offer to a Free Furniture Purchaser is subject to:-

- (AA) 根據正式買賣合約(以及妥善遵守和履行當中包含的條款和條件直至包括成交日)完成特選洋房買賣;和

completion of the sale and purchase of the relevant Selected Houses by the Free Furniture Purchaser in accordance with the formal agreement for sale and purchase (and due observance and performance of the terms and conditions therein contained by the Free Furniture Purchaser up to and inclusive of the date of completion); and

- (BB) 妥善遵守和履行賣方規定的其他條款和條件直至包括成交日(包括但不限於妥善繳付所有就特選洋房應繳付的印花稅),

due observance and performance of such other terms and conditions as prescribed by the vendor (including but not limited to due payment of all stamp duty payable on the sale and purchase of the Selected House by the Free Furniture Purchaser),

否則,賣方有權向獲贈家具之買家追討有關特選洋房內家具的估計價值作違規金額(而不是罰款)。

failing which the vendor shall be entitled to recover from the Free Furniture Purchaser as liquidated damages (and not as penalty) the estimated value of the Furniture at the Selected House.

- (III) 當四(4)個送贈家具優惠成功發放後,送贈家具優惠將終止。

The Free Furniture Offer will cease to be available after the four (4) Free Furniture Offers have been successfully granted.

- (IV) 賣方或其任何代表不會及將不會就該特選洋房家具的任何方面作出任何保證、保養或陳述，更不會就其狀況、狀態、種類、品牌名稱、品質、性能或其是否或會否在可運作狀態作出任何保證、保養或陳述。
No warranty, maintenance or representation whatsoever is or will be given by the vendor or any person on behalf of the vendor in any respect regarding the Furniture at any of the Selected Houses. In particular, no warranty, maintenance or representation whatsoever is given as to the condition, state, type, brand name, quality or fitness of any of the Furniture at any of the Selected Houses or as to whether any of the Furniture at any of the Selected Houses is or will be in working condition.
- (V) 該特選洋房家具將於該特選洋房買賣交易成交日以成交時之狀況連同特選洋房交予買方。
The Furniture at the relevant Selected House will be provided to the purchaser upon completion of the sale and purchase of such Selected House in such condition as at completion together with such Selected House.
- (VI) 任何情況下，買方不得就該家具提出任何異議或質詢。
In any event, no objection or requisitions whatsoever shall be raised by the purchaser in respect of the Furniture at any of the Selected Houses.
- (VII) 本送贈家具優惠受其他條款及條件約束。
This Free Furniture Offer is subject to other terms and conditions.
- (VIII) 如有爭議，賣方擁有絕對酌情權作出決定。
The vendor shall have the absolute discretion in case of dispute.

附件一 - 送贈家具優惠
Annex 1 - Free Furniture Offer

家具 Furniture	屋號 / House Number																														
	1	2	5	6	7	8	9	10	11	12	13	16	17	19	20	21	22	23	25	26	28	29	30	31							
餐檯 / 角几 Dining table / Side table	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
餐椅/ 椅子 Dining chair / Chair	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
儲物櫃 Cabinet	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
吊燈 Ceiling Lamp	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
沙發 Sofa	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
架子 Shelf	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
床 Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
書桌 Desk	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
衣櫃 Wardrobe	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
窗簾 Curtain	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	

For details of the design, colour, materials and quantity of the furniture above, please enquire with the Vendor.
有關以上家具的設計、顏色、物料或數量，請向賣方查詢。

(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.

若買方亦聘用賣方之律師行為買方之代表律師處理購買指明住宅物業的事宜，賣方將承擔該律師行在處理正式買賣合約及其後之轉讓契約之法律費用。若買方選擇(或被要求)另聘律師代表其買入指明住宅物業，則買賣雙方須各自負責其在有關正式買賣合約及其後之轉讓契約之法律費用。

If the purchaser also instructs the vendor's solicitors to act for him in respect of the purchase of the specified residential property, the vendor shall bear such solicitors' legal fees in respect of the formal agreement for sale and purchase and the subsequent assignment. If the purchaser chooses (or is required) to instruct his own solicitors to act for him in respect of the purchase of the specified residential property, each of the vendor and the purchaser shall pay his own solicitors' legal fees in respect of the formal agreement for sale and purchase and the subsequent assignment.

買方需支付厘印費、買家印花稅*及特別印花稅* (*如適用)

All stamp duty payments including, but not limited to: Ad Valorem Stamp Duty, Buyers' 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

一切其他律師費及費用，包括附加合約、有關該樓宇交易之地契、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。就買賣該項目內的指明住宅物業有關任何按揭的一切律師費及支出均由買方負責。

All other legal costs and charges including supplemental agreement, certifying fee 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 all 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:

中原地產代理有限公司
Centaline Property Agency Limited

世紀21集團有限公司
Century 21 Group Limited
香港置業（地產代理）有限公司
Hong Kong Property Services (Agency) Limited

範梁集團有限公司
Findley Leung Group Limited

HomeSolutions Real Estate Limited
萊坊(香港)有限公司
Knight Frank Hong Kong Limited
云房網絡(香港)代理有限公司
Qfang Network (Hongkong) Agency Limited

美聯物業代理有限公司
Midland Realty International Limited
利嘉閣地產有限公司
Ricacorp Properties Limited

仲量聯行
Jones Lang LaSalle Limited
盛旅地產有限公司
Proper Trip Real Estate Limited
第一太平戴維斯住宅代理有限公司
Savills Realty 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:

The address of the website designated by the vendor for the development is:

www.whitesands.com.hk

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