

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	雙寓 2GETHER	期數（如有） Phase No.(If any)	無 Nil
發展項目位置 Location of Development	湖安街 8 號 8 Wu On Street		
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)			222

印製日期 Date of Printing	價單編號 Number of Price List
18/10/2016	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
23/12/2016	1A	無 Nil
14/3/2017	1B	✓
31/5/2017	1C	無 Nil

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 Cockloft	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
南翼 South Wing	2 樓 2 /F	A	48.385 (521) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	6,918,800 7,264,800	142,995 (13,280) 150,146 (13,944)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	3 樓 3 /F	A	48.385 (521) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	6,966,800 7,315,800	143,987 (13,372) 151,200 (14,042)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	3 樓 3 /F	C	44.947 (484) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	6,699,800 7,034,800	149,060 (13,843) 156,513 (14,535)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	3 樓 3 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,322,800 7,688,800	149,028 (13,843) 156,477 (14,535)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	A	48.385 (521) 露台 Balcony: 2.043 (22) Utility Platform 工作平台: 1.505 (16)	7,018,800 7,369,800	145,061 (13,472) 152,316 (14,145)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	C	44.947 (484) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform: 1.520 (16)	6,770,800	150,640 (13,989)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	D	49.137 (529) 露台 Balcony: 2.013 (22) 工作平台 Utility Platform: 1.520 (16)	7,399,800 7,769,800	150,595 (13,988) 158,125 (14,688)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	E	33.865 (365) 露台 Balcony : 2.020 (22) 工作平台 Utility Platform: -----	4,836,800	142,826 (13,252)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	F	27.137 (292) 露台 Balcony : 2.020 (22) 工作平台 Utility Platform: -----	3,869,800	142,602 (13,253)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	G	25.449 (274) 露台 Balcony : 2.020 (22) 工作平台 Utility Platform: -----	3,629,801	142,630 (13,247)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	5 樓 5 /F	H	26.634 (287) 露台 Balcony : 2.020 (22) 工作平台 Utility Platform: -----	3,803,800	142,817 (13,254)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	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
南翼 South Wing	6 樓 6 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,153,800 7,511,800	145,996 (13,575) 153,302 (14,254)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	6 樓 6 /F	C	44.947 (484) 露台 Balcony: 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	6,840,800	152,197 (14,134)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	6 樓 6 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,475,800 7,849,800	152,142 (14,132) 159,753 (14,839)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	7 樓 7 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,207,800	147,098 (13,677)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	7 樓 7 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	6,918,800	153,346 (14,236)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	7 樓 7 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform: 1.520 (16)	7,530,800 7,907,800	153,261 (14,236) 160,934 (14,949)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	7 樓 7 /F	E	27.980 (301) 露台 Balcony: 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,020,800	143,703 (13,358)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	8 樓 8 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,311,800 7,677,800	149,220 (13,874) 156,690 (14,569)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	8 樓 8 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	6,988,800	154,897 (14,380)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	8 樓 8 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,607,800 7,988,800	154,828 (14,381) 162,582 (15,102)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	8 樓 8 /F	E	27.980 (301) 露台 Balcony: 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	4,036,800	144,274 (13,411)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	9 樓 9 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	7,311,800	149,220 (13,874)	-	-	-	-	-	-	-	-	-	-

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 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 Cockloft	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
南翼 South Wing	9 樓 9 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	6,988,800	154,897 (14,380)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	9 樓 9 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,607,800 7,988,800	154,828 (14,381) 162,582 (15,102)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	9 樓 9 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,036,800	144,274 (13,411)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	10 樓 10 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,335,800 7,702,800	149,710 (13,920) 157,200 (14,616)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	10 樓 10 /F	C	45.119 (486) 露台 Balcony: 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	7,031,800	155,850 (14,469)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	10 樓 10 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,653,800 8,036,800	155,764 (14,468) 163,559 (15,192)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	10 樓 10 /F	E	27.980 (301) 露台 Balcony: 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,052,800	144,846 (13,464)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	11 樓 11 /F	A	49.000 (527) 露台 Balcony: 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	7,372,800 7,741,800	150,465 (13,990) 157,996 (14,690)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	11 樓 11 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	7,066,800	156,626 (14,541)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	11 樓 11 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,691,800 8,076,800	156,538 (14,540) 164,373 (15,268)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	11 樓 11 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	4,069,800	145,454 (13,521)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	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
南翼 South Wing	12 樓 12 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,409,800 7,780,800	151,220 (14,060) 158,792 (14,764)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	12 樓 12 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	7,101,800 7,456,800	157,402 (14,613) 165,270 (15,343)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	12 樓 12 /F	D	49.137 (529) 露台 Balcony: 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,729,800 8,116,800	157,311 (14,612) 165,187 (15,344)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	12 樓 12 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,086,800	146,061 (13,577)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	15 樓 15 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,446,800 7,819,800	151,976 (14,131) 159,588 (14,838)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	15 樓 15 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	7,138,800	158,222 (14,689)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	15 樓 15 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,769,800 8,158,800	158,125 (14,688) 166,042 (15,423)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	15 樓 15 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,103,800	146,669 (13,634)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	16 樓 16 /F	A	49.000 (527) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	7,484,800	152,751 (14,203)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	16 樓 16 /F	C	45.119 (486) 露台 Balcony : 2.058 (22) 工作平台 Utility Platform : 1.520 (16)	7,174,800	159,019 (14,763)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	16 樓 16 /F	D	49.137 (529) 露台 Balcony : 2.013 (22) 工作平台 Utility Platform : 1.520 (16)	7,808,800	158,919 (14,761)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	16 樓 16 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	4,120,800	147,277 (13,690)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	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
南翼 South Wing	17 樓 17 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	4,137,800	147,884 (13,747)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	18 樓 18 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform : 1.505 (16)	4,170,800	149,064 (13,856)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	19 樓 19 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,170,800	149,064 (13,856)	-	-	-	-	-	-	-	-	-	-
南翼 South Wing	20 樓 20 /F	E	27.980 (301) 露台 Balcony : 2.043 (22) 工作平台 Utility Platform: 1.505 (16)	4,191,800	149,814 (13,926)	-	-	-	-	-	-	-	-	-	-

- (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

註: 在第(4)段中，『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。因應不同支付條款及/或折扣按售價計算得出之價目，皆以四捨五入方式換算至個位數作為樓價。

Note: In paragraph (4), “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 sum obtained after applying the relevant terms of payment and/or applicable discounts on the Price will be rounded off to the nearest integer to determine the Purchase Price.

買方於簽署臨時買賣合約時須繳付相等於樓價 5%之金額作為臨時訂金。臨時訂金須以銀行本票或支票繳付，銀行本票或支票抬頭"貝克・麥堅時律師事務所"或"Baker & McKenzie"。
Upon signing the preliminary agreement for sale and purchase, the Purchaser shall pay a preliminary deposit equivalent to 5% of the Purchase Price by cashier order or cheque, payable to "Baker & McKenzie".

(A1) 現金或備用按揭付款計劃 Cash or Standby Mortgage Payment Plan

- (1) 樓價 5%於買方簽署臨時買賣合約時繳付作臨時訂金。
A Preliminary Deposit equivalent to 5% of the Purchase Price shall be paid upon signing of the preliminary agreement for sale and purchase.

- (2) 樓價 5%於買方簽署臨時買賣合約的日期後 60 日內繳付。
5% of the Purchase Price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.

- (3) 樓價 90%於買方簽署臨時買賣合約的日期後 90 日內繳付。
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.

買方可向賣方指定財務機構(「指定財務機構」)申請備用第一按揭貸款或備用第二按揭貸款，主要條款見 4(iii)。

The Purchaser can apply to the Vendor’s designated financing company ("Designated Financing Company") for a standby first mortgage loan or standby second mortgage loan. Please refer to 4(iii) for key terms.

(A2) 現金連 2 年免息免供第一按揭付款計劃 Cash or Mortgage Payment Plan with 2-year Installment Holiday First Mortgage

- (1) 樓價 5% 於買方簽署臨時買賣合約時繳付作臨時訂金。
A Preliminary Deposit equivalent to 5% of the Purchase Price shall be paid upon signing of the preliminary agreement for sale and purchase.
- (2) 樓價 5% 於買方簽署臨時買賣合約的日期後 60 日內繳付。
5% of the Purchase Price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.
- (3) 樓價 90% 於買方簽署臨時買賣合約的日期後 90 日內繳付。
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.

買方可向賣方指定財務機構(「指定財務機構」)申請 2 年免息免供第一按揭貸款，主要條款見 4(iii)。
The Purchaser can apply to the Vendor's designated financing company ("Designated Financing Company") for a first mortgage loan with 2-year installment holiday. Please refer to 4(iii) for key terms.

(A3) 現金連 2 年免息免供第二按揭付款計劃 Cash or Mortgage Payment Plan with 2-year Installment Holiday Second Mortgage

- (1) 樓價 5% 於買方簽署臨時買賣合約時繳付作臨時訂金。
A Preliminary Deposit equivalent to 5% of the Purchase Price shall be paid upon signing of the preliminary agreement for sale and purchase.
- (2) 樓價 5% 於買方簽署臨時買賣合約的日期後 60 日內繳付。
5% of the Purchase Price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.
- (3) 樓價 90% 於買方簽署臨時買賣合約的日期後 90 日內繳付。
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.

買方可向賣方指定財務機構(「指定財務機構」)申請 2 年免息免供第二按揭貸款，主要條款見 4(iii)。
The Purchaser can apply to the Vendor's designated financing company ("Designated Financing Company") for a second mortgage loan with 2-year installment holiday. Please refer to 4(iii) for key terms.

(B1) 靈活建築期連備用按揭付款計劃 Flexible Stage Payment Plan with Standby Mortgage

- (1) 樓價 5% 於買方簽署臨時買賣合約時繳付作臨時訂金。
A Preliminary Deposit equivalent to 5% of the Purchase Price shall be paid upon signing of the preliminary agreement for sale and purchase.
- (2) 樓價 2.5% 於買方簽署臨時買賣合約的日期後 60 日內繳付。
2.5% of the Purchase Price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.
- (3) 樓價 2.5% 於買方簽署臨時買賣合約的日期後 120 日內繳付。
2.5% of the Purchase Price shall be paid within 120 days after the date of signing of the preliminary agreement for sale and purchase.
- (4) 樓價 90% 於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出通知的日期後的 14 日內繳付。
90% of the Purchase Price being balance of the Purchase Price shall be paid within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser.

買方可向賣方指定財務機構(「指定財務機構」)申請備用第一按揭貸款或備用第二按揭貸款，主要條款見 4(iii)。
The Purchaser can apply to the Vendor's designated financing company ("Designated Financing Company") for a standby first mortgage loan or standby second mortgage loan. Please refer to 4(iii) for key terms.

(B2) 靈活建築期連 2 年免息免供第一按揭付款計劃 Flexible Stage Payment Plan with 2-year Installment Holiday First Mortgage

- (1) 樓價 5% 於買方簽署臨時買賣合約時繳付作臨時訂金。
A Preliminary Deposit equivalent to 5% of the Purchase Price shall be paid upon signing of the preliminary agreement for sale and purchase.
- (2) 樓價 2.5%於買方簽署臨時買賣合約的日期後 60 日內繳付。
2.5% of the Purchase Price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.
- (3) 樓價 2.5%於買方簽署臨時買賣合約的日期後 120 日內繳付。
2.5% of the Purchase Price shall be paid within 120 days after the date of signing of the preliminary agreement for sale and purchase.
- (4) 樓價 90%於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出通知的日期後的 14 日內繳付。
90% of the Purchase Price being balance of the Purchase Price shall be paid within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser.

買方可向賣方指定財務機構(「指定財務機構」)申請 2 年免息免供第一按揭貸款，主要條款見 4(iii)。
The Purchaser can apply to the Vendor’s designated financing company ("Designated Financing Company") for a first mortgage loan with 2-year installment holiday. Please refer to 4(iii) for key terms.

(B3) 靈活建築期連 2 年免息免供第二按揭付款計劃 Flexible Stage Payment Plan with 2-year Installment Holiday Second Mortgage

- (1) 樓價 5% 於買方簽署臨時買賣合約時繳付作臨時訂金。
A Preliminary Deposit equivalent to 5% of the Purchase Price shall be paid upon signing of the preliminary agreement for sale and purchase.
- (2) 樓價 2.5%於買方簽署臨時買賣合約的日期後 60 日內繳付。
2.5% of the Purchase Price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.
- (3) 樓價 2.5%於買方簽署臨時買賣合約的日期後 120 日內繳付。
2.5% of the Purchase Price shall be paid within 120 days after the date of signing of the preliminary agreement for sale and purchase.
- (4) 樓價 90%於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出通知的日期後的 14 日內繳付。
90% of the Purchase Price being balance of the Purchase Price shall be paid within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser.

買方可向賣方指定財務機構(「指定財務機構」)申請 2 年免息免供第二按揭貸款，主要條款見 4(iii)。
The Purchaser can apply to the Vendor’s designated financing company ("Designated Financing Company") for a second mortgage loan with 2-year installment holiday. Please refer to 4(iii) for key terms.

(4)(ii) 售價獲得折扣的基礎 The basis on which any discount on the Price is available

(1) 付款計劃折扣 Payment Plan Discount

(A) 選擇「現金或備用按揭付款計劃」之買方，可獲 10%售價折扣優惠。

A 10% discount on the Price would be offered to the Purchaser if the Purchaser selects “Cash or Standby Mortgage Payment Plan”.

(B) 選擇「現金連 2 年免息免供第一按揭付款計劃」之買方，可獲 3.5%售價折扣優惠。

A 3.5% discount on the Price would be offered to the Purchaser if the Purchaser selects “Cash or Mortgage Payment Plan with 2-year Installment Holiday First Mortgage”.

(C) 選擇「現金連 2 年免息免供第二按揭付款計劃」之買方，可獲 7.5%售價折扣優惠。

A 7.5% discount on the Price would be offered to the Purchaser if the Purchaser selects “Cash or Mortgage Payment Plan with 2-year Installment Holiday Second Mortgage”.

(D) 選擇「靈活建築期連備用按揭付款計劃」之買方，可獲 6%售價折扣優惠。

A 6% discount on the Price would be offered to the Purchaser if the Purchaser selects “Flexible Stage Payment Plan with Standby Mortgage”.

(E) 選擇「靈活建築期連 2 年免息免供第二按揭付款計劃」之買方，可獲 4%售價折扣優惠。

A 4% discount on the Price would be offered to the Purchaser if the Purchaser selects “Flexible Stage Payment Plan with 2-year Installment Holiday Second Mortgage”.

(2) 買家印花稅補貼折扣 Buyer’s Stamp Duty Subsidy Discount/ 特別折扣 Special Discount

買方只可選擇以下(A) 或(B) 其中一項：

Purchaser may only choose either (A) or (B) below:

(A) 如買賣合約需被徵收買家印花稅，買方可獲售價經扣減(4)(ii)(1)折扣後之價目計算的額外 5%折扣。

An additional 5% discount from the price calculated based on the Price after discount of (4)(ii)(1) would be offered to purchaser if the agreement for sale and purchase is subject to Buyer's Stamp Duty.

(B) 如買方 2017 年 8 月 31 日當日或之前簽署臨時買賣合約，買方可獲售價經扣減(4)(ii)(1)折扣後之價目計算的額外 5%折扣。

An additional 5% discount from the price calculated based on the Price after discount of (4)(ii)(1) would be offered to purchaser if the preliminary agreement for sale and purchase is signed on or before 31 August 2017.

(4)(iii) 可就購買該發展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) 備用第一按揭貸款 Standby First Mortgage Loan

選擇「現金或備用按揭付款計劃」或「靈活建築期連備用按揭付款計劃」之買方可向賣方指定財務機構(「指定財務機構」)申請第一按揭貸款。主要條款如下:

The Purchaser who selects “Cash or Standby Mortgage Payment Plan” or “Flexible Stage Payment Plan with Standby Mortgage” can apply to the Vendor’s designated financing company ("Designated Financing Company") for a first mortgage loan. Key terms are as follows:

- (1) 買方必須於付清樓價餘額之日或(如適用)買賣合約內訂明發展項目的預計關鍵日期(以較早者為準)前最少 60 日以書面向指定財務機構申請第一按揭貸款。
The Purchaser shall make a written application to the Designated Financing Company for a first mortgage loan not less than 60 days before the date of settlement of the balance of the Purchase Price or (if applicable) the estimated material date for the Development as specified in the agreement for sale and purchase (whichever is earlier).
- (2) 第一按揭貸款的最高金額為樓價的 85%，惟貸款金額不可超過應繳付之樓價餘額。
The maximum first mortgage loan amount shall be 85% of the Purchase Price, provided that the loan amount shall not exceed the balance of Purchase Price payable.
- (3) 第一按揭貸款以該住宅物業之第一法定按揭作抵押。
The first mortgage loan shall be secured by a first legal mortgage over the residential property.
- (4) 第一按揭貸款年期最長為 25 年。
The maximum tenor of the first mortgage loan shall be 25 years.
- (5) 第一按揭貸款利率以最優惠利率(P)計算。P 為浮動利率，於本價單日期 P 為每年 5%。
The interest rate of the first mortgage loan shall be at Prime Rate. P is subject to fluctuation. P as at the date of this price list is 5% per annum.
- (6) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於在指定財務機構要求下提供信貸報告、收入證明及/或銀行紀錄。
The Purchaser and his/her/its guarantor (if any) shall provide sufficient documents to prove his/her/its / their repayment ability, including without limitation the provision of credit report, income proof and/ or banking record upon request from the Designated Financing Company.
- (7) 所有第一按揭之文件必須由賣方代表律師辦理，並由買方負責有關費用。
All legal documents of the first mortgage shall be prepared and handled by the Vendor's solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser.
- (8) 買方於決定選用此貸款計劃前，敬請先向指定財務機構查詢有關詳情，以上所有主要條款及第一按揭貸款批出與否，指定財務機構有最終決定權，與賣方無關，且於任何情況下賣方均無需為此負責。賣方並無亦不得被視作就第一按揭之條款及條件以及申請之批核作出任何不論明示或隱含之陳述、承諾或保證。不論第一按揭貸款獲批與否，買方仍須完成購買該住宅物業及繳付該住宅物業的樓價全數。
The Purchaser is advised to enquire with the Designated Financing Company for details before selecting this loan plan. All the above key terms and the approval or disapproval of the first mortgage loan is subject to the final decision of the Designated Financing Company and are not related to the Vendor (who shall under no circumstances be responsible therefor). No representation, undertaking or warranty, whether express or implied, is given, or shall be deemed to have been given by Vendor in respect of the terms and conditions and the approval of applications for the first mortgage loan. The Purchaser shall complete the purchase of the residential property and shall fully pay the Purchase Price of the residential property irrespective of whether the first mortgage loan is approved or not.

(B) 2 年免息免供第一按揭貸款 First Mortgage Loan with 2-year Installment Holiday

選擇「現金連 2 年免息免供第一按揭付款計劃」或「靈活建築期連 2 年免息免供第一按揭付款計劃」之買方可向賣方指定財務機構(「指定財務機構」)申請 2 年免息免供第一按揭貸款。主要條款如下:

The Purchaser who selects “Cash or Mortgage Payment Plan with 2-year Installment Holiday First Mortgage” or “Flexible Stage Payment Plan with 2-year Installment Holiday First Mortgage” can apply to the Vendor’s designated financing company ("Designated Financing Company") for a first mortgage loan. Key terms are as follows:

- (1) 買方必須於付清樓價餘額之日或(如適用)買賣合約內訂明發展項目的預計關鍵日期(以較早者為準)前最少 60 日以書面向指定財務機構申請第一按揭貸款。
The Purchaser shall make a written application to the Designated Financing Company for a first mortgage loan not less than 60 days before the date of settlement of the balance of the Purchase Price or (if applicable) the estimated material date for the Development as specified in the agreement for sale and purchase (whichever is earlier).
- (2) 第一按揭貸款的最高金額為樓價的 85%，惟貸款金額不可超過應繳付之樓價餘額。
The maximum first mortgage loan amount shall be 85% of the Purchase Price, provided that the loan amount shall not exceed the balance of Purchase Price payable.
- (3) 第一按揭貸款以該住宅物業之第一法定按揭作抵押。
The first mortgage loan shall be secured by a first legal mortgage over the residential property.
- (4) 第一按揭貸款年期最長為 25 年。
The maximum tenor of the first mortgage loan shall be 25 years.
- (5) 第一按揭貸款首二年豁免利息，第三年及以後之年利率以最優惠利率(P)計算。P 為浮動利率，於本價單日期 P 為每年 5%。
The first mortgage loan shall be free of interest for the first two years, and the annual interest rate for the third year onwards shall be calculated at Prime Rate (P). P is subject to fluctuation. P as at the date of this price list is 5% per annum.

(6)買方須於提款日後第 25 個月開始每月支付利息，利息由第一按揭貸款提款日後第 25 個月起開始計算。

The Purchaser shall pay monthly interest which shall be accrued starting from the 25th month from date of drawdown of the first mortgage loan.

(7)買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於在指定財務機構要求下提供信貸報告、收入證明及/或銀行紀錄。

The Purchaser and his/her/its guarantor (if any) shall provide sufficient documents to prove his/her/its / their repayment ability, including without limitation the provision of credit report, income proof and/ or banking record upon request from the Designated Financing Company.

(8)所有第一按揭之文件必須由賣方代表律師辦理，並由買方負責有關費用。

All legal documents of the first mortgage shall be prepared and handled by the Vendor's solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser.

(9)買方於決定選用此貸款計劃前，敬請先向指定財務機構查詢有關詳情，以上所有主要條款及第一按揭貸款批出與否，指定財務機構有最終決定權，與賣方無關，且於任何情況下賣方均無需為此負責。賣方並無亦不得被視作就第一按揭之條款及條件以及申請之批核作出任何不論明示或隱含之陳述、承諾或保證。不論第一按揭貸款獲批與否，買方仍須完成購買該住宅物業及繳付該住宅物業的樓價全數。

The Purchaser is advised to enquire with the Designated Financing Company for details before selecting this loan plan. All the above key terms and the approval or disapproval of the first mortgage loan is subject to the final decision of the Designated Financing Company and are not related to the Vendor (who shall under no circumstances be responsible therefor). No representation, undertaking or warranty, whether express or implied, is given, or shall be deemed to have been given by Vendor in respect of the terms and conditions and the approval of applications for the first mortgage loan. The Purchaser shall complete the purchase of the residential property and shall fully pay the Purchase Price of the residential property irrespective of whether the first mortgage loan is approved or not.

(C) 備用第二按揭貸款 Standby Second Mortgage Loan

選擇「現金或備用按揭付款計劃」或「靈活建築期連備用按揭付款計劃」之買方可向賣方指定財務機構(「指定財務機構」)申請第二按揭貸款，主要條款如下：

The Purchaser who selects “Cash or Standby Mortgage Payment Plan” or “Flexible Stage Payment Plan with Standby Mortgage” can apply to the Vendor’s designated financing company ("Designated Financing Company") for a second mortgage loan. Key terms are as follows:

(1) 買方必須於付清樓價餘額之日或(如適用)買賣合約內訂明的發展項目的預計關鍵日期(以較早者為準)前最少 60 日以書面向指定財務機構申請第二按揭貸款。

The Purchaser shall make a written application to the Designated Financing Company for a second mortgage loan not less than 60 days before the date of settlement of the balance of the Purchase Price or (if applicable) the estimated material date for the Development as specified in the agreement for sale and purchase (whichever is earlier).

(2) 買方須出示足夠文件證明第一按揭貸款加第二按揭貸款及其他借貸之每月總還款額不超過其每月總入息之一半。

The Purchaser shall provide sufficient documents to prove that the total amount of the monthly installment of first mortgage loan, second mortgage loan and any other loan does not exceed 50% of the Purchaser’s total monthly income.

(3) 買方須先獲取第一按揭銀行同意該住宅物業作第二按揭。

The Purchaser shall have obtained the prior consent of the first mortgagee bank to the second mortgage.

(4) 第二按揭貸款金額最高為樓價 30%，但第一按揭貸款及第二按揭貸款總額不得高於樓價之 80%。第二按揭貸款年期最長為 25 年或第一按揭貸款之年期，以較短者為準。

The maximum second mortgage loan amount is 30% of Purchase Price, but the total amount of first mortgage loan and second mortgage loan shall not exceed 80% of Purchase Price. The maximum tenor of second mortgage loan shall be 25 years or the tenor of first mortgage loan, whichever is shorter.

(5) 第二按揭貸款利率以最優惠利率(P)計算。P 為浮動利率，於本價單日期 P 為每年 5%。

The interest rate of the second mortgage loan shall be at Prime Rate. P is subject to fluctuation. P as at the date of this price list is 5% per annum.

(6) 所有第二按揭之文件必須由賣方代表律師辦理，並由買方負責有關費用。

All legal documents of the first mortgage shall be prepared and handled by the Vendor's solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser.

(7) 第一按揭貸款及第二按揭貸款申請需由有關承按機構獨立審批。

First mortgage loan and second mortgage loan shall be approved by the relevant mortgagees independently.

(8) 買方於決定選用此貸款計劃前，敬請先向指定財務機構查詢有關詳情，以上所有主要條款及第二按揭貸款批出與否，指定財務機構有最終決定權，與賣方無關，且於任何情況下賣方均無需為此負責。賣方並無亦不得被視作就第二按揭之條款及條件以及申請之批核作出任何不論明示或隱含之陳述、承諾或保證。不論第二按揭貸款獲批與否，買方仍須完成購買該住宅物業及繳付該住宅物業的樓價全數。

The Purchaser is advised to enquire with the Designated Financing Company for details before selecting this loan plan. All the above key terms and the approval or disapproval of the second mortgage loan is subject to the final decision of the Designated Financing Company and are not related to the Vendor (who shall under no circumstances be responsible therefor). No representation, undertaking or warranty, whether express or implied, is given, or shall be deemed to have been given by Vendor in respect of the terms and conditions and the approval of applications for the second mortgage loan. The Purchaser shall complete the purchase of the residential property and shall fully pay the Purchase Price of the residential property irrespective of whether the second mortgage loan is approved or not.

(D) 2 年免息免供第二按揭貸款 Second Mortgage Loan with 2-year Installment Holiday

選擇「現金連 2 年免息免供第二按揭付款計劃」或「靈活建築期連 2 年免息免供第二按揭付款計劃」之買方可向賣方指定財務機構(「指定財務機構」)申請第二按揭貸款，主要條款如下:

The Purchaser who selects “Cash or Mortgage Payment Plan with 2-year Installment Holiday Second Mortgage” or “Flexible Stage Payment Plan with 2-year Installment Holiday Second Mortgage” can apply to the Vendor’s designated financing company ("Designated Financing Company") for a second mortgage loan. Key terms are as follows:

- (1) 買方必須於付清樓價餘額之日或(如適用)買賣合約內訂明的發展項目的預計關鍵日期(以較早者為準)前最少 60 日以書面向指定財務機構申請第二按揭貸款。
The Purchaser shall make a written application to the Designated Financing Company for a second mortgage loan not less than 60 days before the date of settlement of the balance of the Purchase Price or (if applicable) the estimated material date for the Development as specified in the agreement for sale and purchase (whichever is earlier).
- (2) 買方須出示足夠文件證明第一按揭貸款加第二按揭貸款及其他借貸之每月總還款額不超過其每月總入息之一半。
The Purchaser shall provide sufficient documents to prove that the total amount of the monthly installment of first mortgage loan, second mortgage loan and any other loan does not exceed 50% of the Purchaser’s total monthly income.
- (3) 買方須先獲取第一按揭銀行同意該住宅物業作第二按揭。
The Purchaser shall have obtained the prior consent of the first mortgagee bank to the second mortgage.
- (4) 第二按揭貸款金額最高為樓價 30%，但第一按揭貸款及第二按揭貸款總額不得高於樓價之 80%。第二按揭貸款年期最長為 25 年或第一按揭貸款之年期，以較短者為準。
The maximum second mortgage loan amount is 30% of Purchase Price, but the total amount of first mortgage loan and second mortgage loan shall not exceed 80% of Purchase Price. The maximum tenor of second mortgage loan shall be 25 years or the tenor of first mortgage loan, whichever is shorter.
- (5) 第二按揭貸款首二年豁免利息，第三年及以後之年利率以最優惠利率(P)計算。P 為浮動利率，於本價單日期 P 為每年 5%。
The second mortgage loan shall be free of interest for the first two years, and the annual interest rate for the third year onwards shall be calculated at Prime Rate (P). P is subject to fluctuation. P as at the date of this price list is 5% per annum.
- (6) 買方須於提款日後第 25 個月開始每月支付利息，利息由第二按揭貸款提款日後第 25 個月起開始計算。
The Purchaser shall pay monthly interest which shall be accrued starting from the 25th month from date of drawdown of the second mortgage loan.
- (7) 所有第二按揭之文件必須由賣方代表律師辦理，並由買方負責有關費用。
All legal documents of the second mortgage shall be prepared and handled by the Vendor's solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser.
- (8) 第一按揭貸款及第二按揭貸款申請需由有關承按機構獨立審批。
First mortgage loan and second mortgage loan shall be approved by the relevant mortgagees independently.
- (9) 買方於決定選用此貸款計劃前，敬請先向指定財務機構查詢有關詳情，以上所有主要條款及第二按揭貸款批出與否，指定財務機構有最終決定權，與賣方無關，且於任何情況下賣方均無需為此負責。賣方並無亦不得被視作就第二按揭之條款及條件以及申請之批核作出任何不論明示或隱含之陳述、承諾或保證。不論第二按揭貸款獲批與否，買方仍須完成購買該住宅物業及繳付該住宅物業的樓價全數。
The Purchaser is advised to enquire with the Designated Financing Company for details before selecting this loan plan. All the above key terms and the approval or disapproval of the second mortgage loan is subject to the final decision of the Designated Financing Company and are not related to the Vendor (who shall under no circumstances be responsible therefor). No representation, undertaking or warranty, whether express or implied, is given, or shall be deemed to have been given by Vendor in respect of the terms and conditions and the approval of applications for the second mortgage loan. The Purchaser shall complete the purchase of the residential property and shall fully pay the Purchase Price of the residential property irrespective of whether the first mortgage loan is approved or not.

(E) 第一按揭利率優惠 First Mortgage Interest Rate Benefit

- (i) 「第一按揭利率優惠」：「備用第一按揭貸款」之利率以最優惠利率(P)減 1%計算或「2 年免息免供第一按揭貸款」第三年及以後之利率以最優惠利率(P) 減 1%計算（視屬何情況而定）。P 為浮動利率，於本價單日期 P 為每年 5%。相關按揭貸款其他主要條款請參閱本價單。

符合以下所有條件之住宅物業方可獲「第一按揭利率優惠」：

- (1) 住宅物業之臨時買賣合約於 2017 年 3 月 18 日或之後簽署；
- (2) 住宅物業買方選擇「現金或備用按揭付款計劃」、「靈活建築期連備用按揭付款計劃」、「現金連 2 年免息免供第一按揭付款計劃」或「靈活建築期連 2 年免息免供第一按揭付款計劃」；及
- (3) 住宅物業買方成功申請「備用第一按揭貸款」或「2 年免息免供第一按揭貸款」（視屬何情況而定）。

本優惠只提供予發展項目 18 個住宅物業（不論是本價單或是其他已或將發出之價單包括之住宅物業），先到先得。

"First Mortgage Interest Rate Benefit": The interest rate of the “Standby First Mortgage Loan” shall be calculated at Prime Rate (P) minus 1%, or the interest rate of the “First Mortgage Loan with 2-year Installment Holiday” for the third year onwards shall be calculated at Prime Rate (P) minus 1% (as the case maybe). P is subject to fluctuation. P as at the date of this price list is 5% per annum. Please refer to this price list for other key terms of the mortgage loan concerned.

"First Mortgage Interest Rate Benefit" shall only be available for residential properties satisfying all of the following conditions:

- (1) The preliminary agreement for sale and purchase of the residential property is signed on or after 18 March 2017;
- (2) The Purchaser of the residential property has chosen “Cash or Standby Mortgage Payment Plan”, “Flexible Stage Payment Plan with Standby Mortgage”, “Cash or Mortgage Payment Plan with 2-year Installment Holiday First Mortgage” or “Flexible Stage Payment Plan with 2-year Installment Holiday First Mortgage”; and
- (3) The Purchaser of the residential property has successfully applied for “Standby First Mortgage Loan” or “First Mortgage Loan with 2-year Installment Holiday” (as the case maybe).

The Benefit is only available for 18 residential properties in the Development (whether included in this price list or any other price list issued or to be issued) on a first-come, first-served basis.

- (ii) 「第一按揭利率優惠」：「備用第一按揭貸款」之利率以最優惠利率(P)減 1%計算或「2 年免息免供第一按揭貸款」第三年及以後之利率以最優惠利率(P) 減 1%計算（視屬何情況而定）。P 為浮動利率，於本價單日期 P 為每年 5%。相關按揭貸款其他主要條款請參閱本價單。

符合以下所有條件之住宅物業方可獲「第一按揭利率優惠」：

- (1) 住宅物業之臨時買賣合約於 2017 年 6 月 4 日或之後簽署；
- (2) 住宅物業買方選擇「現金或備用按揭付款計劃」、「靈活建築期連備用按揭付款計劃」、「現金連 2 年免息免供第一按揭付款計劃」或「靈活建築期連 2 年免息免供第一按揭付款計劃」；及
- (3) 住宅物業買方成功申請「備用第一按揭貸款」或「2 年免息免供第一按揭貸款」（視屬何情況而定）。

本優惠只提供予發展項目 18 個住宅物業（不論是本價單或是其他已或將發出之價單包括之住宅物業），先到先得。

"First Mortgage Interest Rate Benefit": The interest rate of the “Standby First Mortgage Loan” shall be calculated at Prime Rate (P) minus 1%, or the interest rate of the “First Mortgage Loan with 2-year Installment Holiday” for the third year onwards shall be calculated at Prime Rate (P) minus 1% (as the case maybe). P is subject to fluctuation. P as at the date of this price list is 5% per annum. Please refer to this price list for other key terms of the mortgage loan concerned.

"First Mortgage Interest Rate Benefit" shall only be available for residential properties satisfying all of the following conditions:

- (1) The preliminary agreement for sale and purchase of the residential property is signed on or after 4 June 2017;
- (2) The Purchaser of the residential property has chosen “Cash or Standby Mortgage Payment Plan”, “Flexible Stage Payment Plan with Standby Mortgage”, “Cash or Mortgage Payment Plan with 2-year Installment Holiday First Mortgage” or “Flexible Stage Payment Plan with 2-year Installment Holiday First Mortgage”; and
- (3) The Purchaser of the residential property has successfully applied for “Standby First Mortgage Loan” or “First Mortgage Loan with 2-year Installment Holiday” (as the case maybe).

The Benefit is only available for 18 residential properties in the Development (whether included in this price list or any other price list issued or to be issued) on a first-come, first-served basis.

(F) 提前成交優惠 Early Completion Benefit

選擇「靈活建築期連備用按揭付款計劃」或「靈活建築期連 2 年免息免供第一按揭付款計劃」或「靈活建築期連 2 年免息免供第二按揭付款計劃」之買方提前於買賣合約訂明的成交日之前，付清樓價全數及完成住宅物業的買賣交易，可根據以下列表獲提前成交優惠現金回贈。詳情以相關交易文件條款作準。

Where the Purchaser who chooses the “Flexible Stage Payment Plan with Standby Mortgage”or “Flexible Stage Payment Plan with 2-year Installment Holiday First Mortgage” or “Flexible Stage Payment Plan with 2-year Installment Holiday Second Mortgage” fully pays the Purchase Price and completes the sale and purchase of the residential property in advance of the date of completion specified in the agreement for sale and purchase, the Purchaser shall be entitled to an Early Completion Benefit cash rebate according to the table below. Subject to terms and conditions of the relevant transaction documents.

付清樓價全數的日期(以賣方律師實際收到款項日期計算) Date of full payment of Purchase Price (subject to the date on which the Vendor's solicitors actually receive the payment)	提前成交優惠現金回贈金額 Amount of Early Completion Benefit Cash Rebate
簽署臨時買賣合約日期後 180 日內 Within 180 days after the date of signing of the preliminary agreement for sale and purchase	樓價之 3% 3% of Purchase Price
簽署臨時買賣合約日期後 181 日至 270 日內 Within 181 to 270 days after the date of signing of the preliminary agreement for sale and purchase	樓價之 2% 2% of Purchase Price
簽署臨時買賣合約日期後 271 日至 360 日內 Within 271 to 360 days after the date of signing of the preliminary agreement for sale and purchase	樓價之 1% 1% of Purchase Price

(G) 香港愉景灣酒店住宿禮券 Auberge Discovery Bay Hong Kong Hotel Vouchers

如買方 2017 年 8 月 31 日當日或之前簽署臨時買賣合約，買方可於住宅物業買賣成交日起計 45 個工作天內獲得香港愉景灣酒店提供之住宿禮券，總值為港幣\$8,426(按照香港愉景灣酒店於 2017 年 5 月 23 日公佈之訂價)。上述住宿禮券之使用(包括其使用方法及期限等)受賣方及有關服務供應商所訂之條款及條件約束。賣方任何情況下不會就有關或因上述住宿禮券及/或因有關服務供應商的產品及服務而產生之直接或間接的申索、索求或責任或損失負上任何責任。詳情以相關交易文件條款作準。

Purchaser who signs the preliminary agreement for sale and purchase on or before 31 August 2017 will be offered hotel voucher issued by Auberge Discovery Bay Hong Kong in the total value of HK\$8,426 (as per listed price provided by Auberge Discovery Bay Hong Kong on 23 May 2017) within 45 business days after the completion of the sales and purchase of the residential property. The use of the aforesaid hotel voucher (including the use and validity date thereof) is subject to the terms and conditions prescribed by the Vendor and the relevant service provider. The Vendor in any event shall not be held liable or responsible for any direct or indirect claims, demands, liabilities or losses in connection with or in relation to the aforesaid hotel voucher and/or the provisions of the relevant products and services as may be provided by the relevant service provider. Subject to terms and conditions of the relevant transaction documents.

(4)(iv) 誰人負責支付買賣該發展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

(1) 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有關買賣的所有法律文件，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用。

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，買賣雙方須各自負責有關正式買賣合約及轉讓契兩項法律文件之律師費用及代墊付費用。

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, the vendor agrees to bear the legal costs of the formal agreement for sale and purchase and the assignment.

If the purchaser chooses to instruct his own solicitors to act for him in relation to the purchase, each of the vendor and purchaser shall pay his own solicitors' legal costs and disbursements in respect of the formal agreement for sale and purchase and the assignment.

(2) 買方需支付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）。

All stamp duty, including but not limited to Ad Valorem Stamp Duty, Buyers' Stamp Duty* and Special Stamp Duty* shall be borne by the purchaser (*if applicable).

(4)(v) 買方須為就買賣該發展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

草擬大廈公契、分公契、副分公契及管理合約（「公契」）費用及附於公契之圖則之費用的適當分攤、指明住宅物業的業權文件認證副本之費用、指明住宅物業的買賣合約及轉讓契之圖則費，指明住宅物業的按揭（如有）之法律費用及代墊付費用、附加合約（如有）的法律費用及其他實際支出等，均由買方負責。

The purchaser(s) shall bear and pay a due proportion of the costs for the preparation of the Deed of Mutual Covenant, Sub-Deed of Mutual Covenant, Sub-sub-Deed of Mutual Covenant and Management Agreement ("DMC") and the plans to be attached to the DMC, and shall solely bear and pay all costs for preparing certified copies of title deeds and documents of the specified residential property, all plan fees for plans to be annexed to the agreement for sale & purchase and the Assignment, all legal and other costs and disbursements in respect of any mortgage (if any) in respect of the specified residential property and all legal cost and charges for supplemental agreement(if any).

(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:

- (1) 中原地產代理有限公司 Centaline Property Agency Limited
- (2) 美聯物業代理有限公司 Midland Realty International Limited
- (3) 利嘉閣地產有限公司 Ricacorp Properties Limited
- (4) 香港置業(地產代理)有限公司 Hong Kong Property Services (Agency) Limited
- (5) 世紀 21 測量行有限公司及旗下特許經營商 Century 21 Surveyors Limited and Franchisees
- (6) 云房網絡(香港)代理有限公司 Qfang Network (Hongkong) Agency Limited
- (7) 理想家居地產代理有限公司 Ideal Home Property Agency Limited
- (8) 祥益地產代理有限公司 Many Wells Property Agent Limited
- (9) 晉誠地產代理有限公司 Earnest Property Agent 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.2GETHER.hk

The address of the website designated by the vendor for the development is: www.2GETHER.hk