

## Information on Sales Arrangements

## 銷售安排資料

<b>Name of the Phase:</b> 期數名稱：	Phase 1B of Victoria Harbour Development (“the Phase”) ^ 海璇發展項目第 1B 期 (下稱「期數」)^
<b>Date of the Sale:</b> 出售日期：	From 21 July 2018 由2018年7月21日起
<b>Time of the Sale:</b> 出售時間：	<p><u>On 21 July 2018:</u> From 4:00 p.m. to 8:00 p.m.</p> <p><u>From 22 July 2018 and thereafter:</u> From 12:00 noon to 8:00 p.m. (Monday to Friday) From 12:00 noon to 8:00 p.m. (Saturday, Sunday and Public Holiday)</p> <p><u>2018 年 7 月 21 日:</u> 由下午 4 時至晚上 8 時</p> <p><u>由 2018 年 7 月 22 日起:</u> 由中午 12 時至晚上 8 時 (星期一至五) 由中午 12 時至晚上 8 時 (星期六、日及公眾假期)</p>
<b>Place where the Sale will take place:</b> 出售地點：	9/F, One International Finance Centre, 1 Harbour View Street, Hong Kong (“ <b>ifc Venue</b> ”) 香港港景街 1 號國際金融中心一期 9 樓 (下稱「 <b>ifc 會場</b> 」)
<b>Number of specified residential properties that will be offered to be sold:</b> 將提供出售的指明住宅物業的數目：	30
<b>Description of the specified residential properties that will be offered to be sold:</b> 將提供出售的指明住宅物業的描述：	
<p><u>The following units in Tower 5A:</u> 以下在第5A座的單位:</p> <p>20A, 18A, 16A, 7A#Δ, 6A#Δ, 20B, 18B, 16B, 7B, 6B#Δ, 20C, 18C, 16C, 11C#Δ, 6C#Δ, 18D, 16D, 11D, 7D, 6D, 18E, 16E, 11E, 7E, 6E*Δ, 18F, 16F, 11F#Δ, 7F#Δ, 6F#Δ</p> <p>*Sale of this unit under this Sales Arrangement has been suspended from 30 July 2018. 此單位從2018年7月30日起不會根據本銷售安排提供出售。</p> <p>#Sale of this unit under this Sales Arrangement has been suspended from 31 July 2018. 此單位從2018年7月31日起不會根據本銷售安排提供出售。</p> <p>ΔSale of this unit under this Sales Arrangement has been resumed from 8 August 2018. 此單位從2018年8月8日起根據本銷售安排恢復提供出售。</p>	

**The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase:**  
 將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序：

**On 21 July 2018 (“the first date of the sale”)**

D) Abstract

**Potential purchasers who are or comprising corporations CANNOT participate in the purchase of specified residential properties under this Sales Arrangements.**

The sale of the specified residential properties will be divided into 2 sessions, and shall be proceeded in the following order, namely, Session A followed by Session B:-

Session	Specified residential properties that will be offered to be sold in that Session	Eligible registrants and rules for selecting specified residential properties <ul style="list-style-type: none"> <li>• Registrants who are or comprising corporations cannot participate in Session A and Session B of this Sales Arrangements.</li> <li>• For the purpose of Session A and Session B,                             <ul style="list-style-type: none"> <li>○ “Studio Unit” means a studio unit in the Phase;</li> <li>○ “1BR Unit” means a unit in the Phase with one bedroom;</li> <li>○ “2BR Unit” means a unit in the Phase with two bedrooms.</li> </ul> </li> </ul>			
A (divided into Part 1, Part 2, Part 3 and Part 4)	The following units (“ <b>Session A Units</b> ”):-  <u>The following units in Tower 5A:</u> 18A, 16A, 6A, 18B, 16B, 6B, 18C, 16C, 6C, 18D, 16D, 6D, 18E, 16E, 6E, 18F, 16F, 6F	In Part 1 of Session A:	Individuals who had purchased any one of the residential properties of the Phase with saleable area of 1,000 sq. ft. or above prior to the first date of the sale	Must purchase one or more Group of Units, subject to the additional rules set out in the right column.  “ <b>Group of Units</b> ” means <b>six (6)</b> specified residential properties on the same floor in Tower 5A.	Additional rules for Part 1/ Part 2 of Session A:-  1. If the Session A Units then available for selection are such that all the rules for Part 1/ Part 2 of Session A cannot be satisfied, Part 1/ Part 2 of Session A will be ended and the remaining Session A Units will be offered for sale in Part 3 of Session A.
		In Part 2 of Session A:	Other individuals		
		In Part 3 of Session A:	Individuals who had purchased any one of the residential properties of the Phase with saleable area of 1,000 sq. ft. or above prior to the first date of the sale	Must purchase at least <b>two (2)</b> but not more than <b>five (5)</b> specified residential properties, subject to the additional rules set out in the right column.	Additional rules for Part 3/ Part 4 of Session A:-  1. Must purchase at least <b>one (1)</b> 1BR Unit; and  2. Not more than <b>one (1)</b> Studio Unit could be purchased; and  3. Not more than <b>one (1)</b> 2BR Unit could be purchased; and  4. If the Session A Units then available for selection are such that <b>ALL</b> the rules for Part 3/ Part 4 of Session A cannot be satisfied, Part 3/ Part 4 of Session A will be ended and the remaining Session A Units will be offered for sale in Session B.
		In Part 4 of Session A:	Other individuals		

B	All specified residential properties including the remaining Session A Units (if any).	<p><b>ALL</b> of the following rules must be satisfied :-</p> <ol style="list-style-type: none"> <li>1. May purchase not more than <b>two (2)</b> specified residential properties; and</li> <li>2. When <b>two (2)</b> specified residential properties are purchased, at least <b>one (1)</b> of them must be a 1BR Unit.</li> </ol>
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## II) Procedures for Session A

For the avoidance of doubt, all Registration of Intent (Form A) (if any) previously submitted to the Vendor (unless becoming invalid under the Conditions of Registration of the Registration of Intent (Form A)) shall be included in Session A.

1. Eligible persons interested in purchasing any of the specified residential properties that will be offered to be sold in Session A (“**Session A Registrant**”) must follow the rules set out in the Abstract in Section (I) and the procedures specified in Sections (II) and (IV) of this Sales Arrangements.
2. Session A Registrant must submit the following:-
  - (a) only one Registration of Intent (Form A) duly completed and signed by the Session A Registrant;
  - (b) Registration of Intent (Form A) shall be accompanied with two (2) cashier orders. Each cashier order shall be in the sum of HK\$200,000 and made payable to “MAYER BROWN JSM”; and
  - (c) a copy of the Session A Registrant’s H.K.I.D. Card(s)/Passport(s)

to the ifc Venue after relevant price list(s) of the specified residential properties are made available till 3:00 p.m. on 21 July 2018 during office hours (i.e. from 12:00 noon to 8:00 p.m. on Monday to Friday and from 12:00 noon to 8:00 p.m. on Saturday, Sunday and Public Holiday). The closing time for submission of Registration of Intent (Form A) will be 3:00 p.m. on 21 July 2018. Late submission or submission outside the office hours will not be accepted.
3.
  - (a) On the first date of the sale, Session A Registrant who holds a valid Registration of Intent (Form A) shall **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) attend the ifc Venue between 4:00 p.m and 4:30 p.m. (“**check-in timeslot for Session A**”). The Vendor may, for the purpose of logistics, efficiency, convenience, safety and/or other reasons to facilitate the sale, make use of 16/F, One International Finance Centre, 1 Harbour View Street, Hong Kong (“**Additional Venue**”) to accommodate some of the Session A Registrants by making announcement and/or posting notice(s) at the ifc Venue and the Additional Venue.
  - (b) For the purpose of verification of identity, Session A Registrant must bring along the original receipt of the valid Registration of Intent (Form A) and his/her/their original H.K.I.D. Card(s)/Passport(s) or (if applicable) original H.K.I.D. Card(s)/Passport(s) of his/her/their attorney. Session A Registrants who arrive at the ifc Venue or (if directed by the Vendor) the Additional Venue beyond the check-in timeslot for Session A on the first date of the sale shall not be eligible to participate in Session A.
4.
  - (a) Registration Slip(s) prescribed by the Vendor for different part(s) of Session A will be distributed at the ifc Venue and the Additional Venue (if applicable). Session A Registrants who intend to participate in Part 1, Part 2, Part 3 or Part 4 of Session A must **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) submit only one Registration Slip duly completed and signed by the Session A Registrant to the ifc Venue or (if directed by the Vendor) the Additional Venue within the check-in timeslot for Session A on the first date of the sale. The closing time for submission of Registration Slip will be 4:30 p.m. on the first date of sale. Late submission or submission outside the check-in timeslot for Session A will **NOT** be accepted. For the avoidance of doubt, Session A Registrants who have not submitted any Registration Slip within the check-in timeslot for Session A will **NOT** be allowed to participate in Session A.
  - (b) Session A Registrants are required to indicate in their Registration Slips the following :
    - which part of Session A they intend to participate in (each Session A Registrant shall indicate to participate in only one part of Session A); and
    - (for those who intend to participate in Part 1 or Part 2) the number of Group of Units they intend to purchase.
5.
  - (a) After verification of the identity of Session A Registrants by the Vendor, Session A will be proceeded in 4 parts and in the following order, namely, Part 1, Part 2, Part 3 and Part 4.

- (b) The order of priority for selection of the specified residential properties in each of Part 1 of Session A and Part 2 of Session A will first be determined by the number of Group of Units a Session A Registrant intends to purchase as indicated in his/her/their Registration Slip (the higher the number of Group of Units he/she/they indicated to purchase, the higher the priority). Each number of Group of Units being referred to as a “**category**”. If there are more than one Session A Registrant in a category, balloting will be used to determine the order of priority of the Session A Registrants in such category. For the avoidance of doubt, subject to the rules governing eligibility of registrants and selection of specified residential properties, if the number (“**selected number**”) of Group of Units selected by a Session A Registrant is less than the number of Group of Units indicated in his/her/their Registration Slip, such Session A Registrant will be allowed to join in balloting of the subsequent category of the selected number of the same part of Session A to purchase the selected number of Group of Units.
- (c) The order of priority for selection of the specified residential properties in each of Part 3 of Session A and Part 4 of Session A will be determined by balloting. Separate balloting will be carried out at the commencement of Part 3 of Session A and Part 4 of Session A respectively to determine the order of priority of each Session A Registrant in selection of the specified residential properties.
- (d) Subject to the rules governing eligibility of registrants and selection of specified residential properties,
- Session A Registrants who have not selected and purchased any specified residential property in Part 1 of Session A will be allowed to participate in Part 3 of Session A (if applicable).
  - Session A Registrants who have not selected and purchased any specified residential property in Part 2 of Session A will be allowed to participate in Part 4 of Session A (if applicable).
- (e) For the avoidance of doubt, the following Session A Registrants will **NOT** be allowed to participate in the next succeeding part or any remaining part of Session A (if applicable):
- Session A Registrants who have purchased specified residential properties in any part of Session A; and
  - Session A Registrants who have selected specified residential properties in any part of Session A but eventually do not enter into Preliminary Agreement for Sale and Purchase of the specified residential properties so selected, in which event the Vendor reserves its absolute discretion to prohibit such Session A Registrant from purchasing any specified residential properties in Session A.
- (f) For the avoidance of doubt, Session A Registrants who have not selected and purchased any specified residential property in any part of Session A will **NOT** be allowed to participate in Session B in their capacity as Session A Registrants.
6. (a) Every valid Registration Slip shall be allotted one lot. The results of the balloting, including “registration number” and “ballot result sequence”, will be announced and/or posted up at the ifc Venue and the Additional Venue (if applicable). Session A Registrants will not be separately notified of the ballot results.
- (b) Session A Registrants shall **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) select the specified residential properties which are still available at the time of selection in the order of priority determined in accordance with the criteria set out in paragraph 5 above and in an orderly manner and within reasonable time. Session A Registrant who leaves the ifc Venue and/or the Additional Venue (if applicable) while his/her/their part is in sessions for selecting and purchasing specified residential properties shall be disqualified for participating in the selection and purchase of specified residential properties and his/her/their order of priority shall lapse immediately.
- (c) The Session A Registrants shall **in compliance with the rules set out in the Abstract in Section (I) above applicable to the relevant part of Session A** select and purchase specified residential properties, otherwise his/her/their order of priority shall lapse automatically and he/she/they will no longer be eligible to participate in that part of Session A.
- (d) If the number of specified residential properties the Session A Registrant purchases in a part of Session A exceeds the number of cashier orders submitted with the Registration of Intent (Form A), the Session A Registrant shall submit on spot to the Vendor one cashier order for each extra specified residential property. Each cashier order shall be in the sum of HK\$200,000 and made payable to “MAYER BROWN JSM”.
7. If the remaining Session A Units available for selection and purchase in a part of Session A is such that the rules for such part of Session A as set out in the Abstract in Section (I) cannot be satisfied, then:-
- (in the case of Part 1/ Part 2 of Session A), Part 1/ Part 2 of Session A will end and the remaining Session A Units will be offered for sale in Part 3 of Session A; and

- (in the case of Part 3/ Part 4 of Session A), Part 3/ Part 4 of Session A will end and the remaining Session A Units will be offered for sale in Session B.

8. If Session A Registrant has successfully selected any of the specified residential properties in compliance with the rules set out in the Abstract in Section (I), the Session A Registrant shall **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) enter into one or more Preliminary Agreement(s) for Sale and Purchase of the selected specified residential properties.
9. Prior to the signing of the Preliminary Agreement for Sale and Purchase, Session A Registrant may notify the Vendor on spot to add and/or delete individual(s) signing the Preliminary Agreement(s) for Sale and Purchase, but subject to the following:
  - (a) the Session A Registrant will not be allowed to first delete and then add individual(s) signing the Preliminary Agreement for Sale and Purchase;
  - (b) if a Session A Registrant wishes to add any individual(s), then prior to adding of any individual(s) all the individual(s) comprised in the Session A Registrant must be **close relative(s)** (i.e. spouse, parents, children, brothers and sisters) of each other and the additional individual(s) must be the **close relative(s)** of **ALL** the individual(s) comprised in the Session A Registrant and subject to the provision of adequate proof of such relationship to the Vendor's satisfaction whose determination shall be final;
  - (c) if a Session A Registrant wishes to delete any individual(s), then prior to deletion of any individual(s) all the individual(s) comprised in the Session A Registrant must be the **close family member(s)** (i.e. spouse, parents, children, brothers, sisters, grandparents and grandchildren) of each other and subject to the provision of adequate proof of such relationship to the Vendor's satisfaction whose determination shall be final.
10. All the person(s) signing the Preliminary Agreement(s) for Sale and Purchase shall sign **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) as purchaser. The Vendor reserves its absolute discretion to allow or reject the Session A Registrant's request to add and/or delete any individual(s).
11. In case of dispute, the Vendor reserves its absolute discretion to determine any issues relating to Session A which decision shall be final and binding on all registrants.

### (III) Procedures for Session B

For the avoidance of doubt, all Registration of Intent (Form B) (if any) previously submitted to the Vendor (unless becoming invalid under the Conditions of Registration of the Registration of Intent (Form B)) shall be included in Session B.

12. Eligible persons interested in purchasing any of the specified residential properties that will be offered to be sold in Session B ("**Session B Registrant**") must follow the rules set out in the Abstract in Section (I) and the procedures specified in Sections (III) and (IV) of this Sales Arrangements.
13. The Vendor may postpone the commencement of Session B pending completion of Session A. Session B Registrants will not be separately notified of such change.
14. Session B Registrant must submit the following:-
  - (a) only one Registration of Intent (Form B) duly completed and signed by the Session B Registrant;
  - (b) Registration of Intent (Form B) shall be accompanied with cashier order(s). The number of cashier order(s) shall equal to the number of specified residential properties which Session B Registrant intends to purchase as indicated in the Registration of Intent (Form B), but in any event shall not exceed two (2). Each cashier order shall be in the sum of HK\$200,000 and made payable to "MAYER BROWN JSM"; and
  - (c) a copy of the Session B Registrant's H.K.I.D. Card(s)/Passport(s)

to the ifc Venue after relevant price list(s) of the specified residential properties are made available till 3:00 p.m. on 21 July 2018 during office hours (i.e. from 12:00 noon to 8:00 p.m. on Monday to Friday and from 12:00 noon to 8:00 p.m. on Saturday, Sunday and Public Holiday). The closing time for submission of Registration of Intent (Form B) will be 3:00 p.m. on 21 July 2018. Late submission or submission outside the office hours will not be accepted.

15. Order of priority of Session B Registrants in selecting and purchasing specified residential properties
  - (a) On the first date of the sale, Session B Registrant who holds a valid Registration of Intent (Form B) shall **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor)

attend the ifc Venue between 5:00 p.m and 5:30 p.m. (“**check-in timeslot for Session B**”). The Vendor may, for the purpose of logistics, efficiency, convenience, safety and/or other reasons to facilitate the sale, make use of the Additional Venue to accommodate some of the Session B Registrants by making announcement and/or posting notice(s) at the ifc Venue and the Additional Venue.

- (b) For the purpose of verification of identity, Session B Registrant must bring along the original receipt of the valid Registration of Intent (Form B) and his/her/their original H.K.I.D. Card(s)/Passport(s) or (if applicable) original H.K.I.D. Card(s)/Passport(s) of his/her/their attorney. Session B Registrants who arrive at the ifc Venue or (if directed by the Vendor) the Additional Venue beyond the check-in timeslot for Session B on the first date of the sale shall not be eligible to participate in Session B.
- (c) At the commencement of Session B, the Vendor will call upon Session B Registrants who had purchased any one of the residential properties of the Phase with saleable area of 1,000 sq.ft. or above prior to the first date of the sale (“**Priority Session B Registrant**”) to come forward for selecting and purchasing specified residential properties first. If there are more than one such Priority Session B Registrants, the order of priority amongst those Priority Session B Registrants shall be determined by balloting. Priority Session B Registrants who have failed to come forward when called upon by the Vendor shall abandon their chance of becoming Priority Session B Registrants and shall remain as one of the remaining Session B Registrants. In case of dispute, the Vendor reserves its right to verify and determine whether a Session B Registrant qualifies to be a Priority Session B Registrant. Order of priority of the remaining Session B Registrants in Session B shall be determined by separate balloting.
- (d) Balloting will take place in batches. For the purpose of the balloting in Session B, every Registration of Intent (Form B) shall be allotted one lot. The results of the balloting, including “registration number” and “ballot result sequence” will be announced and/or posted by the Vendor at the ifc Venue and the Additional Venue (if applicable). Session B Registrants will not be separately notified of the ballot results.
- (e) Session B Registrant who leaves the ifc Venue and/or the Additional Venue (if applicable) while his/her/their part is in session for selecting and purchasing specified residential properties shall be disqualified for participating in the selection and purchase of specified residential properties and his/her/their order of priority shall lapse immediately.

16. (a) Immediately after the balloting aforesaid, Session B Registrants shall **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) select the specified residential properties which are still available at the time of selection in the order of priority determined in accordance with the procedures set out in paragraph 15 above and in an orderly manner and within reasonable time. The Session B Registrants shall **in compliance with the rules set out in the Abstract in Section (I) above applicable to Session B** select and purchase 1 or 2 specified residential property(ies), otherwise his/her/their order of priority shall lapse automatically and he/she/they will no longer be eligible to participate in Session B.
- (b) If the Session B Registrant has successfully selected any of the specified residential properties in compliance with the rules set out in the Abstract in Section (I), the Session B Registrant shall **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) enter into one or more Preliminary Agreement(s) for Sale and Purchase of the selected specified residential property(ies).
- (c) Prior to the signing of the Preliminary Agreement for Sale and Purchase, Session B Registrant may notify the Vendor on spot to add individual(s), provided that the additional individual(s) must be the **close relative(s)** (i.e. spouse, parents, children, brothers and sisters) of ALL the individual(s) comprised in the Session B Registrant and subject to the provision of adequate proof of such relationship(s) to the Vendor’s satisfaction whose determination shall be final. All the person(s) signing the Preliminary Agreement(s) for Sale and Purchase shall sign **personally** (or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor) as purchaser. The Vendor reserves its absolute discretion to allow or reject the Session B Registrant’s request to add any individual(s).

17. In case of dispute, the Vendor reserves its absolute discretion to determine any issues relating to Session B which decision shall be final and binding on all registrants.

**(IV) General Procedures**

18. Each individual (whether alone or jointly with others) shall only be registered under (a) one valid Registration of Intent (Form A) and/or (b) one valid Registration of Intent (Form B). Duplicated registration in Session A or duplicated registration in Session B will not be accepted. The Registration of Intent (Form A) / Registration of Intent (Form B) is personal to the registrant and shall not be transferable. The order of submission of the Registration of Intent (Form A) / Registration of Intent (Form B) will not have any impact on the order of priority for selecting the specified residential properties. In case of dispute, the Vendor reserves its right to determine whether a Registration of Intent (Form A) / Registration of Intent (Form B) is valid and should be included in the participation in the purchase of specified residential

properties under this Sales Arrangements.

19. If a registrant purchases any specified residential property(ies), the cashier order(s) will be used as part payment of the preliminary deposit for the purchase of the specified residential property(ies).
20. The Vendor shall not be responsible to the registrants for any error or omission contained in the ballot results or any part of the sales procedures.
21. If a registrant has not purchased any specified residential property or the number of specified residential property(ies) being purchased is less than the number indicated in his/her/their Registration(s) of Intent, his/her/their unused cashier order(s) will be available for collection by the registrant (or his/her/their authorized person) at the ifc Venue from 22 July 2018 to 23 July 2018 during office hours (i.e. from 12:00 noon to 8:00 p.m. on Monday to Friday and from 12:00 noon to 8:00 p.m. on Saturday, Sunday and Public Holiday). The registrant must bring along his/her/their H.K.I.D. Card(s)/Passport(s) (or a copy of the H.K.I.D. Card(s)/Passport(s) of the registrant if unused cashier order(s) is/are collected by authorized person), the original receipt of valid Registration of Intent (Form A) / Registration of Intent (Form B), and (if applicable) a valid authorization letter and a copy of the H.K.I.D. Card/Passport of the authorized person.
22. After the completion of the balloting and selection of the specified residential properties by the eligible persons in accordance with the above procedures, the remaining specified residential properties (if any) will be sold on a first come first served basis to any person interested in purchasing. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting).
23. The Vendor reserves the right to close the ifc Venue and the Additional Venue (if applicable) at any time if all the specified residential properties have been sold out, provided that the ifc Venue shall be open for the collection of unused cashier order(s) at the time period specified in paragraph 21 above.
24. If Tropical Cyclone Warning Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong at any time between the hours of 10:00 a.m. and 8:00 p.m. on the date on which Registration of Intent (Form A) / Registration of Intent (Form B) may be submitted and/or the first date of the sale, then, for the safety of the registrants and the maintenance of order at the ifc Venue and/or the Additional Venue (if applicable), the Vendor reserves its absolute right to change the date(s) and/or time (including the closing date and/or time) for submission of Registration of Intent (Form A) / Registration of Intent (Form B) and/or the first date of the sale to such other date(s) and/or time as the Vendor may consider appropriate and/or to close the ifc Venue and/or the Additional Venue (if applicable). Details of the arrangement will be posted by the Vendor on the website ([www.victoriaharbour.com.hk](http://www.victoriaharbour.com.hk)) designated by the Vendor for the Phase of the Development. Registrants will not be notified separately of the arrangement.

**On 22 July 2018 and thereafter:**

25. Subject to the completion of the selecting and purchasing of the specified residential properties by eligible persons in accordance with the above procedures, the remaining specified residential properties (if any) will be sold on a first come first served basis to any person interested in purchasing the remaining specified residential properties. In case of any dispute, the Vendor reserves its absolute right to allocate any remaining specified residential properties to any person interested in purchasing by any method (including balloting).
26. The Vendor reserves the right to close the ifc Venue at any time if all the specified residential properties have been sold out, provided that the ifc Venue shall be open for the collection of unused cashier order(s) at the time period specified in paragraph 21 above.
27. If the Vendor postpones the first date of the sale to such other date pursuant to this Sales Arrangements, the subsequent dates of sale will be postponed accordingly.
28. If Tropical Cyclone Warning Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong at any time between the hours of 10:00 a.m. and 8:00 p.m. on any date of sale (other than the first date of the sale), for the safety of the registrants and the maintenance of order at the ifc Venue, the Vendor reserves its absolute right to close the ifc Venue. Details of the arrangement will be posted by the Vendor on the website ([www.victoriaharbour.com.hk](http://www.victoriaharbour.com.hk)) designated by the Vendor for the Phase of the Development.
29. In the event of any discrepancy between the English and Chinese versions of this Sales Arrangements, the English version shall prevail.

**2018年7月21日(下稱「出售首天」):**

(I) 摘要

為公司或由公司組成的潛在買家不可參與購買本銷售安排下的指明住宅物業。

指明住宅物業將會分兩節出售及順序以第 A 節然後第 B 節進行：

節	將在該節提供出售的指明住宅物業	<p>合資格登記人及揀選指明住宅物業的規則</p> <ul style="list-style-type: none"> <li>• 為公司或由公司組成的登記人不可參與本銷售安排的第 A 節和第 B 節</li> <li>• 就第 A 節和第 B 節而言： <ul style="list-style-type: none"> <li>○ 「開放式單位」指期數中的開放式單位；</li> <li>○ 「一房單位」指期數中有一個睡房的單位；</li> <li>○ 「兩房單位」指期數中有兩個睡房的單位。</li> </ul> </li> </ul>			
A (分第 1 部份、第 2 部份、第 3 部份及第 4 部份)	以下單位(「第 A 節單位」)： <u>以下在第 5A 座的單位：</u> 18A, 16A, 6A, 18B, 16B, 6B, 18C, 16C, 6C, 18D, 16D, 6D, 18E, 16E, 6E, 18F, 16F, 6F	在第 A 節第 1 部份：	在出售首天前已購買期數任何一個實用面積為 1,000 平方呎或以上的住宅物業的個人	必須購買一個或多於一個單位組合，並須遵守右欄所列的額外規則。  「單位組合」指 6 個位於第 5A 座同一樓層的指明住宅物業。	第 A 節第 1 部份/ 第 2 部份適用的額外規則：  1. 當餘下可供揀選的第 A 節單位不能滿足此第 A 節第 1 部份/ 第 2 部份的所有規則，第 A 節第 1 部份/ 第 2 部份將會完結，餘下的第 A 節單位將會在第 A 節第 3 部份出售。
		在第 A 節第 2 部份：	其他個人		
		在第 A 節第 3 部份：	在出售首天前已購買期數任何一個實用面積為 1,000 平方呎或以上的住宅物業的個人	必須購買最少 2 個但不多於 5 個指明住宅物業，並須遵守右欄所列的額外規則。	第 A 節第 3 部份/ 第 4 部份適用的額外規則：  1. 必須購買最少 1 個一房單位；及 2. 不可購買多於 1 個開放式單位；及 3. 不可購買多於 1 個兩房單位；及 4. 當餘下可供揀選的第 A 節單位不能滿足此第 A 節第 3 部份/ 第 4 部份的所有規則，第 A 節第 3 部份/ 第 4 部份將會完結，餘下的第 A 節單位將會在第 B 節出售。
在第 A 節第 4 部份：	其他個人				
B	所有指明住宅物業，包括餘下的第 A 節單位(如有)。	<p>必須遵從以下所有規則:-</p> <ol style="list-style-type: none"> <li>1. 可購買不多於 2 個指明住宅物業；及</li> <li>2. 當購買 2 個指明住宅物業，2 個指明住宅物業中必須有最少 1 個一房單位。</li> </ol>			

## (II) 第 A 節的程序

為免存疑，所有之前遞交予賣方的購樓意向登記(表格 A)(如有)(除非根據購樓意向登記(表格 A)之登記條款變成無效)將會被納入第 A 節。

1. 有意購買任何在第 A 節出售的指明住宅物業的合資格人士(下稱「第 A 節登記人」)須遵從本銷售安排第(I)部份的摘要列出的規則及第(II)及(IV)部份指定的程序。
2. 第 A 節登記人須從指明住宅物業的相關價單提供後至 2018 年 7 月 21 日下午 3 時於辦公時間內(即星期一至五中午 12 時至晚上 8 時及星期六、日及公眾假期中午 12 時至晚上 8 時)到 ifc 會場：
  - (a) 只可遞交一份已填妥及由第 A 節登記人簽署的購樓意向登記(表格 A)；



- (b) 購樓意向登記(表格 A)須附有 2 張本票。每張本票金額為港幣\$200,000 及抬頭人須為「孖士打律師行」；及
- (c) 遞交第 A 節登記人的香港身份證/護照副本。

遞交購樓意向登記(表格 A)截止時間為 2018 年 7 月 21 日下午 3 時。逾期遞交或在辦公時間以外遞交的恕不受理。

3. (a) 持有有效的購樓意向登記(表格 A)之第 A 節登記人須於出售首天下午 4 時至下午 4 時 30 分(「第 A 節報到時段」)親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)到達 ifc 會場。賣方可基於流程、效率、方便、安全及/或其他便利銷售的原因使用香港港景街 1 號國際金融中心一期 16 樓(下稱「外加會場」)以容納部份第 A 節登記人，並於 ifc 會場及外加會場作出公布及/或貼出告示。
- (b) 為核實身份，第 A 節登記人須攜同有效的購樓意向登記(表格 A)收據正本及其香港身份證/護照正本或(如適用)其授權人的香港身份證/護照正本。於出售首天第 A 節報到時段以外的時間才到達 ifc 會場或(如賣方指示)外加會場的第 A 節登記人將不享有參與第 A 節的資格。
4. (a) 賣方為第 A 節各部份規定的登記表格將於 ifc 會場及外加會場(如適用)派發。有意參與第 A 節的第 1 部份、第 2 部份、第 3 部份或第 4 部份的第 A 節登記人須親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)於出售首天在第 A 節報到時段內到 ifc 會場或(如賣方有所指示)外加會場遞交僅一份由第 A 節登記人填妥及簽署的以賣方規定的格式的登記表格。遞交登記表格截止時間為出售首天下午 4 時 30 分。逾期遞交或在第 A 節報到時段以外遞交的恕不受理。為免疑問，沒有在第 A 節報到時段遞交登記表格的第 A 節登記人不可參與第 A 節。
- (b) 第 A 節登記人須於其登記表格上表明以下資料:-
- 其有意參與第 A 節的哪一個部份(每一個第 A 節登記人只可以表示參與第 A 節的一個部份);及
  - (適用於有意參與第 1 部份或第 2 部份的第 A 節登記人)有意購買的單位組合的數量。
5. (a) 賣方核實第 A 節登記人身份後，第 A 節將分為四部份及順序以第 1 部份、第 2 部份、第 3 部份及第 4 部份進行。
- (b) 第 A 節第 1 部份及第 A 節第 2 部份每部分的揀選指明住宅物業的優先次序會以第 A 節登記人在其登記表格上表明有意購買的單位組合的數量決定(有意購買的單位組合的數量越多，優先次序越高)。每個單位組合的數量稱為一個「類別」。如果同一個類別有多於一個第 A 節登記人，該類別的第 A 節登記人的優先次序會以抽籤方式決定。為免疑問，受制於登記人的合資格性及揀選指明住宅物業的規則，如果一位第 A 節登記人所揀選的單位組合的數量(「揀選數量」)少於該第 A 節登記人在其登記表格上表明有意購買的單位組合的數量，該第 A 節登記人會被允許參與第 A 節同一部份的隨後的揀選數量的類別，以選購揀選數量的單位組合。
- (c) 第 A 節第 3 部份及第 A 節第 4 部份每部分的揀選指明住宅物業的優先次序會以抽籤方式決定。獨立抽籤將會分別在第 A 節第 3 部份及第 A 節第 4 部份開始時進行以決定每位第 A 節登記人揀選指明住宅物業的優先次序。
- (d) 受制於登記人的合資格性及揀選指明住宅物業的規則：
- 沒有在第 A 節第 1 部份選購任何指明住宅物業的第 A 節登記人可參與第 A 節第 3 部份(如適用)。
  - 沒有在第 A 節第 2 部份選購任何指明住宅物業的第 A 節登記人可參與第 A 節第 4 部份(如適用)。
- (e) 為免疑問，以下第 A 節登記人不可參與第 A 節緊接的下一個部份或任何餘下部份(如適用)：
- 第 A 節登記人已在第 A 節任何一個部份購買指明住宅物業；及
  - 第 A 節登記人已在第 A 節任何一個部份揀選指明住宅物業但沒有簽署該等已揀選的指明住宅物業的臨時買賣合約，在此情況下，賣方保留禁止該第 A 節登記人購買第 A 節的

任何指明住宅物業的絕對酌情權。

- (f) 為免疑問，沒有在第 A 節任何部份選購任何指明住宅物業的第 A 節登記人不可以第 A 節登記人身份參與第 B 節。
6. (a) 每一份有效的登記表格可獲分配 1 個籌。抽籤結果，包括「登記號碼」及「抽籤結果順序」將於 ifc 會場及外加會場(如適用)作出公佈及/或貼出告示。第 A 節登記人將不獲另行通知抽籤結果。
- (b) 第 A 節登記人須按上述第 5 段程序決定的優先次序順序有秩序地及於合理時間內親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)揀選於當時仍可供揀選的指明住宅物業。在其部份進行選購指明住宅物業之時離開 ifc 會場及/或外加會場(如適用)之第 A 節登記人將被取消參與選購指明住宅物業的資格及其優先次序將立即失效。
- (c) 第 A 節登記人須遵守上述第(I)部份的摘要列出適用於第 A 節該部份的規則選購指明住宅物業，否則其優先次序將自動失效，第 A 節登記人將不再享有參與第 A 節該部份的資格。
- (d) 如果第 A 節登記人在第 A 節的其中一個部份選購的指明住宅物業數目多於其遞交購樓意向登記(表格 A)時附有本票的數目，第 A 節登記人須為每一多出之指明住宅物業即場向賣方補交一張本票。每張本票金額為港幣\$200,000 及抬頭人須為「孖士打律師行」。
7. 如第 A 節的其中一個部份餘下可供選購的指明住宅物業數目不能滿足第(I)部份的摘要列出對此第 A 節的其中一個部份的規則，則：
- (就第 A 節第 1 部份/ 第 2 部份而言)第 A 節第 1 部份/ 第 2 部份將會完結及餘下的指明住宅物業將會在第 A 節第 3 部份出售；  
及
  - (就第 A 節第 3 部份/ 第 4 部份而言)第 A 節第 3 部份/ 第 4 部份將會完結及餘下的指明住宅物業將會在第 B 節出售。
8. 如果第 A 節登記人遵從本銷售安排第(I)部份的摘要列出的規則成功揀選指明住宅物業，第 A 節登記人須親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)簽署一份或多份臨時買賣合約購買其揀選的指明住宅物業。
9. 在簽署臨時買賣合約前，第 A 節登記人可即時通知賣方增加及/或刪除簽署臨時買賣合約的個人，惟須受以下所限：
- (a) 第 A 節登記人將不可先刪除然後增加簽署臨時買賣合約的個人；
- (b) 如第 A 節登記人希望加入任何個人，則在加入任何個人之前所有組成登記人的個人必須互相為對方的**近親**(即配偶、父母、子女、兄弟及姊妹)及新加入之個人必須為所有組成第 A 節登記人的個人的近親，登記人須提供令賣方滿意的該近親關係的證明，就此賣方的決定為最終；
- (c) 如第 A 節登記人希望刪除任何個人，則在刪除任何個人之前所有組成第 A 節登記人的個人必須互相為對方的**近親家庭成員**(即配偶、父母、子女、兄弟、姊妹、祖父母、外祖父母、孫、孫女、外孫及外孫女)及登記人須提供令賣方滿意的該近親家庭成員關係的證明，就此賣方的決定為最終。
10. 所有人須以買家身份親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)簽署臨時買賣合約。賣方保留其絕對酌情權允許或拒絕第 A 節登記人增加及/或刪除任何個人的要求。
11. 如有任何爭議，賣方保留絕對酌情權以決定任何有關第 A 節的事宜，就此賣方的決定為最終並對所有登記人具約束力。

### (III) 第 B 節的程序

為免存疑，所有之前遞交予賣方的購樓意向登記(表格 B) (如有) (除非根據購樓意向登記(表格 B)之登記條款變成無效) 將會被納入第 B 節。

12. 有意購買任何在第 B 節出售的指明住宅物業的合資格人士(下稱「第 B 節登記人」)須遵從本銷售安排第(I)部份的摘要列出的規則及第(III)及(IV)部份指定的程序。

13. 賣方有權利押後第 B 節開始的時間直至第 A 節完畢為止。第 B 節登記人將不獲另行通知該更改。
14. 第 B 節登記人須從指明住宅物業的相關價單提供後至 2018 年 7 月 21 日下午 3 時於辦公時間內(即星期一至五中午 12 時至晚上 8 時及星期六、日及公眾假期中午 12 時至晚上 8 時)到 ifc 會場：
- (a) 遞交一份已填妥及由第 B 節登記人簽署的購樓意向登記(表格 B)；
  - (b) 購樓意向登記(表格 B)須附有本票，本票的數目須與第 B 節登記人於購樓意向登記(表格 B)內填寫的意欲購買的指明住宅物業數目相同，惟不能多於 2 個。每張本票金額為港幣\$200,000 及抬頭人須為「孖士打律師行」；及
  - (c) 遞交第 B 節登記人的香港身份證/護照。
- 遞交購樓意向登記(表格 B)截止時間為 2018 年 7 月 21 日下午 3 時。逾期遞交或在辦公時間以外遞交的恕不受理。
15. 第 B 節登記人的選購指明住宅物業的優先次序
- (a) 持有有效的購樓意向登記(表格 B)之第 B 節登記人須於出售首天下午 5 時至下午 5 時 30 分(「第 B 節報到時段」)親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)到達 ifc 會場。賣方可基於流程、效率、方便、安全及/或其他便利銷售的原因使用外加會場以容納部份第 B 節登記人，並於 ifc 會場及外加會場作出公布及/或貼出告示。
  - (b) 為核實身份，第 B 節登記人須攜同有效的購樓意向登記(表格 B)收據正本及其香港身份證/護照正本或(如適用)其授權人的香港身份證/護照正本。於出售首天第 B 節報到時段以外的時間才到達 ifc 會場或(如賣方指示)外加會場的第 B 節登記人將不享有參與第 B 節的資格。
  - (c) 於第 B 節開始時，賣方將會召集在出售首天前已購買該期數任何一個實用面積為 1,000 平方呎或以上的住宅物業的第 B 節登記人(「優先第 B 節登記人」)，首先選購指明住宅物業。如果有多於一個優先第 B 節登記人，優先第 B 節登記人之間的優先順序將以抽籤決定。沒有在賣方召集時出現的優先第 B 節登記人須放棄成為優先第 B 節登記人的機會，並繼續作為餘下的第 B 節登記人之一。如有任何爭議，賣方保留核實和決定一位第 B 節登記人是否有資格成為優先第 B 節登記人的權利。餘下的第 B 節登記人的優先順序會由另外的抽籤決定。
  - (d) 抽籤將分階段進行。為第 B 節抽籤的目的，每一份購樓意向登記(表格 B)可獲分配 1 個籌。賣方會將抽籤結果，包括「登記號碼」及「抽籤結果順序」於 ifc 會場及外加會場(如適用)公布及/或貼出告示。第 B 節登記人將不獲另行通知抽籤結果。
  - (e) 在其部份進行選購指明住宅物業之時離開 ifc 會場及/或外加會場(如適用)之第 B 節登記人將被取消參與選購指明住宅物業的資格及其優先次序將立即失效。
16. (a) 緊隨以上抽籤程序後，第 B 節登記人須按上述第 15 段程序決定的優先次序順序有秩序地及於合理時間內親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)揀選於當時仍可供揀選的指明住宅物業。第 B 節登記人須遵守上述第(I)部份的摘要列出適用於第 B 節的規則選購 1 個或 2 個指明住宅物業，否則其優先次序將自動失效，第 B 節登記人將不再享有參與第 B 節的資格。
- (b) 如果第 B 節登記人遵從本銷售安排第(I)部份的摘要列出的規則成功揀選指明住宅物業，第 B 節登記人須親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)簽署臨時買賣合約購買其揀選的指明住宅物業。
  - (c) 在簽署臨時買賣合約前，第 B 節登記人可即時通知賣方增加簽署臨時買賣合約的個人，惟新加入之個人必須為所有組成第 B 節登記人的個人的近親(即配偶、父母、子女、兄弟及姊妹)及登記人須提供令賣方滿意的該近親關係的證明，就此賣方的決定為最終。所有人須以買家身份親身(或其按賣方所規定的格式並有效地簽署的授權書所委任的授權人)簽署臨時買賣合約。賣方保留其絕對酌情權允許或拒絕登記人增加任何個人的名字的要求。
17. 如有任何爭議，賣方保留絕對酌情權以決定任何有關第 B 節的事宜，就此賣方的決定為最終並對所有登記人具約束力。

**(IV) 一般程序**

18. 每人(不論單獨或與他方聯名)只可登記(a) 一份有效的購樓意向登記(表格 A)及/或(b) 一份有效的購樓意向登記(表格 B)，在第 A 節或第 B 節中的重複的登記將不會被接受。購樓意向登記(表格 A) / 購樓意向登記(表格 B)只適用於登記人本人及不能轉讓。遞交購樓意向登記(表格 A) / 購樓意向登記(表格 B)次序不會影響揀選指明住宅物業的優先次序。如有爭議，賣方保留權利決定購樓意向登記(表格 A) / 購樓意向登記(表格 B)是否有效及是否應被納入參與此銷售安排選購指明住宅物業。
19. 如登記人成功購入任何指明住宅物業，本票將會用作支付購買指明住宅物業的部份臨時訂金。
20. 如抽籤結果或銷售程序任何部份有任何錯誤或遺漏，賣方無須向登記人承擔任何責任。
21. 如登記人並無購入任何指明住宅物業或其購入之指明住宅物業數目少於其於相關購樓意向登記述明者，可於 2018 年 7 月 22 日至 2018 年 7 月 23 日辦公時間內(即星期一至五中午 12 時至晚上 8 時及星期六、日及公眾假期中午 12 時至晚上 8 時)親臨 ifc 會場辦理取回未使用的本票。登記人必須攜同登記人香港身份證 / 護照正本(如以獲授權人士取回未使用的本票，則須攜同登記人香港身份證/護照副本)、有效的購樓意向登記(表格 A) / 購樓意向登記(表格 B)收據正本、及(如適用)有效的授權信及獲授權人士之香港身份證 / 護照副本。
22. 在當抽籤及合資格人士根據上述程序選購指明住宅物業完畢後，餘下的指明住宅物業(如有)將以先到先得形式向任何有意購買的人士發售。如有任何爭議，賣方保留絕對權利以任何方式(包括抽籤)分配任何指明住宅物業予任何有意購買的人士。
23. 賣方保留權利在所有指明住宅物業已售出的情況下於任何時間關閉 ifc 會場及外加會場(如適用)，惟 ifc 會場會於上述第 21 段指明的時間內開放以用作辦理取回未使用的本票。
24. 如在可遞交購樓意向登記(表格 A) / 購樓意向登記(表格 B)的任何一天及/或出售首天上午 10 時至晚上 8 時的任何時間內，八號或更高熱帶氣旋警告信號或黑色暴雨警告信號在香港生效，為保障登記人的安全及維持 ifc 會場及/或外加會場(如適用)的秩序，賣方保留絕對權利更改遞交購樓意向登記(表格 A) / 購樓意向登記(表格 B)的日期及/或時間(包括截止日期及/或時間)及/或出售首天至賣方認為合適的其他日期及/或時間及/或關閉 ifc 會場及/或外加會場(如適用)。賣方會將安排的詳情於賣方為發展項目的期數指定的互聯網網站的網址([www.victoriaharbour.com.hk](http://www.victoriaharbour.com.hk))公布。登記人將不獲另行通知。

2018 年 7 月 22 日及之後：

25. 在根據上述程序完成合資格人士選購指明住宅物業的前提下，餘下的指明住宅物業(如有)將以先到先得形式向任何有意購買的人士發售。如有任何爭議，賣方保留絕對權利以任何方式(包括抽籤)分配任何餘下的指明住宅物業予任何有意購買的人士。
26. 賣方保留權利在所有指明住宅物業已售出的情況下於任何時間關閉 ifc 會場，惟 ifc 會場會於上述第 21 段指明的時間內開放以用作辦理取回未使用的本票。
27. 如賣方根據本銷售安排延遲出售首天至其他日期，其後的出售日期將會順延。
28. 如在任何出售日期(除出售首天)的上午 10 時至晚上 8 時的任何時間內，八號或更高熱帶氣旋警告信號或黑色暴雨警告信號在香港生效，為保障登記人的安全及維持 ifc 會場的秩序，賣方保留絕對權利關閉 ifc 會場。賣方會將安排的詳情於賣方為發展項目的期數指定的互聯網網站的網址([www.victoriaharbour.com.hk](http://www.victoriaharbour.com.hk))公布。
29. 倘若本銷售安排中英文文本有異，以英文文本為準。

**The method to be used, where 2 or more persons are interested in purchasing a particular specified residential property, to determine the order of priority in which each of those persons may proceed with the purchase:**

在有兩人或多於兩人有意購買同一個指明住宅物業的情況下，將會使用何種方法決定每名該等人士可購買該物業的優先次序：

Please refer to the above method

請參照上述方法

## Other matters

### 其他事項

Persons interested in purchasing the specified residential properties are offered and invited to view the specified residential property(ies) which he/she/they intends to purchase or their comparable residential properties if it is not reasonably practicable for the specified residential property(ies) to be viewed (the residential properties that are made available for viewing are collectively referred to as "**Properties for Viewing**"). Persons interested in purchasing the specified residential properties are reminded that specified residential property(ies) will not be held for any person's viewing of any of the Properties for Viewing prior to the signing of the Preliminary Agreement for Sale and Purchase. Persons interested in purchasing the specified residential properties are therefore advised to make prior arrangements to view the Properties for Viewing.

有意購買指明住宅物業的人士將獲安排及邀請參觀其意欲購買的指明住宅物業，或如開放指明住宅物業以供參觀並非合理地切實可行，則將獲安排及邀請參觀與指明住宅物業相若的住宅物業（可供參觀的住宅物業統稱為「供參觀物業」）。有意購買指明住宅物業的人士請注意，賣方不會為任何人保留該指明住宅物業以待其於簽署臨時買賣合約之前參觀任何供參觀物業。故特此建議所有有意購買指明住宅物業的人士前事先安排參觀供參觀物業。

**Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at:**

載有上述銷售安排的資料的文件印本可供公眾免費領取於：

9/F, One International Finance Centre, 1 Harbour View Street, Hong Kong

香港港景街 1 號國際金融中心一期 9 樓

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^ Remarks: Towers 1, 2, 3, 5 and 5A and 6 (with Tower 4 omitted) of the residential development in the Phase are called "Victoria Harbour".

^ 備註：期數中住宅發展項目的第 1、2、3、5 及 5A 及 6 座（不設第四座）稱為「海璇」。