

INFORMATON ON THE DEVELOPMENT 發展項目的資料

Name of the Development

King's Hill

Name of the street and the street number

38 Western Street

Total number of storeys

29 storeys

The above number of storeys does not include the electrical/mechanical(E/M) basement floor, electrical/mechanical (E/M) Mezzanine floor, transfer plate, roof floor, lift machine room floor and fan room floor.

Floor numbering as provided in the approved building plans for the Development

Basement Floor, Ground Floor, Mezzanine Floor, 1/F-3/F, 5/F-12/F, 15/F-23/F, 25/F-31/F and 32/F Penthouse.

Omitted floor numbers

4/F, 13/F, 14/F and 24/F are omitted

Refuge floor

Located on part of roof floor

發展項目名稱

明德山

街道名稱及門牌號數

西邊街38號

樓層總數

29層

上述樓層數目不包括機電地庫層，機電閣樓，轉換層，天台層，升降機機房層及風機房層。

發展項目的經批准的建築圖則所規定的樓層號數

地庫層，地下，閣樓，1樓至3樓，5樓至12樓，15樓至23樓，25樓至31樓及32樓頂層單位。

被略去的樓層號數

不設4樓、13樓、14樓及24樓

庇護層

設於部份之天台層

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

Vendor

Fame Amuse Limited

Holding companies of the Vendor

Worth Plus Investments Limited
Assets Garden Holdings Limited
Sun Hung Kai Properties Limited

Authorized Person

Cheng Yuk Leung

The firm or corporation of which the authorized person is a proprietor, director or employee in his or her professional capacity

Aedas Limited

Building Contractor

Teamfield Building Contractors Limited

Solicitors for the Vendor

Mayer Brown

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

Sun Hung Kai Properties Holding Investment Limited

賣方

Fame Amuse Limited

賣方的控權公司

Worth Plus Investments Limited
Assets Garden Holdings Limited
新鴻基地產發展有限公司

認可人士

鄭育良

認可人士以其專業身份擔任經營人、董事或僱員的商號或法團
凱達環球有限公司

承建商

添輝建築有限公司

賣方代表律師

孖士打律師行

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
不適用

已為發展項目的建造提供貸款的任何其他人
Sun Hung Kai Properties Holding Investment Limited

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

(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 that 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.	The Building Contractor, Teamfield Building Contractors Limited, is an associate corporation of the Vendor and its holding companies.

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

(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。	承建商添輝建築有限公司屬賣方及其控權公司的有聯繫法團。

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

There is no non-structural prefabricated external walls forming part of the enclosing walls of the Development.

發展項目沒有非結構的預製外牆構成圍封牆的一部份。

There are curtain walls forming part of the enclosing walls of the Development.

發展項目有構成圍封牆的一部份的幕牆。

The range of thickness of the curtain walls is 300mm.

幕牆的厚度範圍為300毫米。

SCHEDULE OF TOTAL AREA OF THE CURTAIN WALLS OF EACH RESIDENTIAL PROPERTY

每個住宅物業的幕牆總面積表

Unit 單位	Floor 樓層	Total area of the curtain walls of each residential property (sq.m.) 每個住宅物業的幕牆的總面積 (平方米)
A		1.361
B	2/F,3/F,	0.829
C	5/F-12/F, 15/F- 23/F	1.377
D	2樓, 3樓,	0.630
E	5樓-12樓,	0.769
F	15樓-23樓	0.962
G		2.220
A		1.436
B	26/F	1.421
C	26樓	1.234
D		1.896
E		4.482
A		1.998
B	27/F-31/F	1.977
C	27樓-31樓	1.234
D		1.896
E		4.482
A	32/F	3.754
B	Penthouse	1.792
C	32樓 頂層單位	4.023

INFORMATION ON PROPERTY MANAGEMENT 物業管理的資料

The Manager appointed under the deed of mutual covenant that has been executed
Royal Elite Service Company Limited

根據已簽立的公契獲委任的管理人
帝譽服務有限公司