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售樓說明書
Sales Brochure

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一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

此須知是由一手住宅物業銷售監管局為施行《一手住宅物業銷售條例》第19(1)條而發出的。
一手住宅物業買家須知

您在購置一手住宅物業之前，應留意下列事項：

適用於所有一手住宅物業

1. 重要資訊

- 瀏覽一手住宅物業銷售資訊網（下稱「銷售資訊網」），參考「銷售資訊網」內有關一手住宅物業的市場資料。
- 閱覽賣方就該發展項目所指定的互聯網網站內的有關資訊，包括售樓說明書、價單、載有銷售安排的文件，及成交紀錄冊。
- 發展項目的售樓說明書，會在緊接該項目的出售日期前最少七日內向公眾發布，而有關價單和銷售安排，亦會在緊接該項目的出售日期前最少三日內公布。
- 在賣方就有關發展項目所指定的互聯網網站，以及「銷售資訊網」內，均載有有關物業成交資料的成交紀錄冊，以供查閱。

2. 費用、按揭貸款和樓價

- 計算置業總開支，包括律師費、按揭費用、保險費，以及印花稅。
- 向銀行查詢可否取得所需的按揭貸款，然後選擇合適的還款方式，並小心計算按揭貸款金額，以確保貸款額沒有超出本身的負擔能力。
- 查閱同類物業最近的成交價格，以作比較。
- 向賣方或地產代理瞭解，您須付予賣方或該發展項目的管理人的預計的管理費、管理費上期金額(如有)、特別基金金額(如有)、補還的水、電力及氣體按金(如有)、以及/或清理廢料的費用(如有)。

3. 價單、支付條款，以及其他財務優惠

- 賣方未必會把價單所涵蓋的住宅物業悉數推售，因此應留意有關的銷售安排，以了解賣方會推售的住宅物業為何。賣方會在有關住宅物業推售日期前最少三日公布銷售安排。
- 留意價單所載列的支付條款。倘買家可就購置有關住宅物業而連帶獲得價格折扣、贈品，或任何財務優惠或利益，上述資訊亦會在價單內列明。

4. 物業的面積及四周環境

- 留意載於售樓說明書和價單內的物業面積資料，以及載於價單內的每平方呎/每平方米售價。根據《一手住宅物業銷售條例》（第 621章）（下稱「條例」），賣方只可以實用面積表達住宅物業的面積和每平方呎及平方米的售價。就住宅物業而言，實用面積指該住宅物業的樓面面積，包括在構成該物業的一部分的範圍內的以下每一項目的樓面面積：(i) 露台；(ii) 工作平台；以及(iii) 陽台。實用面積並不包括空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭或庭院的每一項目的面積，即使該些項目構成該物業的一部分的範圍。
- 親臨發展項目的所在地實地視察，以了解有關物業的四周環境（包括交通和社區設施）；亦應查詢有否任何城市規劃方案和議決，會對有關的物業造成影響；參閱載於售樓說明書內的位置圖、鳥瞰照片、分區計劃大綱圖，以及橫截面圖。

5. 售樓說明書

- 確保所取得的售樓說明書屬最新版本。根據條例，提供予公眾的售樓說明書必須是在之前的三個月之內印製或檢視、或檢視及修改。
- 閱覽售樓說明書，並須特別留意以下資訊 —
  - 售樓說明書內有否關於「有關資料」的部分，列出賣方知悉但並非為一般公眾人士所知悉，關於相當可能對享用有關住宅物業造成重大影響的事宜的資料。請注意，已在土地註冊處註冊的文件，其內容不會被視為「有關資料」；
  - 橫截面圖會顯示有關建築物相對毗連該建築物的每條街道的橫截面，以及每條上述街道與已知基準面和該建築物最低的一層住宅樓層的水平相對的水平。橫截面圖能以圖解形式，顯示出建築物最低一層住宅樓層和街道水平的高低差距，不論該最低住宅樓層以何種方式命名；
  - 室內和外部的裝置、裝修物料和設備；
  - 管理費按甚麼基準分擔；
  - 小業主有否責任或需要分擔管理、營運或維持有關發展項目以內或以外的公眾休憩用地或公共設施的開支，以及有關公眾休憩用地或公共設施的位置；以及
  - 小業主是否須要負責維修斜坡。

6. 政府批地文件和公契

- 閱覽政府批地文件和公契（或公契擬稿）。公契內載有天台和外牆業權等相關資料。賣方會在售樓處提供政府批地文件和公契（或公契擬稿）的複本，供準買家免費閱覽。
- 留意政府批地文件內所訂明小業主是否須要負責支付地租。
- 留意公契內訂明有關物業內可否飼養動物。

7. 買賣合約

- 確保臨時買賣合約和買賣合約包含條例所規定的強制性條文。
- 留意有關物業買賣交易所包括的裝置、裝修物料和設備，須在臨時買賣合約和買賣合約上列明。
- 留意夾附於買賣合約的圖則。該圖則會顯示所有賣方售予您的物業面積，而該面積通常較該物業的實用面積為大。
- 訂立臨時買賣合約時，您須向擁有人（即賣方）支付樓價 **5%** 的臨時訂金。
- 如您在訂立臨時買賣合約後**五個工作日**（工作日指並非公眾假日、星期六、黑色暴雨警告日或烈風警告日的日子）之內，沒有簽立買賣合約，該臨時買賣合約即告終止，有關臨時訂金（即樓價的 5%）會被沒收，而擁有人（即賣方）不得因您沒有簽立買賣合約而對您提出進一步申索。
- 在訂立臨時買賣合約後的五個工作日之內，倘您簽立買賣合約，則擁有人（即賣方）必須在訂立該臨時買賣合約後的八個工作日之內簽立買賣合約。
- 有關的訂金，應付予負責為所涉物業擔任保證金保存人的律師事務所。

8. 表達購樓意向

- 留意在賣方（包括其獲授權代表）就有關住宅物業向公眾提供價單前，賣方不得尋求或接納任何對有關住宅物業的購樓意向（不論是否屬明確選擇購樓意向）。因此您不應向賣方或其授權代表提出有關意向。
- 留意在有關住宅物業的銷售開始前，賣方（包括其獲授權代表）不得尋求或接納任何對該物業的有明確選擇購樓意向。因此您不應向賣方或其授權代表提出有關意向。

9. 委託地產代理

- 留意倘賣方委任一個或多於一個地產代理，以協助銷售其發展項目內任何指明住宅物業，該發展項目的價單必須列明在價單印刷日期當日所有獲委任為地產代理的姓名/名稱。

- 您可委託任何地產代理（不一定是賣方所指定的地產代理），以協助您購置發展項目內任何指明住宅物業；您亦可不委託任何地產代理。
- 委託地產代理以物色物業前，您應該 —
  - 了解該地產代理是否只代表您行事。該地產代理若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益；
  - 了解您須否支付佣金予該地產代理。若須支付，有關的佣金金額和支付日期為何；以及
  - 留意只有持牌地產代理或營業員才可以接受您的委託。如有疑問，應要求該地產代理或營業員出示其「地產代理證」，或瀏覽地產代理監管局的網頁（網址： www.eaa.org.hk），查閱牌照目錄。

10. 委聘律師

- 考慮自行委聘律師，以保障您的利益。該律師若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益。
- 比較不同律師的收費。

適用於一手未落成住宅物業

11. 預售樓花同意書

- 洽購地政總署「預售樓花同意方案」下的未落成住宅物業時，應向賣方確認地政總署是否已就該發展項目批出「預售樓花同意書」。

12. 示範單位

- 賣方不一定須設置示範單位供準買方或公眾參觀，但賣方如為某指明住宅物業設置示範單位，必須首先設置該住宅物業的無改動示範單位，才可設置該住宅物業的經改動示範單位，並可以就該住宅物業設置多於一個經改動示範單位。
- 參觀示範單位時，務必視察無改動示範單位，以便與經改動示範單位作出比較。然而，條例並沒有限制賣方安排參觀無改動示範單位及經改動示範單位的先後次序。
- 賣方設置示範單位供公眾參觀時，應已提供有關發展項目的售樓說明書。因此，緊記先行索取售樓說明書，以便在參觀示範單位時參閱相關資料。
- 您可以在無改動示範單位及經改動示範單位中進行量度，並在無改動示範單位內拍照或拍攝影片，惟在確保示範單位參觀者人身安全的前提下，賣方可能會設定合理的限制。

適用於一手未落成住宅物業及尚待符合條件的已落成住宅物業

13. 預計的關鍵日期

- 查閱售樓說明書中有關發展項目的預計的關鍵日期[1]。
- 請注意：
  - 就地政總署預售樓花同意方案規管的發展項目，賣方須在合格証明書或轉讓同意書發出後的一個月內（以何者較早為準），就賣方有能力有效地轉讓有關物業一事，以書面通知買方。
  - 至於並非地政總署預售樓花同意方案規管的發展項目，賣方須在佔用文件(包括佔用許可證)發出後的六個月內，就賣方有能力有效地轉讓有關物業一事，以書面通知買方。

備註：

[1] 一般而言，「關鍵日期」指該項目符合批地文件的條件的日期，或該項目在遵照經批准的建築圖則的情況下或按照豁免證明書的發出的條件在各方面均屬完成的日期。有關詳情請參閱條例第 2條。

適用於一手已落成住宅物業

14. 賣方資料表格

- 確保取得最近三個月內印製有關您擬購買的一手已落成住宅物業的「賣方資料表格」。

15. 參觀物業

- 購置住宅物業前，確保已獲安排參觀您打算購置的住宅物業。倘參觀有關物業並非合理地切實可行，則應參觀與有關物業相若的物業，除非您以書面同意賣方無須開放與有關物業相若的物業供您參觀。您應仔細考慮，然後才決定是否簽署豁免上述規定的書面同意。
- 除非有關物業根據租約持有，或為確保物業參觀者的人身安全而須設定合理限制，您可以對該物業進行量度、拍照或拍攝影片。

任何與賣方銷售受條例所規管的一手住宅物業有關的投訴和查詢，請與一手住宅物業銷售監管局聯絡。
電話：2817 3313
電郵：enquiry_srpa@hd.gov.hk
傳真：2219 2220

其他相關聯絡資料：

	電話	傳真
消費者委員會	**2929 2222**	**2590 6271**
地產代理監管局	**2111 2777**	**2598 9596**
香港地產建設商會	**2826 0111**	**2845 2521**

運輸及房屋局
一手住宅物業銷售監管局
2014年4月

一手住宅物業買家須知

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

This Note is issued by the Sales of First-hand Residential Properties Authority (SRPA) for the purpose of section 19(1) of the Residential Properties (First-hand Sales) Ordinance.

Notes to Purchasers of First-hand Residential Properties

You are advised to take the following steps before purchasing first-hand residential properties.

For all first-hand residential properties

1. **Important information**
   - Make reference to the materials available on the Sales of First-hand Residential Properties Electronic Platform (SRPE) on the first-hand residential property market.
   - Study the information on the website designated by the vendor for the development, including the sales brochure, price lists, documents containing the sales arrangements, and the Register of Transactions of a development.
   - Sales brochure for a development will be made available to the general public at least 7 days immediately before a date of sale while price list and sales arrangements will be made available at least 3 days immediately before the date of sale.
   - Information on transactions can be found on the register of transactions on the website designated by the vendor for the development and the SRPE.

2. **Fees, mortgage loan and property price**
   - Calculate the total expenses of the purchase, such as solicitors' fees, mortgage charges, insurance fees and stamp duties.
   - Check with banks to find out if you will be able to obtain the needed mortgage loan, select the appropriate payment method and calculate the amount of the mortgage loan to ensure it is within your repayment ability.
   - Check recent transaction prices of comparable properties for comparison.
   - Check with the vendor or the estate agent the estimated management fee, the amount of management fee payable in advance (if any), special fund payable (if any), the amount of reimbursement of the deposits for water, electricity and gas (if any), and/or the amount of debris removal fee (if any) you have to pay to the vendor or the manager of the development.

3. **Price list, payment terms and other financial incentives**
   - Vendors may not offer to sell all the residential properties that are covered in a price list. To know which residential properties the vendors may offer to sell, pay attention to the sales arrangements which will be announced by the vendors at least 3 days before the relevant residential properties are offered to be sold.
   - Pay attention to the terms of payment as set out in a price list. If there are discounts on the price, gift, or any financial advantage or benefit to be made available in connection with the purchase of the residential properties, such information will also be set out in the price list.

4. **Property area and its surroundings**
   - Pay attention to the area information in the sales brochure and price list, and price per square foot/metre in the price list. According to the Residential Properties (First-hand Sales) Ordinance (Cap. 621) (the Ordinance), vendors can only present the area and price per square foot and per square metre of a residential property using saleable area. Saleable area, in relation to a residential property, means the floor area of the residential property, and includes the floor area of every one of the following to the extent that it forms part of the residential property - (i) a balcony; (ii) a utility platform; and (iii) a verandah. The saleable area excludes the area of the following which forms part of the residential property - air-conditioning plant room; bay window; cockloft; flat roof; garden; parking space; roof; stairhood; terrace and yard.
   - Visit the development site and get to know the surroundings of the property (including transportation and community facilities). Check town planning proposals and decisions which may affect the property. Take a look at the location plan, aerial photograph, outline zoning plan and cross-section plan that are provided in the sales brochure.

5. **Sales brochure**
   - Ensure that the sales brochure you have obtained is the latest version. According to the Ordinance, the sales brochure made available to the public should be printed or examined, or examined and revised within the previous 3 months.
   - Read through the sales brochure and in particular, check the following information in the sales brochure -
     - Whether there is a section on "relevant information" in the sales brochure, under which information on any matter that is known to the vendor but is not known to the general public, and is likely to materially affect the enjoyment of a residential property will be set out. Please note that information contained in a document that has been registered with the Land Registry will not be regarded as "relevant information";
     - The cross-section plan showing a cross-section of the building in relation to every street adjacent to the building, and the level of every such street in relation to a known datum and to the level of the lowest residential floor of the building. This will help you visualize the difference in height between the lowest residential floor of a building and the street level, regardless of how that lowest residential floor is named;
     - interior and exterior fittings and finishes and appliances;
     - the basis on which management fees are shared;
     - whether individual owners have obligations or need to share the expenses for managing, operating and maintaining the public open space or public facilities inside or outside the development, and the location of the public open space or public facilities; and
     - whether individual owners have responsibility to maintain slopes.

6. **Government land grant and deed of mutual covenant (DMC)**
   - Read the Government land grant and the DMC (or the draft DMC). Information such as ownership of the rooftop and external walls can be found in the DMC. The vendor will provide copies of the Government land grant and the DMC (or the draft DMC) at the place where the sale is to take place for free inspection by prospective purchasers.
   - Check the Government land grant on whether individual owners are liable to pay Government rent.
   - Check the DMC on whether animals can be kept in the residential property.

7. **Agreement for sale and purchase**
   - Ensure that the preliminary agreement for sale and purchase (PASP) and agreement for sale and purchase (ASP) include the mandatory provisions as required by the Ordinance.
   - Pay attention that fittings, finishes and appliances to be included in the sale and purchase of the property are inserted in the PASP and ASP.
   - Pay attention to the area plan annexed to the ASP which shows the total area which the vendor is selling to you. The total area which the Vendor is selling to you is normally greater than the saleable area of the property.
   - A preliminary deposit of **5%** of the purchase price is payable by you to the owner (i.e. the seller) on entering into a PASP.
   - If you do not execute the ASP within **5 working days** (working day means a day that is not a general holiday or a Saturday or a black rainstorm warning day or gale warning day) after entering into the PASP, the PASP is terminated, the preliminary deposit (i.e. 5 % of the purchase price) is forfeited, and the owner (i.e. the seller) does not have any further claim against you for not executing the ASP.
   - If you execute the ASP within 5 working days after the signing of the PASP, the owner (i.e. the seller) must execute the ASP within 8 working days after entering into the PASP.
   - The deposit should be made payable to the solicitors' firm responsible for stakeholding purchasers' payments for the property.

8. Expression of intent of purchasing a residential property

- Note that vendors (including their authorized representative(s)) should not seek or accept any specific or general expression of intent of purchasing any residential property before the relevant price lists for such properties are made available to the public. You therefore should not make such an offer to the vendors or their authorized representative(s).
- Note that vendors (including their authorized representative(s)) should not seek or accept any specific expression of intent of purchasing a particular residential property before the sale of the property has commenced. You therefore should not make such an offer to the vendors or their authorized representative(s).

9. Appointment of estate agent

- Note that if the vendor has appointed one or more than one estate agents to act in the sale of any specified residential property in the development, the price list for the development must set out the name of all the estate agents so appointed as at the date of printing of the price list.
- You may appoint any estate agent (not necessarily from those estate agency companies appointed by the vendor) to act in the purchase of any specified residential property in the development, and may also not appoint any estate agent to act on your behalf.
- Before you appoint an estate agent to look for a property, you should -
  - find out whether the agent will act on your behalf only. If the agent also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest;
  - find out whether any commission is payable by you to the estate agent and, if so, its amount and the time of payment; and
  - note that only licensed estate agents or salespersons may accept your appointment. If in doubt, you should request the estate agent or salesperson to produce his/her Estate Agent Card, or check the Licence List on the Estate Agents Authority website: www.eaa.org.hk.

10. Appointment of solicitor

- Consider appointing your own solicitor to protect your interests. If the solicitor also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest.
- Compare the charges of different solicitors.

For first-hand uncompleted residential properties

11. Pre-sale Consent

- For uncompleted residential property under the Lands Department's Consent Scheme, seek confirmation from the vendor whether the "Pre-sale Consent" has been issued by the Lands Department for the development.

12. Show flats

- While the vendor is not required to make any show flat available for viewing by prospective purchasers or the general public, if the vendor wishes to make available show flats of a specified residential property, the vendor must first of all make available an unmodified show flat of that residential property and that, having made available such unmodified show flat, the vendor may then make available a modified show flat of that residential property. In this connection, the vendor is allowed to make available more than one modified show flat of that residential property.
- If you visit the show flats, you should always look at the unmodified show flats for comparison with the modified show flats. That said, the Ordinance does not restrict the discretion of the vendor in arranging the sequence of the viewing of unmodified and modified show flats.
- Sales brochure of the development should have been made available to the public when the show flat is made available for viewing. You are advised to get a copy of the sales brochure and make reference to it when viewing the show flats.
- You may take measurements in modified and unmodified show flats, and take photographs or make video recordings of unmodified show flats, subject to reasonable restriction(s) which may be set by the vendor for ensuring safety of the persons viewing the show flat.

For first-hand uncompleted residential properties and completed residential properties pending compliance

13. Estimated material date

- Check the estimated material date[1] for the development in the sales brochure.
- Please note that:
  - For development which is subject to the Lands Department Consent Scheme, the vendor shall notify the purchaser in writing that it is in a position validly to assign the property within one month after the issue of the Certificate of Compliance or the Consent to Assign, whichever first happens.
  - For development which is not subject to the Lands Department Consent Scheme, the vendor shall notify the purchaser in writing that it is in a position validly to assign the property within 6 months after the issue of the Occupation Document including Occupation Permit.

For first-hand completed residential properties

14. Vendor's information form

- Ensure that you obtain the "vendor's information form(s)" printed within the previous 3 months in relation to the residential property/properties you intend to purchase.

15. Viewing of property

- Ensure that, before you purchase a residential property, you are arranged to view the residential property that you would like to purchase or, if it is not reasonably practicable to view the property in question, a comparable property in the development, unless you agree in writing that the vendor is not required to arrange such a comparable property for viewing for you. You are advised to think carefully before signing any waiver.
- You may take measurements, take photographs or make video recordings of the property, unless the property is held under a tenancy or reasonable restriction(s) is/are needed to ensure safety of the persons viewing the property.

For complaints and enquiries relating to the sales of first-hand residential properties by the vendors which the Ordinance applies, please contact the Sales of First-hand Residential Properties Authority -

Telephone : 2817 3313
Email : enquiry_srpa@hd.gov.hk
Fax : 2219 2220

Other useful contacts -

	Telephone	Fax
Consumer Council	2929 2222	2590 6271
Estate Agents Authority	2111 2777	2598 9596
Real Estate Developers Association of Hong Kong	2826 0111	2845 2521

Sales of First-hand Residential Properties Authority
Transport and Housing Bureau
April 2014

Remark:

[1] Generally speaking, "material date" means the date on which the conditions of the land grant are complied with in respect of the development, or the date on which the development is completed in all respects in compliance with the approved building plans or the conditions subject to which the certificate of exemption is issued. For details, please refer to section 2 of the Ordinance.

發展項目的資料
INFORMATION ON THE DEVELOPMENT

發展項目所位於的街道名稱及由差餉物業估價署署長為識別發展項目的目的而編配的門牌號數
加多近街37A號 (上層單位)
加多近街37B號 (面向加多近街之商舖)
卑路乍街150號 (位於卑路乍街及均益街街角之商舖)

發展項目包含一幢多單位建築物

樓層總數
49層 (不包括天台、結構轉換層及閣樓)

發展項目的經批准的建築圖則所規定的樓層號數
地下、閣樓 (只限停車場)、1樓至3樓、5樓至12樓、15樓至23樓、25樓至33樓、35樓至43樓、45樓至53樓、55樓及天台

被略去的樓層號數
4、13、14、24、34、44及54樓

庇護層
設於28樓

NAME OF THE STREET AT WHICH THE DEVELOPMENT IS SITUATED AND THE STREET NUMBER ALLOCATED BY THE COMMISSIONER OF RATING AND VALUATION FOR THE PURPOSE OF DISTINGUISHING THE DEVELOPMENT
37A Cadogan Street (Upper Floor Units)
37B Cadogan Street (Shop fronting Cadogan Street)
150 Belcher's Street (Shop at the corner between Belcher's Street and Kwan Yick Street)

THE DEVELOPMENT CONSISTS OF ONE MULTI-UNIT BUILDING

TOTAL NUMBER OF STOREYS
49 storeys (excluding Roof, Transfer Plate and M/F)

FLOOR NUMBERING AS PROVIDED IN THE APPROVED BUILDING PLANS FOR THE DEVELOPMENT
G/F, M/F (Carpark only), 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-33/F, 35/F-43/F, 45/F-53/F, 55/F & Roof

THE OMITTED FLOOR NUMBERS
4/F, 13/F, 14/F, 24/F, 34/F, 44/F & 54/F

REFUGE FLOOR
Located at 28/F

賣方及有參與發展項目的其他人的資料
INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE DEVELOPMENT

賣方
福騰投資有限公司

賣方的控權公司
九龍建業有限公司及Elegant Florist Limited

發展項目的認可人士及以其專業身份擔任經營人、董事或僱員的商號或法團
李景勳、雷煥庭建築師有限公司之李嘉胤

發展項目的承建商
協興工程有限公司

就發展項目中的住宅物業的出售而代表擁有人行事的律師事務所
的近律師行

已為發展項目的建造提供貸款或已承諾為該項建造提供融資的認可機構的名稱
不適用

已為發展項目的建造提供貸款的任何其他人的姓名或名稱
Elegant Florist Limited

VENDOR
Wealrise Investments Limited

HOLDING COMPANY OF THE VENDOR
Kowloon Development Company Limited and Elegant Florist Limited

AUTHORIZED PERSON FOR THE DEVELOPMENT AND THE FIRM OR CORPORATION OF WHICH THE AUTHORIZED PERSON IS A PROPRIETOR, DIRECTOR OR EMPLOYEE IN HIS PROFESSIONAL CAPACITY
Mr. Lee Kar Yan Douglas of Andrew Lee King Fun & Associates Architects Limited

BUILDING CONTRACTOR FOR THE DEVELOPMENT
Hip Hing Engineering Company Limited

FIRM OF SOLICITORS ACTING FOR THE OWNER IN RELATION TO THE SALE OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT
Deacons

ANY AUTHORIZED INSTITUTION THAT HAS MADE A LOAN, OR HAS UNDERTAKEN TO PROVIDE FINANCE, FOR THE CONSTRUCTION OF THE DEVELOPMENT
Not applicable

ANY OTHER PERSON WHO HAS MADE A LOAN FOR THE CONSTRUCTION OF THE DEVELOPMENT
Elegant Florist Limited

有參與發展項目的各方的關係
RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE DEVELOPMENT

(a) 賣方或有關發展項目的承建商屬個人，並屬該項目的認可人士的家人。	不適用
(b) 賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的家人。	不適用
(c) 賣方或該項目的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述認可人士的家人。	不適用
(d) 賣方或該項目的承建商屬個人，並屬上述認可人士的有聯繫人士的家人。	不適用
(e) 賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的有聯繫人士的家人。	不適用
(f) 賣方或該項目的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述認可人士的有聯繫人士的家人。	不適用
(g) 賣方或該項目的承建商屬個人，並屬就該項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。	不適用
(h) 賣方或該項目的承建商屬合夥，而該賣方或承建商的合夥人屬就該項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人。	不適用
(i) 賣方或該項目的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述律師事務所的經營人的家人。	不適用
(j) 賣方、賣方的控權公司或有關發展項目的承建商屬私人公司，而該項目的認可人士或該認可人士的有聯繫人士持有該賣方、控權公司或承建商最少10%的已發行股份。	不適用
(k) 賣方、賣方的控權公司或該項目的承建商屬上市公司，而上述認可人士或上述有聯繫人士持有該賣方、控權公司或承建商最少1%的已發行股份。	不適用
(l) 賣方或該項目的承建商屬法團，而上述認可人士或上述有聯繫人士屬該賣方、承建商或該賣方的控權公司的僱員、董事或秘書。	不適用
(m) 賣方或該項目的承建商屬合夥，而上述認可人士或上述有聯繫人士屬該賣方或承建商的僱員。	不適用
(n) 賣方、賣方的控權公司或該項目的承建商屬私人公司，而就該項目中的住宅物業的出售而代表擁有人行事的律師事務所的經營人持有該賣方、控權公司或承建商最少10%的已發行股份。	不適用
(o) 賣方、賣方的控權公司或該項目的承建商屬上市公司，而上述律師事務所的經營人持有該賣方、控權公司或承建商最少1%的已發行股份。	不適用
(p) 賣方或該項目的承建商屬法團，而上述律師事務所的經營人屬該賣方或承建商或該賣方的控權公司的僱員、董事或秘書。	不適用
(q) 賣方或該項目的承建商屬合夥，而上述律師事務所的經營人屬該賣方或承建商的僱員。	不適用
(r) 賣方或該項目的承建商屬法團，而該項目的認可人士以其專業身分擔任董事或僱員的法團為該賣方或承建商或該賣方的控權公司的有聯繫法團。	不適用
(s) 賣方或該項目的承建商屬法團，而該承建商屬該賣方或該賣方的控權公司的有聯繫法團。	不適用

有參與發展項目的各方的關係
RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE DEVELOPMENT

(a) The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of an Authorized Person for the Development.	Not Applicable
(b) The Vendor or a building contractor for the Development is a partnership, and a partner of that vendor or contractor is an immediate family member of such an authorized person.	Not Applicable
(c) The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of such an Authorized Person.	Not Applicable
(d) The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of an associate of such an Authorized Person.	Not Applicable
(e) The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of an associate of such an Authorized Person.	Not Applicable
(f) The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of an associate of such an Authorized Person.	Not Applicable
(g) The Vendor or a building contractor for the Development is an individual, and that vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development.	Not Applicable
(h) The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development.	Not Applicable
(i) The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of the Vendor) is an immediate family member of a proprietor of such a firm of solicitors.	Not Applicable
(j) The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a private company, and an Authorized Person for the Development, or an associate of such an Authorized Person, holds at least 10% of the issued shares in that Vendor, holding company or contractor.	Not Applicable
(k) The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a listed company, and such an Authorized Person, or such an associate, holds at least 1% of the issued shares in that Vendor, holding company or contractor.	Not Applicable
(l) The Vendor or a building contractor for the Development is a corporation, and such an Authorized Person, or such an associate, is an employee, director or secretary of that Vendor or contractor or of a holding company of that Vendor.	Not Applicable
(m) The Vendor or a building contractor for the Development is a partnership, and such an Authorized Person, or such an associate, is an employee of that Vendor or contractor.	Not Applicable
(n) The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a private company, and a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development holds at least 10% of the issued shares in that Vendor, holding company or contractor.	Not Applicable
(o) The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a listed company, and a proprietor of such a firm of solicitors holds at least 1% of the issued shares in that Vendor, holding company or contractor.	Not Applicable
(p) The Vendor or a building contractor for the Development is a corporation, and a proprietor of such a firm of solicitors is an employee, director or secretary of that Vendor or contractor or of a holding company of that Vendor.	Not Applicable
(q) The Vendor or a building contractor for the Development is a partnership, and a proprietor of such a firm of solicitors is an employee of that Vendor or contractor.	Not Applicable
(r) The Vendor or a building contractor for the Development is a corporation, and the corporation of which an Authorized Person for the Development is a director or employee in his or her professional capacity is an associate corporation of that Vendor or contractor or of a holding company of that Vendor.	Not Applicable
(s) The Vendor or a building contractor for the Development is a corporation, and that contractor is an associate corporation of that Vendor or of a holding company of that Vendor.	Not Applicable

發展項目的設計的資料
INFORMATION ON DESIGN OF THE DEVELOPMENT

發展項目有非結構的預製外牆構成圍封牆的一部份
There are non-structural prefabricated external walls forming part of the enclosing walls of the development

非結構的預製外牆之厚度範圍為75毫米至150毫米
The range of thickness of the Non-Structural Prefabricated External Walls is from 75mm to 150mm

每個住宅物業的非結構的預製外牆總面積表
Schedule of Total Area of Non-structural Prefabricated External Walls of each residential property

樓層 Floor	單位 Flat	每個住宅物業的非結構的預製外牆的總面積 (平方米) Total Area of the Non-structural Prefabricated External Walls of each residential property (sq.m.)
6樓 6/F	A	3.635
	B	0.758
	C	0.586
	D	0.565
	E	2.547
7樓至27樓及30樓至47樓 7/F - 27/F & 30/F - 47/F	A	3.739
	B	0.759
	C	0.764
	D	0.717
	E	2.687
29樓 29/F	A	3.649
	B	0.759
	C	0.764
	D	0.717
	E	2.688
48樓 48/F	A	3.989
	B	1.779
	C	2.782
49樓至52樓 49/F - 52/F	A	4.124
	B	2.145
	C	2.964
53樓及55樓 53/F & 55/F	A	0.317
	B	0.213

備註：不設13樓、14樓、24樓、34樓、44樓及54樓。
Remark: There are no 13/F, 14/F, 24/F, 34/F, 44/F and 54/F.

發展項目有幕牆構成圍封牆的一部分
There are curtain walls forming part of the enclosing walls of the development

幕牆之厚度範圍為85毫米至300毫米
The range of thickness of Curtain Walls is from 85mm to 300mm

每個住宅物業的幕牆總面積表
Schedule of Total Area of Curtain Walls of each residential property

樓層 Floor	單位 Flat	每個住宅物業的幕牆的總面積 (平方米) Total Area of Curtain Walls of each residential property (sq.m.)
6樓 6/F	A	-
	B	-
	C	-
	D	-
	E	-
7樓至27樓及30樓至47樓 7/F - 27/F & 30/F - 47/F	A	-
	B	-
	C	-
	D	-
	E	-
29樓 29/F	A	-
	B	-
	C	-
	D	-
	E	-
48樓 48/F	A	-
	B	-
	C	-
49樓至52樓 49/F - 52/F	A	-
	B	-
	C	-
53樓及55樓 53/F & 55/F	A	19.291
	B	15.780

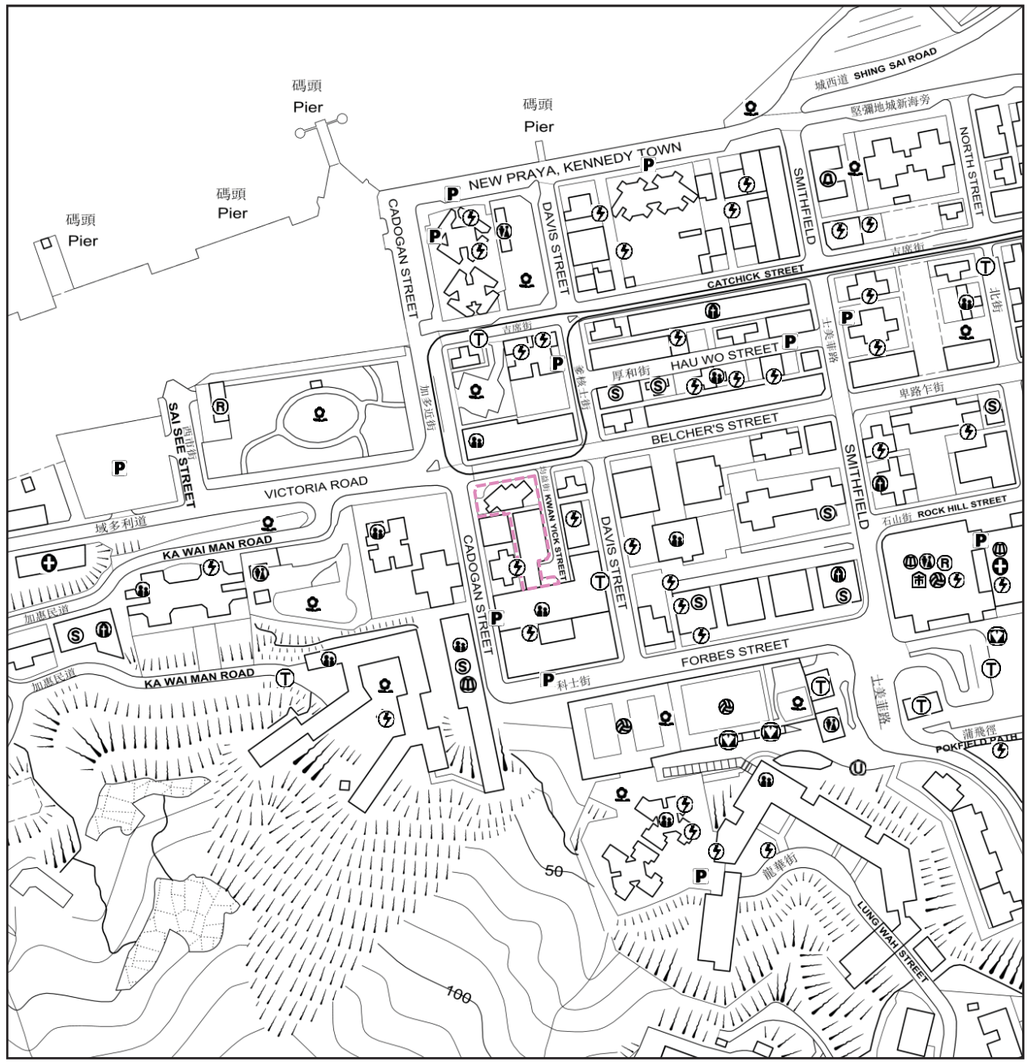
物業管理的資料
INFORMATION ON PROPERTY MANAGEMENT

根據已簽立的公契，獲委任為發展項目的管理人
康居物業管理有限公司

PERSON APPOINTED AS THE MANAGER OF THE DEVELOPMENT UNDER THE DEED OF MUTUAL COVENANT THAT HAS BEEN EXECUTED
Country House Property Management Limited

發展項目的所在位置圖
LOCATION PLAN OF THE DEVELOPMENT

以下之所在位置圖顯示發展項目的位置及發展項目的界線250米以內的街道名稱及圖例所列之建築物、設施及構築物：
The Location Plan below shows the location of the Development and the names of streets and the buildings, facilities and structures (set out in the legend) that are situated within 250m from the boundary of the Development:



發展項目的所在位置及邊界
Location and Boundary of the Development

N

比例 / Scale : 0 100 200 250米 / M

圖例 LEGEND

- 香港鐵路的通風井 **Ventilation Shaft for the Mass Transit Railway**
- 市場(包括濕貨市場及批發市場) **Market (including Wet Market and Wholesale Market)**
- 宗教場所(包括教堂、廟宇及祠堂) **Religious Institution (including Church, Temple and Tsz Tong)**
- 圖書館 **Library**
- 公眾停車場(包括貨車停泊處) **Public Carpark (including Lorry Park)**
- 學校(包括幼稚園) **School (including Kindergarten)**
- 發電廠(包括電力分站) **Power Plant (including Electricity Sub-Stations)**
- 公廁 **Public Convenience**
- 社會福利設施 (包括老人中心及弱智人士護理院) **Social Welfare Facilities (including Elderly Centre and Home for the Mentally Disabled)**
- 診療所 **Clinic**
- 體育設施(包括運動場及游泳池) **Sports Facilities (including Sports Ground and Swimming Pool)**
- 消防局 **Fire Station**
- 垃圾收集站 **Refuse Collection Point**
- 公共交通總站(包括鐵路車站) **Public Transport Terminal (including Rail Station)**
- 公園 **Public Park**

備註：
1. 此所在位置圖參考自地政總署測繪處最近在2017年3月2日更新之測繪圖編號為11-SW-A之部份而編制，經修正處理。
2. 此所在位置圖版權屬香港特區政府，經地政總署准許複印，版權特許編號為19/2012。
3. 由於發展項目的不規則界線引致的技術原因，此所在位置圖所顯示的範圍多於《一手住宅物業銷售條例》要求顯示的範圍。

Remarks:
1. This Location Plan is prepared with reference to part of Survey Sheet 11-SW-A, last updated on 2nd March 2017 by the Survey and Mapping Office of Lands Department, with adjustments where necessary.
2. This Location Plan is reproduced with permission of the Director of Lands. © The Government of Hong Kong SAR License No.19/2012.
3. This Location Plan may show the area more than that required under the Residential Properties (First-hand Sales) Ordinance due to the technical reasons as a result of the irregular boundary of the Development.

發展項目的鳥瞰照片
AERIAL PHOTOGRAPH OF THE DEVELOPMENT

發展項目的所在位置及邊界
Location and Boundary of the Development

摘錄自地政總署測繪處於2017年1月6日在堅尼地城6,000呎飛行高度拍攝之鳥瞰照片之部份，編號為E011521C。
Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 6,000 feet in Kennedy Town, Photo No. E011521C, dated 06 January 2017.

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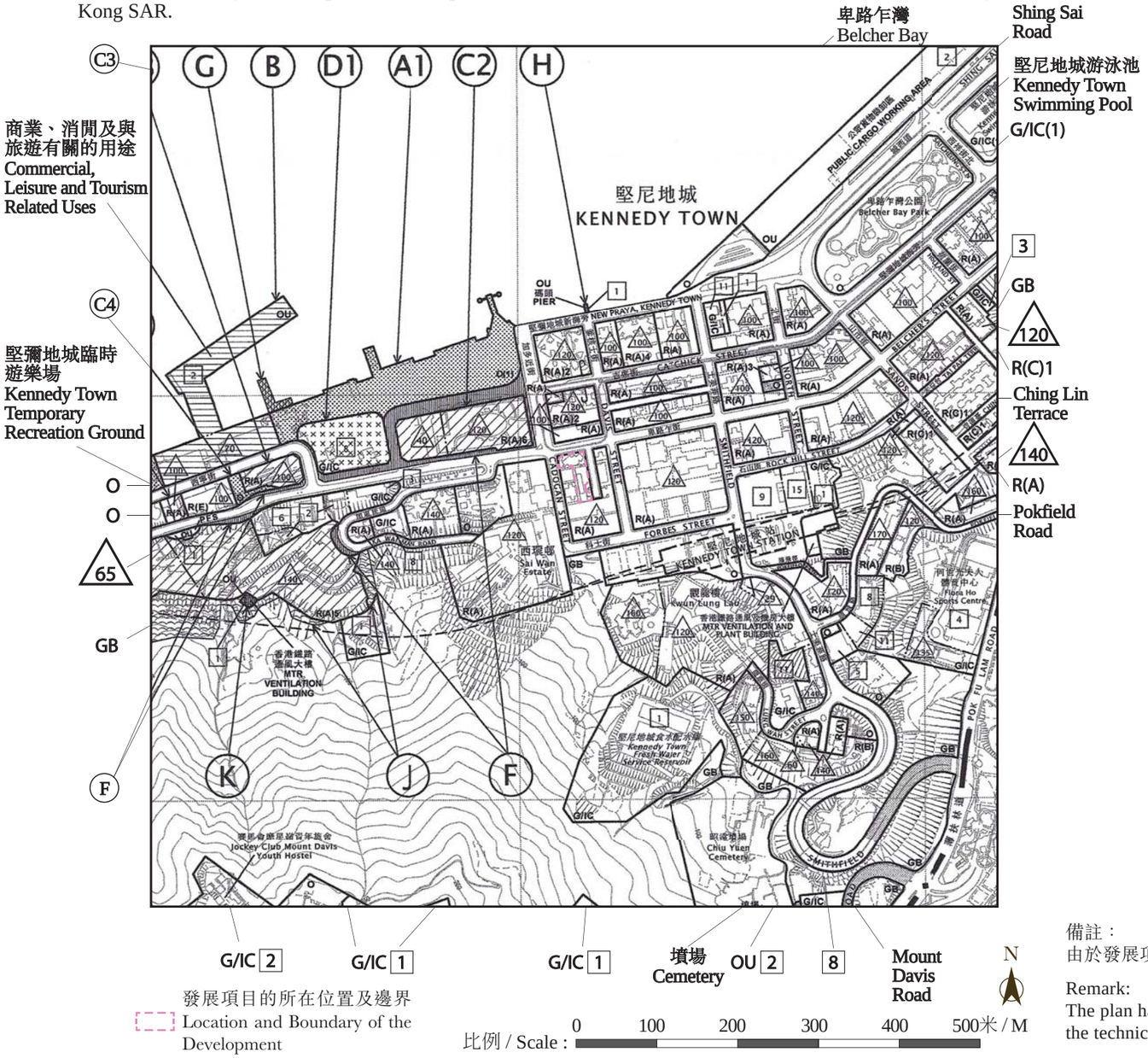
備註：
由於發展項目的不規則界線引致的技術原因，此鳥瞰照片所顯示的範圍多於《一手住宅物業銷售條例》要求顯示的範圍。

Remark:
These Aerial Photograph has shown the area more than that required under the Residential Properties (First-hand Sales) Ordinance due to the technical reasons as a result of the irregular boundary of the Development.

關乎發展項目的分區計劃大綱圖
OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT

摘錄自2016年3月11日刊憲之堅尼地城及摩星嶺(港島規劃區第1區)分區計劃大綱草圖，圖則編號為S/H1/20。
Adopted from part of the Draft Kennedy Town & Mount Davis (Hong Kong Planning Area No.1) Outline Zoning Plan, Plan No. S/H1/20, gazetted on 11th March 2016.

分區計劃大綱圖版權屬香港特區政府，經地政總署准許複印。
The Outline Zoning Plan is reproduced with permission of the Director of Lands. © The Government of Hong Kong SAR.



圖例 LEGEND

地帶 Zones

- R(A) 住宅 (甲類) **Residential (Group A)**
- R(B) 住宅 (乙類) **Residential (Group B)**
- R(C) 住宅 (丙類) **Residential (Group C)**
- R(E) 住宅 (戊類) **Residential (Group E)**
- G/IC 政府、機構或社區 **Government, Institution or Community**
- O 休憩用地 **Open Space**
- OU 其他指定用途 **Other Specified Uses**
- GB 綠化地帶 **Green Belt**

交通 Communications

- 鐵路及車站 (地下) **Railway and Station (Underground)**
- 主要道路及路口 **Major Road and Junction**
- 高架道路 **Elevated Road**

其他 Miscellaneous

- 規劃範圍界線 **Boundary of Planning Scheme**
- 建築物高度管制區界線 **Building Height Control Zone Boundary**
- 80 最高建築物高度(在主水平基準上若干米) **Maximum Building Height (In Metres Above Principal Datum)**
- 8 最高建築物高度 (樓層數目) **Maximum Building Height (In Number of Storeys)**
- PFS 加油站 **Petrol Filling Station**

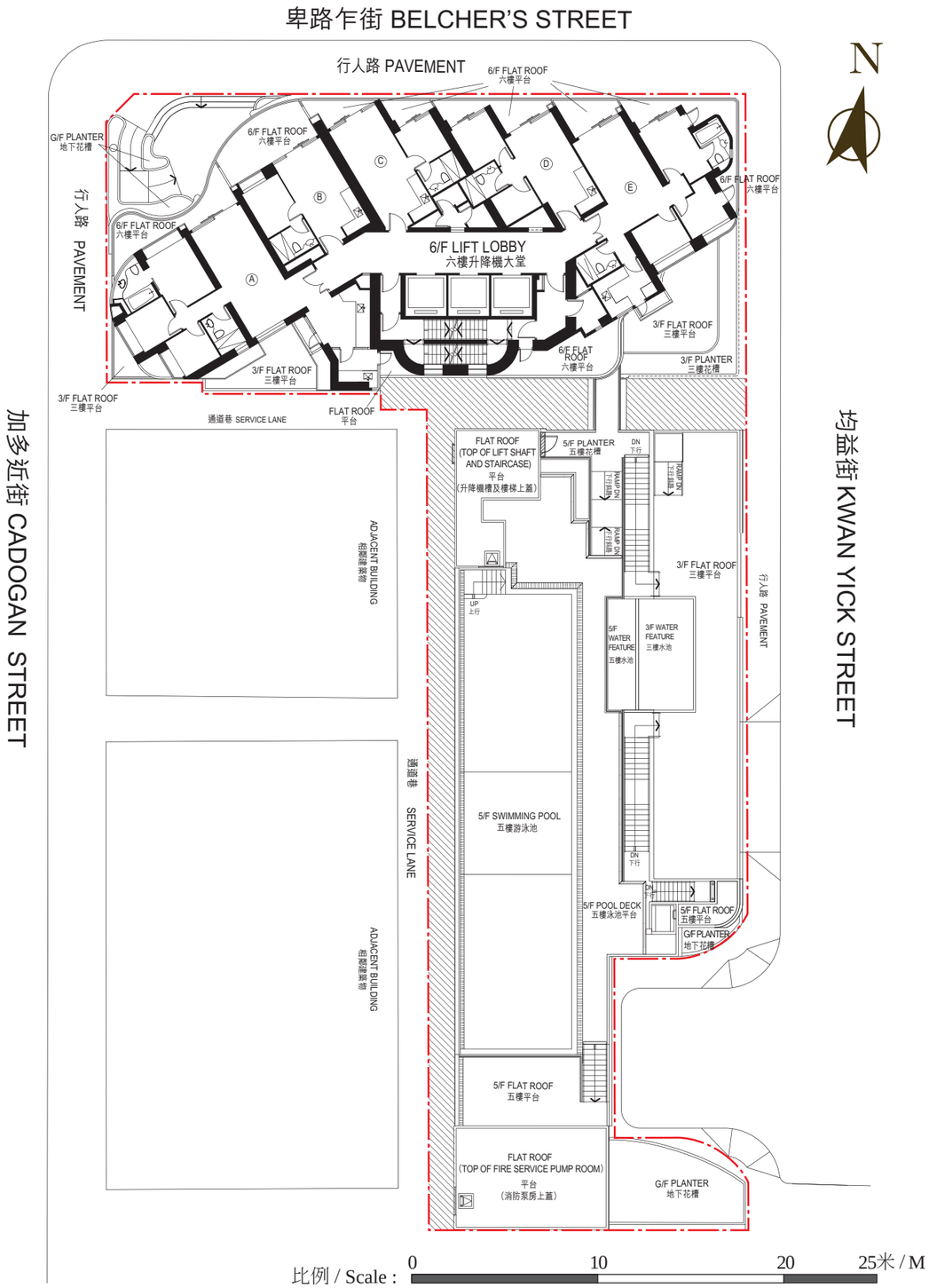
按照城市規劃條例第7條展示的修訂 Amendments Exhibited Under Section 7 of the Town Planning Ordinance

- 修訂項目A1項 **Amendment Items A1**
- 修訂項目B項 **Amendment Items B**
- 修訂項目C2,C3,C4項 **Amendment Items C2,C3,C4**
- 修訂項目D1項 **Amendment Items D1**
- 修訂項目F項 **Amendment Items F**
- 修訂項目G項 **Amendment Items G**
- 修訂項目H項 **Amendment Items H**
- 修訂項目J項 **Amendment Items J**
- 修訂項目K項 **Amendment Items K**

備註：
由於發展項目的不規則界線引致的技術原因，此圖所顯示的範圍多於《一手住宅物業銷售條例》要求顯示的範圍。

Remark:
The plan has shown the area more than that required under the Residential Properties (First-hand Sales) Ordinance due to the technical reasons as a result of the irregular boundary of the Development.

發展項目的布局圖
LAYOUT PLAN OF THE DEVELOPMENT



通道巷 (通行權通道)
Service Lane (Right of Way)

發展項目邊界線
Boundary Line of Development

備註：
圖中所顯示發展項目的住宅物業的布局參照6樓樓層之布局。

Remark:
The layout of residential properties in the Development shown in the plan is based on the layout applicable to 6/F.

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

發展項目的住宅物業的樓面平面圖圖例
LEGEND FOR FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

A.C. PLATFORM = 冷氣機平台 Air-conditioner Platform
BATH = 浴室 Bathroom
B.R. 1 = 睡房 1 Bedroom 1
B.R. 2 = 睡房 2 Bedroom 2
B.W. = 窗台 Bay Window
BAL. = 露台 Balcony
BAL. ABOVE = 上層露台 Balcony above
ELECT. CABINET = 機電房 Electrical Cabinet
E.L.V. CABINET = 特低電壓房 Extra Low Voltage Cabinet
H.R. = 消防喉轆 Hose Reel
KIT. = 廚房 Kitchen
LIV. = 客廳 Living Room
DIN. = 飯廳 Dining Room
M.B.R. = 主人房 Master Bedroom
P.D. = 管槽 Pipe Duct
RC CANOPY = 混凝土簷篷 Reinforced Concrete Canopy
RS&MRR = 垃圾及物料回收房 Refuse Storage & Material Recovery Room
STORE = 儲物室 Store Room
TOP OF B.W. = 窗台上蓋 Top of Bay Window
U.P. = 工作平台 Utility Platform
V.D. = 通風管 Ventilation Duct
M.BATH = 主人房浴室 Master Bathroom

以下備註適用於「發展項目的住宅物業的樓面平面圖」的所有頁數：
1. 樓面平面圖之尺規所列數字以毫米標示。
2. 就發展項目中並非由賣方擁有的住宅物業而言，樓面平面圖按該等物業出售時的樓面平面圖為基礎顯示其狀況。

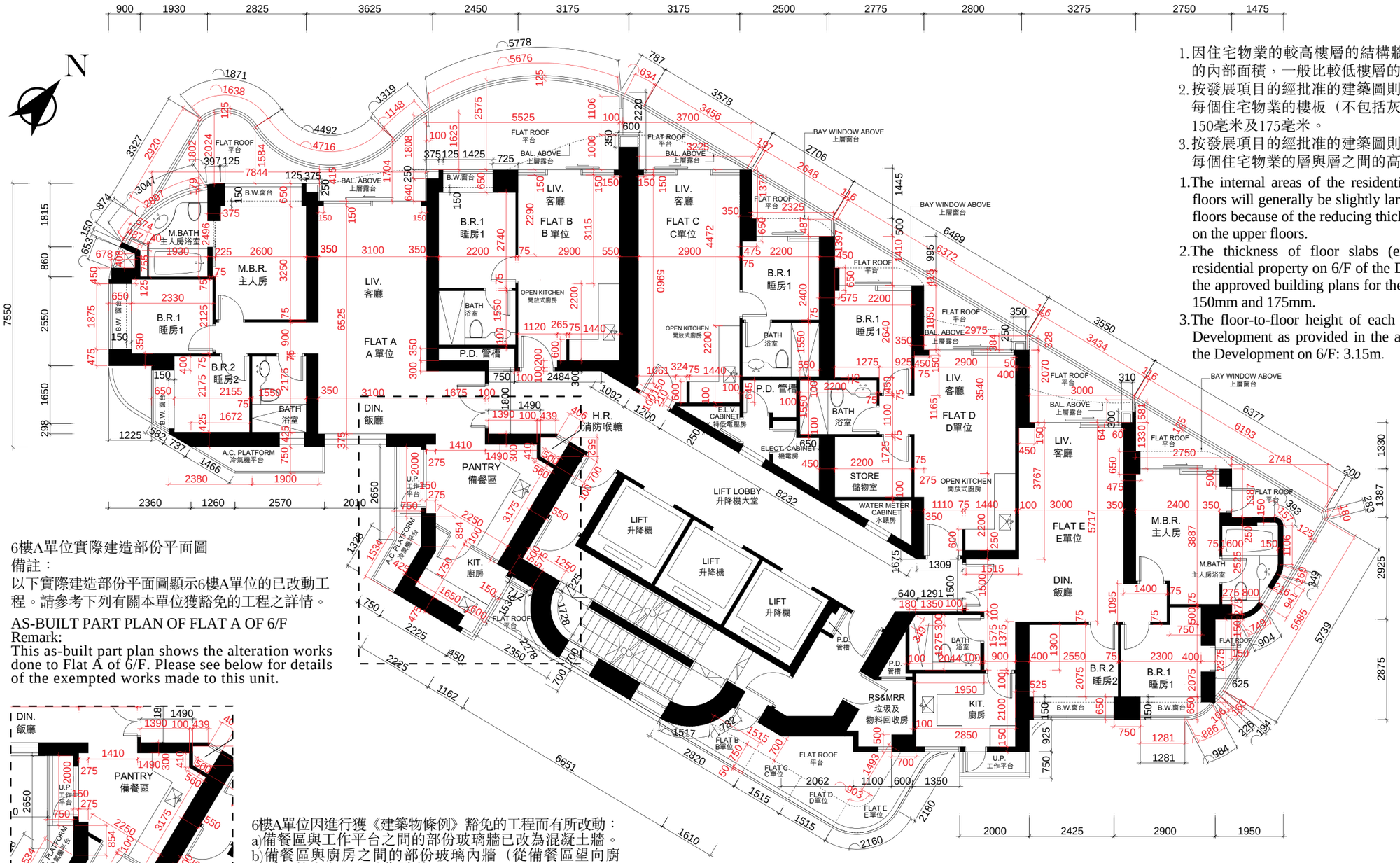
The following remarks are applicable to all pages in “Floor Plans of Residential Properties in the Development”:
1. The dimensions of the floor plan are all in millimetre.
2. For residential properties in the Development which are not owned by the vendor, the floor plans show their status according to the set of floor plans based on which such properties were sold.

發展項目的住宅物業的樓面平面圖

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

6樓樓面平面圖

6/F FLOOR PLAN

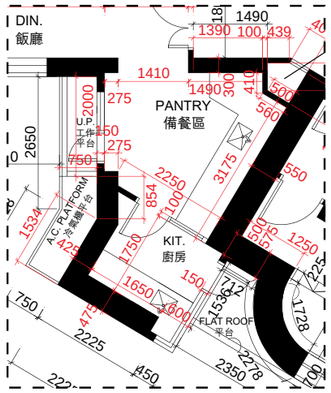


1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目6樓每個住宅物業的樓板（不包括灰泥）的厚度為125毫米、150毫米及175毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目6樓每個住宅物業的層與層之間的高度：3.15米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 6/F of the Development as provided in the approved building plans for the Development are 125mm, 150mm and 175mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 6/F: 3.15m.

6樓A單位實際建造部份平面圖
備註：
以下實際建造部份平面圖顯示6樓A單位的已改動工程。請參考下列有關本單位獲豁免的工程之詳情。

AS-BUILT PART PLAN OF FLAT A OF 6/F
Remark:
This as-built part plan shows the alteration works done to Flat A of 6/F. Please see below for details of the exempted works made to this unit.



6樓A單位因進行獲《建築物條例》豁免的工程而有所改動：
a)備餐區與工作平台之間的部份玻璃牆已改為混凝土牆。
b)備餐區與廚房之間的部份玻璃內牆（從備餐區望向廚房門的右方）已改為磚牆。
c)請參考左邊實際建造部份平面圖。

Flat A of 6/F has been altered by way of exempted works under the Buildings Ordinance:
a)Portion of the glass wall between the pantry and the utility platform has been altered as concrete wall.
b)Portion of the internal glass partition between the pantry and the kitchen (right-hand side of the kitchen door facing kitchen from pantry) has been altered as block wall.
c)Please refer to the as-built part plan on the left hand side.

比例 / Scale：0 1 2 3 4 5米 / M

發展項目的住宅物業的樓面平面圖

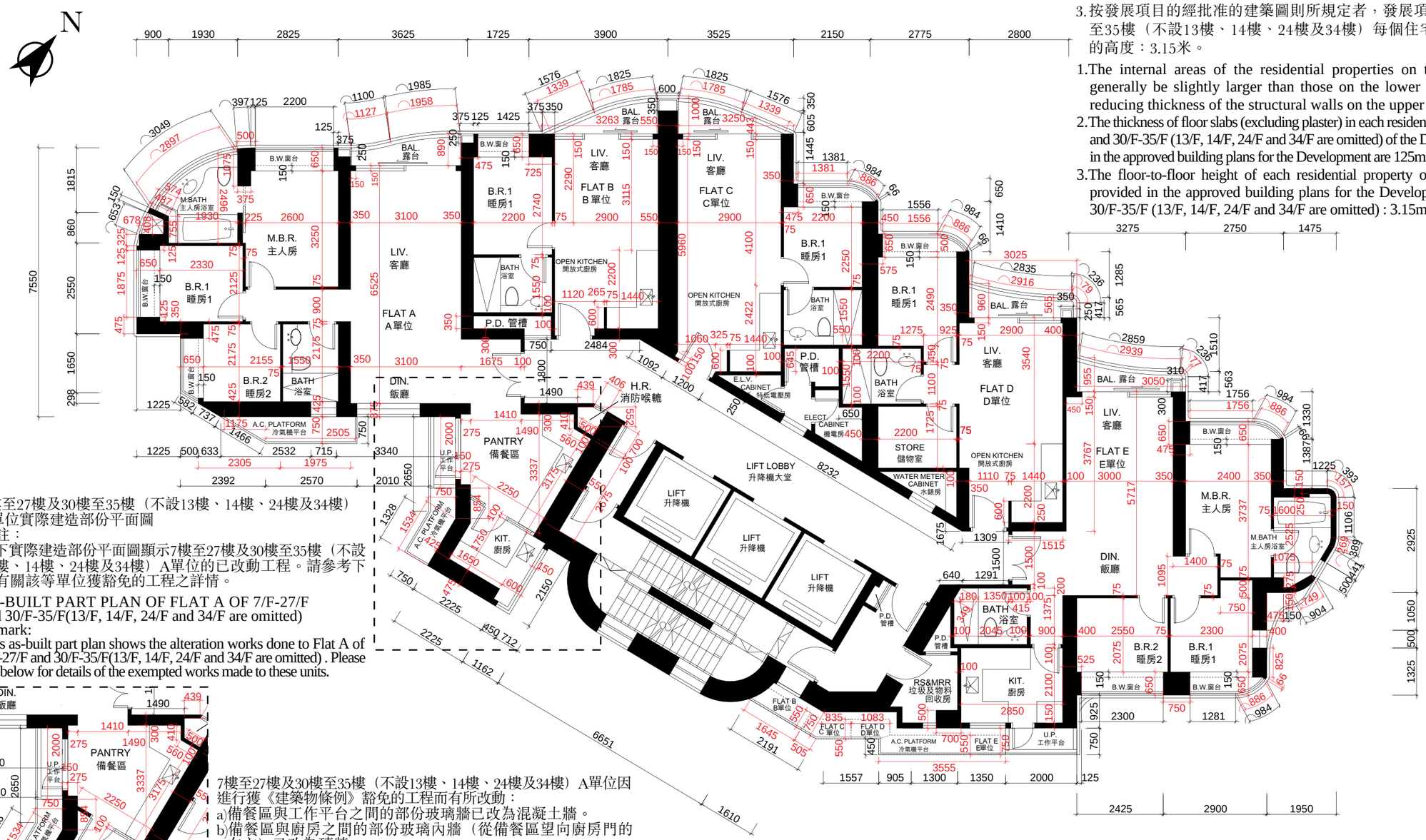
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）樓面平面圖

7/F-27/F and 30/F-35/F (13/F, 14/F, 24/F and 34/F are omitted) FLOOR PLAN

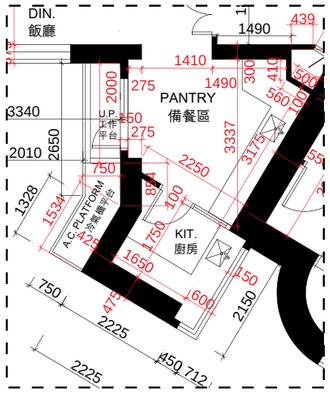
1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）每個住宅物業的樓板（不包括灰泥）的厚度為125毫米、150毫米及175毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）每個住宅物業的層與層之間的高度：3.15米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 7/F-27/F and 30/F-35/F (13/F, 14/F, 24/F and 34/F are omitted) of the Development as provided in the approved building plans for the Development are 125mm, 150mm and 175mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 7/F-27/F and 30/F-35/F (13/F, 14/F, 24/F and 34/F are omitted) : 3.15m.



7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）
A單位實際建造部份平面圖
備註：
以下實際建造部份平面圖顯示7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）A單位的已改動工程。請參考下列有關該等單位獲豁免的工程之詳情。

AS-BUILT PART PLAN OF FLAT A OF 7/F-27/F and 30/F-35/F(13/F, 14/F, 24/F and 34/F are omitted)
Remark:
This as-built part plan shows the alteration works done to Flat A of 7/F-27/F and 30/F-35/F(13/F, 14/F, 24/F and 34/F are omitted) . Please see below for details of the exempted works made to these units.



7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）A單位因進行獲《建築物條例》豁免的工程而有所改動：
a)備餐區與工作平台之間的部份玻璃牆已改為混凝土牆。
b)備餐區與廚房之間的部份玻璃內牆（從備餐區望向廚房門的右方）已改為磚牆。
c)請參考左邊實際建造部份平面圖。

Flat A of 7/F-27/F and 30/F-35/F(13/F, 14/F, 24/F and 34/F are omitted) have been altered by way of exempted works under the Buildings Ordinance:
a)Portion of the glass wall between the pantry and the utility platform has been altered as concrete wall.
b)Portion of the internal glass partition between the pantry and the kitchen (right-hand side of the kitchen door facing kitchen from pantry) has been altered as block wall.
c)Please refer to the as-built part plan on the left hand side.

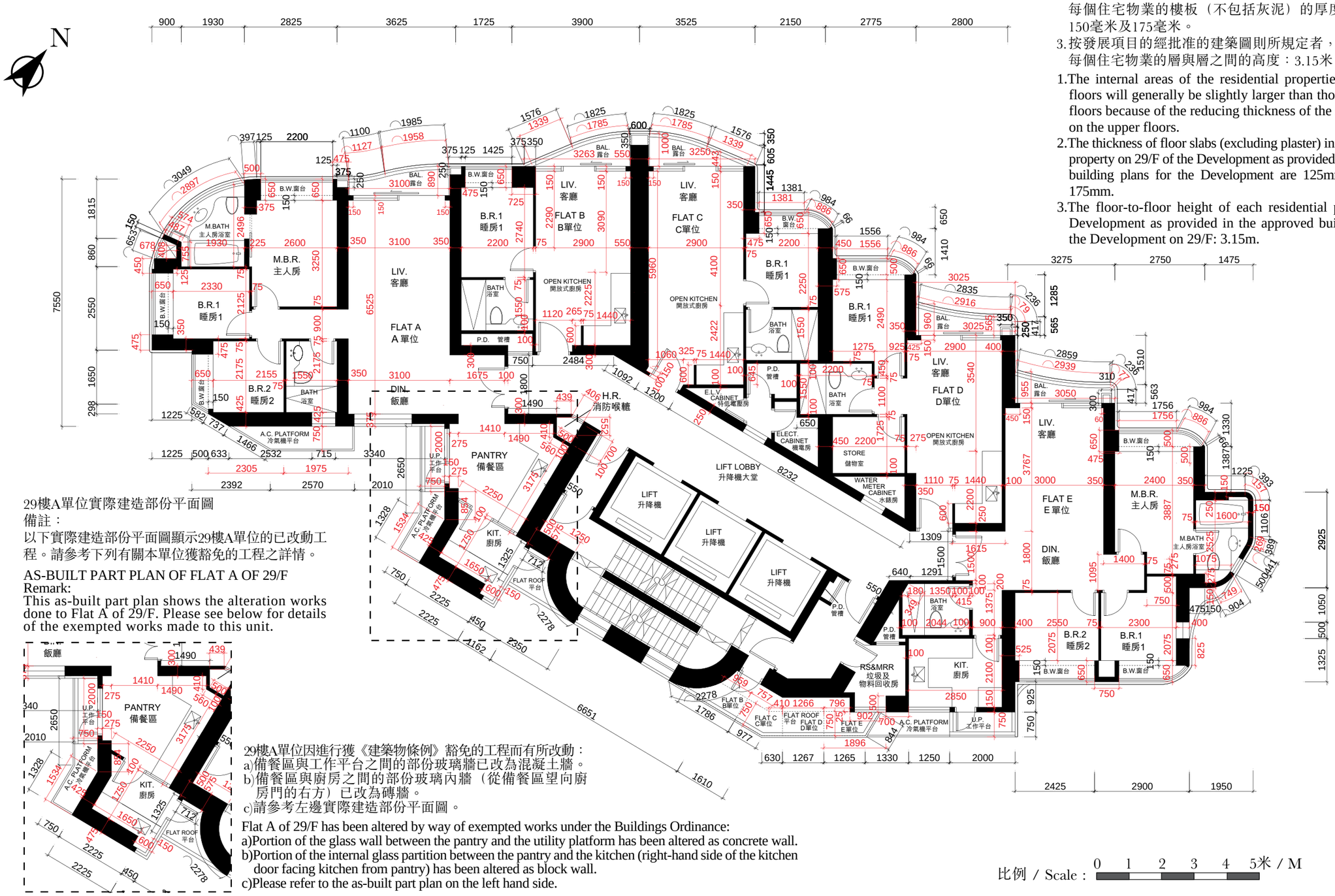
比例 / Scale： 0 1 2 3 4 5米 / M

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

29樓樓面平面圖
29/F FLOOR PLAN

1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目29樓每個住宅物業的樓板（不包括灰泥）的厚度為125毫米、150毫米及175毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目29樓每個住宅物業的層與層之間的高度：3.15米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 29/F of the Development as provided in the approved building plans for the Development are 125mm, 150mm and 175mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 29/F: 3.15m.



29樓A單位實際建造部份平面圖
備註：
以下實際建造部份平面圖顯示29樓A單位的已改動工程。請參考下列有關本單位獲豁免的工程之詳情。

AS-BUILT PART PLAN OF FLAT A OF 29/F
Remark:
This as-built part plan shows the alteration works done to Flat A of 29/F. Please see below for details of the exempted works made to this unit.

29樓A單位因進行獲《建築物條例》豁免的工程而有所改動：
a)備餐區與工作平台之間的部份玻璃牆已改為混凝土牆。
b)備餐區與廚房之間的部份玻璃內牆（從備餐區望向廚房門的右方）已改為磚牆。
c)請參考左邊實際建造部份平面圖。

Flat A of 29/F has been altered by way of exempted works under the Buildings Ordinance:
a)Portion of the glass wall between the pantry and the utility platform has been altered as concrete wall.
b)Portion of the internal glass partition between the pantry and the kitchen (right-hand side of the kitchen door facing kitchen from pantry) has been altered as block wall.
c)Please refer to the as-built part plan on the left hand side.

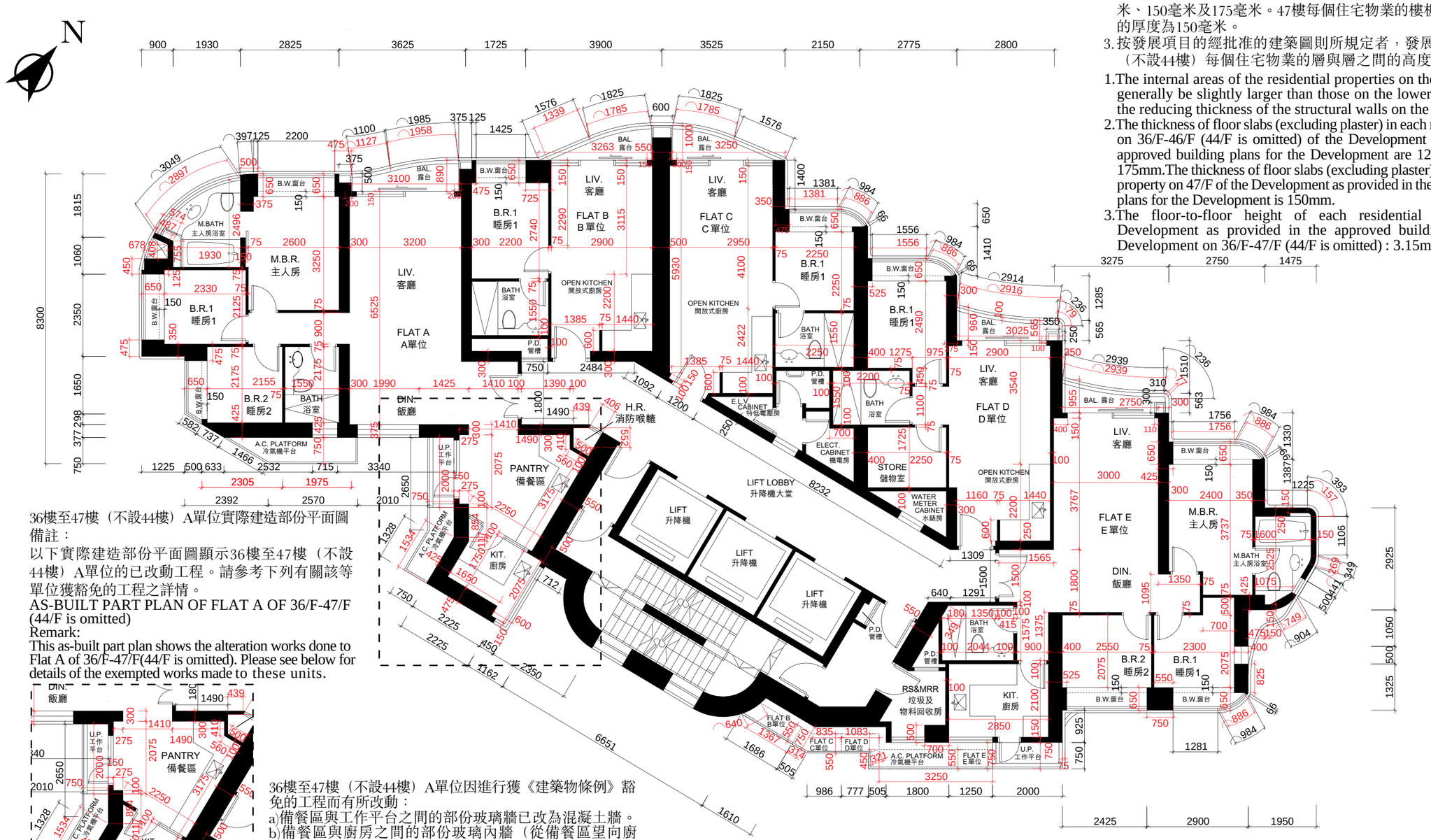
比例 / Scale：0 1 2 3 4 5米 / M

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

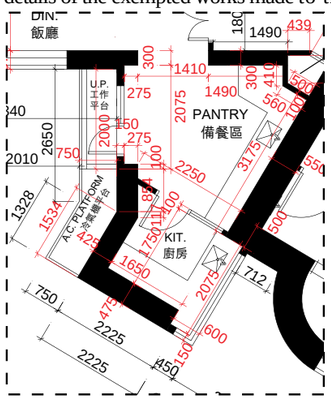
36樓至47樓（不設44樓）樓面平面圖
36/F-47/F (44/F is omitted) FLOOR PLAN

1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目36樓至46樓（不設44樓）每個住宅物業的樓板（不包括灰泥）的厚度為125毫米、150毫米及175毫米。47樓每個住宅物業的樓板（不包括灰泥）的厚度為150毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目36樓至47樓（不設44樓）每個住宅物業的層與層之間的高度：3.15米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 36/F-46/F (44/F is omitted) of the Development as provided in the approved building plans for the Development are 125mm, 150mm and 175mm.The thickness of floor slabs (excluding plaster) in each residential property on 47/F of the Development as provided in the approved building plans for the Development is 150mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 36/F-47/F (44/F is omitted) : 3.15m.



36樓至47樓（不設44樓）A單位實際建造部份平面圖
備註：
以下實際建造部份平面圖顯示36樓至47樓（不設44樓）A單位的已改動工程。請參考下列有關該等單位獲豁免的工程之詳情。
AS-BUILT PART PLAN OF FLAT A OF 36/F-47/F (44/F is omitted)
Remark:
This as-built part plan shows the alteration works done to Flat A of 36/F-47/F(44/F is omitted). Please see below for details of the exempted works made to these units.



36樓至47樓（不設44樓）A單位因進行獲《建築物條例》豁免的工程而有所改動：
a)備餐區與工作平台之間的部份玻璃牆已改為混凝土牆。
b)備餐區與廚房之間的部份玻璃內牆（從備餐區望向廚房門的右方）已改為磚牆。
c)請參考左邊實際建造部份平面圖。

Flat A of 36/F-47/F(44/F is omitted) have been altered by way of exempted works under the Buildings Ordinance:
a)Portion of the glass wall between the pantry and the utility platform has been altered as concrete wall.
b)Portion of the internal glass partition between the pantry and the kitchen (right-hand side of the kitchen door facing kitchen from pantry) has been altered as block wall.
c)Please refer to the as-built part plan on the left hand side.

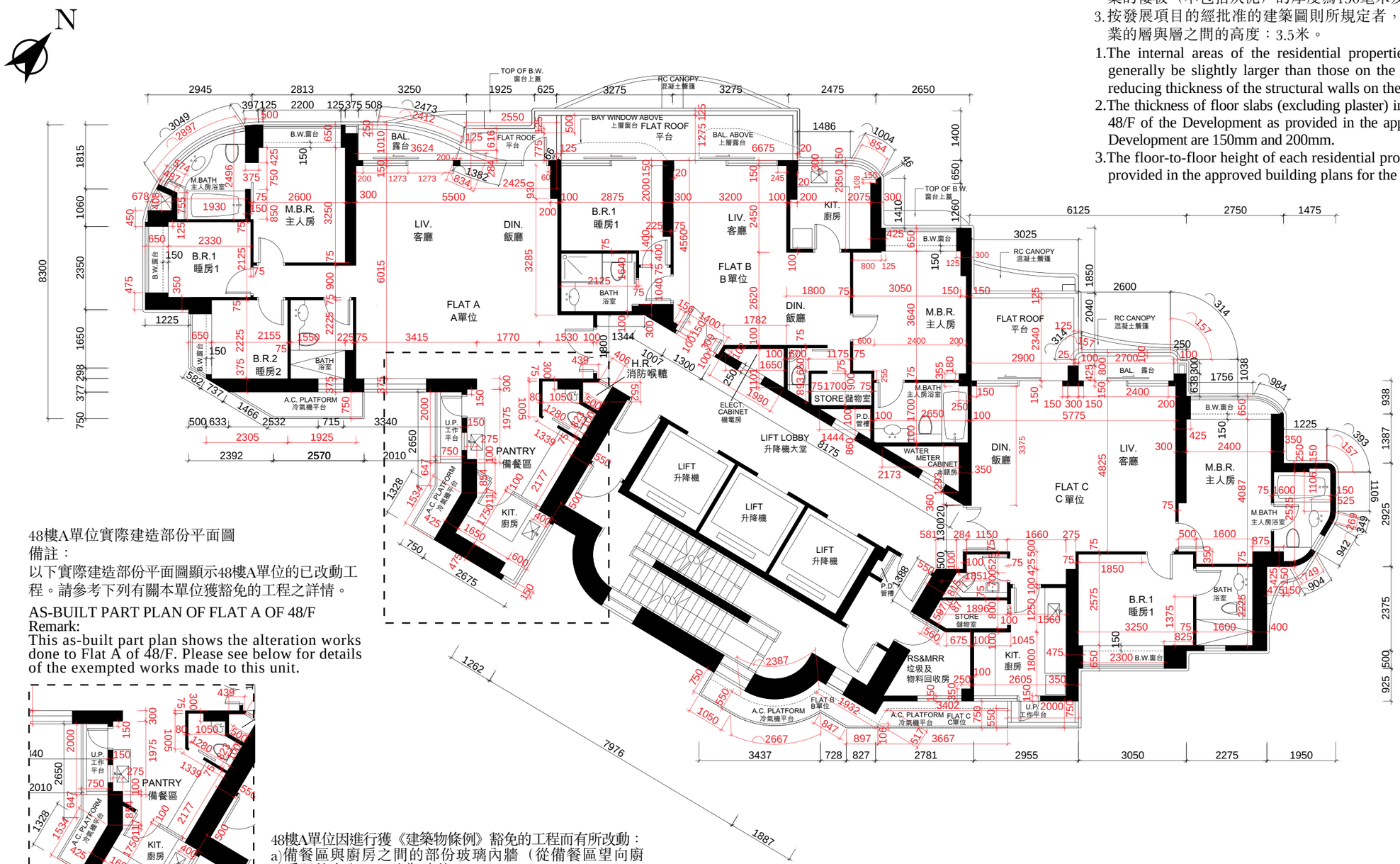
比例 / Scale： 0 1 2 3 4 5米 / M

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

48樓樓面平面圖
48/F FLOOR PLAN

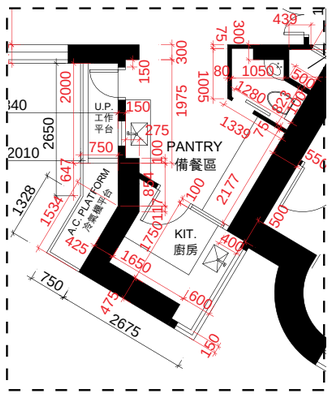
1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目48樓每個住宅物業的樓板（不包括灰泥）的厚度為150毫米及200毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目48樓每個住宅物業的層與層之間的高度：3.5米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 48/F of the Development as provided in the approved building plans for the Development are 150mm and 200mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 48/F: 3.5m.



48樓A單位實際建造部份平面圖
備註：
以下實際建造部份平面圖顯示48樓A單位的已改動工程。請參考下列有關本單位獲豁免的工程之詳情。

AS-BUILT PART PLAN OF FLAT A OF 48/F
Remark:
This as-built part plan shows the alteration works done to Flat A of 48/F. Please see below for details of the exempted works made to this unit.



48樓A單位因進行獲《建築物條例》豁免的工程而有所改動：
a)備餐區與廚房之間的部份玻璃內牆（從備餐區望向廚房門的右方）已改為磚牆。
b)請參考左邊實際建造部份平面圖。

Flat A of 48/F has been altered by way of exempted works under the Buildings Ordinance:
a)Portion of the internal glass partition between the pantry and the kitchen (right-hand side of the kitchen door facing kitchen from pantry) has been altered as block wall.
b)Please refer to the as-built part plan on the left hand side.

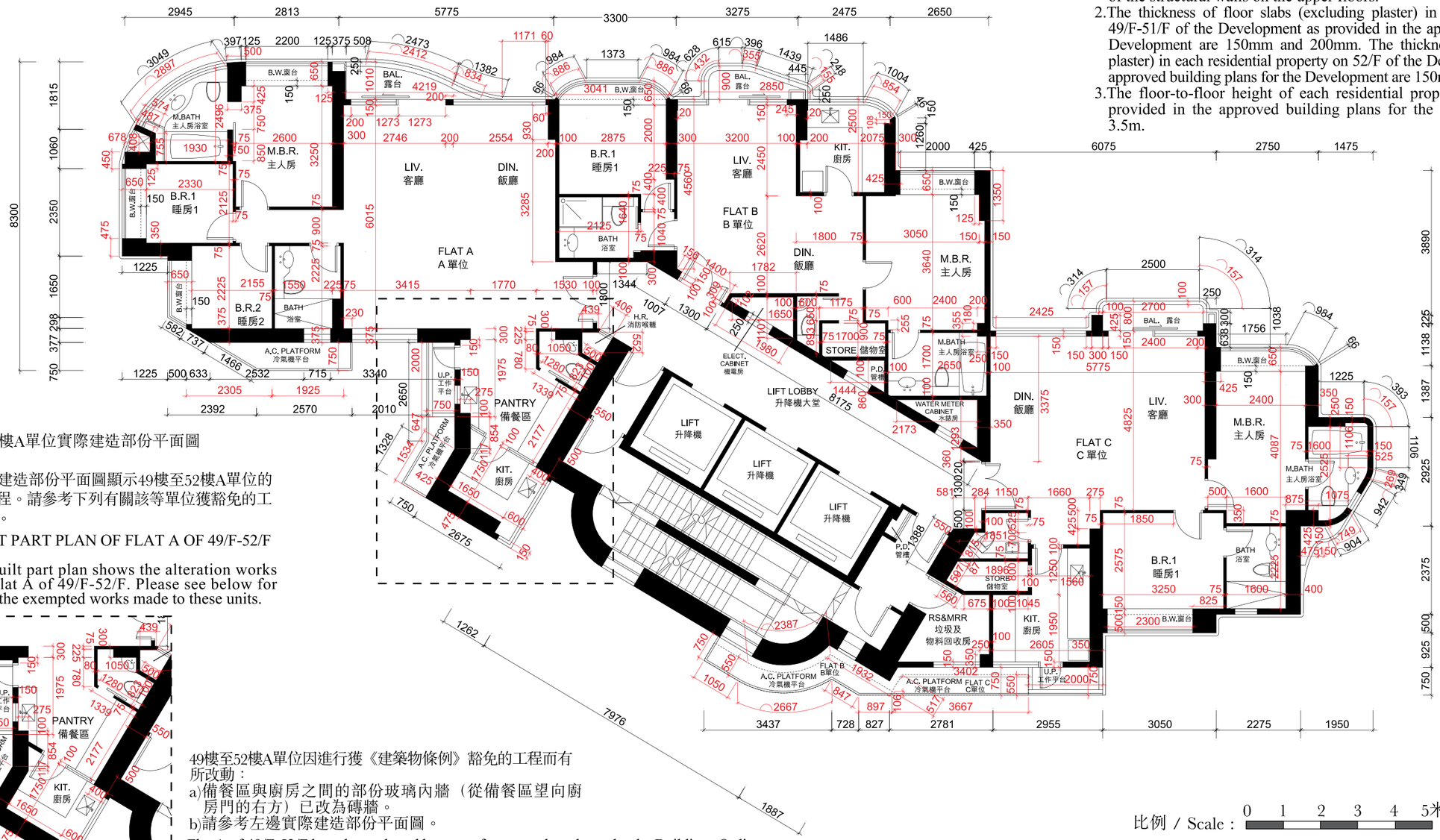
比例 / Scale：0 1 2 3 4 5米 / M

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

49樓至52樓樓面平面圖
49/F-52/F FLOOR PLAN

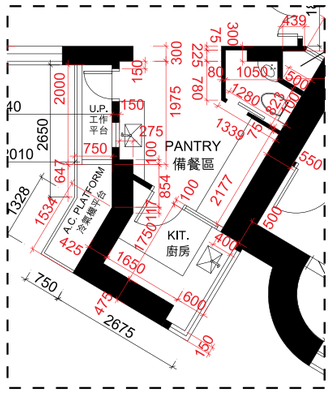
1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目49樓至51樓每個住宅物業的樓板（不包括灰泥）的厚度為150毫米及200毫米。52樓每個住宅物業的樓板（不包括灰泥）的厚度為150毫米、200毫米及250毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目49樓至52樓每個住宅物業的層與層之間的高度：3.5米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 49/F-51/F of the Development as provided in the approved building plans for the Development are 150mm and 200mm. The thickness of floor slabs (excluding plaster) in each residential property on 52/F of the Development as provided in the approved building plans for the Development are 150mm, 200mm and 250mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 49/F-52/F: 3.5m.



49樓至52樓A單位實際建造部份平面圖
備註：
以下實際建造部份平面圖顯示49樓至52樓A單位的已改動工程。請參考下列有關該等單位獲豁免的工程之詳情。

AS-BUILT PART PLAN OF FLAT A OF 49/F-52/F
Remark:
This as-built part plan shows the alteration works done to Flat A of 49/F-52/F. Please see below for details of the exempted works made to these units.



49樓至52樓A單位因進行獲《建築物條例》豁免的工程而有所改動：
a)備餐區與廚房之間的部份玻璃內牆（從備餐區望向廚房門的右方）已改為磚牆。
b)請參考左邊實際建造部份平面圖。

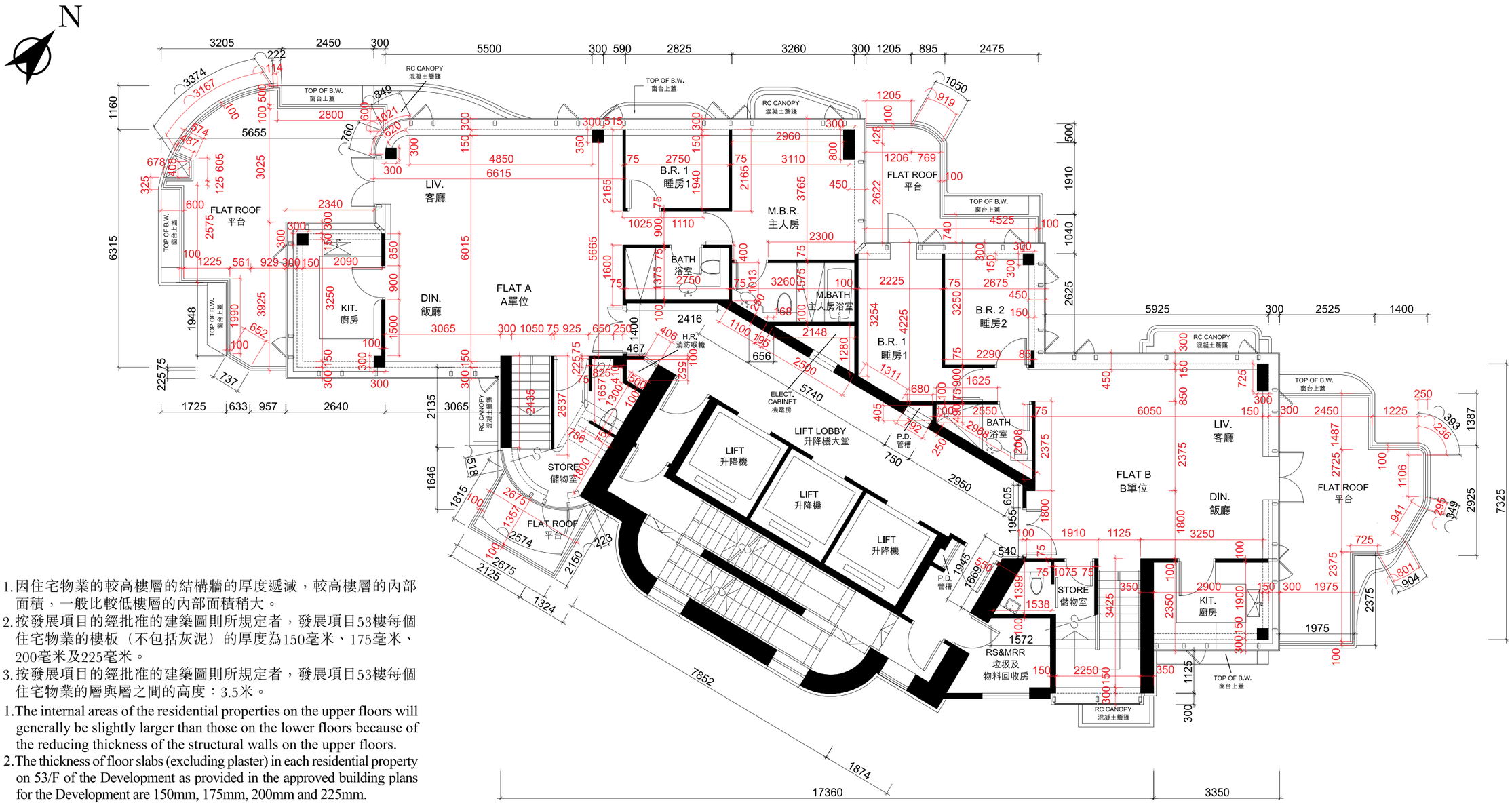
Flat A of 49/F-52/F have been altered by way of exempted works under the Buildings Ordinance:
a)Portion of the internal glass partition between the pantry and the kitchen (right-hand side of the kitchen door facing kitchen from pantry) has been altered as block wall.
b)Please refer to the as-built part plan on the left hand side.

比例 / Scale：0 1 2 3 4 5米 / M

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

53樓樓面平面圖
53/F FLOOR PLAN

比例 / Scale : 0 1 2 3 4 5米 / M



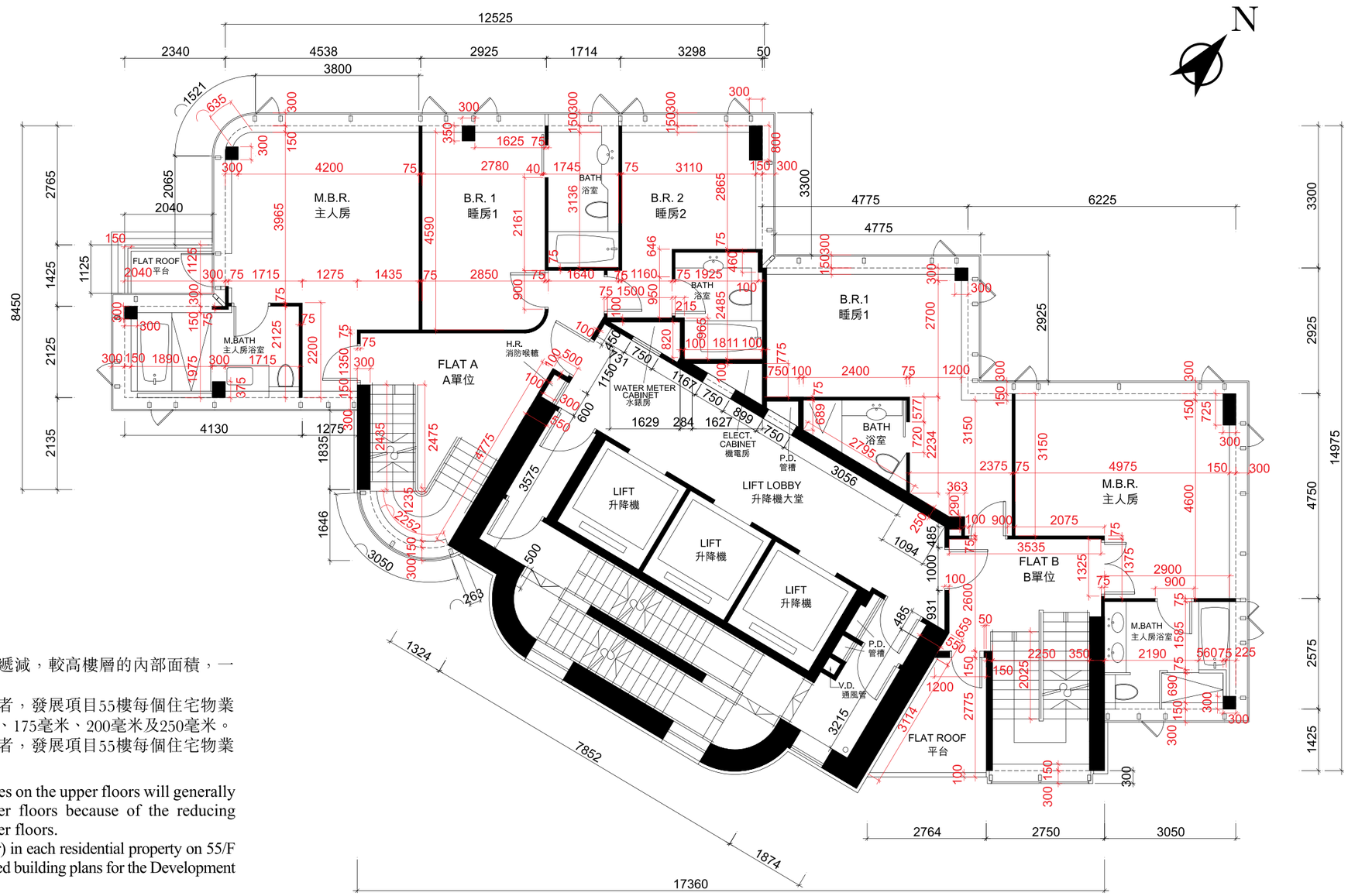
1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目53樓每個住宅物業的樓板（不包括灰泥）的厚度為150毫米、175毫米、200毫米及225毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目53樓每個住宅物業的層與層之間的高度：3.5米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 53/F of the Development as provided in the approved building plans for the Development are 150mm, 175mm, 200mm and 225mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 53/F: 3.5m.

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

55樓樓面平面圖
55/F FLOOR PLAN

比例 / Scale : 0 1 2 3 4 5米 / M



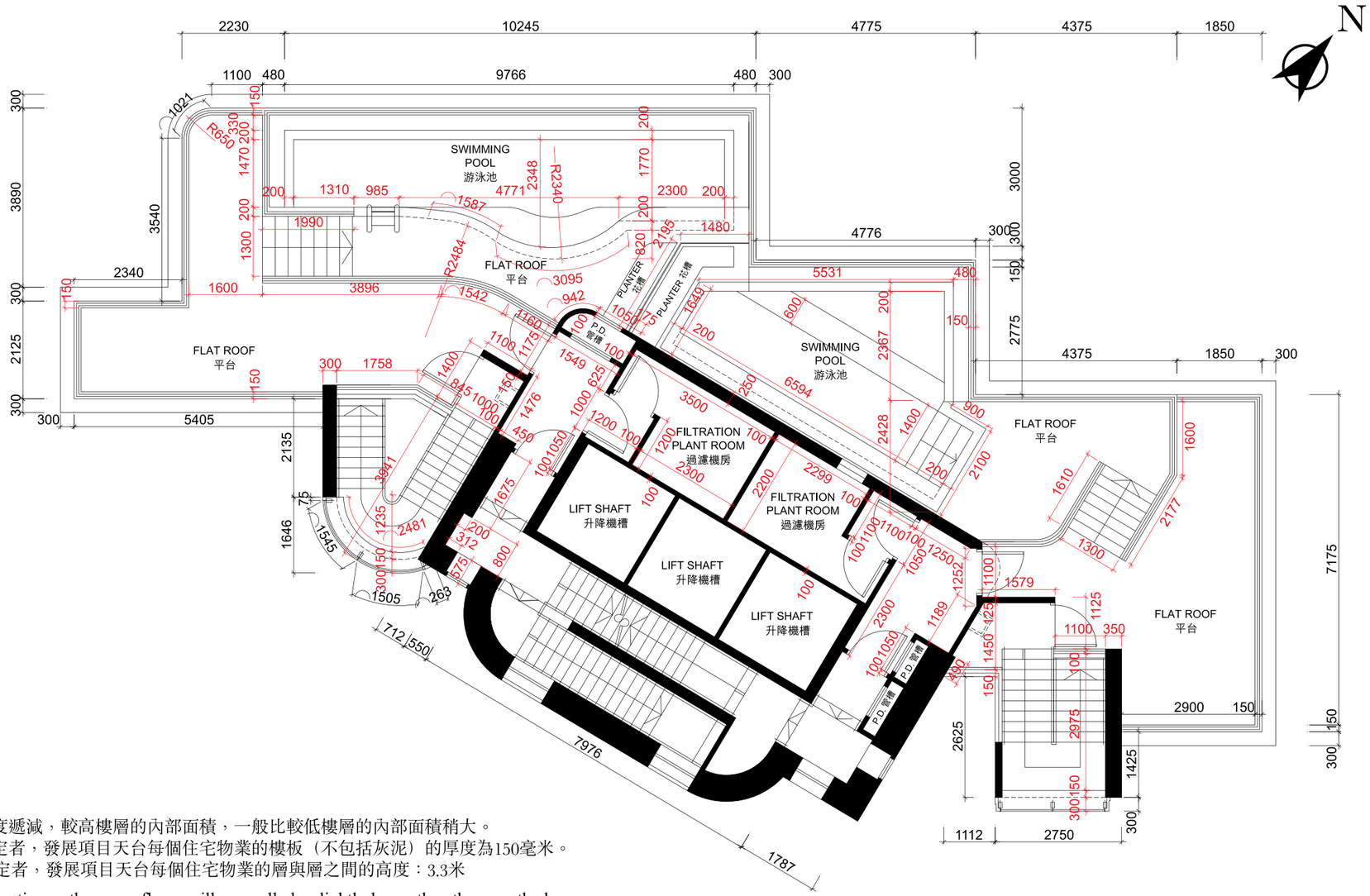
1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目55樓每個住宅物業的樓板（不包括灰泥）的厚度為150毫米、175毫米、200毫米及250毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目55樓每個住宅物業的層與層之間的高度：3.5米。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on 55/F of the Development as provided in the approved building plans for the Development are 150mm, 175mm, 200mm and 250mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on 55/F: 3.5m.

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

天台樓面平面圖
ROOF PLAN

比例 / Scale : 0 1 2 3 4 5米 / M



1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目天台每個住宅物業的樓板（不包括灰泥）的厚度為150毫米。
3. 按發展項目的經批准的建築圖則所規定者，發展項目天台每個住宅物業的層與層之間的高度：3.3米

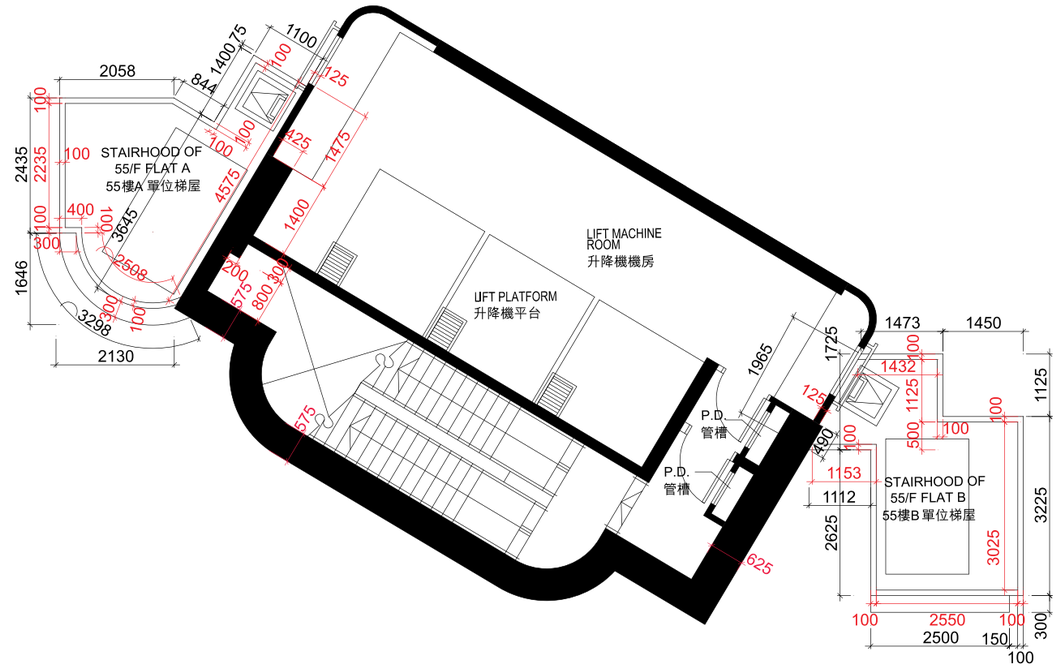
1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on roof of the Development as provided in the approved building plans for the Development are 150mm.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on R/F : 3.3m

發展項目的住宅物業的樓面平面圖
FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

上層天台樓面平面圖
UPPER ROOF PLAN

比例 / Scale : 0 1 2 3 4 5米 / M

N



1. 因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大。
2. 按發展項目的經批准的建築圖則所規定者，發展項目上層天台每個住宅物業的樓板（不包括灰泥）的厚度：不適用。
3. 按發展項目的經批准的建築圖則所規定者，發展項目上層天台每個住宅物業的層與層之間的高度：不適用。

1. The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors.
2. The thickness of floor slabs (excluding plaster) in each residential property on upper roof of the Development as provided in the approved building plans for the Development are : Not appliable.
3. The floor-to-floor height of each residential property of the Development as provided in the approved building plans for the Development on UR/F : Not appliable.

發展項目中的住宅物業的面積
AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

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)	其他指明項目的面積 (不計算入實用面積) 平方米(平方呎) Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Flat		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
加多近山 Cadogan	6樓 6/F	A	82.774 (891) 露台 Balcony: - 工作平台 Utility Platform: 1.5 (16)	-	2.875 (31)	-	12.442 (134)	-	-	-	-	-	-
		B	30.385 (327) 露台 Balcony: - 工作平台 Utility Platform: -	-	0.713 (8)	-	14.560 (157)	-	-	-	-	-	-
		C	32.677 (352) 露台 Balcony: - 工作平台 Utility Platform: -	-	-	-	6.692 (72)	-	-	-	-	-	-
		D	36.211 (390) 露台 Balcony: - 工作平台 Utility Platform: -	-	-	-	7.115 (77)	-	-	-	-	-	-
		E	66.234 (713) 露台 Balcony: - 工作平台 Utility Platform: 1.5 (16)	-	2.098 (23)	-	14.676 (158)	-	-	-	-	-	-
	7樓至27樓及30樓至35樓 (不設13樓、14樓、24樓及34樓) 7/F – 27/F and 30/F – 35/F (13/F, 14/F, 24/F & 34/F are omitted)	A	85.035 (915) 露台 Balcony: 2.262 (24) 工作平台 Utility Platform: 1.5 (16)	-	2.875 (31)	-	-	-	-	-	-	-	-
		B	32.385 (349) 露台 Balcony: 1.999 (22) 工作平台 Utility Platform: -	-	0.713 (8)	-	-	-	-	-	-	-	-
		C	34.890 (376) 露台 Balcony: 1.999 (22) 工作平台 Utility Platform: -	-	0.999 (11)	-	-	-	-	-	-	-	-
		D	38.230 (412) 露台 Balcony: 2 (22) 工作平台 Utility Platform: -	-	1.086 (12)	-	-	-	-	-	-	-	-
		E	68.010 (732) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	-	3.285 (35)	-	-	-	-	-	-	-	-
	29樓 29/F	A	85.035 (915) 露台 Balcony: 2.262 (24) 工作平台 Utility Platform: 1.5 (16)	-	2.875 (31)	-	1.252 (13)	-	-	-	-	-	-
		B	32.385 (349) 露台 Balcony: 1.999 (22) 工作平台 Utility Platform: -	-	0.713 (8)	-	0.789 (8)	-	-	-	-	-	-
		C	34.890 (376) 露台 Balcony: 1.999 (22) 工作平台 Utility Platform: -	-	0.999 (11)	-	0.839 (9)	-	-	-	-	-	-
		D	38.230 (412) 露台 Balcony: 2 (22) 工作平台 Utility Platform: -	-	1.086 (12)	-	0.791 (9)	-	-	-	-	-	-
		E	68.010 (732) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	-	3.285 (35)	-	0.844 (9)	-	-	-	-	-	-

1. 每個住宅物業的實用面積是按《一手住宅物業銷售條例》第8條計算得出的。
2. 在構成住宅物業的一部分的範圍內的露台、工作平台及陽台(如有)之樓面面積是按《一手住宅物業銷售條例》第8條計算得出的。
3. 在構成住宅物業的一部分的範圍內的其他指明項目的面積(不計算入實用面積)是按《一手住宅物業銷售條例》附表2第2部計算得出的。

1.The saleable area of each residential property is calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance.
2.The floor areas of balcony, utility platform and verandah (if any) to the extent that it forms part of the residential property are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance.
3.The areas of other specified items (not included in the saleable area) to the extent that it forms part of the residential property are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

備註：
1. 以平方呎列出的面積由以平方米列出的面積以1平方米 = 10.764平方呎換算並以四捨五入至整數。
2. 發展項目住宅物業並無陽台。

Remarks:
1. The areas in square feet have been converted from square metres based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.
2. There is no verandah in the residential properties of the Development.

發展項目中的住宅物業的面積
AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

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)	其他指明項目的面積 (不計算入實用面積) 平方米(平方呎) Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Flat		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
加多近山 Cadogan	36樓至47樓 (不設44樓) 36/F – 47/F (44/F is omitted)	A	85.137 (916) 露台 Balcony: 2.262 (24) 工作平台 Utility Platform: 1.5 (16)	-	2.875 (31)	-	-	-	-	-	-	-	-
		B	32.150 (346) 露台 Balcony: 1.999 (22) 工作平台 Utility Platform: -	-	0.713 (8)	-	-	-	-	-	-	-	-
		C	35.103 (378) 露台 Balcony: 1.999 (22) 工作平台 Utility Platform: -	-	0.999 (11)	-	-	-	-	-	-	-	-
		D	38.360 (413) 露台 Balcony: 2 (22) 工作平台 Utility Platform: -	-	1.086 (12)	-	-	-	-	-	-	-	-
		E	67.800 (730) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	-	3.285 (35)	-	-	-	-	-	-	-	-
	48樓 48/F	A	97.438 (1,049) 露台 Balcony: 2.705 (29) 工作平台 Utility Platform: 1.5 (16)	-	2.875 (31)	-	2.134 (23)	-	-	-	-	-	-
		B	65.046 (700) 露台 Balcony: - 工作平台 Utility Platform: -	-	1.000 (11)	-	8.351 (90)	-	-	-	-	-	-
		C	79.540 (856) 露台 Balcony: 2.240 (24) 工作平台 Utility Platform: 1.5 (16)	-	2.336 (25)	-	6.712 (72)	-	-	-	-	-	-
	49樓至52樓 49/F – 52/F	A	97.438 (1,049) 露台 Balcony: 2.705 (29) 工作平台 Utility Platform: 1.5 (16)	-	2.875 (31)	-	-	-	-	-	-	-	-
		B	67.046 (722) 露台 Balcony: 2 (22) 工作平台 Utility Platform: -	-	2.302 (25)	-	-	-	-	-	-	-	-
		C	79.540 (856) 露台 Balcony: 2.240 (24) 工作平台 Utility Platform: 1.5 (16)	-	2.336 (25)	-	-	-	-	-	-	-	-
	53樓及55樓 (不設54樓) 53/F & 55/F (54/F is omitted)	A	201.280 (2,167) 露台 Balcony: - 工作平台 Utility Platform: -	-	-	-	104.575 (1,126)	-	-	-	10.405 (112)	-	-
		B	165.181 (1,778) 露台 Balcony: - 工作平台 Utility Platform: -	-	-	-	102.351 (1,102)	-	-	-	9.363 (101)	-	-

1. 每個住宅物業的實用面積是按《一手住宅物業銷售條例》第8條計算得出的。
2. 在構成住宅物業的一部分的範圍內的露台、工作平台及陽台(如有)之樓面面積是按《一手住宅物業銷售條例》第8條計算得出的。
3. 在構成住宅物業的一部分的範圍內的其他指明項目的面積(不計算入實用面積)是按《一手住宅物業銷售條例》附表2第2部計算得出的。

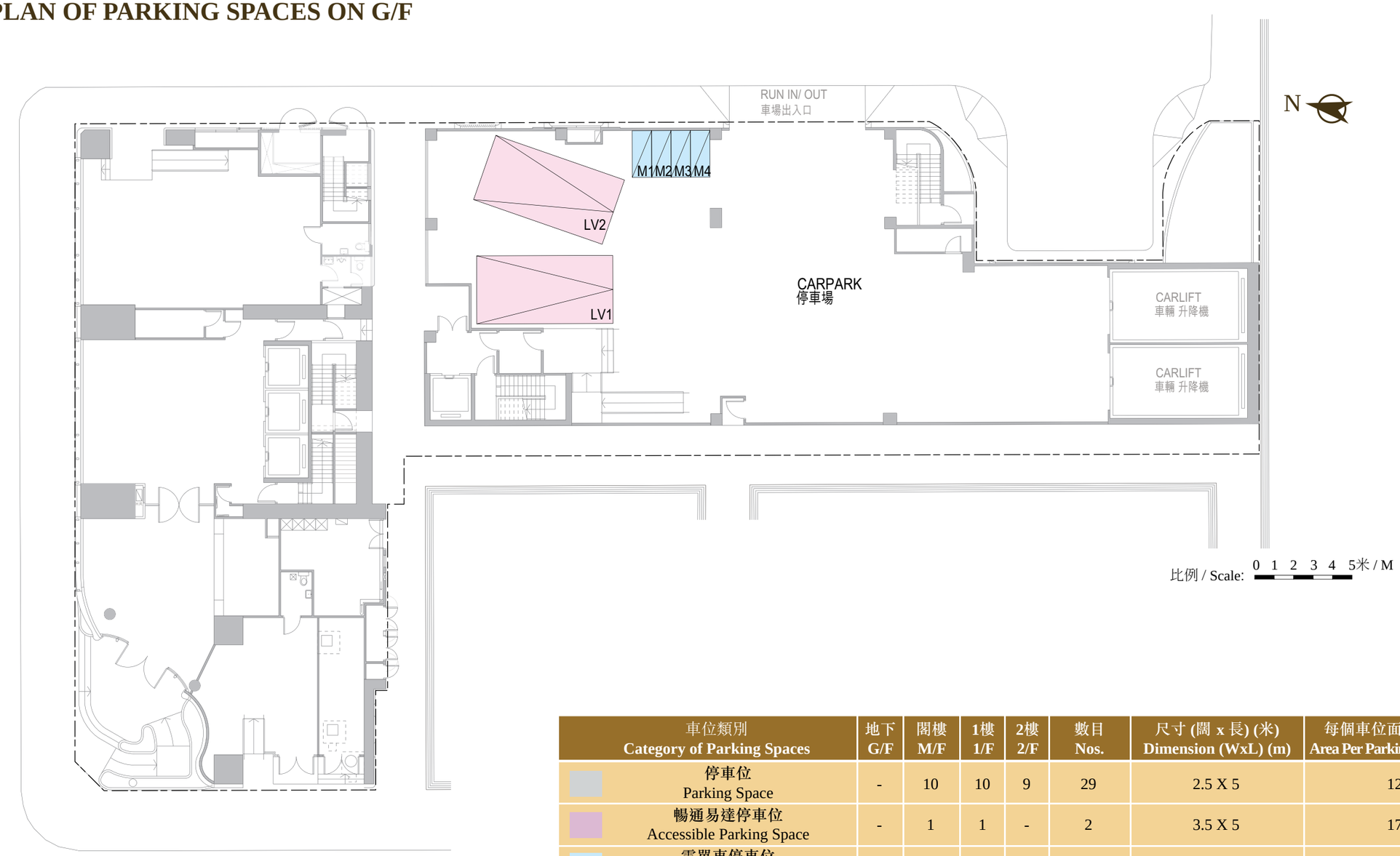
1.The saleable area of each residential property is calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance.
2.The floor areas of balcony, utility platform and verandah (if any) to the extent that it forms part of the residential property are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance.
3.The areas of other specified items (not included in the saleable area) to the extent that it forms part of the residential property are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

備註：
1. 以平方呎列出的面積由以平方米列出的面積以1平方米 = 10.764平方呎換算並以四捨五入至整數。
2. 發展項目住宅物業並無陽台。

Remarks:
1. The areas in square feet have been converted from square metres based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.
2. There is no verandah in the residential properties of the Development.

發展項目中的停車位的樓面平面圖
FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

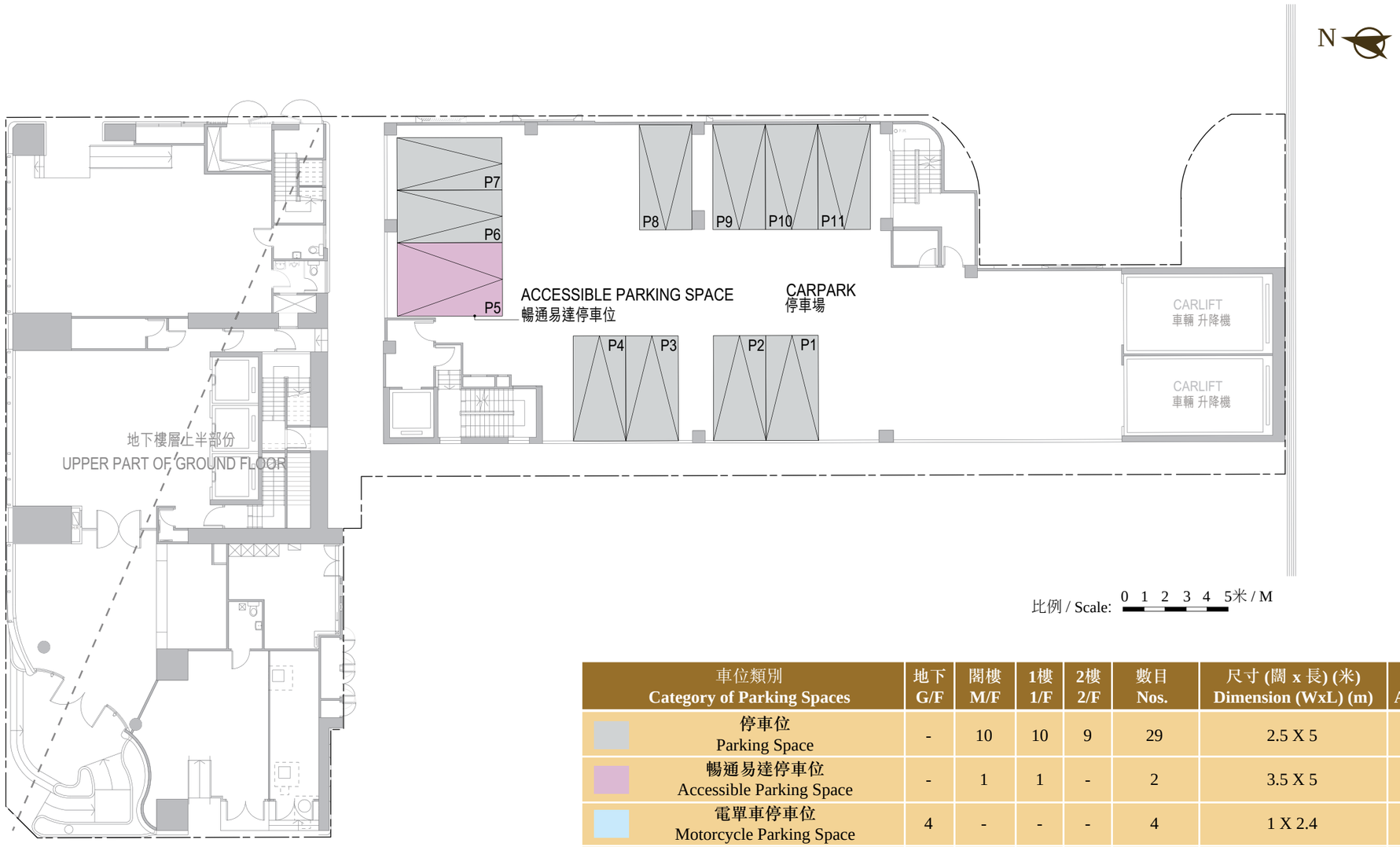
地下的停車位的樓面平面圖
FLOOR PLAN OF PARKING SPACES ON G/F



車位類別 Category of Parking Spaces	地下 G/F	閣樓 M/F	1樓 1/F	2樓 2/F	數目 Nos.	尺寸 (闊 x 長) (米) Dimension (WxL) (m)	每個車位面積 (平方米) Area Per Parking Space (sq.m.)
停車位 Parking Space	-	10	10	9	29	2.5 X 5	12.5
暢通易達停車位 Accessible Parking Space	-	1	1	-	2	3.5 X 5	17.5
電單車停車位 Motorcycle Parking Space	4	-	-	-	4	1 X 2.4	2.4
上落貨停車位 Loading & Unloading Space	2	-	-	-	2	3.5 X 7	24.5
暢通易達停車位 (訪客) Accessible Parking Space (Visitor)	-	-	-	1	1	3.5 X 5	17.5

發展項目中的停車位的樓面平面圖
FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

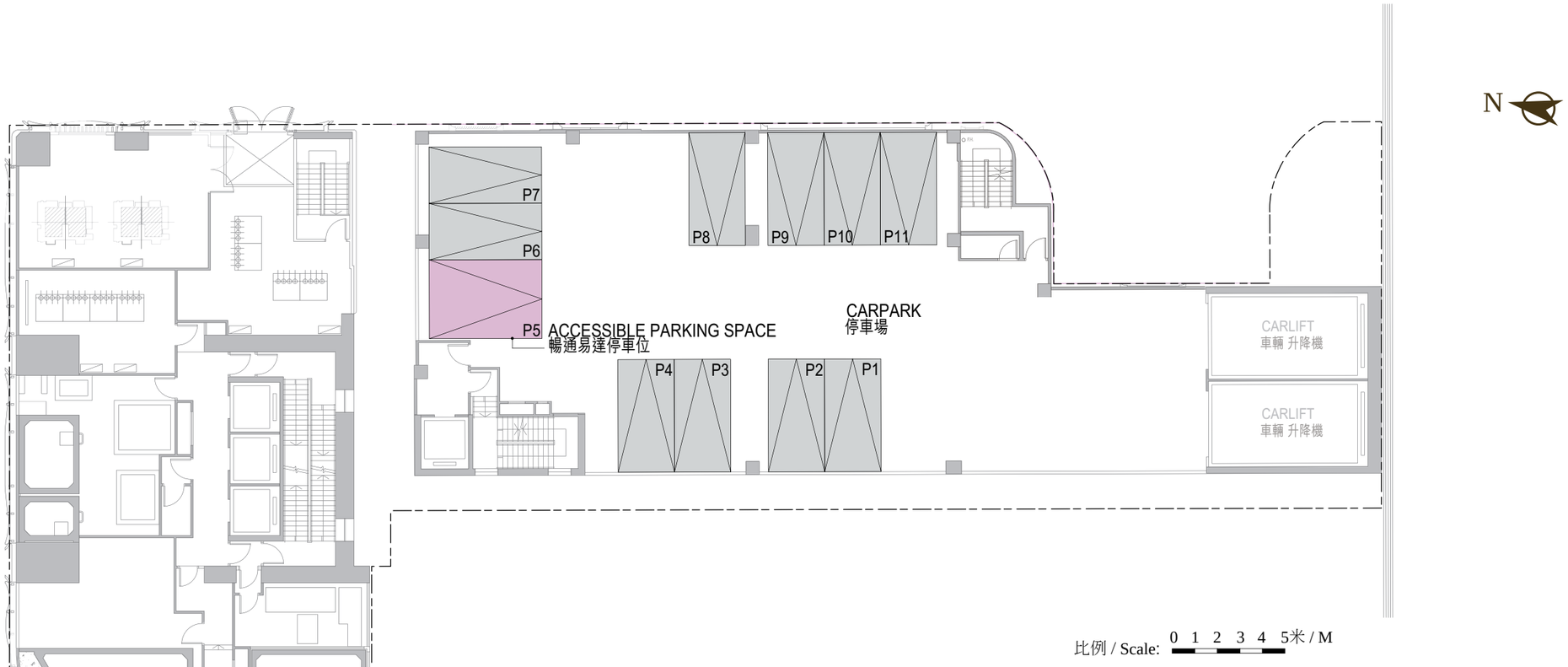
閣樓的停車位的樓面平面圖
FLOOR PLAN OF PARKING SPACES ON M/F



車位類別 Category of Parking Spaces	地下 G/F	閣樓 M/F	1樓 1/F	2樓 2/F	數目 Nos.	尺寸 (闊 x 長) (米) Dimension (WxL) (m)	每個車位面積 (平方米) Area Per Parking Space (sq.m.)
停車位 Parking Space	-	10	10	9	29	2.5 X 5	12.5
暢通易達停車位 Accessible Parking Space	-	1	1	-	2	3.5 X 5	17.5
電單車停車位 Motorcycle Parking Space	4	-	-	-	4	1 X 2.4	2.4
上落貨停車位 Loading & Unloading Space	2	-	-	-	2	3.5 X 7	24.5
暢通易達停車位 (訪客) Accessible Parking Space (Visitor)	-	-	-	1	1	3.5 X 5	17.5

發展項目中的停車位的樓面平面圖
FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

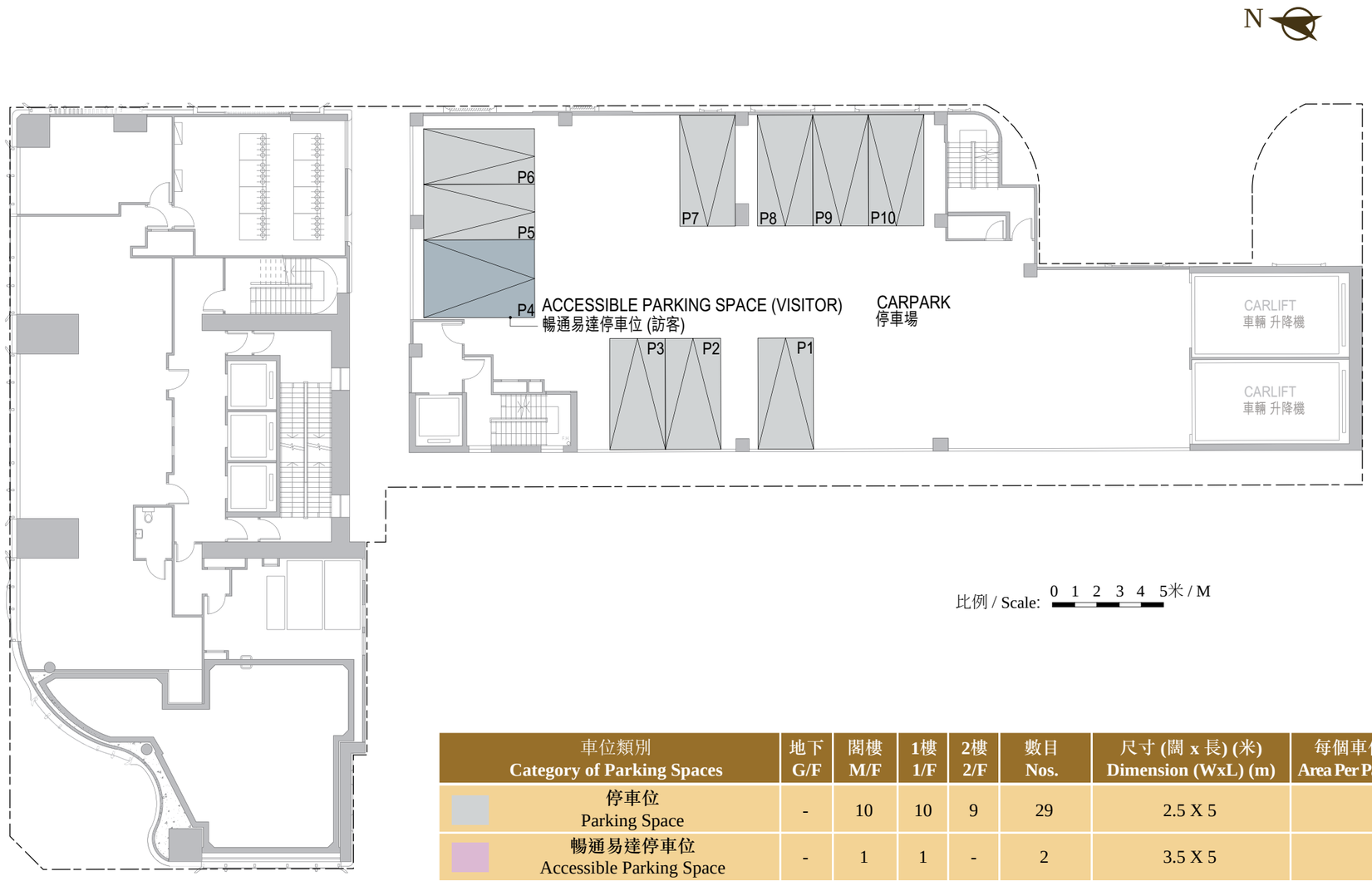
1樓的停車位的樓面平面圖
FLOOR PLAN OF PARKING SPACES ON 1/F



車位類別 Category of Parking Spaces	地下 G/F	閣樓 M/F	1樓 1/F	2樓 2/F	數目 Nos.	尺寸 (闊 x 長) (米) Dimension (WxL) (m)	每個車位面積 (平方米) Area Per Parking Space (sq.m.)
停車位 Parking Space	-	10	10	9	29	2.5 X 5	12.5
暢通易達停車位 Accessible Parking Space	-	1	1	-	2	3.5 X 5	17.5
電單車停車位 Motorcycle Parking Space	4	-	-	-	4	1 X 2.4	2.4
上落貨停車位 Loading & Unloading Space	2	-	-	-	2	3.5 X 7	24.5
暢通易達停車位 (訪客) Accessible Parking Space (Visitor)	-	-	-	1	1	3.5 X 5	17.5

發展項目中的停車位的樓面平面圖
FLOOR PLANS OF PARKING SPACES IN THE DEVELOPMENT

2樓的停車位的樓面平面圖
FLOOR PLAN OF PARKING SPACES ON 2/F



車位類別 Category of Parking Spaces	地下 G/F	閣樓 M/F	1樓 1/F	2樓 2/F	數目 Nos.	尺寸 (闊 x 長) (米) Dimension (WxL) (m)	每個車位面積 (平方米) Area Per Parking Space (sq.m.)
停車位 Parking Space	-	10	10	9	29	2.5 X 5	12.5
暢通易達停車位 Accessible Parking Space	-	1	1	-	2	3.5 X 5	17.5
電單車停車位 Motorcycle Parking Space	4	-	-	-	4	1 X 2.4	2.4
上落貨停車位 Loading & Unloading Space	2	-	-	-	2	3.5 X 7	24.5
暢通易達停車位 (訪客) Accessible Parking Space (Visitor)	-	-	-	1	1	3.5 X 5	17.5

臨時買賣合約的摘要

SUMMARY OF PRELIMINARY AGREEMENT FOR SALE AND PURCHASE

1. 在簽署臨時買賣合約時須支付款額為5%的臨時訂金。
2. 買方在簽署該臨時合約時支付的臨時訂金，會由代表擁有人行事的律師事務所以保證金保存人的身分持有。
3. 如買方沒有於訂立該臨時合約的日期之後5個工作日內簽立買賣合約—
   (i) 該臨時合約即告終止；
   (ii) 有關的臨時訂金即予沒收；及
   (iii) 擁有人不得就買方沒有簽立買賣合約而針對買方提出進一步申索。

1. A preliminary deposit of 5% is payable on the signing of the preliminary agreement for sale and purchase.
2. The preliminary deposit paid by the purchaser on the signing of that preliminary agreement will be held by a firm of solicitors acting for the owner, as stakeholders.
3. If the purchaser fails to execute the agreement for sale and purchase within 5 working days after the date on which the purchaser enters into that preliminary agreement -
   (i) that preliminary agreement is terminated;
   (ii) the preliminary deposit is forfeited; and
   (iii) the owner does not have any further claim against the purchaser for the failure.

公契的摘要
SUMMARY OF DEED OF MUTUAL COVENANT

A. 大廈公契處理「發展項目」公用部分的條文摘要

「公用地方」指「屋苑公用地方」、「住宅大廈公用地方」、「停車場大廈公用地方」、「住宅公用地方」、「商業公用地方」及「停車場公用地方」。

「公共設施」指「屋苑公共設施」、「住宅大廈公共設施」、「停車場大廈公共設施」、「住宅公共設施」、「商業公共設施」及「停車場公共設施」。

「停車場大廈公用地方」指在「發展項目」大廈公契及管理協議（「公契」）夾附的圖則（經有關「認可人士」核實為準確）上顯示並用綠色標明，僅供識別的「停車場大廈」的該等部分，包括但不限於「停車場大廈」的「外牆」、花槽、客用升降機槽、客用升降機大堂、車輛升降機槽、電掣房、消防入水和灑水掣及控制閥、升降機房、平台、灑水水泵房、消防水泵房、二樓車道及停車等候處、樓梯及梯台及並非特別轉讓或供個別擁有人獨家使用的該等部分，以及建築物管理條例（第344章）第一附表所述而位於「停車場大廈」內指定或擬供「住宅單位」及「停車位」之擁有人共同使用與享用的所有其他公共部分（如有）。

「停車場大廈公共設施」指供「住宅單位」及「停車位」使用與享用而非供個別「住宅單位」及「停車位」獨家使用或享用的該等設施及輔助設備，包括但不限於「停車場大廈」的客用升降機及車輛升降機、保安系統、電力及機械裝置、消防裝置、灑水器水箱、消防水箱、灑水器水泵及消防水泵。

「停車場公用地方」指在「公契」夾附的圖則（經有關「認可人士」核實為準確）上顯示並用紅色標明，僅供識別的，位於「發展項目」之「停車場大廈」地下、閣樓、一樓、二樓及三樓，指定或擬供「停車位」之擁有人共同使用與享用，而並非特別轉讓或供個別擁有人獨家使用的該等部分，包括但不限於車道、位於閣樓及一樓的停車等候處以及升降機房。

「停車場公共設施」指供「停車位」而非「發展項目」其他部分使用與享用，且非供個別「停車位」獨家使用或享用的該等設施及設備，包括但不限於保安系統、電力及機械裝置及消防裝置。

「商業公用地方」指在「公契」夾附的圖則（經有關「認可人士」核實為準確）上顯示並用紫藍色標明，僅供識別的，位於「停車場大廈」地下，指定或擬供「商業單位」之擁有人共同使用與享用，而並非特別轉讓或供個別「商業單位」之擁有人獨家使用的該等部分，包括但不限於位於「停車場大廈」地下，供「商業單位」之擁有人及佔有人及他們的真正賓客和訪客使用的裝卸區。

「商業公共設施」指供「商業單位」而非「發展項目」其他部分使用與享用，且非供個別「商業單位」獨家使用與享用的該等設施及設備。

「屋苑公用地方」指整個「地段」及「發展項目」指定或擬供擁有人共同使用與享用，而並非特別轉讓或供個別擁有人獨家使用的地方，包括但不限於「通行權區域」的該等部分、開放通道、電纜立管槽房、垃圾及物料回收房、消防控制房、水錶房、維修區域、「停車場大廈」入口、「停車場大廈」地下之車道、變壓器房、高壓電掣分隔室、用戶電掣房、泵房、儀表檢查房、電力儀錶房、增壓泵房、緊急發電機房、現有通道巷、上落客貨處、沖廁水水箱、食水水箱、淡水水箱、位於該「地段」及「發展項目」內的露天空間、通道、走廊、樓梯及梯台，以及建築物管理條例（第344章）第一附表所述而位於「地段」及「發展項目」內指定或擬供擁有人共同使用與享用，而並非特別轉讓或供個別擁有人獨家使用的其他公共部分（如有），以及用作儲存、安置或提供「屋苑公共設施」的房間、區域及空間，但不包括「地段」及「發展項目」內屬於「單位」或「住宅大廈公用地方」、「停車場大廈公用地方」、「住宅公用地方」、「商業公用地方」或「停車場公用地方」的部分。「屋苑公用地方」在「公契」夾附的圖則（經有關「認可人士」核實為準確）上顯示並用黃色及黃色間黑斜線標明，僅供識別。

「屋苑公共設施」指：

(a)服務「屋苑公用地方」的排水渠、水道、管道、明渠、井（如有）、污水渠、消防系統、電線及電纜、緊急發電機、電力設備、水龍頭、空調冷凝器、空調或機械裝置，以及目前或今後任何時候在「地段」及「發展項目」之內、之下、之上或通過「地段」及「發展項目」將水、污水、電力及任何其他服務輸送到「地段」及「發展項目」或其中任何部份，供整個「地段」及「發展項目」使用與享用，而並非供個別「單位」使用或享用的其他服務設施（不論是否套有任何套管）；

(b)供整個「地段」及「發展項目」使用與享用，而並非供個別「單位」使用或享用的水箱（包括消防水箱、灑水水箱、食水水箱、沖廁水水箱、淡水水箱）及水泵；

(c)位於「發展項目」內供整個「地段」及「發展項目」使用與享用，而並非供個別「單位」使用或享用的照明及防雷保護系統；

(d)供整個「地段」及「發展項目」使用與享用，而並非供個別「單位」使用與享用的防盜警鐘、鐵閘及保安系統（如有）；

(e)位於「發展項目」內供整個「地段」及「發展項目」使用與享用，而並非供個別「單位」使用與享用的自動灑水系統與火警探測及警報系統；

及供整個「地段」及「發展項目」共同使用與享用，而並非供個別「單位」獨家使用或享用的其他設施與系統。

為免生疑，「屋苑公共設施」一詞不包括構成「住宅大廈公共設施」、「停車場大廈公共設施」、「住宅公共設施」、「商業公共設施」或「停車場公共設施」部分的該等設施、設備及其他類似構築物。

「連接橋」指連接「住宅大廈」與「停車場大廈」位於「發展項目」五樓的無蓋行人天橋。

「康樂區」指位於「停車場大廈」三樓與五樓及「發展項目」「住宅大廈」二樓、三樓與五樓的所有該等部分，以及擬供予「發展項目」「住宅單位」的擁有人和住戶及他們的真正訪客作康樂用途的所有其他區域，包括但不限於游泳池、有蓋園林/休憩區、健身區、桑拿室、男士及女士洗手間及更衣室、自習室及遊樂區。

「康樂設施」指供「發展項目」「住宅單位」的住戶及他們的真正訪客作康樂用途所提供或安裝的設施。

「住宅公用地方」指在「公契」夾附的圖則（經有關「認可人士」核實為準確）上顯示並用橙色標明，僅供識別的「發展項目」的該等部分，包括但不限於「康樂區」、「連接橋」、「住宅大廈」的「外牆」（不包括「標誌區域」）及「連接橋」、「住宅大廈」的入口大堂、「住宅大廈」的升降機槽、後勤室、警衛室、電訊引入線導管、裝卸區、灑水水泵房、風機房（會所使用）、平台（不構成「單位」的部分）、花槽、管槽、「住宅大廈」的升降機大堂、垃圾及物料回收房、水錶房、機電房、特低電壓房、混凝土簷篷、庇護層、「住宅大廈」的升降機機房、較寬走廊、較寬升降機大堂、樓梯、梯台、「訪客停車位」、游泳池凹槽區域、綠化帶（無論垂直或水平）、位於「停車場大廈」三樓的過濾機房，及並非特別轉讓或供個別擁有人獨家使用的該等部分，以及建築物管理條例（第344章）第一附表所述而位於「地段」及「建築物」內指定或擬供「發展項目」「住宅單位」之擁有人共同使用與享用的所有其他公共部分（如有）。

「住宅公共設施」指供「發展項目」「住宅單位」使用與享用，而並非供個別「發展項目」「住宅單位」獨家使用或享用，並包括「康樂設施」的該等設施及輔助設備（包括但不限於排水渠、水道、管道、明渠、井（如有）、污水渠、消防系統、升降機、電線及電纜、電力設備、空調冷凝器、服務「住宅公用地方」的空調或機械裝置、水箱、位於「停車場大廈」三樓的過濾機房、灑水水泵、吊船及吊船軌）。

「住宅大廈公用地方」指在「公契」夾附的圖則（經有關「認可人士」核實為準確）上顯示並用深藍色標明，僅供識別的「住宅大廈」的該等部分，包括但不限於消防入水掣、灑水掣、噴淋器入水掣、灑水控制閥及噴淋器、燃氣室、電訊廣播設備房、消防水箱、消防水泵房、風機房、灑水水泵房、灑水水箱、智能電視房、位於「商業單位」內的管槽、位於「住宅大廈」二樓的儀表檢查房及並非特別轉讓或供個別擁有人獨家使用的該等部分，以及建築物管理條例（第344章）第一附表所述而位於「住宅大廈」內指定或擬供「住宅單位」、「商業單位」及「標誌區域」之擁有人共同使用與享用的所有其他公共部分（如有）。

「住宅大廈公共設施」指供「住宅大廈」（包括「住宅單位」、「商業單位」及「標誌區域」）「單位」使用與享用，而並非供個別「住宅大廈」「單位」獨家使用或享用的該等設施及輔助設備（包括但不限於公用電視天線及/或電纜（如有）、調頻/收音天線（如有）、衛星接收碟（如有）、無線電廣播播放分佈或電訊網絡設施、任何種類的傳送裝置及輔助設備）。

「通行權區域」指在「公契」夾附的地下圖則（經有關「認可人士」核實為準確）上顯示並用黃色間黑斜線標明，僅供識別，供擁有人以及當時為內地段第905號其他部分的其他擁有人及佔有人共同使用，以使其通過及再通過「地段」該等部分的所有「地段」的該等區域，包括但不限於現有通道巷。

「訪客停車位」指在「公契」夾附的二樓圖則（經有關「認可人士」核實為準確）上顯示並用橙色標明，僅供識別的位於「停車場大廈」二樓的殘疾人士停車位。

當時為內地段第905號其他部分的擁有人及佔有人以及他們的租客、傭工、訪客、工人及其他獲其授權人士具全面的權利及自由，通行及再通行以往來及穿越「通行權區域」。

B. 分配予「發展項目」每個住宅物業的不分割份數的數目

分配予「發展項目」每個住宅物業的不分割份數的數目如下：

樓層	單位	分配予每個住宅物業的不分割份數的數目
6樓	A	875 / 117,513
	B	326 / 117,513
	C	334 / 117,513
	D	371 / 117,513
	E	699 / 117,513
29樓	A	887 / 117,513
	B	332 / 117,513
	C	360 / 117,513
	D	395 / 117,513
	E	714 / 117,513
7樓至27樓, 30樓至35樓 （不設13樓, 14樓, 24樓, 34樓）	A	885 / 117,513
	B	332 / 117,513
	C	360 / 117,513
	D	395 / 117,513
	E	715 / 117,513
36樓至47樓 （不設44樓）	A	886 / 117,513
	B	330 / 117,513
	C	363 / 117,513
	D	396 / 117,513
	E	713 / 117,513
48樓	A	1,012 / 117,513
	B	673 / 117,513
	C	828 / 117,513
49樓至52樓	A	1,009 / 117,513
	B	697 / 117,513
	C	821 / 117,513
53樓及55樓 （不設54樓）	A（複式）	2,126 / 117,513
	B（複式）	1,763 / 117,513

C.「發展項目」的管理人的委任年期

除《建築物管理條例》（第344章）另有規定外，「地段」及「發展項目」的管理委任期為「經理人」簽立「公契」之日起的初期二年並繼續任職至（i）「經理人」提前不少於三個月發出書面通知「業主委員會」或「業主立案法團」（如成立）或所有擁有人或（ii）「業主委員會」（在「業主立案法團」成立前）在持有總計不少於50% 的「不分割份數」（不包括分配予「公用地方」與「公共設施」的「不分割份數」）的擁有人通過決議後，提前至少三個月向「經理人」發出書面通知無補償金而終止。

D. 管理開支在「發展項目」中的住宅物業的擁有人之間分擔的基準

每個「住宅單位」的擁有人須向「經理人」提前按月支付的管理費，該等費用按其持有之管理份數之比例分攤，但不得要求擁有人支付多於按以下所述適當比例分攤的管理開支：

(a)如果任何開支涉及或有利於「地段」和「發展項目」（但並非僅涉及或有利於任何「單位」、「住宅大廈公用地方」、「住宅大廈公共設施」、「停車場大廈公用地方」、「停車場大廈公共設施」、「住宅公用地方」、「住宅公共設施」、「商業公用地方」、「商業公共設施」、「停車場公用地方」或「停車場公共設施」）、「屋苑公用地方」及/或「屋苑公共設施」，該等開支的全部款項須由全體「發展項目」之擁有人按其持有之管理份數之比例分攤。

(b)如果任何開支僅涉及或有利於「發展項目」之「住宅單位」（但並非僅涉及或有利於任何個別特定「住宅單位」）、「住宅公用地方」及/或「住宅公共設施」，該等開支的全部款項須由「住宅單位」之擁有人按其持有之管理份數之比例分攤。

(c)如果任何開支僅涉及或有利於「住宅大廈公用地方」及/或「住宅大廈公共設施」，該等開支的全部款項須由「住宅單位」、「商業單位」及「標誌區域」之擁有人按其持有之管理份數之比例分攤。

(d)如果任何開支僅涉及或有利於「停車場大廈公用地方」及/或「停車場大廈公共設施」，該等開支的全部款項須由「住宅單位」及「停車位」之擁有人按其持有之管理份數之比例分攤。

(e)如果任何開支僅涉及或有利於個別「住宅單位」，該等開支的全部款項須由該「住宅單位」之擁有人承擔。

E. 計算管理費按金的基準

每個「單位」應付之管理費按金須等於該「單位」的三個月管理費。

F. 擁有人在「發展項目」中保留作自用的範圍 (如有的話)

不適用

公契的摘要
SUMMARY OF DEED OF MUTUAL COVENANT

A. Summary of the provisions of the deed of mutual covenant that deal with the common parts of the Development

"Common Areas" mean the Estate Common Areas, the Residential Tower Common Areas, the Carpark Tower Common Areas, the Residential Common Areas, the Commercial Common Areas and the Carpark Common Areas.

"Common Facilities" mean the Estate Common Facilities, the Residential Tower Common Facilities, the Carpark Tower Common Facilities, the Residential Common Facilities, the Commercial Common Facilities and the Carpark Common Facilities.

"Carpark Tower Common Areas" mean those parts of the Carpark Tower as shown on the plans (certified as to their accuracy by or on behalf of the relevant Authorized Person) annexed to the Deed of Mutual Covenant and Management Agreement of the Development ("DMC") and thereon coloured Green for the purpose of identification only including, but not limited to, the External Walls of the Carpark Tower, planters, passenger lift shafts, passenger lift lobbies, car lift shafts, switch rooms, F.S. inlet & sprinkler inlet & control valve, lift machine room, flat roofs, sprinkler pump room, F.S. pump room, driveways and waiting space on Second Floor, staircases and landings and those parts not otherwise specifically assigned to or for the exclusive use of an owner and all other common parts specified in Schedule 1 to the Building Management Ordinance (Cap.344) (if any) within the Carpark Tower designated or intended for the common use and benefit of the owners of the Residential Units and the Car Parking Spaces.

"Carpark Tower Common Facilities" mean those facilities and ancillary equipment for the use and benefit of the Residential Units and the Car Parking Spaces and not for the use or benefit of a particular Residential Unit or Car Parking Space exclusively and shall include but not limited to passenger lift and car lifts of Carpark Tower, security system, electrical and mechanical installations, fire services installation, sprinkler water tank, F.S. water tank, sprinkler pump and F.S. pump.

"Carpark Common Areas" mean those parts of Ground Floor, Mezzanine Floor, First Floor, Second Floor and Third Floor of the Carpark Tower of the Development as shown on the plans (certified as to their accuracy by or on behalf of the relevant Authorized Person) annexed to the DMC and thereon coloured Red for the purpose of identification only, not otherwise specifically assigned to or for the exclusive use of an owner and mean those parts designed or intended for the common use and benefit of the owners of the Car Parking Spaces and shall include but not limited to the driveways and waiting spaces on Mezzanine Floor and First Floor and lift machine room.

"Carpark Common Facilities" mean those facilities and equipment for the use and benefit of the Car Parking Spaces but not other parts of the Development and not for the use or benefit of a particular Car Parking Space exclusively and shall include but not limited to security system, electrical and mechanical installations and fire services installation.

"Commercial Common Areas" mean those parts of the Ground Floor of the Carpark Tower as shown on the plans (certified as to their accuracy by or on behalf of the Authorised Person) annexed to the DMC and thereon coloured Violet for the purpose of identification only, not otherwise specifically assigned to or for the exclusive use of an owner of Commercial Unit and mean those parts designed or intended for the common use and benefit of the owners of the Commercial Units and shall include but not limited to the loading and unloading space on the Ground Floor of the Carpark Tower for use by the owners and occupiers of the Commercial Units and their bona fide guests and visitors.

"Commercial Common Facilities" mean those facilities and equipment for the use and benefit of the Commercial Units but not other parts of the Development and not for the use and benefit of a particular Commercial Unit exclusively.

"Estate Common Areas" mean the whole of the Lot and the Development not otherwise specifically assigned to or for the exclusive use of an owner and mean those parts designed or intended for common use and benefit of the owners and shall include but not limited to such parts of the Right of Way Areas, the open passages, cable riser duct room, refuse storage & material recovery chamber, fire services control room, water meter room, maintenance space, entrance of Carpark Tower, driveways on Ground Floor of Carpark Tower, transformer room, high voltage switchgear compartment room, consumer switch rooms, pump room, check meter cabinets, electricity meter room, booster pump room, emergency generator room, the existing service lanes, loading/unloading bay, flushing water tanks, potable water tank, fresh water tanks, open spaces within the Lot and the Development, passages, corridors, staircases and landings and all other common parts specified in Schedule 1 to the Building Management Ordinance (Cap.344) (if any) within the Lot and the Development designated or intended for common use and benefit of the owners and not otherwise specifically assigned to or for the exclusive use of an owner and such rooms, areas and spaces for storing housing or providing the Estate Common Facilities but excluding all areas on and of the Lot and the Development which form part of the Units or Residential Tower Common Areas, Carpark Tower Common Areas, Residential Common Areas, Commercial Common Areas or Carpark Common Areas. The Estate Common Areas are for the purpose of identification only shown and coloured Yellow and Yellow hatched Black on the plans (certified as to their accuracy by or on behalf of the relevant Authorized Person) annexed to the DMC.

"Estate Common Facilities" mean:

(a) Such of the drains, watercourses, pipes, gutters, wells (if any), sewers, fire-fighting system, wires and cables, emergency generator, electrical equipment, water tap point, air-conditioning condensers, air-conditioning or mechanical installation servicing the Estate Common Areas and other services facilities whether ducted or otherwise which are or at any time may be in, under or over or passing through the Lot and the Development through which water, sewage, electricity and any other services are supplied to the Lot and the Development or any part or parts thereof which are for the use and benefit of the Lot and the Development as a whole and not for the use of benefit of a particular Unit;

(b) Water tanks (including fire services water tank, sprinkler water tank, potable water tank, flushing water tanks, fresh water tanks) and water pumps which are for the use and benefit of the Lot and the Development as a whole and not for use or benefit of a particular Unit;

(c) Lighting and lightning protection system within the Development which are for the use and benefit of the Lot and the Development as a whole and not for the use or benefit of a particular Unit;

(d) Burglar alarm, metal gate and security system(s) (if any) which are for the use and benefit of the Lot and the Development as a whole and not for the use or benefit of a particular Unit;

(e) Automatic sprinkler system and fire detection and alarm system within the Development which are for the use and benefit of the Lot and the Development as a whole and not for the use or benefit of a particular Unit;

and other facilities and systems for the common use and benefit of the Lot and the Development as a whole and not for the use or benefit of a particular Unit exclusively.

For avoidance of doubt, the term "Estate Common Facilities" shall not include those facilities, equipment and other like structures forming part of the Residential Tower Common Facilities, the Carpark Tower Common Facilities, the Residential Common Facilities, the Commercial Common Facilities or the Carpark Common Facilities.

"Link Bridge" means the uncovered footbridge connecting the Residential Tower and the Carpark Tower on the Fifth Floor level of the Development.

"Recreational Areas" mean all those portions of the Third Floor and Fifth Floor of the Carpark Tower and the Second Floor, Third Floor and Fifth Floor of the Residential Tower of the Development and all other areas intended for recreational use by the owners and residents of the Residential Units of the Development and their bona fide visitors which shall include but not limited to swimming pool, covered landscape / sitting area, gymnasium, sauna, male and female lavatories & changing rooms, study room and game room.

"Recreational Facilities" mean the facilities provided or installed for recreational use by the residents of the Residential Units of the Development and their bona fide visitors.

"Residential Common Areas" mean those parts of the Development as shown on the plans (certified as to their accuracy by or on behalf of the relevant Authorized Person) annexed to the DMC and thereon coloured Orange for the purpose of identification only including, but not limited to, the Recreational Areas, Link Bridge, the External Walls of the Residential Tower (excluding the Signage Area) and the Link Bridge, entrance lobby of the Residential Tower, lift shafts of the Residential Tower, logistic room, watchmen's counter, tel. lead-in duct, loading and unloading space, sprinkler pump room, AHU room (for clubhouse), flat roofs (not forming parts of Units), planters, pipe ducts, lift lobbies of Residential Tower, refuse storage & material recovery rooms, water meter cabinets, electrical cabinets, E.L.V. cabinets, reinforced concrete canopies, refuge floor, lift machine rooms of Residential Tower, wider corridors, wider lift lobbies, staircases, landings, the Visitors' Car Parking Space, duct space for swimming pool, greenery (whether vertical or horizontal), filtration plant room on the 3rd Floor of the Carpark Tower and those parts not otherwise specifically assigned to or for the exclusive use of an owner and all other common parts specified in Schedule 1 to the Building Management Ordinance (Cap.344) (if any) within the Lot and the Building designated or intended for the common use and benefit of the owners of the Residential Units of the Development.

"Residential Common Facilities" mean those facilities and ancillary equipment (including but not limited to drains, watercourses, pipes, gutters, wells (if any), sewers, fire-fighting system, lifts, wires and cables, electrical equipment, air-conditioning condensers, air-conditioning or mechanical installation servicing the Residential Common Areas, water tanks, filtration plant on the 3rd Floor of the Carpark Tower, sprinkler pump, gondola and gondola track) for the use and benefit of the Residential Units of the Development and not for the use or benefit of a particular Residential Unit of the Development exclusively and shall include the Recreational Facilities.

"Residential Tower Common Areas" mean those parts of the Residential Tower as shown on the plans (certified as to their accuracy by or on behalf of the relevant Authorized Person) annexed to the DMC and thereon coloured Indigo for the purpose of identification only including, but not limited to, F.S. inlet, sprinkler inlet, drencher inlet, sprinkler control valve and drencher, gas cabinet, T.B.E. room, F.S. water tank, F.S. pump room, AHU room, sprinkler pump room, sprinkler water tank, room for SMARTV, pipe duct(s) inside Commercial Unit(s), check meter cabinet on 2nd Floor of the Residential Tower and those parts not otherwise specifically assigned to or for the exclusive use of an owner and all other common parts specified in Schedule 1 to the Building Management Ordinance (Cap.344) (if any) within the Residential Tower designated or intended for the common use and benefit of the owners of the Residential Units, the Commercial Units and the Signage Area.

"Residential Tower Common Facilities" mean those facilities and ancillary equipment (including but not limited to communal television antennae and/or cables (if any), FM/radio aerial (if any), satellite dishes (if any), aerial broadcast distribution or telecommunications network facilities, transmission device of any kind and ancillary equipment) for the use and benefit of the Units in the Residential Tower (including the Residential Units, the Commercial Units and the Signage Area) and not for the use or benefit of a particular Unit of the Residential Tower exclusively.

"Right of Way Areas" mean all those areas of the Lot including but not limited to the existing service lanes as for the purpose of identification only shown coloured Yellow hatched Black on the Ground Floor plan (certified as to the accuracy by the relevant Authorized Person) annexed to the DMC for the common use by owners and other owners and occupiers for the time being of the other portions of Inland Lot No.905 to go pass and repass such areas of the Lot.

"Visitors' Car Parking Space" means the disabled car parking space on the 2nd Floor of the Carpark Tower as shown on the 2nd Floor Plan (certified as to their accuracy by and on behalf of the relevant Authorized Person) annexed to the DMC and thereon coloured Orange for the purpose of identification only.

The owners and occupiers for the time being of the other parts or portions of Inland Lot No.905 and their tenants servants visitors workmen and other persons authorized by them shall have the full right and liberty to go pass and repass over through along and upon the Right of Way Areas.

B. The number of undivided shares assigned to each residential property in the Development

The number of undivided shares assigned to each residential property in the Development is as follows:

Floor	Flat	Number of undivided shares assigned to each residential property
6/F	A	875 / 117,513
	B	326 / 117,513
	C	334 / 117,513
	D	371 / 117,513
	E	699 / 117,513
29/F	A	887 / 117,513
	B	332 / 117,513
	C	360 / 117,513
	D	395 / 117,513
	E	714 / 117,513
7/F — 27/F, 30/F — 35/F (13/F, 14/F, 24/F, 34/F omitted)	A	885 / 117,513
	B	332 / 117,513
	C	360 / 117,513
	D	395 / 117,513
	E	715 / 117,513
36/F — 47/F (44/F omitted)	A	886 / 117,513
	B	330 / 117,513
	C	363 / 117,513
	D	396 / 117,513
	E	713 / 117,513
48/F	A	1,012 / 117,513
	B	673 / 117,513
	C	828 / 117,513
49/F — 52/F	A	1,009 / 117,513
	B	697 / 117,513
	C	821 / 117,513
53/F & 55/F (54/F omitted)	A (Duplex)	2,126 / 117,513
	B (Duplex)	1,763 / 117,513

C. The term of years for which the manager of the Development is appointed

Subject to the provisions of the Building Management Ordinance (Cap.344), the management of the Lot and the Development shall for an initial period of two years from the date of the DMC be undertaken by the Manager subject to termination at any period of time during its term of appointment (i) by the Manager by giving 3 Months' notice in writing to the Owners' Committee or the Corporation (if formed) or to all the owners or (ii) by the Owners' Committee (prior to the formation of the Corporation) without compensation by giving 3 Months' notice in writing to the Manager after the owners of not less than 50% of all the Undivided Shares (excluding the Undivided Shares allocated to the Common Areas and Common Facilities) have resolved so to do.

D. The basis on which the management expenses are shared among the owners of the residential properties in the Development

The owners of each of the Residential Units shall pay to the Manager monthly in advance the management fee in proportion to the management shares allocated to each Residential Unit, provided that no owner shall be called upon to pay more than his appropriate share of the management expenses as stated in the following :-

(a) where any expenditure relates to or is for the benefit of the Lot and the Development (but does not relate solely to or is not solely for the benefit of any Unit, Residential Tower Common Areas, Residential Tower Common Facilities, Carpark Tower Common Areas, Carpark Tower Common Facilities, Residential Common Areas, Residential Common Facilities, Commercial Common Areas, Commercial Common Facilities, Carpark Common Areas or Carpark Common Facilities), the Estate Common Areas and/or the Estate Common Facilities the full amount of such expenditure shall be apportioned between all the owners of the Development in proportion to the number of management shares held by them;

(b) where any expenditure relates solely to or is solely for the benefit of the Residential Units in the Development (but does not relate solely to or is not solely for the benefit of any particular Residential Unit), the Residential Common Areas and/or the Residential Common Facilities the full amount of such expenditure shall be apportioned between the owners of the Residential Units in proportion to the number of management shares held by them;

(c) where any expenditure relates solely to or is solely for the benefit of the Residential Tower Common Areas and/or the Residential Tower Common Facilities the full amount of such expenditure shall be apportioned between the owners of the Residential Units, the Commercial Units and the Signage Area in proportion to the number of management shares held by them;

(d) where any expenditure relates solely to or is solely for the benefit of the Carpark Tower Common Areas and/or the Carpark Tower Common Facilities the full amount of such expenditure shall be apportioned between the owners of the Residential Units and the Car Parking Spaces in proportion to the number of management shares held by them; and

(e) where any expenditure relates solely to or is solely for the benefit of a Residential Unit, the full amount of such expenditure shall be borne by the owner of such Residential Unit.

E. The basis on which the management fee deposit is fixed

The management fee deposit in respect of each Unit shall be a sum equivalent to three months' management fee for the Unit.

F. The area (if any) in the Development retained by the Owner for that Owner's own use

Not applicable

批地文件的摘要
SUMMARY OF LAND GRANT

1. 發展項目所位於的土地的地段編號為內地段第905號A分段第8小分段餘段，內地段第905號A分段第1小分段N分段，內地段第905號A分段第1小分段K分段，內地段第905號A分段第1小分段L分段，內地段第905號A分段第1小分段P分段，內地段第905號A分段第1小分段J分段餘段，內地段第905號A分段第1小分段O分段餘段，內地段第905號A分段第1小分段D分段餘段，內地段第905號A分段第1小分段A分段，內地段第905號A分段第2小分段餘段，內地段第905號A分段第1小分段B分段第1小分段，內地段第905號A分段第3小分段A分段餘段，內地段第905號A分段第1小分段B分段餘段，內地段第905號A分段第3小分段餘段，內地段第905號A分段第1小分段E分段餘段，內地段第905號A分段第5小分段餘段，內地段第905號A分段第1小分段E分段第1小分段，內地段第905號A分段第5小分段A分段餘段，內地段第905號A分段第1小分段F分段餘段，內地段第905號A分段第6小分段餘段，內地段第905號A分段第1小分段F分段第1小分段，內地段第905號A分段第6小分段A分段餘段，內地段第905號A分段第1小分段C分段，內地段第905號A分段第4小分段餘段，內地段第905號A分段第1小分段餘段，內地段第905號A分段第9小分段餘段，內地段第905號A分段第1小分段R分段餘段，內地段第905號A分段第1小分段Q分段第1小分段餘段，內地段第905號A分段第9小分段A分段第1小分段餘段，內地段第905號A分段第1小分段Q分段餘段及內地段第905號A分段第9小分段A分段餘段（統稱「**該地段**」）。

2. 日期為1885年2月19日關於內地段第905號的政府租契規定的年期為自1883年9月24日起999年。

3. 事前並未得到行政長官或就此獲妥為授權的其他人以書面表示政府已給予特許，該地段或其任何部分不可用作銅工、屠宰、肥皂製造、製糖、毛皮、溶脂、石油商、售肉、釀酒、食物供應或旅館、打鐵、淘糞、垃圾清理的行業或業務，或任何其他高噪音、發出惡臭或令人厭惡的行業或業務。

4. 該地段的承授人及其受讓人須及將不時，並且在其後任何時候，無論何時、何地及當有需要時，自費充分及妥善地維修、維護、支持、保養、鋪設、清除、沖刷、清洗、清空、改善及保持該地段上的院宅或物業及所有其他搭建物或建築物，及屬於該等院宅或物業及所有其他搭建物或建築物及無論如何與之有關的所有牆壁、軌道、照明、行人道、廁所、水漕、排水溝及水道，並以所有及必須的方式進行補償、清洗及修改，至使政府整體滿意。

5. 該地段的承授人及其受讓人須當有需要時負擔、支付及給予為製造、建設、維修和修改全部或任何該地段或其任何部分必需的、在該地段或其任何部分內或屬於該地段或其任何部分與其他附近或與其相鄰的的處所共用的道路、行人路、水道、圍欄及分隔牆壁、通風設備、私人或公共下水道及排水管的費用及收費的合理的分攤及比例。

6. 該地段的承授人或其受讓人若違反或不履行政府租契，或未能繳付地租，政府有權重收，保留、重新管有及享用該地段或其任何部分及將該地段的承授人、其受讓人及所有其他佔用人逐出。

7. 如為改善香港或任何其他公共目的所需，經發出三個曆月的通知及支付由政府評定的充分和公平賠償，政府有充分權利收回、進入及重新管有該地段或其任何部分。

1. The lot number of the land on which the development is situated is The Remaining Portion of Subsection 8 of Section A of Inland Lot No.905, Section N of Subsection 1 of Section A of Inland Lot No.905, Section K of Subsection 1 of Section A of Inland Lot No.905, Section L of Subsection 1 of Section A of Inland Lot No.905, Section P of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Section J of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Section O of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Section D of Subsection 1 of Section A of Inland Lot No.905, Section A of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 2 of Section A of Inland Lot No.905, Subsection 1 of Section B of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Section A of Subsection 3 of Section A of Inland Lot No.905, The Remaining Portion of Section B of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 3 of Section A of Inland Lot No.905, The Remaining Portion of Section E of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 5 of Section A of Inland Lot No.905, Subsection 1 of Section E of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Section A of Subsection 5 of Section A of Inland Lot No.905, The Remaining Portion of Section F of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 6 of Section A of Inland Lot No.905, Subsection 1 of Section F of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Section A of Subsection 6 of Section A of Inland Lot No.905, Section C of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 4 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 9 of Section A of Inland Lot No.905, The Remaining Portion of Section R of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 1 of Section Q of Subsection 1 of Section A of Inland Lot No.905, The Remaining Portion of Subsection 1 of Section A of Subsection 9 of Section A of Inland Lot No.905, The Remaining Portion of Section Q of Subsection 1 of Section A of Inland Lot No.905 and The Remaining Portion of Section A of Subsection 9 of Section A of Inland Lot No.905 (collectively the **"Lot"**).

2. The term of years under the Government Lease dated 19th February 1885 in respect of Inland Lot No.905 is 999 years commencing from 24th September 1883.

3. The Lot or any part thereof shall not be used for the trade or business of a brazier, slaughterman, soap-maker, sugar-baker, fellmonger, melter of tallow, oilman, butcher, distiller, victualler or tavern-keeper, blacksmith, nightman, scavenger, or any other noisy, noisome or offensive trade or business whatever without the previous licence of the Government signified in writing by the Chief Executive or other person duly authorized in that behalf.

4. The grantee of the Lot and his assigns shall and will, from time to time, and at all times thereafter, when, where and as often as need or occasion shall be and require, at his and their own proper costs and charges, well and sufficiently repair, uphold, support, maintain, pave, purge, scour, cleanse, empty, amend and keep the messuages or tenements and all other erections and buildings on the Lot and all the walls, rails, lights, pavements, privies, sinks, drains and watercourses thereunto belonging, and which shall in anywise belong or appertain unto the same, in, by and with all and all manner of needful and necessary reparations, cleansings and amendments whatsoever, the whole to be done to the satisfaction of the Government.

5. The grantee of the Lot and his assigns shall, as often as need shall require, bear, pay and allow a reasonable share and proportion for and towards the costs and charges of making, building, repairing and amending all or any roads, pavements, channels, fences and party walls, draughts, private or public sewers and drains, requisite for, or in, or belonging to the Lot or any part thereof, in common with other premises near or adjoining thereto.

6. A breach or non-performance of the Government Lease or a failure to pay the Government rent by the grantee of the Lot or his assigns will entitle the Government to re-enter, retain, repossess and enjoy the Lot or any part thereof and expel the grantee of the Lot, his assigns and all other occupiers of the Lot.

7. The Government has the full power to resume, enter into and retake possession of the Lot or any part thereof if required for the improvement of Hong Kong or for any other public purpose whatsoever by giving three calendar months' notice and paying a full and fair compensation to be valued by the Government.

公共設施及公眾休憩用地的資料

INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

(a) 根據批地文件規定須興建並提供予政府或供公眾使用的任何設施；	不適用
(b) 根據批地文件規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何設施；	不適用
(c) 根據批地文件規定須由該項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何休憩用地；	不適用
(d) 該項目所位於的土地中為施行《建築物(規劃)規例》(第123章，附屬法例F)第22(1)條而撥供公眾用途的任何部分。	不適用

(a) Any facilities that are required under the land grant to be constructed and provided for the Government, or for public use;	Not applicable
(b) Any facilities that are required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development;	Not applicable
(c) Any open space that is required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development;	Not applicable
(d) Any part of the land (on which the Development is situated) that is dedicated to the public for the purposes of regulation 22(1) of the Building (Planning) Regulations (Cap. 123 sub. Leg F).	Not applicable

對買方的警告
WARNING TO PURCHASERS

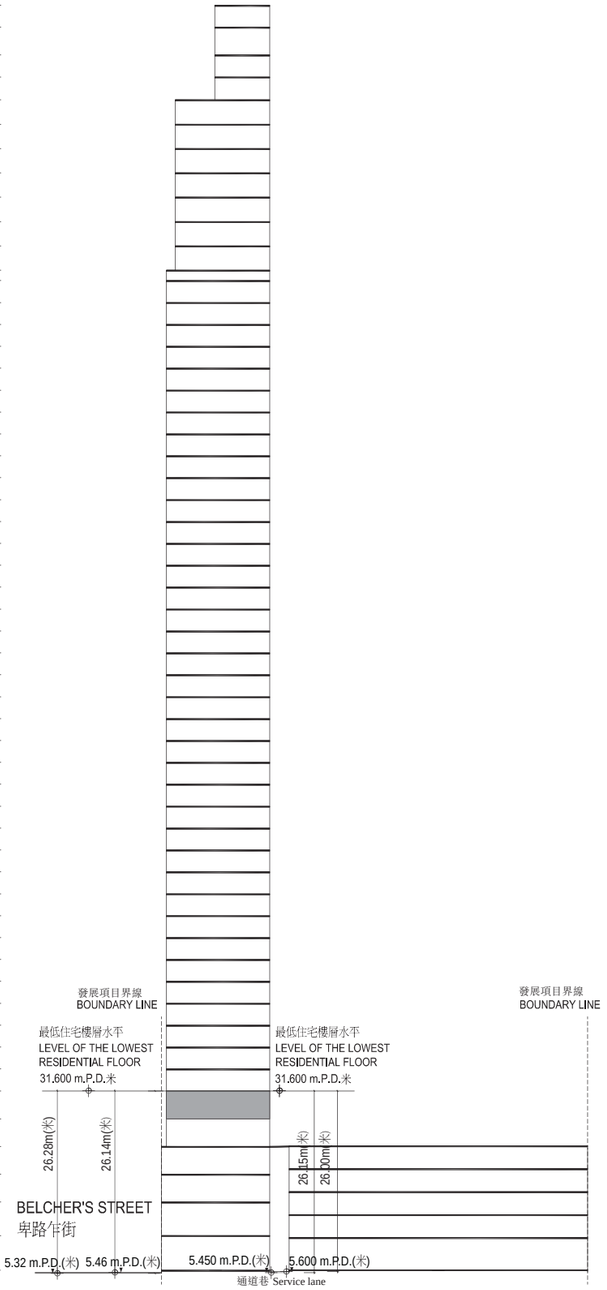
1. 建議買方聘用一間獨立的律師事務所（代表擁有人行事者除外），以在交易中代表買方行事。
2. 如買方聘用上述的獨立的律師事務所，以在交易中代表買方行事，該律師事務所將會能夠向買方提供獨立意見。
3. 如買方聘用代表擁有人行事的律師事務所同時代表買方行事，而擁有人與買方之間出現利益衝突：-
   (i) 該律師事務所可能不能夠保障買方的利益；及
   (ii) 買方可能要聘用一間獨立的律師事務所。
4. 如屬3.(ii)段的情況，買方須支付的律師費用總數，可能高於如買方自一開始即聘用一間獨立的律師事務所便須支付的費用。

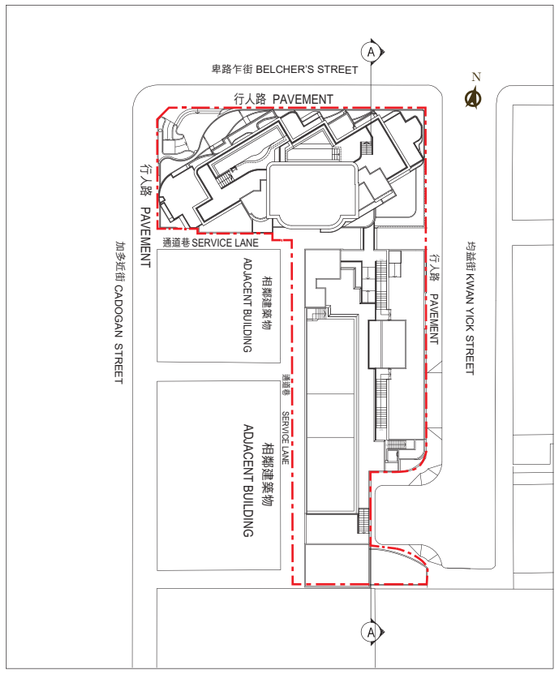
1. The purchaser is recommended to instruct a separate firm of solicitors (other than that acting for the owner) to act for the purchaser in relation to the transaction.
2. If the purchaser instructs such separate firm of solicitors to act for the purchaser in relation to the transaction, that firm will be able to give independent advice to the purchaser.
3. If the purchaser instructs the firm of solicitors acting for the owner to act for the purchaser as well, and a conflict of interest arises between the owner and the purchaser:-
   (i) that firm may not be able to protect the purchaser's interests; and
   (ii) the purchaser may have to instruct a separate firm of solicitors.
4. In the case of paragraph 3.(ii), the total solicitors' fees payable by the purchaser may be higher than the fees that would have been payable if the purchaser had instructed a separate firm of solicitors in the first place.

發展項目中的建築物的橫截面圖
CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 A
CROSS-SECTION PLAN A

	EMERGENCY GENERATOR ROOM	緊急發電機房
	WATER TANK	水缸
	LIFT MACHINE ROOM	升降機房
	ROOF	天台
55/F	RESIDENTIAL UNIT	住宅單位
53/F	RESIDENTIAL UNIT	住宅單位
52/F	RESIDENTIAL UNIT	住宅單位
51/F	RESIDENTIAL UNIT	住宅單位
50/F	RESIDENTIAL UNIT	住宅單位
49/F	RESIDENTIAL UNIT	住宅單位
48/F	RESIDENTIAL UNIT	住宅單位
	DUCT SPACE	管道
47/F	RESIDENTIAL UNIT	住宅單位
46/F	RESIDENTIAL UNIT	住宅單位
45/F	RESIDENTIAL UNIT	住宅單位
43/F	RESIDENTIAL UNIT	住宅單位
42/F	RESIDENTIAL UNIT	住宅單位
41/F	RESIDENTIAL UNIT	住宅單位
40/F	RESIDENTIAL UNIT	住宅單位
39/F	RESIDENTIAL UNIT	住宅單位
38/F	RESIDENTIAL UNIT	住宅單位
37/F	RESIDENTIAL UNIT	住宅單位
36/F	RESIDENTIAL UNIT	住宅單位
35/F	RESIDENTIAL UNIT	住宅單位
33/F	RESIDENTIAL UNIT	住宅單位
32/F	RESIDENTIAL UNIT	住宅單位
31/F	RESIDENTIAL UNIT	住宅單位
30/F	RESIDENTIAL UNIT	住宅單位
29/F	RESIDENTIAL UNIT	住宅單位
28/F	REFUGE FLOOR	庇護層
27/F	RESIDENTIAL UNIT	住宅單位
26/F	RESIDENTIAL UNIT	住宅單位
25/F	RESIDENTIAL UNIT	住宅單位
23/F	RESIDENTIAL UNIT	住宅單位
22/F	RESIDENTIAL UNIT	住宅單位
21/F	RESIDENTIAL UNIT	住宅單位
20/F	RESIDENTIAL UNIT	住宅單位
19/F	RESIDENTIAL UNIT	住宅單位
18/F	RESIDENTIAL UNIT	住宅單位
17/F	RESIDENTIAL UNIT	住宅單位
16/F	RESIDENTIAL UNIT	住宅單位
15/F	RESIDENTIAL UNIT	住宅單位
12/F	RESIDENTIAL UNIT	住宅單位
11/F	RESIDENTIAL UNIT	住宅單位
10/F	RESIDENTIAL UNIT	住宅單位
9/F	RESIDENTIAL UNIT	住宅單位
8/F	RESIDENTIAL UNIT	住宅單位
7/F	RESIDENTIAL UNIT	住宅單位
6/F	RESIDENTIAL UNIT	住宅單位
	TRANSFER PLATE	結構轉接層
5/F	COVERED LANDSCAPE AREA	有蓋園景區
3/F	RECREATIONAL FACILITIES	康樂設施
2/F	RECREATIONAL FACILITIES / WATER TANK / PLANT ROOM	康樂設施 / 水缸 / 機房
1/F	WATER TANK/ PLANT ROOM	水缸 / 機房
G/F	SHOP / ENTRANCE LOBBY / PLANT ROOM	商舖 / 入口大堂 / 機房





座向圖 **Block Plan** --- 發展項目邊界線 Boundary Line of Development

5/F	POOL DECK / FLAT ROOF	泳池平台 / 平台
3/F	WATER TANK / PLANT ROOM / FLAT ROOF	水缸 / 機房 / 平台
2/F	CARPARK	停車場
1/F	CARPARK	停車場
M/F	CARPARK	停車場
G/F	CARPARK	停車場

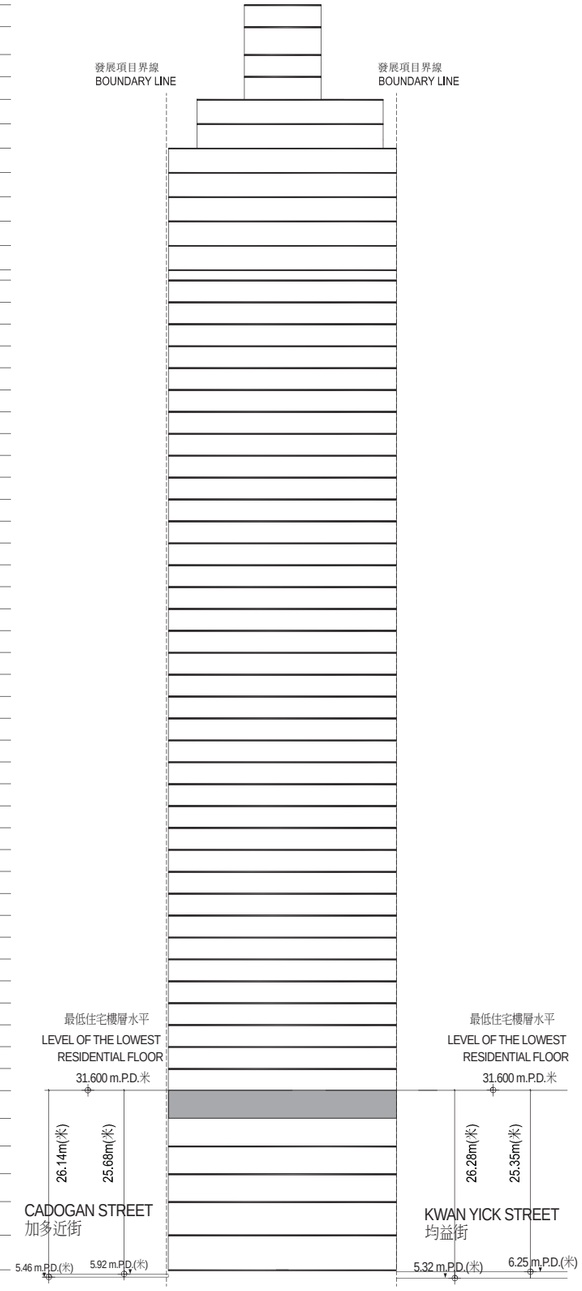
毗連建築物的一段卑路乍街為香港主水平基準以上5.32米至5.46米。
毗連建築物的一段通道巷為香港主水平基準以上5.450米至5.600米。

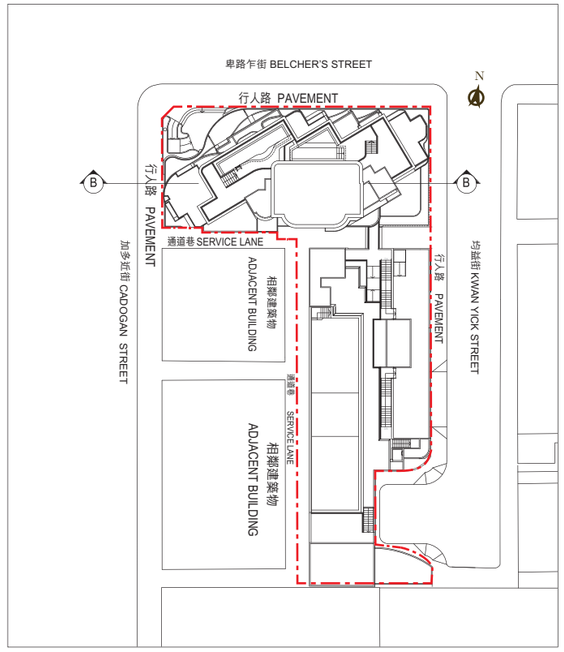
The part of Belcher's Street adjacent to the building is 5.32 - 5.46 metres above Hong Kong Principal Datum.
The part of service lane adjacent to the building is 5.450 - 5.600 metres above Hong Kong Principal Datum.

發展項目中的建築物的橫截面圖
CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 B
CROSS-SECTION PLAN B

	EMERGENCY GENERATOR ROOM	緊急發電機房
	WATER TANK	水缸
	LIFT MACHINE ROOM	升降機房
	ROOF	天台
55/F	RESIDENTIAL UNIT	住宅單位
53/F	RESIDENTIAL UNIT	住宅單位
52/F	RESIDENTIAL UNIT	住宅單位
51/F	RESIDENTIAL UNIT	住宅單位
50/F	RESIDENTIAL UNIT	住宅單位
49/F	RESIDENTIAL UNIT	住宅單位
48/F	RESIDENTIAL UNIT	住宅單位
	DUCT SPACE	管道
47/F	RESIDENTIAL UNIT	住宅單位
46/F	RESIDENTIAL UNIT	住宅單位
45/F	RESIDENTIAL UNIT	住宅單位
43/F	RESIDENTIAL UNIT	住宅單位
42/F	RESIDENTIAL UNIT	住宅單位
41/F	RESIDENTIAL UNIT	住宅單位
40/F	RESIDENTIAL UNIT	住宅單位
39/F	RESIDENTIAL UNIT	住宅單位
38/F	RESIDENTIAL UNIT	住宅單位
37/F	RESIDENTIAL UNIT	住宅單位
36/F	RESIDENTIAL UNIT	住宅單位
35/F	RESIDENTIAL UNIT	住宅單位
33/F	RESIDENTIAL UNIT	住宅單位
32/F	RESIDENTIAL UNIT	住宅單位
31/F	RESIDENTIAL UNIT	住宅單位
30/F	RESIDENTIAL UNIT	住宅單位
29/F	RESIDENTIAL UNIT	住宅單位
28/F	REFUGE FLOOR	庇護層
27/F	RESIDENTIAL UNIT	住宅單位
26/F	RESIDENTIAL UNIT	住宅單位
25/F	RESIDENTIAL UNIT	住宅單位
23/F	RESIDENTIAL UNIT	住宅單位
22/F	RESIDENTIAL UNIT	住宅單位
21/F	RESIDENTIAL UNIT	住宅單位
20/F	RESIDENTIAL UNIT	住宅單位
19/F	RESIDENTIAL UNIT	住宅單位
18/F	RESIDENTIAL UNIT	住宅單位
17/F	RESIDENTIAL UNIT	住宅單位
16/F	RESIDENTIAL UNIT	住宅單位
15/F	RESIDENTIAL UNIT	住宅單位
12/F	RESIDENTIAL UNIT	住宅單位
11/F	RESIDENTIAL UNIT	住宅單位
10/F	RESIDENTIAL UNIT	住宅單位
9/F	RESIDENTIAL UNIT	住宅單位
8/F	RESIDENTIAL UNIT	住宅單位
7/F	RESIDENTIAL UNIT	住宅單位
6/F	RESIDENTIAL UNIT	住宅單位
	TRANSFER PLATE	結構轉接層
5/F	COVERED LANDSCAPE AREA	有蓋園景區
3/F	RECREATIONAL FACILITIES	康樂設施
2/F	RECREATIONAL FACILITIES / WATER TANK / PLANT ROOM	康樂設施 / 水缸 / 機房
1/F	WATER TANK/ PLANT ROOM	水缸 / 機房
G/F	SHOP / ENTRANCE LOBBY / PLANT ROOM	商舖 / 入口大堂 / 機房





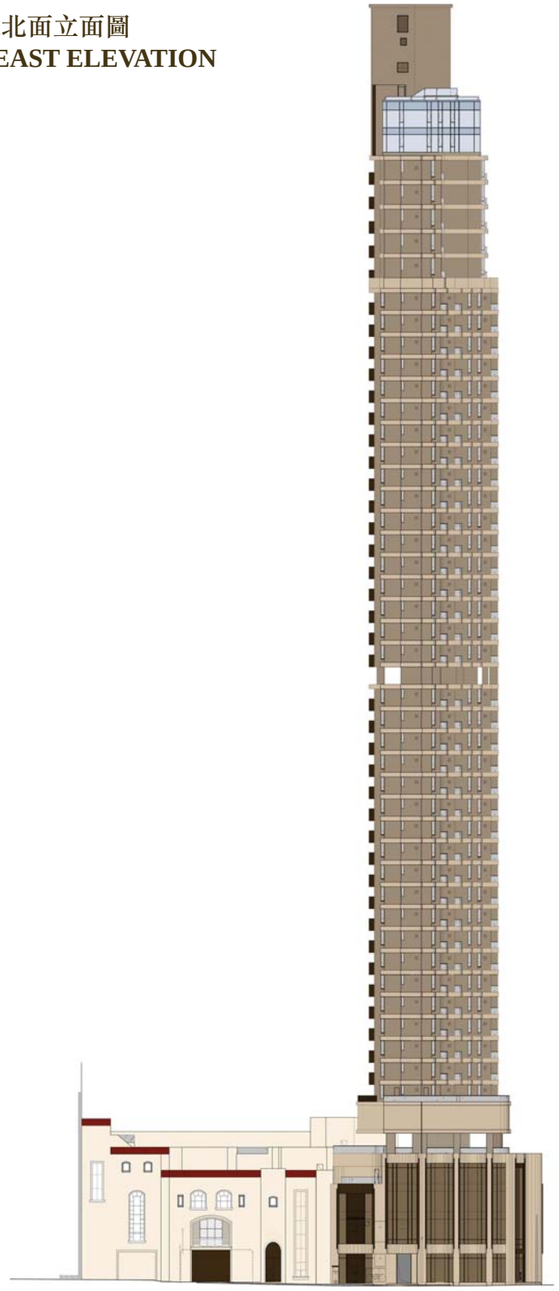
座向圖 **Block Plan** --- 發展項目邊界線 Boundary Line of Development

毗連建築物的一段均益街為香港主水平基準以上5.32米至6.25米。
毗連建築物的一段加多近街為香港主水平基準以上5.46米至5.92米。

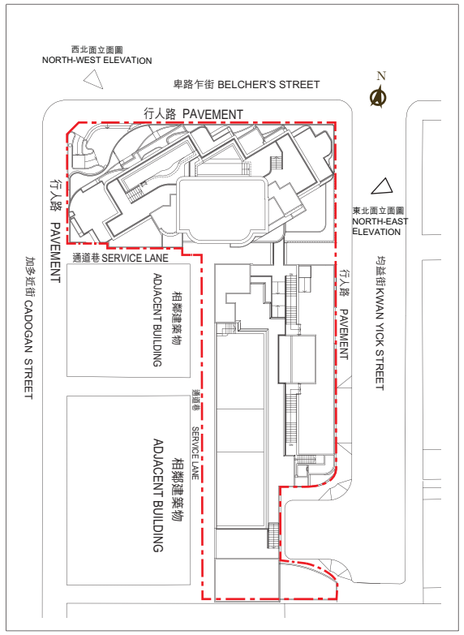
The part of Kwan Yick Street adjacent to the building is 5.32 - 6.25 metres above Hong Kong Principal Datum.
The part of Cadogan Street adjacent to the building is 5.46 - 5.92 metres above Hong Kong Principal Datum.

立面圖
ELEVATION PLAN

東北面立面圖
NORTH-EAST ELEVATION



西北面立面圖
NORTH-WEST ELEVATION



座向圖 **Block Plan**

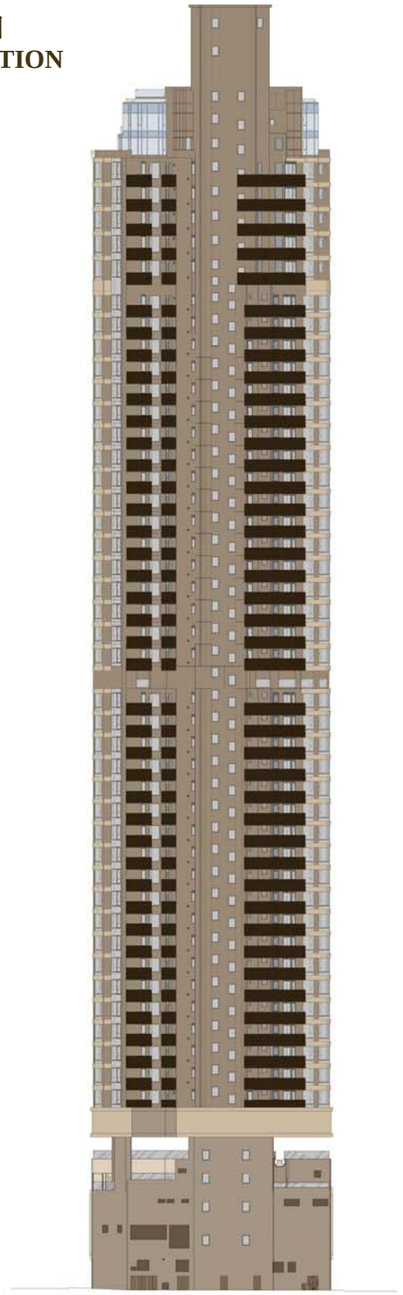
發展項目邊界線
Boundary Line of Development

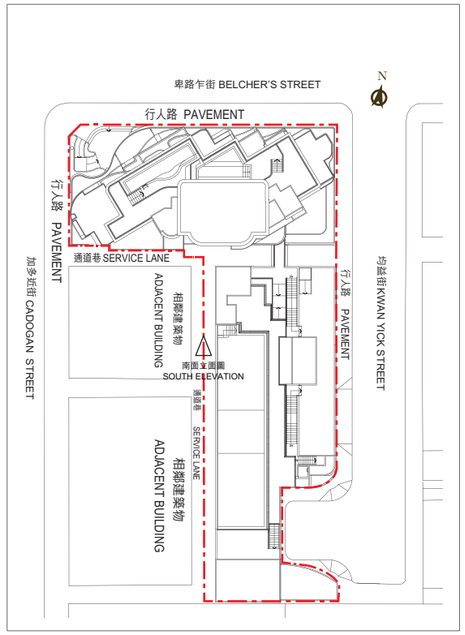
備註：
本發展項目之認可人士已經證明該等立面圖所顯示之立面：(a)以2014年8月5日的情況為準的本發展項目的經批准的建築圖則為基礎擬備，及(b)大致上與本發展項目的外觀一致。

Remark:
The elevation plans have been certified by the Authorized Person for the Development that the elevations shown on these plans (a) are prepared on the basis of the approved building plans for the Development as of 05/08/2014; and (b) are in general accordance with the outward appearance of the Development.

立面圖
ELEVATION PLAN

南面立面圖
SOUTH ELEVATION





座向圖 **Block Plan** --- 發展項目邊界線
Boundary Line of Development

備註：
本發展項目之認可人士已經證明該等立面圖所顯示之立面：(a)以2014年8月5日的情況為準的本發展項目的經批准的建築圖則為基礎擬備，及(b)大致上與本發展項目的外觀一致。

Remark:
The elevation plans have been certified by the Authorized Person for the Development that the elevations shown on these plans (a) are prepared on the basis of the approved building plans for the Development as of 05/08/2014; and (b) are in general accordance with the outward appearance of the Development.

發展項目中的公用設施的資料
INFORMATION ON COMMON FACILITIES IN THE DEVELOPMENT

公用設施的類別 Category of Common Facilities	有上蓋面積 Covered Area	無上蓋面積 Uncovered Area	總面積 Total Area
住客會所（包括供住客使用的任何康樂設施） Residents' Clubhouse (including any recreational facilities for residents' use) （此設施部分有上蓋遮蓋，部分無上蓋遮蓋） (This facility is partly covered and partly uncovered.)	652.770 sq.m. (平方米) / 7,026.416 sq.ft. (平方呎)	301.296 sq.m. (平方米) / 3,243.150 sq.ft. (平方呎)	954.066 sq.m. (平方米) / 10,269.566 sq.ft. (平方呎)
位於發展項目中的建築物的天台或在天台和最低一層住宅樓層之間的任何一層的、 供住客使用的公用花園或遊樂地方（不論是稱為公用空中花園或有其他名稱） Communal garden or play area for residents' use on the roof, or on any floor between the roof and the lowest residential floor, of a building in the development (whether known as a communal sky garden or otherwise)	不適用 Not applicable	不適用 Not applicable	不適用 Not applicable
位於發展項目中的建築物的最低一層住宅樓層以下的、供住客使用的公用花園或遊樂地方 （不論是稱為有蓋及園景的遊樂場或有其他名稱） Communal garden or play area for residents' use below the lowest residential floor of a building in the development (whether known as a covered and landscaped play area or otherwise) （此設施部分有上蓋遮蓋，部分無上蓋遮蓋。） (This facility is partly covered and partly uncovered.)	303.026 sq.m. (平方米) / 3,261.772 sq.ft. (平方呎)	229.859 sq.m. (平方米) / 2,474.202 sq.ft. (平方呎)	532.885 sq.m. (平方米) / 5,735.974 sq.ft. (平方呎)

備註：
上述以平方呎表述之面積由以平方米表述之面積以1平方米 = 10.764平方呎換算並四捨五入至0.001平方呎之方法計算得出，與以平方米表述之面積可能有些微差異。

Remark:
The area specified above in square feet is converted from the area in square metre at a rate of 1 square metre = 10.764 square feet and rounded off to the nearest 0.001 square feet, which may be slightly different from the area presented in square metres.

閱覽圖則及公契

INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT

1. 備有關乎本發展項目的分區計劃大綱圖的文本供閱覽的互聯網網站的網址為 www.ozp.tpb.gov.hk

2. (a) 指明住宅物業已簽立的公契的文本存放在指明住宅物業的售樓處，以供閱覽。

   (b) 無須為閱覽付費。

1. Copy of Outline Zoning Plan relating to the Development is available at www.ozp.tpb.gov.hk

2. (a) Copy of the deed of mutual covenant in respect of the specified residential property that has been executed is available for inspection at the place at which the specified residential property is offered to be sold.

   (b) The inspection is free of charge.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

1.外部裝修物料

細項	描述
(a) 外牆	住宅大廈外牆鋪砌瓷磚、金屬板及金屬裝飾物。基座外牆鋪砌天然石、鋁質裝飾組件、裝飾玻璃板、裝飾鋁板、瓷磚及百葉窗。停車場大廈外牆髹上塗漆，鋪砌裝飾線條、裝飾玻璃板、裝飾鋁板、瓷磚及百葉窗
(b) 窗	氟碳噴漆鋁框及強化玻璃 53樓及55樓單位的幕牆配以氟碳噴漆鋁框及強化玻璃
(c) 窗台 (d) 花槽	鋼筋混凝土配合氟碳噴漆鋁框及強化玻璃，窗台板的裝修物料為天然石材。 花槽牆身鋪砌瓷磚
(e) 陽台或露台	露台：地台鋪砌瓷磚，鑲配強化玻璃欄河。牆身鋪砌瓷磚。天花裝有鋁質假天花。所有露台均有蓋。 陽台：沒有提供。
(f) 乾衣設施	不適用

2.室內裝修物料

細項	描述
(a) 大堂	住宅大廈入口大堂： 地台鋪砌天然石，牆身鋪砌天然石及仿皮製鑲板至假天花，天花裝有石膏板假天花 住宅樓層升降機大堂： 地台鋪砌天然石，牆身鋪砌天然石，鏡板，木材板及金屬裝飾至假天花，天花裝有石膏板假天花
(b) 內牆及天花板	客廳、飯廳及睡房之牆身及天花髹上乳膠漆。
(c) 內部地板	客廳、飯廳及睡房鋪砌合成木地板及天然石材，木牆腳線
(d) 浴室	地台鋪砌天然石，牆身鋪砌天然石至假天花，天花裝石膏板假天花 所有在儲物室或備餐區的浴室，地台鋪砌磚，牆身鋪砌磚至假天花，天花裝有鋁質假天花
(e) 廚房	廚房 (開放式廚房除外)： 地台鋪砌天然石，牆身鋪砌磚，不銹鋼板及天然石至假天花，天花裝有鋁質假天花及石膏板假天花，灶台鋪砌天然石 開放式廚房： 地台鋪砌天然石，牆身鋪砌磚，不銹鋼板及天然石至假天花，天花裝有石膏板假天花，灶台鋪砌天然石

3 .室內裝置

細項	描述
(a) 門	單位大門：實心木面木門 ，配以門鎖，防盜眼及隱藏式門鼓 睡房：木面木門，配以門鎖 浴室：在6樓至27樓及29樓至52樓 (不設13樓、14樓、24樓、34樓及44樓) A單位之浴室和主人房浴室； 6樓至27樓及29樓至47樓 (不設13樓、14樓、24樓、34樓及44樓) E單位之主人房浴室； 48樓至52樓C單位之主人房浴室； 55樓複式A單位之主人房浴室和睡房1之浴室；及 55樓複式B單位之主人房浴室， 木面木門，配以門鎖 其他浴室， 木面木門，鑲砌木百葉，配以門鎖 廚房：在6樓至27樓及29樓至52樓 (不設13樓、14樓、24樓、34樓及44樓) A單位之廚房， 不銹鋼門，鑲砌玻璃 其他廚房(開放式廚房除外)， 實心木面木門，鑲砌玻璃

3 .室內裝置

細項	描述
	儲物室：木面木門 露台：氟碳噴漆鋁框玻璃門，配以門鎖 工作平台：氟碳噴漆鋁框玻璃門，配以門鎖 平台：氟碳噴漆鋁框玻璃門，配以門鎖 過濾機房：實心膠板面木門 (外門配以門鎖)
(b) 浴室	**6樓至27樓及29樓至47樓 (不設13樓，14樓，24樓，34樓及44樓) A單位** 浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1600毫米x700毫米x418毫米)及鍍鉻浴缸水龍頭 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 **6樓至27樓及29樓至47樓 (不設13樓，14樓，24樓，34樓及44樓) B，C及D單位** 浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 **6樓至27樓及29樓至47樓 (不設13樓，14樓，24樓，34樓及44樓) E單位** 浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1500毫米x700毫米x430毫米)及鍍鉻浴缸水龍頭 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 **48樓至52樓A單位** 浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1600毫米x700毫米x418毫米)及鍍鉻浴缸水龍頭 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 在備餐區之浴室： 搪瓷洗面盆配鍍鉻洗面盆水龍頭 搪瓷坐廁 浴室配件包括鍍鉻廁紙架，設有抽氣扇。

3 .室內裝置

細項	描述
(b) 浴室	**48樓至52樓B單位** 浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1500毫米x700毫米x430毫米)及鍍鉻浴缸水龍頭 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 在儲物室之浴室： 搪瓷洗面盆配鍍鉻洗面盆水龍頭 搪瓷坐廁 浴室配件包括鍍鉻廁紙架，設有抽氣扇。 **48樓至52樓C單位** 毗鄰儲物室之浴室： 搪瓷洗面盆配鍍鉻洗面盆水龍頭 搪瓷坐廁 浴室配件包括鍍鉻廁紙架，設有抽氣扇。 睡房1之浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1500毫米x700毫米x430毫米)及鍍鉻浴缸水龍頭 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。

描述
53及55樓複式A單位 53樓之浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 53樓之主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1500毫米x700毫米x430毫米)及鍍鉻浴缸水龍頭 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 53樓在儲物室之浴室： 搪瓷洗面盆配鍍鉻洗面盆水龍頭 搪瓷坐廁 浴室配件包括鍍鉻廁紙架，設有抽氣扇。 55樓睡房1及2之浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1500毫米x700毫米x430毫米)及鍍鉻浴缸水龍頭 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 55樓主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1600毫米x700毫米x418毫米)及鍍鉻浴缸水龍頭 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架設有抽氣扇。 **53及55樓複式B單位** 53樓之浴室及55樓睡房1之浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 53樓在儲物室之浴室： 搪瓷洗面盆配鍍鉻洗面盆水龍頭 搪瓷坐廁 浴室配件包括鍍鉻廁紙架，設有抽氣扇。 55樓主人房浴室： 石面洗面盆配鍍鉻洗面盆水龍頭、天然石檯面、木製洗面盆櫃 搪瓷坐廁 鑄鐵鋼釉瓷浴缸(1600毫米x700毫米x418毫米)及鍍鉻浴缸水龍頭 鍍鉻花灑水龍頭，玻璃淋浴間 浴室配件包括鍍鉻毛巾架及廁紙架，設有抽氣扇。 供水系統之類型及物料，請參閱下列「供水」部分

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

3 .室內裝置

細項	描述
(c) 廚房	膠板面木廚櫃，配以不銹鋼洗滌盆及鍍鉻冷熱水龍頭。設有抽氣扇 (開放式廚房除外)。供水系統之所用物料，請參閱下列「供水」部分。
(d) 睡房	不適用
(e) 電話	客廳及全部睡房均設有電話插座。有關接駁點之數目及位置，請參考「住宅單位機電裝置數量説明表」及「機電裝置平面圖」。
(f) 天線	客廳及全部睡房均設有電視及電台天線插座。有關接駁點之數目及位置，請參考「住宅單位機電裝置數量説明表」及「機電裝置平面圖」。
(g) 電力裝置	客廳及全部睡房均設有燈掣及電插座，導管部分隱藏於混凝土及部分置於假天花或櫃內。提供配有微型斷路器的配電箱。有關電插座及空調機接駁點之數目及位置，請參考「住宅單位機電裝置數量説明表」及「機電裝置平面圖」。
(h) 氣體供應	廚房設有煤氣供應位，已連接至煤氣煮食爐及煤氣熱水爐（不適用於6樓至27樓及29樓至47樓（不設13樓、14樓、24樓、34樓及44樓）之B、C及D單位，該等單位並無煤氣供應）。有關接駁點之位置，請參考「機電裝置平面圖」。
(i) 洗衣機接駁點	設有洗衣機來水（其設計為直徑22毫米）及去水（其設計為直徑40毫米）接駁位。有關接駁點之位置，請參考「機電裝置平面圖」。
(j) 供水	設有冷熱水銅喉，部分隱藏於混凝土及部分置於假天花或櫃內。有熱水供應。

4.雜項

細項	描述				
(a) 升降機	升降機數目		品牌	型號	到達的樓層
	住宅大廈	客用升降機1部	日立	HVF-900-CO210	地下至3樓, 5樓至12樓, 15樓至23樓, 25樓至33樓, 35樓至43樓, 45樓至52樓, 53樓及55樓
		客用升降機2部			地下至3樓, 5樓至12樓, 15樓至23樓, 25樓至27樓, 29樓至33樓, 35樓至43樓, 45樓至52樓, 53樓及55樓
	停車場大廈	客用升降機1部		OUG-900-CO105	地下、閣樓、1樓、2樓、3樓及5樓
		車輛升降機2部	安力	AT1000	地下、閣樓、1樓及2樓
(b) 信箱	設有每戶專用之不銹鋼信箱。				
(c) 垃圾收集	6樓至12樓，15樓至23樓，25樓至27樓，29樓至33樓，35樓至43樓，45樓至47樓及48樓至53樓設有垃圾及物料回收房由清潔工人收集垃圾。				
(d) 水錶、電錶及氣體錶	各戶設有獨立的電錶於機電房內及水錶於水錶房內。6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓之A及E單位、48樓至52樓之A、B及C單位的獨立的煤氣錶設於各戶之廚房內。53樓之A及B單位的獨立的煤氣錶設於過濾機房內。				

5.保安設施

描述
大廈入口大堂、升降機內及停車場均裝有閉路電視。 大廈入口、保安櫃枱有對話裝置，直接接駁到住戶的視像對講機。 大廈入口及每部住宅大廈客用升降機均設有智能讀咭系統。

6.設備

描述
設備請參閱「設備説明表」。

賣方承諾如發展項目中沒有安裝於上述第4(a)及6項所指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

1.Exterior finishes

Item	Description
(a)External wall	External walls of the Residential Tower are finished with ceramic tiles, metal cladding, decorative metal feature. External walls of the Podium are finished with natural stone, decorative aluminum grille, decorative glazed panels, decorative aluminum cladding, ceramic tile and louver. External walls of Carpark Tower are finished with paint, decorative moulding, decorative glazed panels, decorative aluminum cladding, ceramic tile and louver.
(b)Window	PVF2 coated aluminum window frame and tempered glass. Curtain wall system at Flats at 53/F & 55/F with PVF2 coated aluminum frames and tempered glass.
(c)Bay window	Reinforced Concrete with PVF2 coating window frame and tempered glass, and window sill finished with natural stone finish.
(d)Planter	Planter wall finished with tiles.
(e)Verandah or balcony	Balcony: Floor finished with homogenous tiles with tempered glass balustrade. Wall finished with ceramic tile. Ceiling finished with aluminum false ceiling. All balconies are covered. Verandah: Not provided.
(f)Drying facilities for clothing	Not applicable

2.Interior finishes

Item	Description
(a)Lobby	Main Entrance Lobby of Residential Tower: Floor finished with natural stone. Walls finished with natural stone and artificial leather panel up to false ceiling. Ceiling finished with gypsum board false ceiling. Residential Floors Lift Lobby: Floor finished with natural stone. Walls finished with natural stone, mirror panel, timber wall panel and metal decoration up to false ceiling. Ceiling finished with gypsum board false ceiling.
(b)Internal wall and ceiling	Walls and ceiling of living room, dining room and bedroom finished with emulsion paint.

2.Interior finishes

Item	Description
(c) Internal floor	Living room, dining room and bedroom finished with engineering wood flooring and natural stone with wood skirting.
(d)Bathroom	Floor finished with natural stone and walls finished with natural stone up to false ceiling. Ceiling finished with gypsum board false ceiling. For bathroom connected with pantry or store, floor finished with tiles; walls finished with tiles up to false ceiling; ceiling finished with aluminum false ceiling.
(e)Kitchen	Kitchen (except open kitchen): Floor finished with natural stone; walls finished with tiles, stainless steel panel and natural stone up to false ceiling; ceiling finished with aluminum false ceiling and gypsum board false ceiling; cooking bench finished with natural stone. Open Kitchen: Floor finished with natural stone; walls finished with tiles, stainless steel panel and natural stone up to false ceiling; ceiling finished with gypsum board false ceiling; cooking bench finished with natural stone.

3.Interior fittings

Item	Description
(a)Doors	Unit Main Entrance: Solid core timber door with wood veneer, and fitted with lockset, door viewer and concealed door closer. Bedroom: Timber door with wood veneer, and fitted with lockset. Bathroom: For the bathroom & master bathroom of Flat A at 6/F to 27/F & 29/F to 52/F (13/F, 14/F, 24/F, 34/F, 44/F are omitted); master bathroom of Flat E at 6/F to 27/F & 29/F to 47/F (13/F, 14/F, 24/F, 34/F, 44/F are omitted); master bathroom of Flat C at 48/F to 52/F; master bathroom and bathroom of bedroom 1 of Duplex Flat A at 55/F; and master bathroom of Duplex Flat B at 55/F, Timber Door with wood veneer, and fitted with lockset. For other bathrooms, Timber door with wood veneer and timber louver, and fitted with lockset. Kitchen: For kitchen of Flat A at 6/F to 27/F & 29/F to 52/F (13/F, 14/F, 24/F, 34/F, 44/F are omitted), Stainless steel doors with glass panel are installed. For other kitchens (except open kitchen), Solid core timber door with wood veneer, and fitted with glass panel. Store room: Timber door with wood veneer. Balcony: Glass door with PVF2 coated aluminum frame, and fitted with lockset. Utility Platform: Glass door with PVF2 coated aluminum frame, and fitted with lockset. Flat Roof: Glass door with PVF2 coated aluminum frame, and fitted with lockset. Filtration Plant Room: Solid core timber doors with plastic laminated (outer door fitted with lockset).

3.Interior fittings

Item	Description
(b)Bathroom	**Flat A at 6/F to 27/F & 29/F to 47/F (omit 13/F, 14/F, 24/F, 34/F & 44/F)** For bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1600mm x 700mm x 418mm) with chrome plated bathtub mixer Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. **Flat B, C & D at 6/F to 27/F & 29/F to 47/F (omit 13/F, 14/F, 24/F, 34/F & 44/F)** For bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. **Flat E at 6/F to 27/F & 29/F to 47/F (omit 13/F, 14/F, 24/F, 34/F & 44/F)** For bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1500mm x 700mm x 430mm) with chrome plated bathtub mixer. Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. **Flat A at 48/F to 52/F** For bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1600mm x 700mm x 418mm) with chrome plated bathtub mixer Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For bathroom connected with pantry: Vitreous china wash basin with chrome plated basin mixer. Vitreous china water closet. Accessories including chrome finish paper holder is provided. Exhaust fan is provided. **Flat B at 48/F to 52/F** For bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1500mm x 700mm x 430mm) with chrome plated bathtub mixer. Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For bathroom connected with store: Vitreous china wash basin with chrome plated basin mixer. Vitreous china water closet. Accessories including chrome finish paper holder is provided. Exhaust fan is provided. **Flat C at 48/F to 52/F** For bathroom adjacent to store: Vitreous china wash basin with chrome plated basin mixer. Vitreous china water closet. Accessories including chrome finish paper holder is provided. Exhaust fan is provided. For bathroom of bedroom 1: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1500mm x 700mm x 430mm) with chrome plated bathtub mixer. Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. **Duplex Flat A at 53/F and 55/F** For bathroom at 53/F: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom at 53/F: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1500mm x 700mm x 430mm) with chrome plated bathtub mixer. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For bathroom connected with store at 53/F: Vitreous china wash basin with chrome plated basin mixer. Vitreous china water closet. Accessories including chrome finish paper holder is provided. Exhaust fan is provided. For bathroom of bedroom 1 & 2 at 55/F: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1500mm x 700mm x 430mm) with chrome plated bathtub mixer. Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For master bathroom at 55/F: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1600mm x 700mm x 418mm) with chrome plated bathtub mixer. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

3.Interior fittings

Item	Description
(b)Bathroom	**Duplex Flat B at 53/F and 55/F** For bathroom at 53/F and bathroom of bedroom 1 at 55/F: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For bathroom connected with store at 53/F: Vitreous china wash basin with chrome plated basin mixer. Vitreous china water closet. Accessories including chrome finish paper holder is provided. Exhaust fan is provided. For master bathroom at 55/F: Stone finish wash basin with chrome plated basin mixer, natural stone countertop and wooden basin cabinet. Vitreous china water closet. Enameled cast iron bathtub (1600mm x 700mm x 418mm) with chrome plated bathtub mixer. Chrome finish shower mixer, glass shower cubicle Accessories including chrome finish towel rack and paper holder are provided. Exhaust fan is provided. For type and material of water supply system, please refer to “Water Supply” below.
(c)Kitchen	Plastic laminated finish timber kitchen cabinets with stainless steel sink with chrome plate hot and cold sink mixer. Exhaust fan is provided (except open kitchen). For material of water supply system, please refer to "Water Supply" below.
(d)Bedroom	Not applicable
(e)Telephone	Telephone outlets are provided in living room and all bedrooms. For the number and the location of connection points, please refer to the “Schedule of Mechanical & Electrical Provisions of Residential Units” and the “Mechanical & Electrical Provisions Plans”.
(f)Aerials	TV/FM outlets are provided in living room and all bedrooms. For the number and the location of connection points, please refer to the “Schedule of Mechanical & Electrical Provisions of Residential Units” and the “Mechanical & Electrical Provisions Plans”.
(g)Electrical installations	Electrical switches and socket outlets with conduit partly concealed in concrete and partly placed in false ceiling or cabinet are provided in living room and all bedrooms. Miniature circuit breakers distribution boards are provided. For the number and the location of power point and air conditioner point, please refer to the "Schedule of Mechanical & Electrical Provisions of Residential Units" and the "Mechanical & Electrical Provisions Plans".

3.Interior fittings

Item	Description
(h)Gas supply	Town gas points are provided in kitchen and connected to built-in gas hob and gas water heater (not applicable in Flat B, C & D of 6/F - 27/F and 29/F - 47/F (13/F, 14/F, 24/F, 34/F and 44/F omitted) to which there is no gas supply). For the location of connection point, please refer to the "Mechanical & Electrical Provisions Plans".
(i)Washing machine connection point	Water supply point of a design of 22mm in diameter and drainage connection point of a design of 40mm in diameter for washing machine are provided. For the location of connection point, please refer to the "Mechanical & Electrical Provisions Plans".
(j)Water supply	Copper pipes for both hot and cold water partly concealed in concrete and partly placed in false ceiling or cabinet are provided. Hot water is available.

4.Miscellaneous

Item	Description				
(a)Lifts	Number of lifts		Brand	Model No.	Floors Served
	Residential Tower	1 Passenger Lift	Hitachi	HVF-900-CO210	G/F-3/F,5/F-12/F,15/F-23/F,25/F-33/F, 35/F-43/F,45/F-52/F,53/F and 55/F
		2 Passenger Lifts			G/F-3/F,5/F-12/F,15/F-23/F,25/F-27/F, 29/F-33/F,35/F-43/F,45/F-52/F,53/F and 55/F
	Carpark Tower	1 Passenger Lift		OUG-900-CO105	G/F, M/F, 1/F, 2/F, 3/F, 5/F
		2 Car Lifts	Anlev	AT1000	G/F, M/F, 1/F, 2/F
(b)Letter box	Stainless Steel letter box for each unit is provided.				
(c)Refuse collection	Refuse Storage & Material Recovery Room is located at 6/F-12/F, 15/F-23/F, 25/F-27/F, 29/F-33/F, 35/F-43/F, 45/F-47/F and 48/F-53/F for collection of refuse by cleaners.				
(d)Water meter, electricity meter and gas meter	Separate meters of potable water and electricity for each unit are located in common water meter cabinet and electrical cabinet. Separate meters for town gas for Flat A & Flat E of 6/F-12/F, 15/F-23/F, 25/F-27/F, 29/F-33/F, 35/F-43/F, 45/F-47/F, Flat A, B and C of 48/F - 52/F are located in kitchen of each unit. Seperate meters for town gas for Flat A & Flat B of 53/F are located in filtration plant room.				

5.Security facilities

Description
CCTV surveillance cameras are installed at the main entrance area, inside lift and carpark area. Intercom system is installed at the main entrance and caretaker counter which is connected to video door phone in each unit. Smart card reader system is provided for main entrance and each passenger lift of residential tower.

6.Appliances

Description
For appliances provision, please refer to “Appliances Schedule”.

The vendor undertakes that if lifts or appliances of the specified brand name or model number as stated respectively in items 4(a) and 6 above are not installed in the Development, lifts or appliances of comparable quality will be installed.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

設備說明表 APPLIANCES SCHEDULE

睡房，備餐區，儲物室，廚房，客廳及飯廳設備說明
Bedroom, Pantry, Store, Kitchen, Living Room and Dining Room Appliances Schedule

6樓至27樓及29樓至47樓(不設13樓、14樓、24樓、34樓及44樓)
6/F to 27/F and 29/F to 47/F (13/F, 14/F, 24/F, 34/F and 44/F omitted)

位置 **Location**	設備 **Appliances**	品牌 **Brand**	產品型號 **Model No.**		
			室內機 **Indoor Unit**		室外機 **Outdoor Unit**
睡房，備餐區(A單位)，儲物室(D單位)，廚房(E單位)，客廳及飯廳 Bedroom, Pantry(Flat A), Store(Flat D), Kitchen(Flat E), Living room and Dining Room	變頻多聯分體式空調機 VRF Inverter Multi Split Type Air-Conditioner	三菱重工 Mitsubishi Heavy Industries	A單位 Flat A	FDK28KXE6F (睡房1 Bedroom 1), FDK36KXE6F (睡房2 Bedroom 2), FDK45KXE6F (主人房 Master Bedroom), FDK71KXE6F (客廳及飯廳 Living Room and Dining Room), FDUM36KXE6D (備餐區 Pantry)	FDC112KXEN6
			B單位 Flat B	FDK28KXE6F (睡房 Bedroom), FDK71KXE6F (客廳及飯廳 Living Room and Dining Room)	
			C單位 Flat C	FDK28KXE6F (睡房 Bedroom), FDK71KXE6F (客廳及飯廳 Living Room and Dining Room)	
			D單位 Flat D	FDK22KXE6F (儲物室 Store), FDK28KXE6F (睡房 Bedroom), FDK56KXE6F (客廳及飯廳 Living Room and Dining Room)	
			E單位 Flat E	FDK28KXE6F (睡房1 Bedroom 1), FDK36KXE6F (主人房及睡房2 Master Bedroom and Bedroom 2), FDK71KXE6F (客廳及飯廳 Living Room and Dining Room), FDUM36KXE6D (廚房 Kitchen)	

48樓至52樓
48/F to 52/F

位置 **Location**	設備 **Appliances**	品牌 **Brand**	產品型號 **Model No.**		
			室內機 **Indoor Unit**		室外機 **Outdoor Unit**
睡房，備餐區(A單位)，廚房(B及C單位)，客廳及飯廳 Bedroom, Pantry(Flat A), Kitchen(Flat B & C), Living Room and Dining Room	變頻多聯分體式空調機 VRF Inverter Multi Split Type Air-Conditioner	三菱重工 Mitsubishi Heavy Industries	A單位 Flat A	FDK36KXE6F (睡房1及睡房2 Bedroom 1 and Bedroom 2), FDK45KXE6F (主人房 Master Bedroom), FDK71KXE6F (客廳及飯廳 Living Room and Dining Room), FDUM36KXE6D (備餐區 Pantry)	FDC140KXEN6
			B單位 Flat B	FDK45KXE6F (客廳及飯廳 Living Room and Dining Room), FDK56KXE6F (主人房及睡房1 Master Bedroom and Bedroom 1), FDUM28KXE6D (廚房 Kitchen)	FDC155KXEN6
			C單位 Flat C	FDK45KXE6F (睡房1 Bedroom 1), FDK56KXE6F (主人房，客廳及飯廳 Master Bedroom, Living Room and Dining Room), FDUM36KXE6D (廚房 Kitchen)	FDC112KXEN6, FDC140KXEN6

53樓及55樓
53/F and 55/F

位置 **Location**	設備 **Appliances**	品牌 **Brand**	產品型號 **Model No.**			
			室內機 **Indoor Unit**		室外機 **Outdoor Unit**	
睡房，廚房，客廳及飯廳 Bedroom, Kitchen, Living Room and Dining Room	變頻多聯分體式空調機 VRF Inverter Multi Split Type Air-Conditioner	三菱重工 Mitsubishi Heavy Industries	A單位 Flat A	FDUM36KXE6D (53樓睡房1 Bedroom 1 at 53/F), FDUM56KXE6D (55樓主人房及睡房1 Master Bedroom and Bedroom 1 at 55/F), FDUM71KXE6D (53樓廚房及55樓主人房 Kitchen at 53/F and Master Bedroom at 55/F), FDUM90KXE6D (53樓主人房及客廳及飯廳，55樓睡房2 Master Bedroom,Living Room and Dining Room at 53/F, Bedroom 2 at 55/F)	A單位 Flat A	FDC140KXEN6, FDC155KXEN6
			B單位 Flat B	FDUM56KXE6D (53樓睡房1及睡房2及廚房，55樓睡房1 Bedroom 1, Bedroom 2 and Kitchen at 53/F, Bedroom 1 at 55/F), FDUM71KXE6D (55樓主人房及睡房1 Master Bedroom and Bedroom 1 at 55/F), FDUM90KXE6D (53樓客廳及飯廳 Living Room and Dining Room at 53/F)	B單位 Flat B	FDC112KXEN6, FDC140KXEN6, FDC155KXEN6

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

設備說明表 APPLIANCES SCHEDULE

	A單位廚房及備餐區 Flat A Kitchen and Pantry		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	雪櫃 Refrigerator	Miele	KFN9753iD
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Miele	H 5240B
	煤氣煮食爐 Gas Cooking Hob	Miele	KM 3014
	電磁爐 Electric Induction Hob	Miele	CS 1112E
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Miele	KWT 4154 UG-1
	循環式煤氣熱水爐 Circulation Type Gas Water Heater	TGC	RJW220TFQL
	抽氣扇 Exhaust Fan	Systemair	MBF100

	B單位廚房 Flat B Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	雪櫃 Refrigerator	Gorenje	RFI4121AW
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Whirlpool	MAX38/BL
	電磁爐 Electric Induction Hob	Miele	CS 1112E
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Gorenje	XWC340X
	電熱水爐供洗滌盆 Electric Water Heater for Sink	Stiebel Eltron	DHM 6

	C單位廚房 Flat C Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	雪櫃 Refrigerator	Gorenje	RFI4121AW
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Whirlpool	MAX38/BL
	電磁爐 Electric Induction Hob	Miele	CS 1112E
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Gorenje	XWC340X
	電熱水爐供洗滌盆 Electric Water Heater for Sink	Stiebel Eltron	DHM 6

	D單位廚房 Flat D Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	雪櫃 Refrigerator	Gorenje	RFI4121AW
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Whirlpool	MAX38/BL
	電磁爐 Electric Induction Hob	Miele	CS 1112E
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Gorenje	XWC340X
	電熱水爐供洗滌盆 Electric Water Heater for Sink	Stiebel Eltron	DHM 6

	E單位廚房 Flat E Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	雪櫃 Refrigerator	Miele	KFN9753iD
	微波爐 Microwave Oven	Miele	H5040 BM
	焗爐 Oven	Whirlpool	MAX38/BL
	煤氣煮食爐 Gas Cooking Hob	Miele	KM 3014
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Miele	KWT 4154 UG-1
	循環式煤氣熱水爐 Circulation Type Gas Water Heater	TGC	RJW220TFQL
	抽氣扇 Exhaust Fan	Systemair	MBF100

	A單位廚房及備餐區 Flat A Kitchen and Pantry		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
48樓至52樓 48/F to 52/F	雪櫃 Refrigerator	Miele	KFN9758iD-3
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Miele	H6260B
	煤氣煮食爐 Gas Cooking Hob	Miele	CS 1013-1
	煤氣煮食爐(單頭) Gas Cooking Hob (single ring)	Miele	CS 1018
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Miele	KWT 4154 UG-1
	循環式煤氣熱水爐 Circulation Type Gas Water Heater	TGC	RJW220TFQL
	電磁爐 Electric Induction Hob	Miele	CS 1212-11
	抽氣扇 Exhaust Fan	Systemair	MBF125

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

設備說明表 APPLIANCES SCHEDULE

	B單位廚房 Flat B Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
48樓至52樓 48/F to 52/F	雪櫃 Refrigerator	Miele	KFN9758iD-3
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Miele	H6260B
	煤氣煮食爐 Gas Cooking Hob	Miele	CS 1013-1
	煤氣煮食爐(單頭) Gas Cooking Hob (single ring)	Miele	CS 1018
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Miele	KWT 4154 UG-1
	循環式煤氣熱水爐 Circulation Type Gas Water Heater	TGC	RJW220TFQL
	抽氣扇 Exhaust Fan	Systemair	MBF125

	C單位廚房 Flat C Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
48樓至52樓 48/F to 52/F	雪櫃 Refrigerator	Miele	KFN9758iD-3
	微波爐 Microwave Oven	Miele	M 8161-2
	焗爐 Oven	Miele	H6260B
	煤氣煮食爐 Gas Cooking Hob	Miele	CS 1013-1
	煤氣煮食爐(單頭) Gas Cooking Hob (single ring)	Miele	CS 1018
	抽油煙機 Exhaust Hood	Miele	DA 3460
	二合一洗衣乾衣機 2 in 1 Electrical Washer and Dryer	Miele	WT 2789 i WPM S/S
	酒櫃 Wine Cooler	Miele	KWT 4154 UG-1
	循環式煤氣熱水爐 Circulation Type Gas Water Heater	TGC	RJW220TFQL
	抽氣扇 Exhaust Fan	Systemair	MBF125

	A單位廚房 Flat A Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
53樓 53/F	雪櫃 Refrigerator	Sub-Zero	ICB 700 TCI-LH
	焗爐 Oven	Gaggenau	VR 230-134
	煤氣煮食爐 Gas Cooking Hob	Gaggenau	VG 232-334SG
	抽油煙機 Exhaust Hood	Gaggenau	AI 200-102
	酒櫃 Wine Cooler	Gaggenau	RW 404-260
	煤氣煮食爐(單頭) Gas Cooking Hob (single ring)	Gaggenau	VG 231-334SG
	多功能蒸爐 Combi-Steam Oven	Gaggenau	BS 275-110
	抽氣扇 Exhaust Fan	Systemair	MBF125

	B單位廚房 Flat B Kitchen		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
53樓 53/F	雪櫃 Refrigerator	Sub-Zero	ICB 700 TCI-LH
	焗爐 Oven	Gaggenau	VR 230-134
	煤氣煮食爐 Gas Cooking Hob	Gaggenau	VG 232-334SG
	抽油煙機 Exhaust Hood	Gaggenau	AI 200-102
	酒櫃 Wine Cooler	Gaggenau	RW 404-260
	煤氣煮食爐(單頭) Gas Cooking Hob (single ring)	Gaggenau	VG 231-334SG
	多功能蒸爐 Combi-Steam Oven	Gaggenau	BS 275-110
	抽氣扇 Exhaust Fan	Systemair	MBF125

	A單位儲物室 Flat A Store		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
53樓 53/F	洗衣機 Electrical Washing Machine	Gaggenau	WM 260-161
	乾衣機 Electrical Condensation Dryer	Gaggenau	WD 260-101

	B單位儲物室 Flat B Store		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
53樓 53/F	洗衣機 Electrical Washing Machine	Gaggenau	WM 260-161
	乾衣機 Electrical Condensation Dryer	Gaggenau	WD 260-101

	A單位過濾機房 Flat A Filtration Plant Room		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
天台 ROOF	循環式煤氣熱水爐 Circulation Type Gas Water Heater	Noritz	NR32DQF

	B單位過濾機房 Flat B Filtration Plant Room		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
天台 ROOF	循環式煤氣熱水爐 Circulation Type Gas Water Heater	Noritz	NR32DQF

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

設備說明表 APPLIANCES SCHEDULE

6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	A及E單位主人房浴室及浴室 Flat A & E Master Bathroom & Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-100

6樓至12樓、15樓至23樓、25樓至27樓、29樓至33樓、35樓至43樓、45樓至47樓 6/F to 12/F, 15/F to 23/F, 25/F to 27/F, 29/F to 33/F, 35/F to 43/F, 45/F to 47/F	B,C及D單位浴室 Flat B, C & D Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-125
	Electric Water Heater 電熱水爐	Stiebel Eltron	DHE 18 SLi

48樓至52樓 48/F to 52/F	A單位主人房浴室及浴室 Flat A Master Bathroom & Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-100

48樓至52樓 48/F to 52/F	A單位接連備餐區之浴室 Flat A Bathroom connected with pantry		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Exhaust Fan 抽氣扇	Systemair	MBF-125

48樓至52樓 48/F to 52/F	B單位主人房浴室及浴室 Flat B Master Bathroom & Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-125

48樓至52樓 48/F to 52/F	B單位接連儲物室之浴室 Flat B Bathroom connected with store		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Exhaust Fan 抽氣扇	Systemair	MBF-125

48樓至52樓 48/F to 52/F	C單位主人房浴室及浴室 Flat C Master Bathroom & Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-100

48樓至52樓 48/F to 52/F	C單位毗鄰儲物室之浴室 Flat C Bathroom adjacent to store		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Exhaust Fan 抽氣扇	Systemair	MBF-100

53樓及55樓 53/F and 55/F	A單位主人房浴室及浴室 Flat A Master Bathroom & Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-125

53樓 53/F	A單位接連儲物室之浴室 Flat A Bathroom connected with store		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Exhaust Fan 抽氣扇	Systemair	MBF-125

53樓 53/F	B單位接連儲物室之浴室 Flat B Bathroom connected with store		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Exhaust Fan 抽氣扇	Systemair	MBF-125

53樓及55樓 53/F and 55/F	B單位主人房浴室及浴室 Flat B Master Bathroom & Bathroom		
	名稱 Appliance Name	品牌 Brand	產品型號 Model No.
	Thermo Ventilator 浴室換氣暖風機	Panasonic	FV-30BG1H
	Exhaust Fan 抽氣扇	Systemair	MBF-125

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

住宅單位機電裝置數量説明表
Schedule of Mechanical & Electrical Provisions of Residential Units

樓層 Floor		6樓 6/F					7樓至47樓 7/F - 47/F					48樓 48/F			49樓至52樓 49/F - 52/F			53樓 53/F	55樓 55/F	天台 R/F	53樓 53/F	55樓 55/F	天台 R/F
單位 Flat		A	B	C	D	E	A	B	C	D	E	A	B	C	A	B	C	A			B		
客廳、飯廳 Living Room, Dining Room	13安培單位電插座 13A Single Socket Outlet	2	3	3	1	2	2	3	3	1	2	1	2	4	1	2	4	2	1	-	2	1	-
	13安培雙位電插座 13A Twin Socket Outlet	2	1	1	2	2	2	1	1	2	2	3	3	2	3	3	2	3	-	-	3	-	-
	電視/電台天線插座 TV/FM Outlet	1	1	1	1	1	1	1	1	1	1	2	2	3	2	2	3	2	-	-	2	-	-
	電話插座 Telephone Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	-	-	2	-	-
	室內冷氣機接線掣 Switch for AC Indoor unit	1	1	1	1	1	1	1	1	1	1	2	2	2	2	2	2	3	1	-	-	1	-
	視像對講機 Video Doorphone	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	1	1	-
主人房 Master Bedroom	13安培單位電插座 13A Single Socket Outlet	2	-	-	-	2	2	-	-	-	2	2	2	2	2	2	2	2	2	-	-	2	-
	13安培雙位電插座 13A Twin Socket Outlet	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	2	2	-	-	2	-
	電視/電台天線插座 TV/FM Outlet	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	2	2	-	-	2	-
	電話插座 Telephone Outlet	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	2	2	-	-	2	-
	室內冷氣機接線掣 Switch for AC Indoor unit	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	-	-	-	-	-	-
睡房1 Bedroom 1	13安培單位電插座 13A Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	2	1	1	2	1	1	-	1	2	-
	13安培雙位電插座 13A Twin Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	-	1	2	-
	電視/電台天線插座 TV/FM Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	-	1	2	-
	電話插座 Telephone Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	-	1	2	-
	室內冷氣機接線掣 Switch for AC Indoor unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	-	-	-	2	1	-

備註:
1.不設13樓、14樓、24樓、34樓、44樓及54樓。28樓為庇護層。
2.“-” = 不適用

Remark:
1.13/F, 14/F, 24/F, 34/F, 44/F and 54/F are omitted. Refuge floor is located at 28/F.
2.“-” = Not Appliable

裝置、裝修物料及設備

FITTINGS, FINISHES AND APPLIANCES

住宅單位機電裝置數量説明表

Schedule of Mechanical & Electrical Provisions of Residential Units

樓層 **Floor**		6樓 **6/F**					7樓至47樓 **7/F - 47/F**					48樓 **48/F**			49樓至52樓 **49/F - 52/F**			53樓 **53/F**	55樓 **55/F**	天台 **R/F**	53樓 **53/F**	55樓 **55/F**	天台 **R/F**
單位 **Flat**		**A**	**B**	**C**	**D**	**E**	**A**	**B**	**C**	**D**	**E**	**A**	**B**	**C**	**A**	**B**	**C**	**A**			**B**		
睡房2 Bedroom 2	13安培單位電插座 13A Single Socket Outlet	1	-	-	-	1	1	-	-	-	1	1	-	-	1	-	-	-	1	-	1	-	-
	13安培雙位電插座 13A Twin Socket Outlet	1	-	-	-	1	1	-	-	-	1	1	-	-	1	-	-	-	2	-	1	-	-
	電視/電台天線插座 TV/FM Outlet	1	-	-	-	1	1	-	-	-	1	1	-	-	1	-	-	-	2	-	1	-	-
	電話插座 Telephone Outlet	1	-	-	-	1	1	-	-	-	1	1	-	-	1	-	-	-	2	-	1	-	-
	室內冷氣機接線掣 Switch for AC Indoor Unit	1	-	-	-	1	1	-	-	-	1	1	-	-	1	-	-	-	-	-	-	-	-
主人房浴室 Master Bathroom	13安培單位電插座 13A Single Socket Outlet	2	-	-	-	2	2	-	-	-	2	2	2	2	2	2	2	1	1	-	-	2	-
	電視/電台天線插座 TV/FM Outlet	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	-	-	-	-	-	-
	室內冷氣機接線掣 Switch for AC Indoor Unit	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	1	-	-	1	-
浴室 Bathroom	13安培單位電插座 13A Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	2	-	1	1	-
	室內冷氣機接線掣 Switch for AC Indoor Unit	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2	-	1	1	-
廚房及備餐區(如有) Kitchen and Pantry (if any)	13安培單位電插座 13A Single Socket Outlet	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	1	-	-	1	-	-
	13安培雙位電插座 13A Twin Socket Outlet	3	2	2	2	3	3	2	2	2	3	3	3	3	3	3	3	2	-	-	3	-	-
	室內冷氣機接線掣 Switch for AC Indoor Unit	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	1	-	-	2	-	-
	電視/電台天線插座 TV/FM Outlet	1	-	-	-	1	1	-	-	-	1	1	1	1	1	1	1	1	-	-	1	-	-
儲物室 Store	13安培單位電插座 13A Single Socket Outlet	-	-	-	1	-	-	-	-	1	-	-	2	2	-	2	2	2	-	-	2	-	-
	13安培雙位電插座 13A Twin Socket Outlet	-	-	-	1	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-
	電視/電台天線插座 TV/FM Outlet	-	-	-	1	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-
	電話插座 Telephone Outlet	-	-	-	1	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-
	室內冷氣機接線掣 Switch for AC Indoor Unit	-	-	-	1	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-	-
平台 Flat Roof	防水電插座 Waterproof Socket Outlet	1	1	2	2	2	-	-	-	-	-	1	1	1	-	-	-	-	-	2	-	-	2
過濾機房 Filtration Plant Room	防水電插座 Waterproof Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1	-	-	1

備註:
1.不設13樓、14樓、24樓、34樓、44樓及54樓。28樓為庇護層。　2.“-” = 不適用

Remarks:
1.13/F, 14/F, 24/F, 34/F, 44/F and 54/F are omitted. Refuge floor is located at 28/F.　2.“-” = Not Appliable

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
6樓 6/F

W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
7樓至27樓及30樓至35樓（不設13樓、14樓、24樓及34樓）
7/F-27/F and 30/F-35/F (13/F, 14/F, 24/F and 34/F are omitted)

N

比例 / Scale : 0 1 2 3 4 5米 / M

W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
C W	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

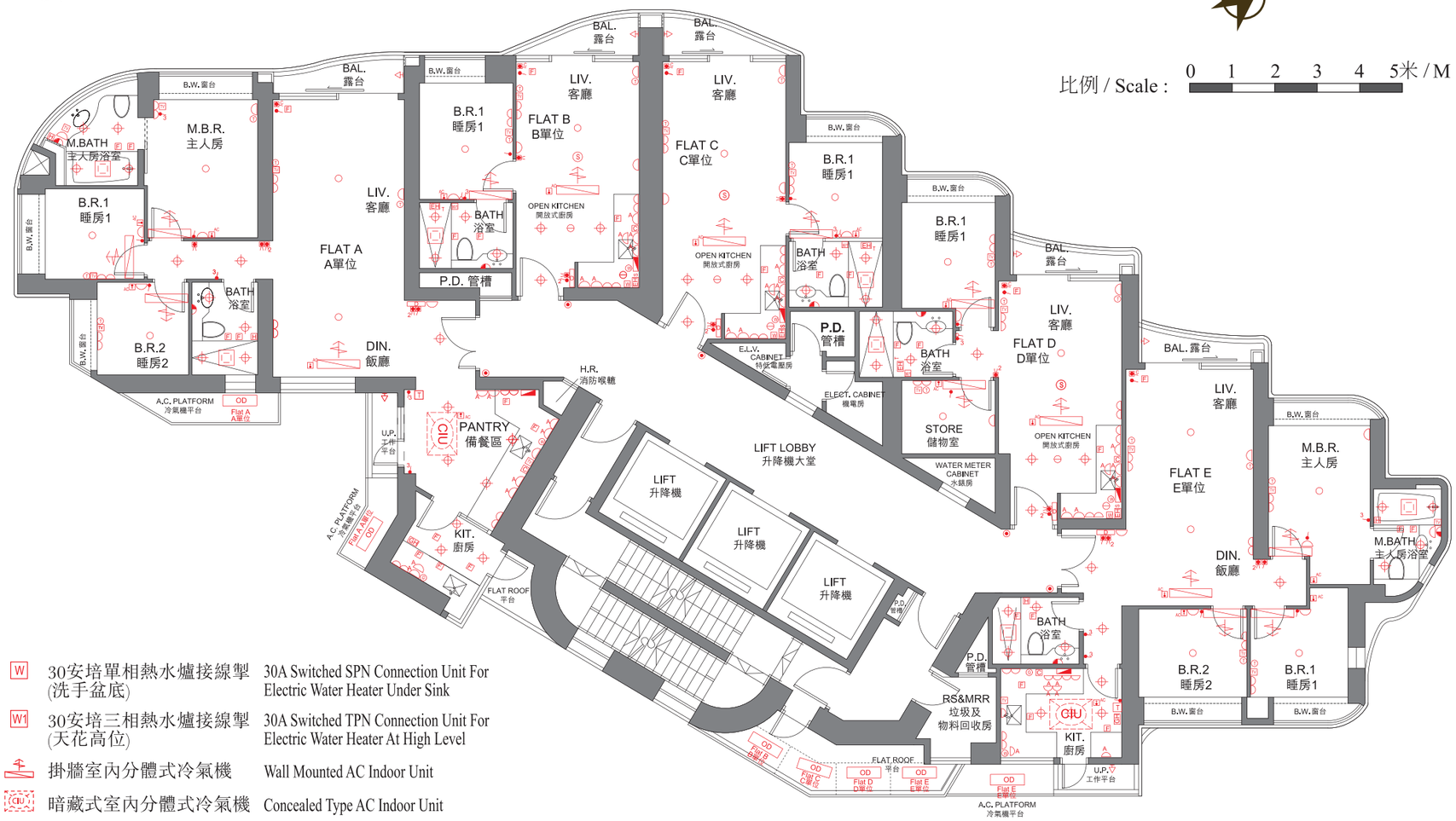
備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
29樓 29/F



W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
36樓至47樓（不設44樓）
36/F-47/F (44/F is omitted)

N

比例 / Scale : 0 1 2 3 4 5米 / M

W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

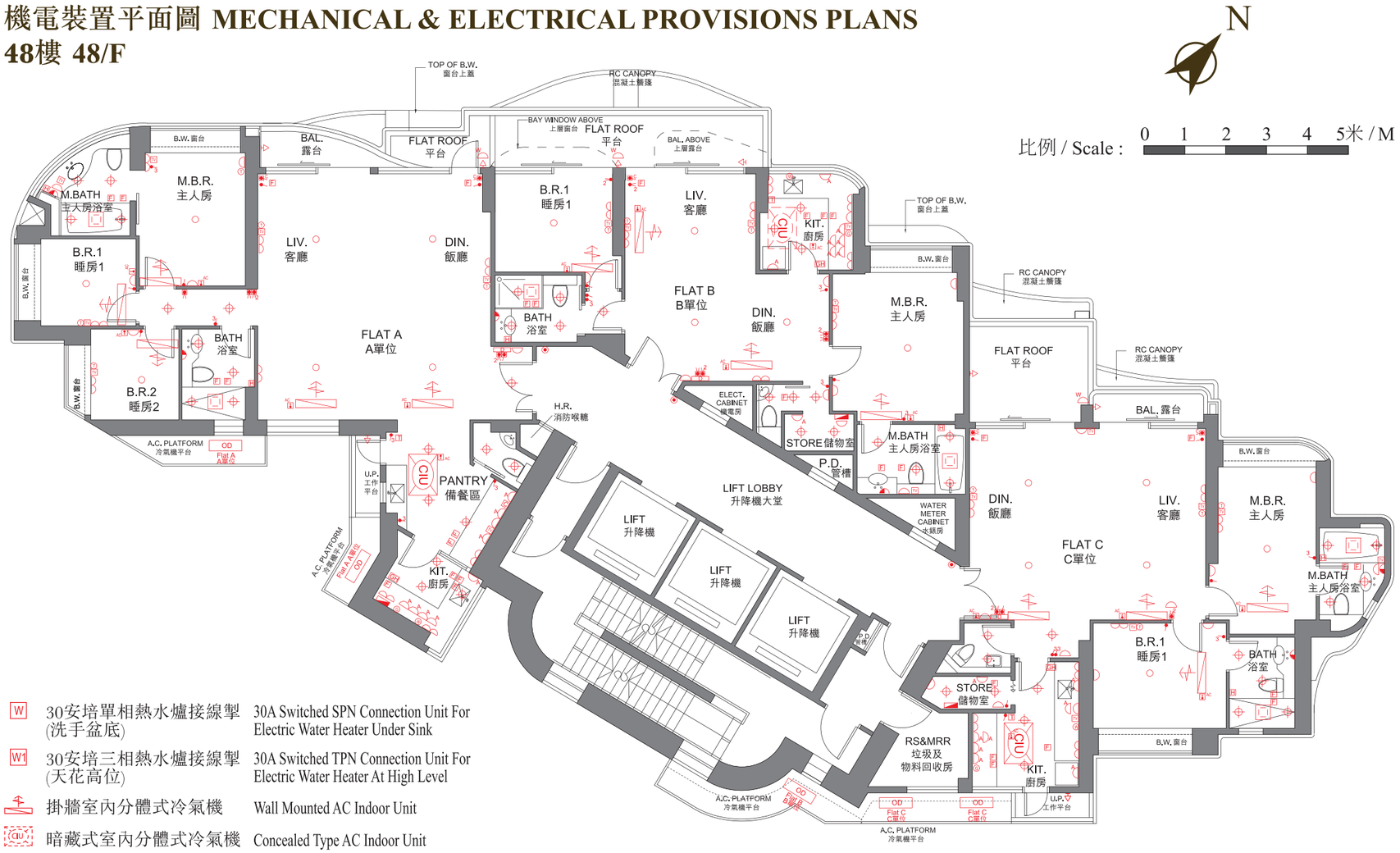
備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
48樓 48/F



W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

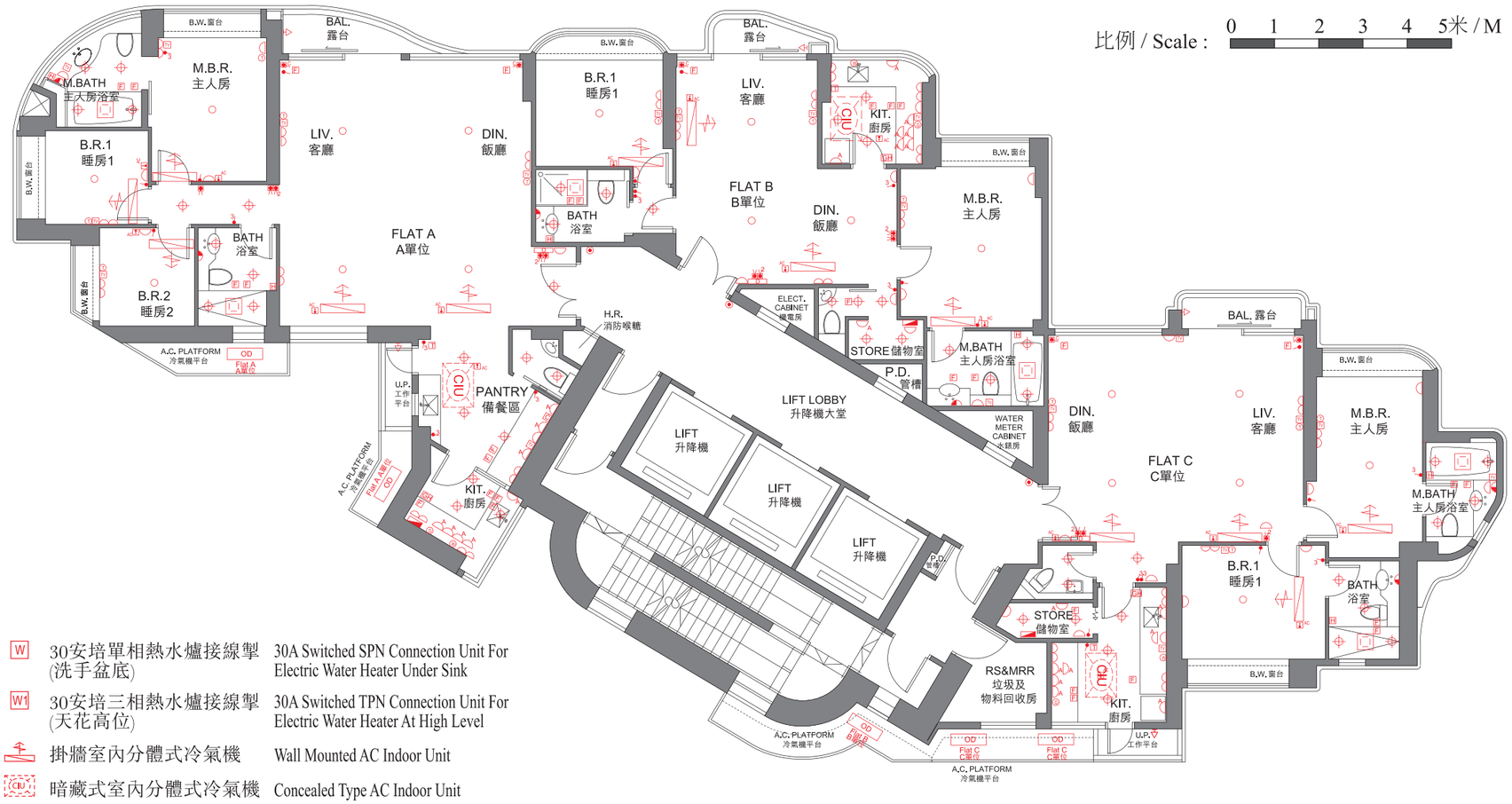
圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
49樓至52樓 49/F-52/F

N

比例 / Scale : 0 1 2 3 4 5米 / M



W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight

	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
53樓 53/F

N

比例 / Scale : 0 1 2 3 4 5米 / M

W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)
W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

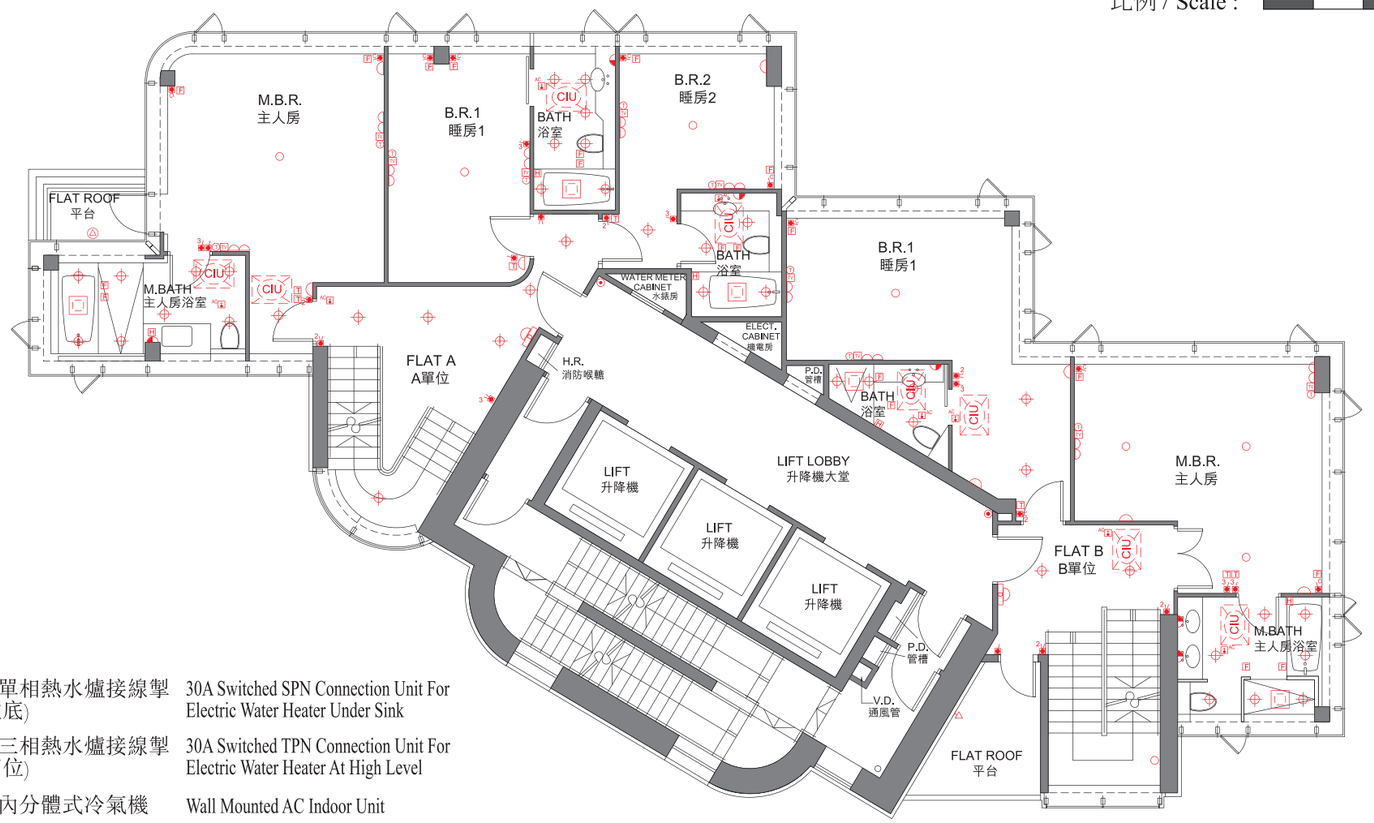
圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
2	雙位單控燈掣 (智能家居系統)	2-Gang 1-Way Lighting Switch (For Home Automation System)
3	三位單控燈掣 (智能家居系統)	3-Gang 1-Way Lighting Switch (For Home Automation System)
	單位雙控燈掣 (智能家居系統)	1-Gang 2-Way Lighting Switch (For Home Automation System)
2	雙位雙控燈掣 (智能家居系統)	2-Gang 2-Way Lighting Switch (For Home Automation System)
3	三位雙控燈掣 (智能家居系統)	3-Gang 2-Way Lighting Switch (For Home Automation System)
C	電動窗簾開關掣 (智能家居系統)	Switch For Electric Curtain (For Home Automation System)
A	13安培電插座 (已用作連接設備)	13A Socket Outlet (Has Been Used For Connection To Appliance)
	13安培單位電插座	13A Single Socket Outlet
	13安培雙位電插座	13A Twin Socket Outlet
	13安培單位電插座 (浴室)	13A Single Socket Outlet For Bathroom
W	13安培防水單位電插座	13A Waterproof Single Socket Outlet
AC	室內冷氣機接線掣	Switch For AC Indoor Unit
T	電話插座	Telephone Outlet
TV	電視/電台天線插座	TV/FM Outlet
	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
55樓 55/F

N

比例 / Scale : 0 1 2 3 4 5米 / M



W	30安培單相熱水爐接線掣 (洗手盆底)	30A Switched SPN Connection Unit For Electric Water Heater Under Sink
W1	30安培三相熱水爐接線掣 (天花高位)	30A Switched TPN Connection Unit For Electric Water Heater At High Level
	掛牆室內分體式冷氣機	Wall Mounted AC Indoor Unit
CIU	暗藏式室內分體式冷氣機	Concealed Type AC Indoor Unit
OD	室外分體式冷氣機	AC Outdoor Unit
T	暗藏式室內分體式冷氣機溫度控制器	Temperature Control For Concealed Type AC Indoor Unit
	浴室換氣暖風機	Thermo Ventilator
GH	煤氣熱水爐	Gas Water Heater
H	煤氣熱水爐溫度控制器	Temperature Control For Gas Water Heater
S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight

	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
F	菲士接線座 (已用作連接電燈或設備)	Fused Connection Unit (Has Been Used For Connection To Lighting Fitting or Appliance)
C	20安培接線掣 (已用作連接設備)	20A Switched Connection Unit (Has Been Used For Connection To Appliance)

W C	20安培防水接線掣 (已用作連接設備)	20A Waterproof Switched Connection Unit (Has Been Used For Connection To Appliance)
W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

	配電箱	MCB Distribution Board
	單位單控燈掣	1-Gang 1-Way Lighting Switch
2	雙位單控燈掣	2-Gang 1-Way Lighting Switch
3	三位單控燈掣	3-Gang 1-Way Lighting Switch
	單位雙控燈掣	1-Gang 2-Way Lighting Switch
2	雙位雙控燈掣	2-Gang 2-Way Lighting Switch
	電熱水爐開關掣	Switch For Electric Water Heater
	單位單控燈掣 (智能家居系統)	1-Gang 1-Way Lighting Switch (For Home Automation System)
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	門鈴按鈕	Door Bell Push Button
D	視像對講機	Video Doorphone
	暗藏式消防花灑頭	Concealed Type Fire Sprinkler Head
S	煙霧感應器	Smoke Detector
W	洗衣機來水及去水接駁位	Water Supply & Drainage Connection Point For Washing Machine
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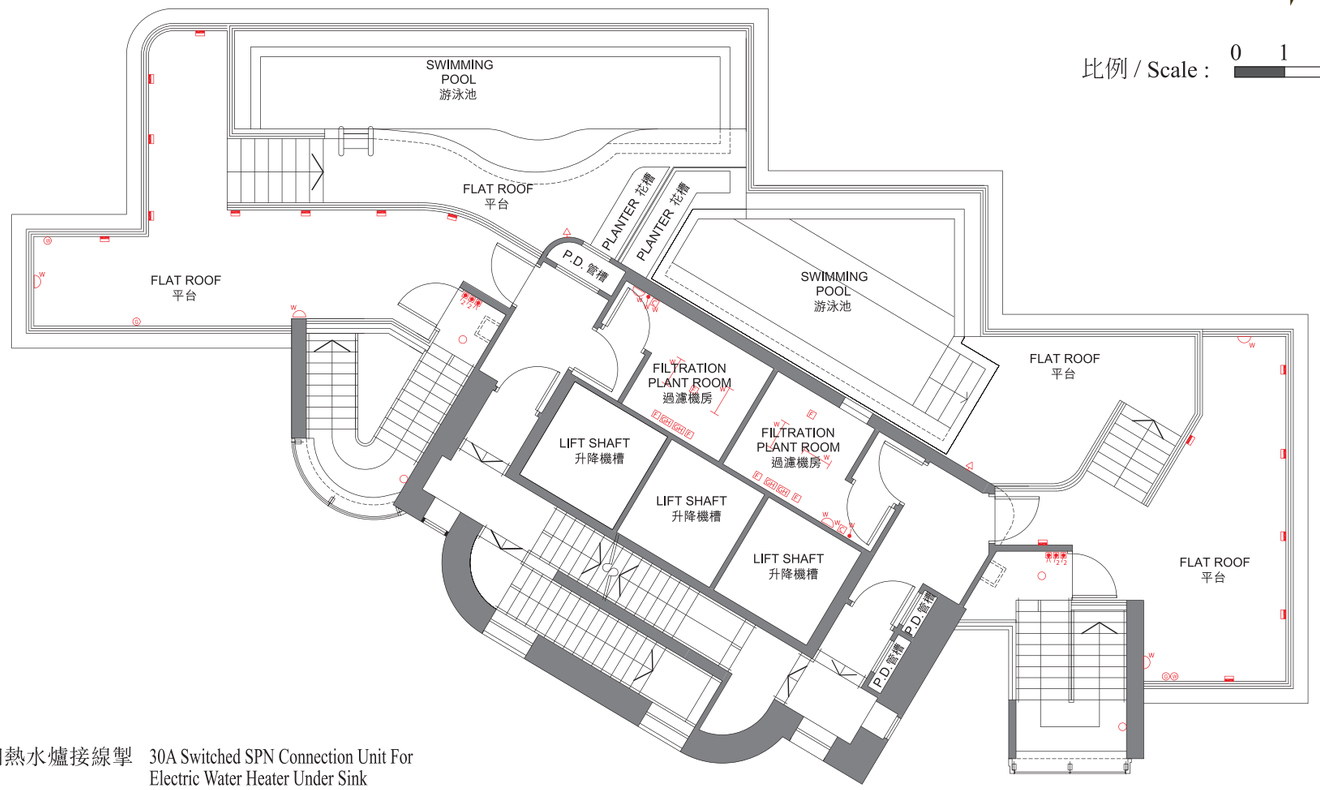
機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
天台 ROOF

N

比例 / Scale : 0 1 2 3 4 5米 / M



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S EH	單相電熱水爐	SPN Electric Water Heater
T EH	三相電熱水爐	TPN Electric Water Heater
	燈位	Light Point
	暗藏式天花燈	Recessed Ceiling Downlight
	掛牆燈	Wall Mounted Light
	壁燈	Wall Mounted Light
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W	防水光管支架	Waterproof Fluorescent Batten
	矮柱燈	Bollard Light

備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

裝置、裝修物料及設備
FITTINGS, FINISHES AND APPLIANCES

圖例 LEGEND

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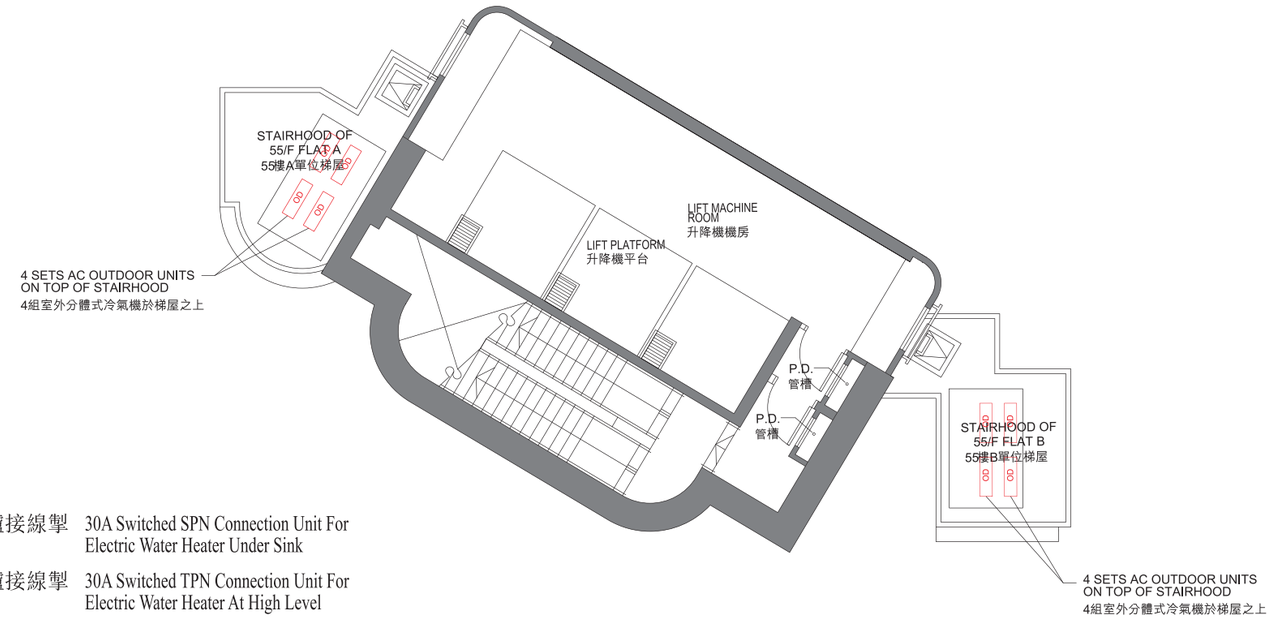
G	煤氣煮食爐接駁位	Towngas Connection Point For Gas Hob

機電裝置平面圖 MECHANICAL & ELECTRICAL PROVISIONS PLANS
上層天台 UPPER ROOF

N

比例 / Scale : 0 1 2 3 4 5米 / M



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	浴室換氣暖風機	Thermo Ventilator
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備註：以上圖中顯示的名詞及簡稱請參閱「發展項目的住宅物業的樓面平面圖」之圖例。 Remark: Please refer to the legends of "Floor Plans of Residential Properties in the Development" for the terms and abbreviations shown in the plan above.

服務協議
SERVICE AGREEMENTS

- 食水及沖廁水由水務署供應。
- 電力由香港電燈有限公司供應。
- 煤氣由香港中華煤氣有限公司供應。

- Potable and flushing water is supplied by Water Supplies Department.
- Electricity is supplied by The Hongkong Electric Company Limited.
- Towngas is supplied by The Hong Kong and China Gas Company Limited.

地稅
GOVERNMENT RENT

擁有人須繳付有關住宅物業之地稅，直至與各買方訂立之物業轉讓契約的日期為止。

The owner is liable for the Government rent payable in respect of the residential properties up to the date of the respective assignments of residential properties in favour of the Purchasers.

買方的雜項付款
MISCELLANEOUS PAYMENTS BY PURCHASER

在向買方交付住宅物業在空置情況下的管有權時，買方須負責向擁有人補還水、電力及氣體的按金；及在交付時，買方不須向擁有人支付清理廢料的費用。

備註：
在交付時，買方須根據公契向發展項目的管理人（而非擁有人）支付清理廢料的費用，而如擁有人已支付清理廢料的費用，買方須向擁有人補還清理廢料的費用。

On the delivery of the vacant possession of the residential property to the Purchaser, the Purchaser is liable to reimburse the owner for the deposits for water, electricity and gas; and on that delivery, the Purchaser is not liable to pay to the owner a debris removal fee.

Remarks:
On that delivery, the Purchaser is liable to pay a debris removal fee to the manager (not the owner) under the Deed of Mutual Covenant, and where the owner has paid that debris removal fee, the Purchaser shall reimburse the owner for the same.

欠妥之處的保養責任期
DEFECT LIABILITY WARRANTY PERIOD

凡住宅物業或於買賣合約列出裝設於住宅物業內的裝置、裝修物料或設備有欠妥之處，而該欠妥之處並非由買方行為或疏忽造成，則賣方在接獲買方在買賣成交日期後的6個月內送達的書面通知後，須於合理地切實可行的範圍內，盡快自費作出補救。

The Vendor shall, at its own cost and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 6 months after the date of completion of the sale and purchase, remedy any defects to the residential property, or the fittings, finishes or appliances incorporated into the residential property as set out in the agreement for sale and purchase, caused otherwise than by the act or neglect of the Purchaser.

斜坡維修
MAINTENANCE OF SLOPES

不適用

Not applicable

修訂
MODIFICATION

不適用

Not applicable

有關資料
RELEVANT INFORMATION

1. 根據電車條例第6條，電車纜杆（「電車纜杆」）已於發展項目地下住宅大廈（於發展項目的公契及管理協議（「公契」）中定義）的入口大堂外豎立，以作懸掛電車之電線之用。電車纜杆高度離地面約7米。電車纜杆之位置於以下圖1及圖2中顯示，僅供識別。
2. 根據電車條例第6條，電車纜掌板（「電車纜掌板」）亦已於離地面約6.85米的住宅大廈（於公契中定義）的外牆安裝，以作懸掛電車之電線之用。電車纜掌板之位置於以下圖2中顯示，僅供識別。
3. 根據電車條例第58條，不得妨礙使用電車纜杆及電車纜掌板。
4. 電車纜杆及電車纜掌板皆位於發展項目的住宅公用地方（於公契中定義）內。根據公契，電車纜杆及電車纜掌板按規定須由發展項目的住宅物業的擁有人出資維持，及每一住宅物業的擁有人按規定須由其住宅物業分攤的管理開支，應付維持電車纜杆及電車纜掌板的部份開支。

1. A tram pole (the “Tram Pole”) is erected on the Ground Floor outside the entrance lobby of the Residential Tower (as defined in the Deed of Mutual Covenant and Management Agreement (the “DMC”) of the Development) of the Development for the purpose of attaching the span wires of the tramway pursuant to Section 6 of the Tramway Ordinance. The height of the Tram Pole is approximately 7 metres from the ground level. The location of the Tram Pole is for the purpose of identification only shown on Plan 1 and Plan 2 below.
2. An anchor (the “Anchor”) is also installed at approximately 6.85 metres from the ground level on the external walls of the Residential Tower (as defined in the DMC) for the purpose of attaching the span wires of the tramway pursuant to Section 6 of the Tramway Ordinance. The location of the Anchor is for the purpose of identification only shown on Plan 2 below.
3. Access to the Tram Pole and the Anchor shall not be obstructed under Section 58 of the Tramway Ordinance.
4. Both the Tram Pole and the Anchor locate within the Residential Common Areas (as defined in the DMC) of the Development. Under the DMC, the Tram Pole and the Anchor are required to be maintained at the expense of the owners of the residential properties in the Development, and the owner of each residential property is required to meet a proportion of the expense of maintaining the Tram Pole and the Anchor through the management expenses apportioned to his residential property.

圖1
Plan 1

地下樓面平面圖 **GROUND FLOOR PLAN**

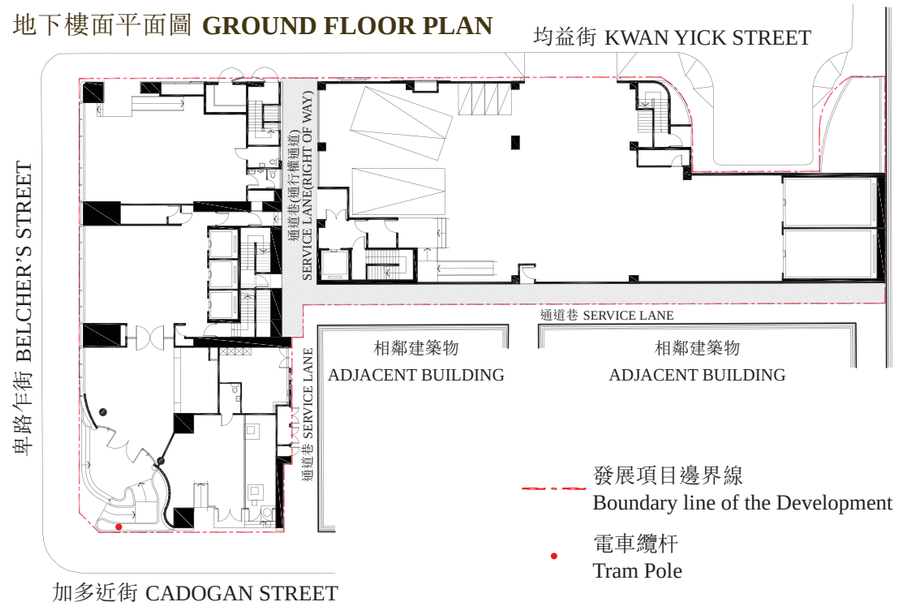
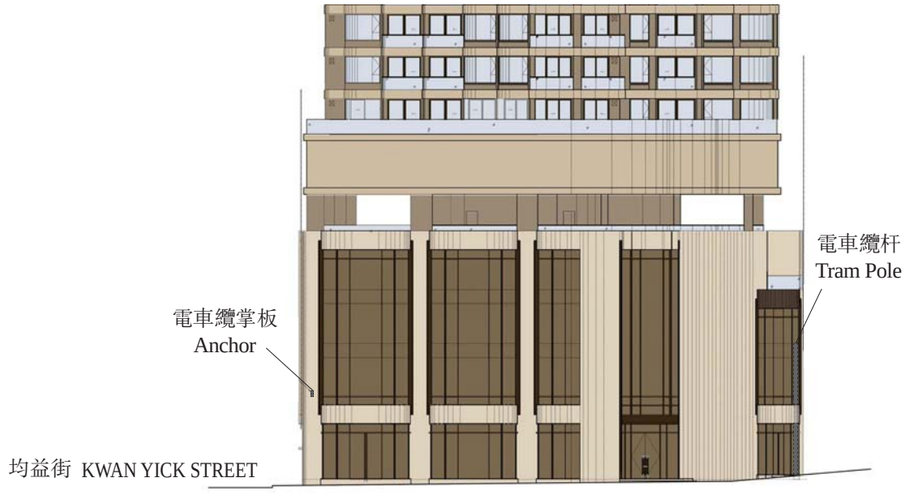


圖2
Plan 2

東北面立面圖
NORTH-EAST ELEVATION

西北面立面圖
NORTH-WEST ELEVATION



備註：
以上立面圖顯示的方向請參閱「立面圖」一節中的座向圖。

Remark:
Please refer to the Block Plan in the “Elevation Plan” section for the perspective from which the above elevations are drawn.

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

獲寬免總樓面面積的設施分項

於印製售樓說明書前呈交予並獲建築事務監督准的建築圖則上有關總樓面面積寬免的分項的最新資料，請見下表。

		面積(平方米) Area (m^2)
根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積 Disregarded GFA under Building (Planning) Regulations 23(3)(b)		
1.	停車場及上落客貨地方（公共交通總站除外） Carpark and loading/unloading area excluding public transport terminus	2,179.578
2.	**機房及相類設施 Plant rooms and similar services**	
2.1	受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或相關規例限制的機房及類似設施（如空調機房、電訊及廣播設備室、垃圾及物料回收房等）的面積 Area of plant rooms and similar services which are limited by respective Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) or regulation such as A/C plant room, telecommunications and broadcasting (TBE) room, refuse storage and material recovery chamber, etc.	353.192
2.2	不受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或相關規例限制的機房及類似設施（如變壓器房、電掣房、泵房等）的面積 Area of plant rooms and similar services which are NOT limited by any PNAPs or regulation such as transformer room, switch room, pump room, etc.	1,190.841
根據《建築物（規劃）規例》第２３A（３）條不計算的總樓面面積 Disregarded GFA under Building (Planning) Regulations 23A(3)		
3.	供人離開或到達旅館時上落汽車之用的面積 Area for picking up and setting down persons departing from or arriving at the hotel by vehicle	-
4.	旅館的輔助性設施 Supporting facilities for hotels	-
根據聯合作業備考第 1 及第 2 號提供的環保設施 Green Feature under Joint Practice Notes 1 and 2		
5.	露台 Balcony	391.895
6.	加闊的公用走廊及升降機大堂 Wider common corridor and lift lobby	327.523
7.	公用空中花園 Communal sky garden	-
8.	公用平台花園 Communal podium garden	-
9.	隔聲鰭 Acoustic fin	-
10.	遮陽篷及反光罩 Sunshade and reflector	-
11.	翼牆、捕風器及風斗 Wing wall, wind catcher and funnel	-
12.	非結構性預製外牆 Non-structural prefabricated external wall	359.920
13.	工作平台 Utility platform	123.000
14.	設有郵箱的郵件派遞室 Mail delivery room with mail boxes	-
15.	隔音屏障 Noise barrier	-

BREAKDOWN OF GFA CONCESSIONS OBTAINED FOR ALL FEATURES

Latest information on breakdown of GFA concessions as shown on the general building plans submitted to and approved by the Building Authority (BA) prior to the printing of the sales brochure is tabulated below.

		面積(平方米) Area (m^2)
適意設施 Amenity Features		
16.	供保安人員和管理處員工使用的櫃枱、辦公室、儲物室、警衛室和廁所 Counter, office, store, guard room and lavatory for watchman and management staff	15.975
17.	康樂設施 Recreational facilities	652.770
18.	小型後勤設施用房 Miniature logistic service room	5.066
19.	有上蓋的園景區及遊樂場 Covered landscaped and play areas	303.026
20.	橫向屏障/ 有蓋行人道 Horizontal screens/covered walkways	-
21.	尊貴入口 Prestige entrance	-
22.	在商業及工業樓宇內的郵件室 Mail room in commercial and industrial buildings	-
其他項目 Other Exempted Items		
23.	管槽 Pipe duct	120.509
24.	空間 Void	-
25.	庇護層 Refuge floor	200.416
26.	游泳池的濾水機房 Swimming pool filtration plant room	93.034
27.	公眾通道 Public passage	-
28.	公共交通總站 Public transport terminus (PTT)	-
29.	升降機井道 Lift Shaft	304.889
30.	共用構築物及樓梯 Party structure and common staircase	-
額外總樓面面積 Bonus GFA		
31.	額外總樓面面積 Bonus GFA	5.625

備註:
上述表格是根據屋宇署所發出的《認可人士、註冊結構工程師及註冊岩土工程師作業備考》ADM-2規定的要求而制訂的。屋宇署會按實際需要不時更改有關要求。

Remarks:
The above table is based on the requirements as stipulated in the Practice Note for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers ADM-2 issued by the Buildings Department. The Buildings Department may revise such requirements from time to time as appropriate.

申請建築物總樓面面積寬免的資料

INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

環境評估及發展項目的公用部分的預計能量表現或消耗的資料

本發展項目的經批准一般建築圖則不受由建築事務監督發出的《認可人士、註冊結構工程師及註冊岩土工程師作業備考》APP-151　規定規限。本發展項目的環境評估及公用部分的預計能量表現或消耗的資料無須呈交建築事務監督，以作為批予總樓面面積寬免的先決條件。

ENVIRONMENTAL ASSESSMENT AND INFORMATION ON THE ESTIMATED ENERGY PERFORMANCE OR CONSUMPTION FOR THE COMMON PARTS OF THE DEVELOPMENT

The approved general building plans of this development are not subject to the requirements stipulated in the Practice Note for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers APP-151 issued by the Building Authority. Environmental assessment and information on the estimated energy performance or consumption for the common parts of this development were not required to be submitted to the Building Authority as a prerequisite for the granting of gross floor area concessions.

There may be future changes to the Development and the surrounding areas.

發展項目及其周邊地區日後可能出現改變。

The address of the website designated by the Vendor for the Development for the purposes of Part 2 of the Residential Properties (First-hand Sales) Ordinance (Cap 621)

賣方為施行《一手住宅物業銷售條例》(第621章)第2部而就發展項目指定的互聯網網站的網址

www.cadogan.hk

Date on which the sales brochure is printed: 14th January 2015
售樓説明書的印製日期：2015年1月14日

檢視紀錄
EXAMINATION RECORD

檢視/修改日期 Examination/ Revision Date	所作修改 (如無須作出修改，請註明「並無作出修改」) Revision Made (If no revision is required, please state “No revision made”)	
	頁次 Page Number	所作修改 Revision Made
2015年4月13日 13 April 2015	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
	14	發展項目的鳥瞰照片已更新。 Aerial Photograph of the Development is updated.
2015年7月13日 13 July 2015	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
2015年10月13日 13 October 2015	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
	14	發展項目的鳥瞰照片已更新。 Aerial Photograph of the Development is updated.
2016年1月13日 13 January 2016	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
	14	發展項目的鳥瞰照片已更新。 Aerial Photograph of the Development is updated.
2016年4月13日 13 April 2016	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
	14	發展項目的鳥瞰照片已更新。 Aerial Photograph of the Development is updated.
	15	關乎發展項目的分區計劃大綱圖已更新。 Outline Zoning Plan Relating to the Development is updated.
2016年7月8日 8 July 2016	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
2016年10月5日 5 October 2016	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
2017年1月4日 4 January 2017	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
2017年4月3日 3 April 2017	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
2017年7月3日 3 July 2017	13	發展項目的所在位置圖已更新。 Location Plan of the Development is updated.
	14	發展項目的鳥瞰照片已更新。 Aerial Photograph of the Development is updated.