

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

Description of Residential Property 物業的描述	Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
House H1 H1獨立屋	153.769 ( 1655 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	3.314 ( 36 )	152.392 ( 1640 )	-	63.999 ( 689 )	-	-	-
House H2 H2獨立屋	145.845 ( 1570 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	3.292 ( 35 )	128.597 ( 1384 )	-	61.841 ( 666 )	-	-	-
House H3 H3獨立屋	145.845 ( 1570 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	3.292 ( 35 )	128.597 ( 1384 )	-	61.841 ( 666 )	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

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住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

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Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 1 第1座	2/F 2樓	A	123.343 ( 1328 ) Balcony 露台 : - Utility Platform 工作平台 : 3.167 ( 34 ) Verandah 陽台 : -	-	-	-	21.054 ( 227 )	124.009 ( 1335 )	-	-	-	-	-	
		B	80.442 ( 866 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	14.876 ( 160 )	68.425 ( 737 )	-	-	-	-	-	
		C	92.917 ( 1000 ) Balcony 露台 : - Utility Platform 工作平台 : 1.441 ( 16 ) Verandah 陽台 : -	-	-	-	22.919 ( 247 )	56.372 ( 607 )	-	-	-	-	-	
	3/F 3樓	A	129.184 ( 1391 ) Balcony 露台 : 5.841 ( 63 ) Utility Platform 工作平台 : 3.167 ( 34 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		B	83.963 ( 904 ) Balcony 露台 : 3.488 ( 38 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		C	90.694 ( 976 ) Balcony 露台 : 4.212 ( 45 ) Utility Platform 工作平台 : 1.441 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-

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Tower 1 第1座	5/F-12/F & 15/F-19/F 5樓至12樓及15樓至19樓	A	129.184 ( 1391 ) Balcony 露台 : 5.841 ( 63 ) Utility Platform 工作平台 : 3.167 ( 34 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		B	83.952 ( 904 ) Balcony 露台 : 3.488 ( 38 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		C	91.023 ( 980 ) Balcony 露台 : 4.541 ( 49 ) Utility Platform 工作平台 : 1.441 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
	20/F 20樓	A	150.678 ( 1622 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	105.626 ( 1137 )	-	-	137.774 ( 1483 )	-	-	-

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Tower 2 第2座	2/F 2樓	A	92.415 ( 995 ) Balcony 露台 : - Utility Platform 工作平台 : 1.501 ( 16 ) Verandah 陽台 : -	-	-	-	31.929 ( 344 )	55.676 ( 599 )	-	-	-	-	-
		B	90.335 ( 972 ) Balcony 露台 : - Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 : -	-	-	-	29.400 ( 316 )	51.997 ( 560 )	-	-	-	-	-
		C	44.743 ( 482 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	17.717 ( 191 )	-	-	-	-	-	-
		D	58.597 ( 631 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	12.367 ( 133 )	-	-	-	-	-	-
	3/F 3樓	A	85.742 ( 923 ) Balcony 露台 : - Utility Platform 工作平台 : 1.501 ( 16 ) Verandah 陽台 : -	-	-	-	3.787 ( 41 )	-	-	-	-	-	-
		B	83.662 ( 901 ) Balcony 露台 : - Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 : -	-	-	-	3.787 ( 41 )	-	-	-	-	-	-
		C	48.111 ( 518 ) Balcony 露台 : 2.001 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		D	62.259 ( 670 ) Balcony 露台 : 2.174 ( 23 ) Utility Platform 工作平台 : 1.413 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-

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Tower 2 第2座	5/F-12/F & 15/F-19/F 5樓至12樓及15樓至19樓	A	90.210 ( 971 ) Balcony 露台 : 4.468 ( 48 ) Utility Platform 工作平台 : 1.501 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		B	88.130 ( 949 ) Balcony 露台 : 4.468 ( 48 ) Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		C	48.111 ( 518 ) Balcony 露台 : 2.001 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
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	20/F 20樓	A	103.576 ( 1115 ) Balcony 露台 : - Utility Platform 工作平台 : 1.501 ( 16 ) Verandah 陽台 : -	-	-	-	42.075 ( 453 )	-	-	98.443 ( 1060 )	-	-	-
		B	79.490 ( 856 ) Balcony 露台 : - Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	19.236 ( 207 )	-	-	74.195 ( 799 )	-	-	-

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		B	90.335 ( 972 ) Balcony 露台 :- Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 :-	-	-	-	29.400 ( 316 )	54.851 ( 590 )	-	-	-	-	-	
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	3/F 3樓	A	86.284 ( 929 ) Balcony 露台 :- Utility Platform 工作平台 : 1.501 ( 16 ) Verandah 陽台 :-	-	-	-	3.787 ( 41 )	-	-	-	-	-	-	-
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		B	88.130 ( 949 ) Balcony 露台 : 4.468 ( 48 ) Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
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- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)										
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 5 第5座	2/F 2樓	A	103.434 ( 1113 ) Balcony 露台 :- Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 :-	-	-	-	31.920 ( 344 )	71.629 ( 771 )	-	-	-	-	-	
		B	93.006 ( 1001 ) Balcony 露台 :- Utility Platform 工作平台 : 1.502 ( 16 ) Verandah 陽台 :-	-	-	-	29.400 ( 316 )	55.579 ( 598 )	-	-	-	-	-	
		C	58.507 ( 630 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	22.926 ( 247 )	-	-	-	-	-	-	-
		D	44.300 ( 477 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	25.625 ( 276 )	-	-	-	-	-	-	-
		E	88.800 ( 956 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	26.414 ( 284 )	23.985 ( 258 )	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)										
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 5 第5座	3/F 3樓	A	96.486 ( 1039 ) Balcony 露台 : - Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 : -	-	-	-	4.017 ( 43 )	-	-	-	-	-	-	
		B	86.333 ( 929 ) Balcony 露台 : - Utility Platform 工作平台 : 1.502 ( 16 ) Verandah 陽台 : -	-	-	-	3.787 ( 41 )	-	-	-	-	-	-	
		C	62.175 ( 669 ) Balcony 露台 : 2.174 ( 23 ) Utility Platform 工作平台 : 1.415 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		D	47.778 ( 514 ) Balcony 露台 : 2.001 ( 22 ) Utility Platform 工作平台 : 1.556 ( 17 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		E	93.768 ( 1009 ) Balcony 露台 : 3.378 ( 36 ) Utility Platform 工作平台 : 1.704 ( 18 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。



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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)										
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 5 第5座	5/F-12/F & 15/F-19/F 5樓至12樓及15樓至19樓	A	101.233 ( 1090 ) Balcony 露台 : 4.747 ( 51 ) Utility Platform 工作平台 : 1.503 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	
		B	90.801 ( 977 ) Balcony 露台 : 4.468 ( 48 ) Utility Platform 工作平台 : 1.502 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		C	62.175 ( 669 ) Balcony 露台 : 2.174 ( 23 ) Utility Platform 工作平台 : 1.415 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		D	47.778 ( 514 ) Balcony 露台 : 2.001 ( 22 ) Utility Platform 工作平台 : 1.556 ( 17 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		E	93.768 ( 1009 ) Balcony 露台 : 3.378 ( 36 ) Utility Platform 工作平台 : 1.704 ( 18 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
	20/F 20樓	A	109.677 ( 1181 ) Balcony 露台 : - Utility Platform 工作平台 : 1.502 ( 16 ) Verandah 陽台 : -	-	-	-	49.032 ( 528 )	-	-	104.493 ( 1125 )	-	-	-	-
		B	96.226 ( 1036 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	73.651 ( 793 )	-	-	90.229 ( 971 )	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 6A 第6A座	2/F 2樓	C	32.154 ( 346 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	6.152 ( 66 )	-	-	-	-	-	-
		D	32.083 ( 345 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	5.549 ( 60 )	-	-	-	-	-	-
		E	32.298 ( 348 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	6.707 ( 72 )	-	-	-	-	-	-
		F	59.021 ( 635 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	9.929 ( 107 )	10.456 ( 113 )	-	-	-	-	-
	3/F 3樓	C	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-
		D	34.156 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-
		E	34.197 ( 368 ) Balcony 露台 : 1.967 ( 21 ) Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-
		F	62.475 ( 672 ) Balcony 露台 : 2.031 ( 22 ) Utility Platform 工作平台 : 1.423 ( 15 ) Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 ( 包括露台、工作平台及陽台 (如有) ) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 6A 第6A座	5/F & 6/F 5樓及6樓	A	79.351 ( 854 ) Balcony 露台 : 2.866 ( 31 ) Utility Platform 工作平台 : 1.508 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		B	48.609 ( 523 ) Balcony 露台 : 1.979 ( 21 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		C	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		D	34.156 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		E	34.197 ( 368 ) Balcony 露台 : 1.967 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		F	62.475 ( 672 ) Balcony 露台 : 2.031 ( 22 ) Utility Platform 工作平台 : 1.423 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 6A 第6A座	7/F-12/F & 15/F-19/F 7樓至12樓及15樓至19樓	A	79.351 ( 854 ) Balcony 露台 : 2.866 ( 31 ) Utility Platform 工作平台 : 1.508 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		B	55.155 ( 594 ) Balcony 露台 : 2.086 ( 22 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		C	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		D	34.156 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		E	34.197 ( 368 ) Balcony 露台 : 1.967 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-
		F	62.475 ( 672 ) Balcony 露台 : 2.031 ( 22 ) Utility Platform 工作平台 : 1.423 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 6A 第6A座	20/F 20樓	A	104.425 ( 1124 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	41.857 ( 451 )	-	-	108.210 ( 1165 )	-	-	-
		C	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	24.849 ( 267 )	-	-	-	
		D	34.156 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	29.349 ( 316 )	-	-	-	
		E	34.197 ( 368 ) Balcony 露台 : 1.967 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	30.603 ( 329 )	-	-	-	
		F	62.475 ( 672 ) Balcony 露台 : 2.031 ( 22 ) Utility Platform 工作平台 : 1.423 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	50.590 ( 545 )	-	-	-	

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。



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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 6B 第6B座	2/F 2樓	B	62.835 ( 676 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	18.377 ( 198 )	-	-	-	-	-	-
		C	44.632 ( 480 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	8.247 ( 89 )	-	-	-	-	-	-
		D	32.154 ( 346 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	6.152 ( 66 )	-	-	-	-	-	-
		E	32.154 ( 346 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	6.152 ( 66 )	-	-	-	-	-	-
		F	32.154 ( 346 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	6.152 ( 66 )	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 6B 第6B座	3/F 3樓	B	66.502 ( 716 ) Balcony 露台 : 2.255 ( 24 ) Utility Platform 工作平台 : 1.412 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		C	48.083 ( 518 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		D	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		E	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		F	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)										
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 6B 第6B座	5/F & 6/F 5樓及6樓	A	47.278 ( 509 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	
		B	66.113 ( 712 ) Balcony 露台 : 2.255 ( 24 ) Utility Platform 工作平台 : 1.412 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	
		C	48.083 ( 518 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		D	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		E	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		F	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		G	49.696 ( 535 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 6B 第6B座	7/F-12/F & 15/F-19/F 7樓至12樓及15樓至19樓	A	53.846 ( 580 ) Balcony 露台 : 2.059 ( 22 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		B	65.951 ( 710 ) Balcony 露台 : 2.255 ( 24 ) Utility Platform 工作平台 : 1.412 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		C	48.083 ( 518 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		D	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		E	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		F	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		G	55.538 ( 598 ) Balcony 露台 : 2.150 ( 23 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)										
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 6B 第6B座	20/F 20樓	A	83.461 ( 898 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	35.675 ( 384 )	-	-	75.444 ( 812 )	-	-	-	
		C	48.083 ( 518 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	37.039 ( 399 )	-	-	-	-	
		D	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	22.786 ( 245 )	-	-	-	-
		E	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	22.336 ( 240 )	-	-	-	-
		F	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	24.849 ( 267 )	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。



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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 7A 第7A座	2/F 2樓	A	49.314 ( 531 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	5.633 ( 61 )	-	-	-	-	-	-
		B	49.018 ( 528 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	4.955 ( 53 )	-	-	-	-	-	-
		C	32.674 ( 352 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	5.637 ( 61 )	-	-	-	-	-	-
		D	48.275 ( 520 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	7.966 ( 86 )	-	-	-	-	-	-
		E	33.203 ( 357 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	11.806 ( 127 )	-	-	-	-	-	-
		F	32.480 ( 350 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	2.187 ( 24 )	-	-	-	-	-	-
		G	32.154 ( 346 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	3.318 ( 36 )	-	-	-	-	-	-
		H	32.547 ( 350 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	2.815 ( 30 )	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 7A 第7A座	3/F & 5/F-6/F 3樓及5樓至6樓	A	52.808 ( 568 ) Balcony 露台 : 2.026 ( 22 ) Utility Platform 工作平台 : 1.468 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		B	52.512 ( 565 ) Balcony 露台 : 2.026 ( 22 ) Utility Platform 工作平台 : 1.468 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		C	34.679 ( 373 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		D	51.726 ( 557 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		E	35.315 ( 380 ) Balcony 露台 : 2.112 ( 23 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		F	34.355 ( 370 ) Balcony 露台 : 1.982 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		G	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		H	34.552 ( 372 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 7A 第7A座	7/F 7樓	A	52.808 ( 568 ) Balcony 露台 : 2.026 ( 22 ) Utility Platform 工作平台 : 1.468 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		B	52.512 ( 565 ) Balcony 露台 : 2.026 ( 22 ) Utility Platform 工作平台 : 1.468 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		C	34.679 ( 373 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		D	51.726 ( 557 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		E	35.315 ( 380 ) Balcony 露台 : 2.112 ( 23 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		F	34.355 ( 370 ) Balcony 露台 : 1.982 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		G	34.159 ( 368 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		H	34.552 ( 372 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)										
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院	
Tower 7A 第7A座	8/F-12/F & 15/F-19/F 8樓至12樓及15樓至19樓	A	63.972 ( 689 ) Balcony 露台 : 2.026 ( 22 ) Utility Platform 工作平台 : 1.279 ( 14 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	
		B	52.512 ( 565 ) Balcony 露台 : 2.026 ( 22 ) Utility Platform 工作平台 : 1.468 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		C	34.679 ( 373 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		D	51.726 ( 557 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		E	35.315 ( 380 ) Balcony 露台 : 2.112 ( 23 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		F	34.355 ( 370 ) Balcony 露台 : 1.982 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		G	33.694 ( 363 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-
		H	41.850 ( 450 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.479 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。



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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 7A 第7A座	20/F 20樓	A	84.696 ( 912 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	28.079 ( 302 )	-	-	106.480 ( 1146 )	-	-	-
		B	52.526 ( 565 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	13.465 ( 145 )	-	-	49.671 ( 535 )	-	-	-
		E	35.315 ( 380 ) Balcony 露台 : 2.112 ( 23 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	28.661 ( 309 )	-	-	-
		F	34.355 ( 370 ) Balcony 露台 : 1.982 ( 21 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	24.467 ( 263 )	-	-	-
		G	33.694 ( 363 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	-	-	-	23.206 ( 250 )	-	-	-
		H	41.850 ( 450 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.479 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	32.239 ( 347 )	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F, 13/F and 14/F are omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓、13樓及14樓。



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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 7B 第7B座	2/F 2樓	A	73.234 ( 788 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	56.402 ( 607 )	-	-	-	-	-	-
		B	70.290 ( 757 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	28.037 ( 302 )	-	-	-	-	-	-
		C	43.884 ( 472 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	3.547 ( 38 )	-	-	-	-	-	-
		D	43.694 ( 470 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	3.201 ( 34 )	-	-	-	-	-	-
		E	50.749 ( 546 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	22.464 ( 242 )	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F is omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 7B 第7B座	3/F & 5/F-6/F 3樓及5樓至6樓	A	77.386 ( 833 ) Balcony 露台 : 2.751 ( 30 ) Utility Platform 工作平台 : 1.425 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		B	74.143 ( 798 ) Balcony 露台 : 2.539 ( 27 ) Utility Platform 工作平台 : 1.419 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		C	47.353 ( 510 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		D	47.163 ( 508 ) Balcony 露台 : 2.005 ( 22 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-
		E	54.187 ( 583 ) Balcony 露台 : 1.992 ( 21 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F is omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓。

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

Description of Residential Property 物業的描述			Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)								
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭
Tower 7B 第7B座	7/F 7樓	A	78.919 ( 849 ) Balcony 露台 : 2.726 ( 29 ) Utility Platform 工作平台 : 1.425 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	67.453 ( 726 )	-	-	-
		B	69.879 ( 752 ) Balcony 露台 : 2.539 ( 27 ) Utility Platform 工作平台 : 1.419 ( 15 ) Verandah 陽台 : -	-	-	-	-	-	47.123 ( 507 )	-	-	-
		C	67.760 ( 729 ) Balcony 露台 : 2.473 ( 27 ) Utility Platform 工作平台 : 1.464 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	55.034 ( 592 )	-	-	-
		D	69.602 ( 749 ) Balcony 露台 : 2.408 ( 26 ) Utility Platform 工作平台 : 1.446 ( 16 ) Verandah 陽台 : -	-	-	-	-	-	61.042 ( 657 )	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F is omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 (包括露台、工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 8 第8座	G/F 地下	A	102.046 ( 1098 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	-	63.569 ( 684 )	-	-	-	-	-
		B	92.232 ( 993 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	-	73.552 ( 792 )	-	-	-	-	-
		C	62.407 ( 672 ) Balcony 露台 :- Utility Platform 工作平台 :- Verandah 陽台 :-	-	-	-	-	46.586 ( 501 )	-	-	-	-	-
	1/F-3/F & 5/F-7/F 1樓至3樓及5樓至7樓	A	107.095 ( 1153 ) Balcony 露台 : 5.390 ( 58 ) Utility Platform 工作平台 : 1.466 ( 16 ) Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-
		B	94.889 ( 1021 ) Balcony 露台 : 4.322 ( 47 ) Utility Platform 工作平台 : 1.466 ( 16 ) Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-
		C	65.423 ( 704 ) Balcony 露台 : 2.307 ( 25 ) Utility Platform 工作平台 : 1.418 ( 15 ) Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-
		D	66.302 ( 714 ) Balcony 露台 : 2.331 ( 25 ) Utility Platform 工作平台 : 1.571 ( 17 ) Verandah 陽台 :-	-	-	-	-	-	-	-	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F is omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓。

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

Description of Residential Property 物業的描述			Saleable Area ( including balcony, utility platform and verandah, if any ) sq. metre (sq.ft.) 實用面積 ( 包括露台、工作平台及陽台 (如有) ) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 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)									
Tower Number 大廈座號	Floor 樓層	Unit 單位		Air-conditioning plant room 空調機房	Bay window 窗台	Cockloft 閣樓	Flat roof 平台	Garden 花園	Parking space 停車位	Roof 天台	Stairhood 梯屋	Terrace 前庭	Yard 庭院
Tower 8 第8座	8/F-9/F ( Duplex ) 8樓至9樓 ( 複式 )	A	115.524 ( 1244 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	40.763 ( 439 )	-	-	52.390 ( 564 )	-	-	-
		B	106.553 ( 1147 ) Balcony 露台 : - Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	29.381 ( 316 )	-	-	49.246 ( 530 )	-	-	-
		C	95.860 ( 1032 ) Balcony 露台 : 2.307 ( 25 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	8.980 ( 97 )	-	-	40.437 ( 435 )	-	-	-
		D	95.910 ( 1032 ) Balcony 露台 : 2.331 ( 25 ) Utility Platform 工作平台 : - Verandah 陽台 : -	-	-	-	9.215 ( 99 )	-	-	40.437 ( 435 )	-	-	-

The saleable area of the residential property and the floor area of balcony, utility platform and verandah (if any) are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance; and the areas of the other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 of the Residential Properties (First-hand Sales) Ordinance.

Note:

- The areas as specified above in square feet are converted at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square feet, which may be slightly different from that shown in square metre.
- 4/F is omitted.

住宅物業的實用面積、以及露台、工作平台及陽台(如有)的樓面面積，是按照《一手住宅物業銷售條例》第8條計算得出的。其他指明項目的面積(不計算入實用面積)，是按照《一手住宅物業銷售條例》附表2第2部計算得出的。

備註:

- 上述所列之面積是以英制之平方呎列明，均以1平方米=10.764平方呎換算，並以四捨五入至整數平方呎，平方呎與平方米之數字可能有些微差異。
- 不設4樓。



B/F Floor plan  
地庫層平面圖



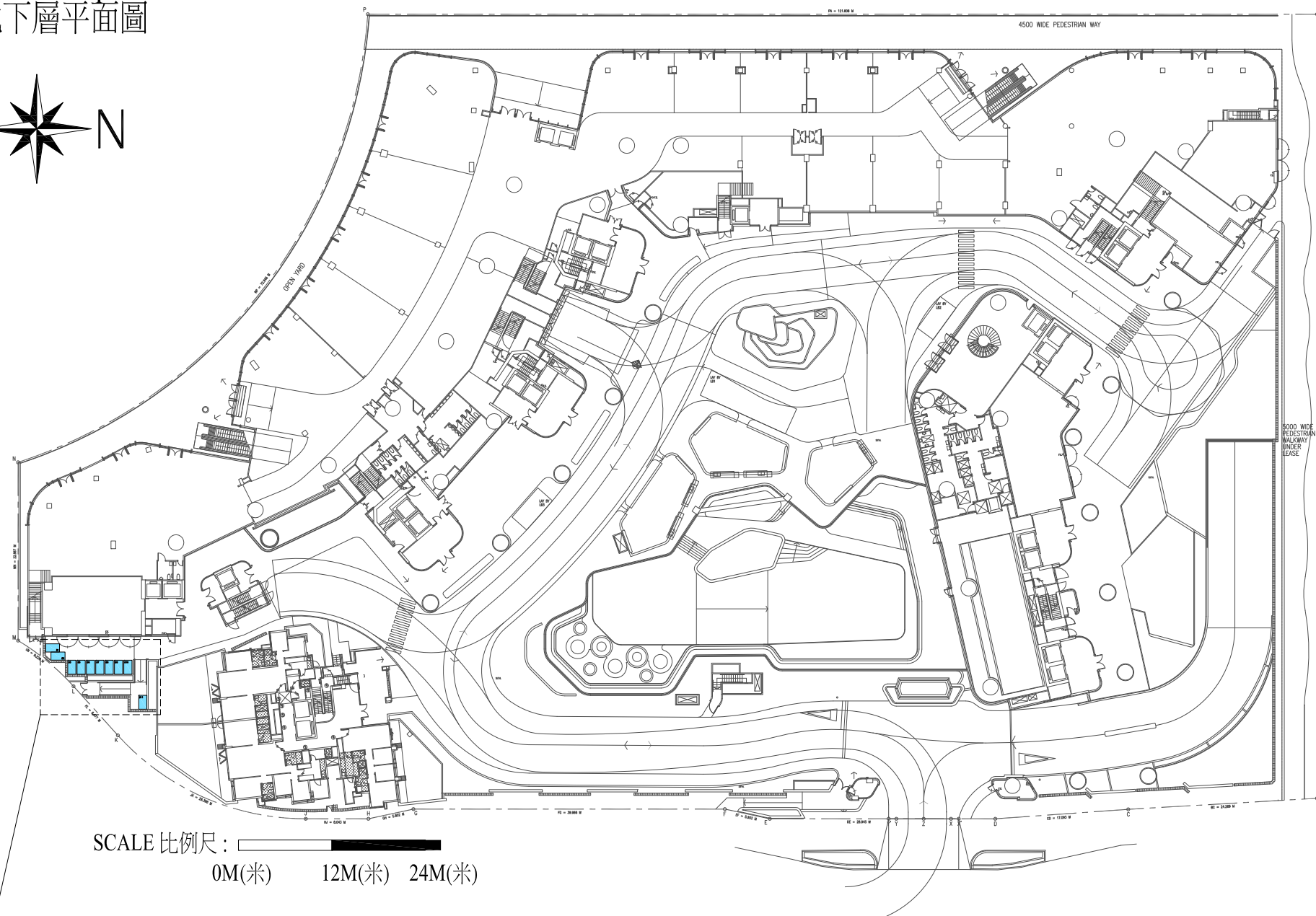
- Commercial Car Parking Spaces  
商戶停車位
- Disabled Commercial Car Parking Space  
暢通易達商戶停車位
- Commercial Motorcycle Parking Spaces  
商戶電單車停車位
- Residential Motorcycle Parking Spaces  
住宅電單車停車位
- Commercial Loading and Unloading Spaces  
商戶上落貨停車位
- Residential Loading and Unloading Spaces  
住宅上落貨停車位
- Loading and Unloading Space For Refuse  
Collection Vehicle  
垃圾車上落貨停車位
- Residential Car Parking Spaces  
住宅停車位
- Disabled Residential Car Parking Spaces  
暢通易達住宅停車位
- Residential Visitors' Parking Spaces  
住宅訪客停車位
- Disabled Residential Visitors' Parking Space  
暢通易達住宅訪客停車位
- Bicycle Parking Spaces  
單車停車位

SCALE 比例尺 : 0M(米) 12M(米) 24M(米)

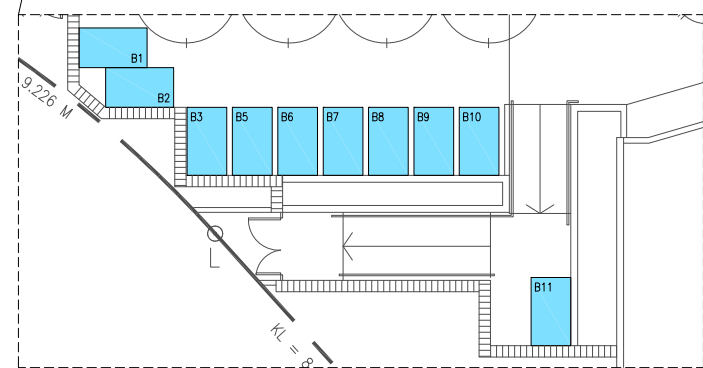
NUMBER, DIMENSIONS AND AREA OF PARKING SPACES 停車位數目、尺寸及面積

Type of Parking Space 停車位類別	Location 位置	Number 數目	Dimensions (L x W) (m) 尺寸(長 x 闊)(米)	Area of each Parking Space (sq.m.) 每個停車位面積(平方米)	Type of Parking Space 停車位類別	Location 位置	Number 數目	Dimensions (L x W) (m) 尺寸(長 x 闊)(米)	Area of each Parking Space (sq.m.) 每個停車位面積(平方米)
Residential Car Parking Spaces 住宅停車位	B/F 地庫層	152	5.0 x 2.5	12.5	Residential Motorcycle Parking Spaces 住宅電單車停車位	B/F 地庫層	14	2.4 x 1.0	2.4
Disabled Residential Car Parking Spaces 暢通易達住宅停車位		2	5.0 x 3.5	17.5	Commercial Motorcycle Parking Spaces 商戶電單車停車位		7	2.4 x 1.0	2.4
Residential Visitors' Parking Spaces 住宅訪客停車位		18	5.0 x 2.5	12.5	Residential Loading and Unloading Spaces 住宅上落貨停車位		7	11.0 x 3.5	38.5
Disabled Residential Visitors' Parking Space 暢通易達住宅訪客停車位		1	5.0 x 3.5	17.5	Commercial Loading and Unloading Spaces 商戶上落貨停車位		8	11.0 x 3.5	38.5
Commercial Car Parking Spaces 商戶停車位		70	5.0 x 2.5	12.5	Loading and Unloading Space For Refuse Collection Vehicle 垃圾車上落貨停車位		1	12.0 x 5.0	60.0
Disabled Commercial Car Parking Space 暢通易達商戶停車位		1	5.0 x 3.5	17.5	Bicycle Parking Spaces 單車停車位		15	1.8 x 0.5	0.9


G/F Floor plan  
地下層平面圖



 Bicycle Parking Spaces  
單車停車位



Part Plan of Bicycle Parking Spaces  
單車停車位部分平面圖

SCALE 比例尺:   
0M(米) 7.5M(米) 15M(米)

NUMBER, DIMENSIONS AND AREA OF PARKING SPACES 停車位數目、尺寸及面積

Type of Parking Space 停車位類別	Location 位置	Number 數目	Dimensions (L x W) (m) 尺寸(長 x 闊)(米)	Area of each Parking Space (sq.m.) 每個停車位面積(平方米)
Bicycle Parking Spaces 單車停車位	G/F 地下	10	1.8 x 1.05	1.89

## SUMMARY OF THE PRELIMINARY AGREEMENT FOR SALE AND PURCHASE 臨時買賣合約的摘要

1. A preliminary deposit of 5% is payable on the signing of the preliminary agreement sale and purchase (the “preliminary agreement”);
2. The preliminary deposit paid by the purchaser on the signing of the 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 the preliminary agreement -
  - (i) the 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.

1. 在簽署臨時買賣合約(該“臨時合約”)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。



The Deed of Mutual Covenant and Management Agreement (“DMC”) of the Development provides that: -

**A. Common Parts of the Development**

1. “Common Areas and Facilities” means collectively the Development Common Areas and Facilities, the Residential Common Areas and Facilities, the Residential Carpark Common Areas and Facilities, the Commercial Common Areas and Facilities, the Commercial Carpark Common Areas and Facilities (if any) (all as defined below) and all those parts and such of the facilities of the Development designated as common areas and facilities in any Sub-Deed(s) (as defined below).
2. “Development Common Areas and Facilities” means and includes :-
  - (a) (i) the Pedestrian Walkway;
  - (ii) the Greenery Areas (DCA); and
  - (iii) such parts of the Pedestrian Links that form part of the Development Common Areas and Facilities and other parts of the Development which are intended for common use and benefit of the Development including but not limited to such parts of the external walls and fence walls of the Development which are for the purpose of identification only shown and coloured Orange and Orange Hatched Black on the elevation plans certified by the Authorized Person and annexed to the DMC, passages, entrances, walkways, stairways, landings, platforms, boundary fence walls, lobbies, the space for the loading and unloading of refuse collection vehicles, service areas, driveways, roadways and pavements, ramps, refuse storage & material recovery chamber, fan rooms, electrical meter rooms, transformer room, switch rooms, street fire hydrant pump room, street fire hydrant water tank, fire services water tank, irrigation and cleansing water pump room (if any), fire services control room, sprinkler control room, emergency generator rooms, fuel tank rooms, sprinkler water pump rooms, flushing water pump rooms, office for Owners’ Committee (if any) or Owners’ Corporation (when formed), management office (if any), office accommodation for watchmen and caretakers, caretakers’ quarters, meter rooms, master water meter room, store rooms (if any), telecommunication broadcasting equipment rooms, landscaped areas, water features, planters and such of the drains, channels, water mains, sewers, fresh and salt water storage tanks, fresh and salt water intakes and mains, storm water storage tank (if any) and drainage connection, communal television and radio aerial systems for reception of television and radio broadcast, telecommunications and broadcasting distribution networks, cable television system (if any), wires, cables and other facilities whether ducted or otherwise which are or at any time may be in under or over or passing through the Lot through which fresh or salt water, sewage, gas, telephone, electricity and other services are supplied to the Development, trees, shrubs and other plants and vegetation, lamp posts and other lighting facilities, fire prevention and fighting equipment and apparatus, security systems and apparatus, ventilation system and any other mechanical systems, devices or facilities installed or provided in the Development intended for common use and benefit of the Development; which are (insofar as they are capable of being identified and shown on plans) for the purposes of identification only shown coloured Orange and Orange Hatched Black on the plans certified by the Authorized Person and annexed to the DMC;
  - (b) and such other areas, apparatus, devices, systems and facilities of and in the Lot and the Development as may from time to time designated as Development Common Areas and Facilities in accordance with the DMC;
  - (c) to the extent not specifically provided in paragraphs (a) and (b) above, such other parts of the Lot and the Development :-
    - (i) any parts of the Development covered by paragraph (a) of the definition of “common parts” set out in section 2 of the Building Management Ordinance (Cap.344); and/or
    - (ii) any parts specified in Schedule 1 to the Building Management Ordinance (Cap.344) and included under paragraph (b) of the definition of “common parts” set out in section 2 of the Building Management Ordinance (Cap.344);

but excluding :-

- (i) the Residential Common Areas and Facilities, the Residential Carpark Common Areas and Facilities, the Commercial Common Areas and Facilities and the Commercial Carpark Common Areas and Facilities (if any); and
- (ii) such areas within the Development the exclusive right and privilege to hold, use, occupy and enjoy which belongs to any particular Owner and such facilities within the Development serving only any particular Owner.

3. “Residential Common Areas and Facilities” means and includes those parts of the Residential Accommodation in the Development intended for the common use and benefit of the Owners, residents and licensees of the Residential Units and the bona fide guests, visitors or invitees thereof, includes but not limited to Recreational Areas and Facilities, Residential Loading and Unloading Spaces, Visitors’ Parking Spaces, Bicycle Parking Spaces, the Open Space, the Greenery Areas (RCA), such parts of the Pedestrian Links that are within the Residential Accommodation, such parts of the external walls of the Development which are for the purpose of identification only shown and coloured Yellow on the elevation plans certified by the Authorized Person and annexed to the DMC, lay-bys for motor vehicles (including taxis), landscaped areas, mail boxes, and such of the passages, Wider Lift Lobbies and Corridors, entrances, landings, halls, entrance lobbies, guard rooms, air conditioning platforms, structural walls, stairways, fire services booster pump room, store rooms, meter rooms and meter spaces and such of the lifts, lift shafts, firemen’s lifts, water tanks, aerials, meters, lighting, drains, channels, sewers, salt and fresh water intakes and mains, wires, cables, air conditioning and ventilation system and other facilities whether ducted or otherwise through which fresh or salt water, sewage, gas, electricity and other services are supplied to the Residential Accommodation, pumps, tanks, sanitary fittings, electrical installations, fittings, equipment and apparatus, fire prevention and fighting equipment and apparatus, security systems and apparatus, ventilation system and such other areas and any other systems, devices or facilities which are at or provided or installed in the Development intended for the common use and benefit of the Owners and residents or tenants of the Residential Units and their bona fide guests, visitors or invitees and such other areas within the Lot and such other systems, devices and facilities within the Development for common use and benefit of the Residential Accommodation in accordance with the DMC which are (insofar as they are capable of being shown on plans) for the purposes of identification only shown coloured Yellow, Yellow Stippled Black and Yellow Hatched Black on the plans certified by Authorized Person and annexed to the DMC;

but excluding :-

- (i) the Development Common Areas and Facilities, the Residential Carpark Common Areas and Facilities, the Commercial Common Areas and Facilities and the Commercial Carpark Common Areas and Facilities (if any); and
- (ii) such areas within the Development in respect of which the exclusive right and privilege to hold, use, occupy and enjoy the same belongs to any particular Owner and such facilities within the Development serving only any particular Owner.

4. “Residential Carpark Common Areas and Facilities” means and includes those parts of the Development including but not limited to driveways, passages, ramps electrical meter rooms, fan rooms, part of the Pedestrian Links and such other areas and facilities which are intended for the common use and benefit of all the Residential Car Parking Spaces, the Residential Motorcycle Parking Spaces, the Visitors’ Parking Spaces and the Residential Loading and Unloading Spaces (insofar as they are capable of being shown on plans) for the purposes of identification only shown coloured Light Green on the plans certified by the Authorized Person and annexed to the DMC;

but excluding:-

- (i) the Development Common Areas and Facilities, the Residential Common Areas and Facilities, the Commercial Common Areas and Facilities and the Commercial Carpark Common Areas and Facilities (if any); and
- (ii) such areas within the Development the exclusive right and privilege to hold, use, occupy and enjoy which belongs to any particular Owner and such facilities within the Development serving only any particular Owner.

5. “Commercial Common Areas and Facilities” means and includes (i) the Commercial Loading and Unloading Spaces and ancillary areas designated as part of the Commercial Common Areas and Facilities under this Deed, which are for the purpose of identification only shown coloured Indigo Hatched Black on the Plans certified by the Authorized Person and annexed hereto, and (ii) such common parts in the Commercial Accommodation serving the Commercial Units and such facilities, services, systems and devices serving the Commercial Units not intended to be exclusively used by any one of the Owners of the Commercial Units to be designated where appropriate in a Sub-Deed (if any) in respect of the Commercial Accommodation but excluding the Commercial Carpark Common Areas and Facilities.
6. “Commercial Carpark Common Areas and Facilities” means and includes the ramps, driveways, passages and such other common parts, facilities, services, systems and devices in the Commercial Accommodation which are intended for the common use and benefit of all the Commercial Car Parking Spaces and Commercial Motorcycle Parking Spaces (but excluding the Commercial Common Areas and Facilities), all such Commercial Carpark Common Areas and Facilities to be designated where appropriate in a Sub-Deed (if any) in respect of the Commercial Accommodation.
7. “Sub-Deed” means a Sub-Deed of Mutual Covenant to be entered into between the First Owner and another co-owner or owners of the Development setting forth the rights and obligations of any component part of the Development and “Sub-Deeds” shall be construed accordingly.

**B. Number of Undivided Shares assigned to each residential property in the Development**

Allocation of Undivided Shares

**Tower 1**

Floor \ Unit	A	B	C
2/F	2700	1775	1991
3/F	2422	1616	1712
5/F-12/F & 15/F-19/F	2422	1616	1713
20/F	3500	-	-

**Tower 2**

Floor \ Unit	A	B	C	D
2/F	1996	1942	930	1197
3/F	1695	1654	900	1181
5/F-12/F & 15/F-19/F	1697	1655	900	1181
20/F	2326	1751	-	-

**Tower 3**

Floor \ Unit	A	B	C	D
2/F	2003	1948	930	1216
3/F	1706	1654	900	1181
5/F-12/F & 15/F-19/F	1708	1655	900	1181
20/F	2327	1751	-	-

**Tower 5**

Floor \ Unit	A	B	C	D	E
2/F	2249	2003	1216	937	1877
3/F	1911	1707	1179	892	1784
5/F-12/F & 15/F-19/F	1912	1709	1179	892	1784
20/F	2474	2252	-	-	-

**Tower 6A**

Floor \ Unit	A	B	C	D	E	F
2/F	-	-	655	653	659	1221
3/F	-	-	647	647	649	1187
5/F-6/F	1508	910	647	647	649	1187
7/F-12/F & 15/F-19/F	1508	1039	647	647	649	1187
20/F	2389	-	697	706	710	1289

**Tower 6B**

Floor \ Unit	A	B	C	D	E	F	G
2/F	-	1293	909	655	655	655	-
3/F	-	1264	900	647	647	647	-
5/F-6/F	883	1256	900	647	647	647	931
7/F-12/F & 15/F-19/F	1014	1253	900	647	647	647	1046
20/F	1891	-	974	693	692	697	-

**Tower 7A**

Floor \ Unit	A	B	C	D	E	F	G	H
2/F	998	990	665	981	688	654	650	657
3/F & 5/F-7/F	993	987	657	972	668	651	647	655
8/F-12/F & 15/F-19/F	1220	987	657	972	668	651	638	774
20/F	1963	1177	-	-	726	700	684	839

**Tower 7B**

Floor \ Unit	A	B	C	D	E
2/F	1577	1462	885	880	1060
3/F & 5/F-6/F	1473	1412	885	881	1022
7/F	1639	1421	1394	1445	-



**Tower 8**

Floor \ Unit	A	B	C	D
G/F	2168	1992	1341	-
1/F-3/F & 5/F-7/F	2018	1794	1241	1256
8/F & 9/F (duplex)	2497	2288	1975	1976

House No.	Undivided Shares
House H1	3515
House H2	3304
House H3	3304

Note:

- (i) There is no Tower 4 in the Development.
- (ii) There are no 4th, 13th and 14th floors in all Towers.

**C. Term of years for which the Manager of the Development is appointed**

8. Kai Shing Management Services Limited will be appointed under the DMC as the Manager of the Development for an initial term of not exceeding two years commencing from the date of the DMC and to be continued thereafter, subject to the provisions for termination contained in the DMC.

**D. Basis on which the Management Expenses are shared among the owners of residential properties in the Development**

9. Each Owner of the Residential Units shall contribute towards the management expenses monthly in advance a contribution equal to 1/12th of the management expenses payable by that Owner for that year on the first day of each calendar month.

10. The Owners of Residential Units shall contribute towards the management expenses in the following manner:

(a) Each Owner shall pay for every Undivided Share allocated to any Units of which he is the Owner a fraction of the total amount assessed under the annual adopted budget for the Development Common Areas and Facilities in which the numerator shall be one and the denominator is equal to the total number of Undivided Shares of all the Units in the Development.

(b)(i) Each Owner of the Residential Units in addition to the amount payable under sub-paragraph (a) above shall in respect of each Undivided Share allocated to a Residential Unit of the Residential Accommodation of which he is the Owner pay a fraction of the aggregate of (aa) the total amount assessed under the annual adopted budget for the Residential Common Areas and Facilities and (bb) a percentage (calculated in accordance with the formula set out in sub-paragraph (b)(ii) below) of the total amount assessed under the annual adopted budget for the Residential Carpark Common Areas and Facilities. The numerator of the said fraction shall be one and the denominator shall be the total number of Undivided Shares allocated to all the Residential Units.

(ii) Percentage mentioned in sub-clause (b)(i)(bb) = 
$$\frac{\text{Total GFA of 7 Visitors' Parking Spaces} + \text{Total GFA of 7 Residential Loading and Unloading Spaces}}{\text{Total GFA of 7 Visitors' Parking Spaces} + \text{Total GFA of 154 Residential Car Parking Spaces} + \text{Total GFA of 14 Residential Motorcycle Parking Spaces} + \text{Total GFA of 7 Residential Loading and Unloading Spaces}}$$

(c) (i) Each Owner of the Residential Car Parking Spaces and the Residential Motorcycle Parking Spaces in addition to the amount (if any) payable under sub-paragraph (a) above shall in respect of each Undivided Share allocated to a Residential Car Parking Space or a Residential Motorcycle Parking Space (as the case may be) of which he is the Owner pay a fraction of a percentage (calculated in accordance with the formula set out in sub-paragraph (c)(ii) below) of the total amount assessed under the annual adopted budget for the Residential Carpark Common Areas and Facilities. The numerator of the said fraction shall be one and the denominator shall be the total number of Undivided Shares allocated to all the Residential Car Parking Spaces and the Residential Motorcycle Parking Spaces.

(ii) Percentage mentioned in sub-clause (c)(i) = 
$$\frac{\text{Total GFA of 154 Residential Car Parking Spaces} + \text{Total GFA of 14 Residential Motorcycle Parking Spaces}}{\text{Total GFA of 7 Visitors' Parking Spaces} + \text{Total GFA of 154 Residential Car Parking Spaces} + \text{Total GFA of 14 Residential Motorcycle Parking Spaces} + \text{Total GFA of 7 Residential Loading and Unloading Spaces}}$$

(d) If a Sub-Deed is entered into in respect of any component part of the Development and a new section of the annual budget is established for that component part in accordance with Clause 15 Proviso (d) of the DMC each Owner of that component part shall in addition contribute his due proportion of the budgeted management expenses for that section in the manner provided in the Sub-Deed.

(e) Where any expenditure for the management and maintenance of the Development and the Lot shall in the reasonable opinion of the Manager be specifically referable to or is being expended for a particular Unit or group of Units and no Owner of any other Unit shall receive any material benefit therefrom, the full amount shall be excluded from the annual budget and shall be paid by the Owner(s) of that particular Unit or group of Units on demand. For the avoidance of doubt, the Manager's remuneration attributable to that expenditure shall be borne by the Owner(s) of that particular Unit or group of Units on demand.

Note: In the DMC, GFA means gross floor area.

**E. Basis on which the Management Fee Deposit is fixed**

11. The amount of management fee deposit is equivalent to three months' monthly management contribution payable in respect of each Undivided Share allocated to the Unit.

**F. Area (if any) in the Development retained by the owner for its own use**

12. Not applicable.

發展項目公契及管理協議(「公契」)有下述條文：-

**A. 發展項目的公用部分**

1. 「公用地方及設施」指發展項目公用地方及設施、住宅公用地方及設施、住宅停車場公用地方及設施、商戶公用地方及設施、商業停車場公共地方和設施（如有）(全部定義見下文)及在任何分公契(定義見下文)中指定為公用地方及設施的發展項目的所有該等部分及設施。
2. 「發展項目公用地方及設施」指並包括：-
  - (a) (i) 行人路；
  - (ii) 綠化地方 (DCA)；及
  - (iii) 行人通道中構成發展項目公用地方及設施的部分；及擬供發展項目共同使用與享用的發展項目其他部分及設施，包括但不限於發展項目的外牆和圍牆部分，在公契附錄經認可人士核實的立面圖上用橙色和橙色加黑斜線顯示，僅供識別，通道、入口、路徑、樓梯、梯台、平台、邊界圍牆、大堂、垃圾收集車上落貨車位、服務區域、行車道、行車路及行人徑、斜道、垃圾儲存及物料回收房、通風機房、電錶房、變壓器房、電掣房、街道消防栓泵房、街道消防栓水箱、消防水箱、灌溉及清潔水泵房（如有）、消防控制室、灑水器控制室、緊急發電機房、燃料箱房、灑水器泵房、沖廁水泵房、業主委員會（如有）或業主立案法團（如成立）辦事處、管理處（如有）、看更及管理員辦事處、管理員宿舍、儀錶房、總水錶房、儲物室（如有）、電訊及廣播設備室、園藝區、水裝飾、花槽及排水渠、渠道、總喉、污水渠、食水及鹹水儲水箱、食水及鹹水進水口及總喉、雨水儲水箱（如有）及排水接口、接收電視及無線電廣播的公用電視及無線電無線系統、電訊及廣播分導網絡、有線電視系統（如有）、電線、電纜及目前或任何時候在該地段之內、之下、之上或經過該地段供應食水或鹹水、污水、煤氣、電話、電力及其他服務給發展項目的其他設施、樹木、灌木及其他植物及草木、燈柱及其他照明裝置、消防及滅火設備及裝置、保安系統及裝置、通風系統及在發展項目內安裝或提供擬供發展項目共同使用與享用的任何其他機械系統、裝置或設施，（如可以在圖則上識別及顯示），在公契附錄經認可人士核實的圖則上用橙色和橙色加黑斜線顯示，僅供識別；
  - (b) 以及不時根據公契劃定為發展項目公用地方及設施並位於該地段及發展項目內的其他區域、設備、裝置、系統及設施；
  - (c) 若沒有特別在以上第(a)及(b)段規定，則為以下在該地段及發展項目內的其他部分：-
    - (i) 建築物管理條例（第344章）第2條列明的「公用部分」定義第(a)段涵蓋的發展項目的任何部分；及/或
    - (ii) 建築物管理條例（第344章）第一附表指定並納入建築物管理條例（第344章）第2條列明的「公用部分」定義第(b)段的任何部分；

但不包括：-

- (i) 住宅公用地方及設施、住宅停車場公用地方及設施、商業公用地方及設施、及商業停車場公用地方及設施（如有）；及
  - (ii) 發展項目內任何個別業主有權利及特權獨家持有、使用、佔用及享用的區域和發展項目內僅服務任何個別業主的設施。
3. 「住宅公用地方及設施」指並包括發展項目內擬供住宅單位的業主、住客及獲許可人士和他們真實的來賓、訪客或獲邀人士共同使用與享用的住宅樓宇部分，包括但不限於康樂區及設施、住宅上落貨車位、訪客車位、單車車位、休憩用地、綠化地方(RCA)、於住宅樓宇內行人通道的部分、發展項目的外牆部分，公契附錄經認可人士核實的立面圖上用黃色顯示，僅供識別，車輛（包括計程車）候車區、園藝區、郵箱、通道、加闊升降機門廊及走廊、入口、梯台、大廳、入口大堂、警衛室、空調機平台、結構牆、樓梯、消防增壓泵房、儲物室、儀錶房及儀錶區及升降機、升降機槽、消防員升降機、水箱、天線、儀表、照明、排水渠、渠道、污水渠、食水及鹹水進水口及總喉、電線、電纜、空調及通風系統和輸送食水或鹹水、污水、煤氣、電力及其他服務予住宅樓宇的其他設施（不論是否有上套管）、泵、水箱、衛生裝置、電力裝置、固定物、設備及設施、消防及滅火設備及設施、保安設備及設施、通風系統及在發展項目內提供或安裝擬供住宅單位的業主及住客或租客和他們真實的來賓、訪客或獲邀人士共同使用與享用的其他系統、裝置及設施，（如可以在圖則上識別及顯示），在公契附錄經認可人士核實的圖則上用黃色、黃色加黑點和黃色加黑斜線顯示，僅供識別；

但不包括：-

- (i) 發展項目公用地方及設施、住宅停車場公用地方及設施、商業公用地方及設施、及商業停車場公用地方及設施（如有）；及
  - (ii) 發展項目內任何個別業主有權利及特權獨家持有、使用、佔用及享用的區域和發展項目內僅服務任何個別業主的設施。
4. 「住宅停車場公用地方及設施」指發展項目內，包括但不限於行車道、通道、斜道、電錶房、通風機房、部分行人通道，及發展項目中意圖給所有住宅車位、住宅電單車車位、訪客車位、及住宅上落貨車位共同使用和享用的其他範圍和設施，現於公契所附錄經認可人士核實的圖則上用淺綠色顯示（如該等範圍可在圖則上識別及顯示），僅供識別；

但不包括：-

- (i) 發展項目公用地方及設施、住宅公用地方及設施、商業公用地方及設施、及商業停車場公用地方及設施（如有）；及
  - (ii) 發展項目內任何個別業主有權利及特權獨家持有、使用、佔用及享用的區域和發展項目內僅服務任何個別業主的設施。
5. 「商業公用地方及設施」指並包括(i)公契內劃定為商業公用地方及設施的商業上落貨車位及附屬地方，現於公契附錄經認可人士核實的圖則上用藍色加黑斜線顯示，僅供識別；及(ii)商業樓宇內服務商業單位的公用部分，及服務商業單位而並非意圖讓任何商業單位業主獨家使用的設施、服務、系統和設備，及適時在公契分契（如有者）內就商業樓宇劃定的商業公用地方及設施，但不包括商業停車場公用地方及設施。
  6. 「商業停車場公用地方及設施」指並包括斜道、行車道、通道，及商業樓宇內意圖給所有商業車位及商業電單車車位共同使用和享用的公用部分、設施、服務、系統和設備（但不包括商業公用地方及設施），及適時在公契分契（如有者）內就商業樓宇劃定的商業停車場公用地方及設施。
  7. 「公契分契」指第一業主與發展項目的另一或多位共同擁有人之間訂立的公契分契，列明發展項目任何組成部份的權益和責任，「公契分契」應據此解釋。

**B. 分配予發展項目中的每個住宅物業的不分割份數的數目**

不分割份數的分配

第1座

樓層 \ 單位	A	B	C
2樓	2700	1775	1991
3樓	2422	1616	1712
5樓-12樓及15樓-19樓	2422	1616	1713
20樓	3500	-	-

第2座

樓層 \ 單位	A	B	C	D
2樓	1996	1942	930	1197
3樓	1695	1654	900	1181
5樓-12樓及15樓-19樓	1697	1655	900	1181
20樓	2326	1751	-	-



## 第3座

樓層 \ 單位	A	B	C	D
2樓	2003	1948	930	1216
3樓	1706	1654	900	1181
5樓-12樓及15樓-19樓	1708	1655	900	1181
20樓	2327	1751	-	-

## 第5座

樓層 \ 單位	A	B	C	D	E
2樓	2249	2003	1216	937	1877
3樓	1911	1707	1179	892	1784
5樓-12樓及15樓-19樓	1912	1709	1179	892	1784
20樓	2474	2252	-	-	-

## 第6A座

樓層 \ 單位	A	B	C	D	E	F
2樓	-	-	655	653	659	1221
3樓	-	-	647	647	649	1187
5樓-6樓	1508	910	647	647	649	1187
7樓-12樓及15樓-19樓	1508	1039	647	647	649	1187
20樓	2389	-	697	706	710	1289

## 第6B座

樓層 \ 單位	A	B	C	D	E	F	G
2樓	-	1293	909	655	655	655	-
3樓	-	1264	900	647	647	647	-
5樓-6樓	883	1256	900	647	647	647	931
7樓-12樓及15樓-19樓	1014	1253	900	647	647	647	1046
20樓	1891	-	974	693	692	697	-

## 第7A座

樓層 \ 單位	A	B	C	D	E	F	G	H
2樓	998	990	665	981	688	654	650	657
3樓及5樓-7樓	993	987	657	972	668	651	647	655
8樓-12樓及15樓-19樓	1220	987	657	972	668	651	638	774
20樓	1963	1177	-	-	726	700	684	839

## 第7B座

樓層 \ 單位	A	B	C	D	E
2樓	1577	1462	885	880	1060
3樓及5樓-6樓	1473	1412	885	881	1022
7樓	1639	1421	1394	1445	-

## 第8座

樓層 \ 單位	A	B	C	D
地下	2168	1992	1341	-
1樓-3樓及5樓-7樓	2018	1794	1241	1256
8樓及9樓 (複式單位)	2497	2288	1975	1976

屋號	不分割份數
H1獨立屋	3515
H2獨立屋	3304
H3獨立屋	3304

## 備註:

- (i) 發展項目內不設第4座。  
(ii) 每座均不設4樓、13樓、14樓。

**C. 有關發展項目的管理人的委任年期**

8. 啟勝管理服務有限公司將會根據公契被委任為發展項目的管理人，首屆任期為公契日期起計兩年，並在其後續任，但受公契中的終止條文規限。

**D. 管理開支按甚麼基準在發展項目中的住宅物業的擁有人之間分擔**

9. 每位住宅單位業主須於每個曆月的第一天提前支付每月管理費的分擔款項，該款項相等於該業主在該年度應付的管理費之十二分之一之款項。

## 10. 住宅單位業主須按下列方式分擔管理費：

- (a) 每位業主須就他作為業主擁有的任何單位獲分配到的每份不分割份數支付按有關發展項目公用地方及設施的已採納年度預算評估的總額之一部份，其中分子為一，分母相等於發展項目所有單位的不分割份數總數。
- (b) (i) 每位住宅單位業主除了支付按上述(a)分條應付的款項外，還須就他作為業主擁有的位於住宅樓宇的每個住宅單位獲分配的每份不分割份數支付(aa)有關住宅公用地方及設施的已採納年度預算評估的總額，及(bb)有關住宅車位公用地方及設施的已採納年度預算評估總額的一個百分率（根據以下(b)(ii)分條所列公式計算）合計金額之一部份。該部分的分子為一，分母則為所有住宅單位的不分割份數總數。

(ii) (b)(i)(bb)分條所述的百分率= 
$$\frac{7\text{個訪客車位}+7\text{個住宅上落貨車位的總面積}}{7\text{個訪客車位}+154\text{個住宅車位}+14\text{個住宅電單車車位}+7\text{個住宅上落貨車位的總面積}}$$

(c) (i) 每位住宅車位和住宅電單車車位業主除了支付按上述(a)分條應付的款項（如有）外，還須就他作為業主擁有的每個住宅車位和住宅電單車車位（視乎情況而言）獲分配的每份不分割份數支付有關住宅車位公用地方及設施的已採納年度預算評估總額的一個百分率（根據以下(c)(ii)分條所列公式計算）合計金額之一部分。該部分的分子為一，分母則為所有住宅車位和住宅電單車車位的不分割份數總數。

(ii) (c)(i)分條所述的百分率= 
$$\frac{154\text{個住宅車位}+14\text{個住宅電單車車位的總面積}}{7\text{個訪客車位}+154\text{個住宅車位}+14\text{個住宅電單車車位}+7\text{個住宅上落貨車位的總面積}}$$

(d) 如果對發展項目任何組成部份訂立公契分契和按公契第15條但書(d)為該組成部分設置年度預算一個新欄目，該組成部分的每名業主還須按公契分契規定的方式分擔該欄目的預算管理開支中的適當部分。

(e) 如果管理人合理地認為發展項目及該地段的任何管理與保養開支專門歸屬個別單位或若干單位或只為他們支出，而任何其他單位業主沒有從中取得任何重大利益，則該等全部款項須從年度預算中剔除並由該個別單位或若干單位業主在被要求時支付。為免存疑，因該支出而需要向管理人支付的報酬，須由個別單位或若干單位的業主在被要求時支付。

註：公契內，總面積指總樓面面積。

## E. 計算管理費按金的基準

11. 管理費按金金額相等於就該單位獲分配的每份不分割份數須繳交的3個月的管理費。

## F. 擁有人在發展項目中保留作自用的範圍 (如有的話)

12. 不適用。

1. The Development is constructed on Tseung Kwan O Town Lot No.118 (**“the Lot”**).
2. The lease term of the Lot granted under New Grant No.21483 (**“the Land Grant”**) is 50 years commencing from 23rd November 2012.
3. User restrictions applicable to that land:
  - (a) The Lot shall not be used for any purpose other than for non-industrial (excluding godown, hotel and petrol filling station) purposes; and shall not be used for any purpose other than for which it is designed, constructed and intended to be used in accordance with the Land Grant and the approved design and disposition under Special Condition No.(6)(h) of the Land Grant. (Special Condition No.(3))
  - (b) No grave or columbarium shall be erected or made on the Lot, nor shall any human remains or animal remains whether in earthenware jars, cinerary urns or otherwise be interred therein or deposited thereon. (Special Condition No. (37))
4. General Condition No.(7)(a) stipulates that the Grantee shall throughout the tenancy:
  - (i) maintain all buildings in accordance with the approved design and disposition and any approved building plans without variation or modification thereto, and
  - (ii) maintain all buildings erected or to be erected in good and substantial repair and condition.
5. Special Condition No.(2) stipulates that the Grantee shall develop the Lot by erection thereon of building(s) complying in all respects with the Land Grant and all Ordinances, bye-laws and regulations relating to building, sanitation and planning which are or may at any time be in force in Hong Kong, such buildings to be completed and made fit for occupation on or before the 31st March 2018.
6. Special Condition No.(4) provides that no tree growing on the Lot or adjacent thereto shall be removed or interfered with without the prior written consent of the Director of Lands (**“the Director”**) who may, in granting consent, impose such conditions as to transplanting, compensatory landscaping or replanting as he may deem appropriate.
7. The following sub-clauses of Special Condition No.(5) stipulate that the Grantee shall at his own expense:
  - (a) submit to the Director for his approval a landscape plan indicating the location, disposition and layout of the landscaping works to be provided within the Lot in compliance with Special Condition No.(5)(b).
  - (b) landscape the Lot in accordance with the approved landscape plan (**“the Approved Landscape Plan”**) in all respects to the satisfaction of the Director, and no amendment, variation, alteration, modification or substitution of the Approved Landscape Plan shall be made without the prior written consent of the Director.
  - (c) thereafter maintain and keep the landscaped works in a safe, clean, neat, tidy and healthy condition all to the satisfaction of the Director.
8. Special Condition No.(7) stipulates that except with the prior written approval of the Director of Environmental Protection, no part of any building(s) erected or to be erected on that portion of the Lot as shown coloured pink stippled black and pink hatched black stippled black on the plan annexed to the Land Grant shall be used for private residential purposes.
9. The following sub-clauses of Special Condition No.(10) stipulate that the Grantee:
  - (a) may erect, construct and provide within the Lot such recreational facilities and facilities ancillary thereto (**“the Facilities”**) as may be approved in writing by the Director.
  - (b) in the event that any part of the Facilities is exempted from the gross floor area calculation (**“the Exempted Facilities”**):
    - (i) the Exempted Facilities shall be designated as and form part of the common areas for the common use and benefit of the owners of the Lot;
    - (ii) the Grantee shall at his own expense maintain the Exempted Facilities in good and substantial repair and condition and operate the same to the satisfaction of the Director; and
    - (iii) the Exempted Facilities shall only be used by the residents of the residential block(s) erected or to be erected on the Lot and their bona fide visitors and by no other persons.
10. Special Condition No.(14) stipulates that:
  - (a) the Grantee shall on or before 31st March 2018 at his own expense and in all respects to the satisfaction of the Director lay, form, provide, construct and surface such segregated pedestrian ways or paths (together with such stairs, ramps, lightings and escalators as the Director in his absolute discretion may require) (collectively, **“the Pedestrian Links”**) for the purposes as specified in Special Condition No.(14)(b) at such positions, in such manner, with such materials and to such standards, levels, alignment and designs as may be required or approved by the Director.
  - (b) the Pedestrian Links shall follow the shortest possible routes and shall be covered, constructed and designed so as to:
    - (i) link up each and every building to be erected on the Lot at such locations and levels of the buildings as may be required or approved by the Director; and
    - (ii) link up all major facilities within the Lot including the shops, residential blocks, open space and community facilities provided thereon.
  - (c) the Grantee shall throughout the term granted by the Land Grant maintain at his own expense the Pedestrian Links in good and substantial repair and condition to the satisfaction of the Director.
11. Special Condition No.(15) stipulates that:
  - (a) except for the Pedestrian Walkway (as hereinafter defined) or other structure as may be approved in writing by the Director, no building or structure shall be erected at or above the ground level on that portion of the Lot as shown coloured pink cross-hatched black on the plan annexed to the Land Grant (**“the Pink Cross-Hatched Black Area”**).
  - (b) the Grantee shall on or before 31st March 2018 at his own expense and in accordance with the Approved Landscape Plan landscape the Pink Cross-Hatched Black Area and provide at the ground level thereof a pedestrian walkway with a width of 5 metres (**“the Pedestrian Walkway”**) in all respects to the satisfaction of the Director.
  - (c) the Grantee shall throughout the term granted by the Land Grant at all times during the existence of the Pedestrian Walkway and in compliance with any requirements which the Director may impose keep the Pedestrian Walkway open for use by the public 24 hours a day on foot or by wheelchair for all lawful purposes free of charge without any interruption.
  - (d) except with the prior written approval of the Director, the Pink Cross-Hatched Black Area at or above the ground level shall not be used for any purpose other than for the provision of the Pedestrian Walkway.
  - (e) the Grantee shall throughout the term granted by the Land Grant at his own expense, manage and maintain the Pedestrian Walkway in good and substantial repair and condition in all respects to the satisfaction of the Director.
  - (f) the Grantee shall indemnify the Government, its officers, agents, contractors, workmen and other duly authorized personnel from and against all liabilities and actions, proceedings, costs, claims, expenses, loss, damages, charges and demands of whatsoever nature arising out of or in connection with anything done or omitted to be done by the Grantee, his workmen and contractors in connection with the provision, management and maintenance of the Pedestrian Walkway.
12. Special Condition No.(16) stipulates that:
  - (a) the Grantee shall at his own expense and to the satisfaction of the Director provide and maintain within the Lot areas of open space of not less than 1,400 square metres (**“the Private Open Space”**). The Private Open Space shall not be used for any purpose other than recreational purposes for the common use and benefit of the residents and occupiers of the residential block(s) erected or to be erected on the Lot and their bona fide guests or visitors. The Private Open Space shall be located, formed, serviced, landscaped, planted, provided and maintained with such equipment and facilities as the Director may require and in all respects to his satisfaction.
  - (b) the Private Open Space shall be designated as and form part of the common areas for the common use and benefit of the owners of the Lot.



13. Special Condition No.(23)(a)(i) stipulates that spaces shall be provided within the Lot to the satisfaction of the Director for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the residents of the residential units in the building(s) erected or to be erected on the Lot and their bona fide guests, visitors or invitees (“**the Residential Parking Spaces**”) according to a prescribed rate. Special Condition No.(23)(a)(iii) provides that additional spaces for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the bona fide guests, visitors or invitees of the residents of the residential units in the building(s) erected or to be erected on the Lot shall be provided according to a prescribed rate. Special Condition No.(23)(a)(iv) provides that the spaces provided under Special Conditions Nos.(23)(a)(i) and (23)(a)(iii) shall not be used for any purpose other than for the purposes respectively stipulated therein and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of car cleaning and beauty services.
14. Special Condition No.(23)(b)(i) stipulates that spaces shall be provided within the Lot to the satisfaction of the Director for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation according to prescribed rates (unless the Director consents to another rate) based on:
- (I) the gross floor area of the building(s) erected or to be erected on the Lot to be used for office purposes; and  
(II) the gross floor area of the building(s) erected or to be erected on the Lot to be used for non-industrial (excluding private residential, office, hotel, godown and petrol filling station) purposes.
- Special Condition No.(23)(b)(iii) stipulates that spaces provided under Special Condition Nos.(23)(b)(i)(I) and (23)(b)(i)(II) shall not be used for any purpose other than for the parking of motor vehicles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the occupiers of the building(s) erected or to be erected on the Lot for the respective purposes stipulated in the said clauses and their bona fide guests, visitors or invitees and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of car cleaning and beauty services.
15. Special Condition No.(23)(c)(i) stipulates that out of the spaces provided under Special Condition Nos.(23)(a) and (23)(b), the Grantee shall reserve and designate spaces for the parking of motor vehicles by disabled persons as defined in the Road Traffic Ordinance, any regulations made thereunder and any amending legislation according to prescribed rates. Special Condition No.(23)(c)(iii) stipulates that the spaces provided under Special Condition No.(23)(c)(i) shall not be used for any purpose other than for the parking of motor vehicles by disabled persons as defined in the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the residents or occupiers of building(s) erected or to be erected on the Lot and their bona fide guests, visitors or invitees and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of car cleaning and beauty services.
16. Special Condition No.(23)(d)(i) stipulates that spaces shall be provided within the Lot to the satisfaction of the Director for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation according to prescribed rates (unless the Director consents to another rate) based on :
- (I) the total number of the Residential Parking Spaces required to be provided under Special Condition No.(23)(a)(i) (“**the Residential Motor Cycle Parking Spaces**”);  
(II) the total number of spaces required to be provided under Special Condition No.(23)(b)(i)(I); and  
(III) the total number of spaces required to be provided under Special Condition No.(23)(b)(i)(II).
- Special Condition No.(23)(d)(ii) stipulates that the Residential Motor Cycle Parking Spaces shall not be used for any purpose other than for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the residents of the residential units in the building(s) erected or to be erected on the Lot and their bona fide guests, visitors or invitees and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of car cleaning and beauty services. Special Condition No.(23)(d)(iii) stipulates that spaces provided under Special Condition Nos.(23)(d)(i)(II) and (23)(d)(i)(III) shall not be used for any purpose other than for the parking of motor cycles licensed under the Road Traffic Ordinance, any regulations made thereunder and any amending legislation, and belonging to the occupiers of the building(s) erected or to be erected on the Lot for the respective purposes stipulated in Special Condition Nos.(23)(b)(i)(I) and (23)(b)(i)(II) and their bona fide guests, visitors or invitees and in particular the said spaces shall not be used for the storage, display or exhibiting of motor vehicles for sale or otherwise or for the provision of car cleaning and beauty services.
17. Special Condition No.(23)(e) stipulates that spaces shall be provided within the Lot to the satisfaction of the Director for the parking of bicycles belonging to the residents of the residential units in the building(s) erected or to be erected on the Lot and their bona fide guests, visitors or invitees according to a prescribed rate.
18. Special Condition No.(24)(a) stipulates that spaces shall be provided within the Lot to the satisfaction of the Director for loading and unloading of goods vehicles according to prescribed rates.
19. Special Condition No.(24)(b) stipulates that three lay-bys shall be provided at the ground level to the satisfaction of the Director for picking up and setting down of passengers from motor vehicles (including taxis). Special Condition No.(24)(c)(ii) provides that the lay-bys provided under Special Condition No.(24)(b) shall not be used for any purpose other than for the picking up and setting down of passengers from motor vehicles (including taxis).
20. Special Condition No.(27)(a) stipulates that the Residential Parking Spaces and the Residential Motor Cycle Parking Spaces shall not be:
- (a) assigned except:
- (I) together with residential unit(s) in the building(s) erected or to be erected on the Lot; or  
(II) to a person who is already the owner of residential unit(s) in the building(s) erected or to be erected on the Lot; or
- (b) underlet except to the residents of the residential units in the building(s) erected or to be erected on the Lot. Provided that in any event not more than three in number of the total of the Residential Parking Spaces and the Residential Motor Cycle Parking Spaces shall be assigned to the owner or underlet to the resident of any one residential unit in the building(s) erected or to be erected on the Lot.
21. Special Condition No.(29) provides that a plan approved by the Director indicating the layout of all the parking, loading and unloading spaces and lay-bys to be provided within the Lot in accordance with Special Conditions Nos.(23) and (24), or a copy of such plan certified by an Authorized Person (as defined in the Buildings Ordinance, any regulations made thereunder and any amending legislation) shall be deposited with the Director. The said parking, loading and unloading spaces and lay-bys indicated on the said approved plan shall not be used for any purpose other than for the purposes set out respectively in Special Conditions Nos.(23) and (24). The Grantee shall maintain the parking, loading and unloading spaces, lay-bys and other areas, including but not restricted to the lifts, landings, and manoeuvring and circulation areas, in accordance with the said approved plan and shall not alter the layout except with the prior written consent of the Director. Except for the parking spaces indicated on the said approved plan, no part of the Lot or any building or structure thereon shall be used for parking purposes.
22. Special Condition No.(31)(a) provides that where there is or has been any cutting away, removal or setting back of any land, or any building-up or filling-in or any slope treatment works of any kind whatsoever, the Grantee shall at his own expense carry out and construct such slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works as shall or may be necessary to protect and support such land within the Lot and also any adjacent land or adjoining Government or leased land and to obviate and prevent any falling away, landslip or subsidence occurring thereafter. The Grantee shall at all times during the term granted by the Land Grant at his own expense maintain the said land, slope treatment works, retaining walls or other support, protection, drainage or ancillary or other works in good and substantial repair and condition to the satisfaction of the Director. Special Condition No.(31)(c) provides that in the event that as a result of works done by the Grantee or owing to any other reason, any falling away, landslip or subsidence occurs at any time, the Grantee shall at his own expense reinstate and make good the same to the satisfaction of the Director and shall indemnify the Government, its agents and contractors from and against all costs, charges, damages, demands and claims whatsoever which shall or may be made, suffered or incurred through or by reason of such falling away, landslip or subsidence. Special Condition No.(31)(d) provides that the Director shall be entitled by notice in writing to call upon the Grantee to carry out, construct and maintain the said land, slope treatment works, retaining walls, or other support, protection, and drainage or ancillary or other works or to reinstate and make good any falling away, landslip or subsidence, and if the Grantee shall neglect or fail to comply with the notice to the satisfaction of the Director within the period specified therein, the Director may forthwith execute and carry out necessary works and the Grantee shall on demand repay to the Government the cost thereof, together with any administrative and professional fees and charges.

23. Special Condition No.(33) provides that where prestressed ground anchors have been installed, upon development or redevelopment of the Lot or any part thereof, the Grantee shall at his own expense carry out regular maintenance and regular monitoring of the prestressed ground anchors throughout their service life to the satisfaction of the Director and shall supply to the Director such reports and information on all such monitoring works as the Director may from time to time in his absolute discretion require. If the Grantee shall neglect or fail to carry out the required monitoring works, the Director may forthwith execute and carry out the monitoring works and the Grantee shall on demand repay to the Government the cost thereof.
24. Special Condition No.(34)(a) provides in the event of earth, spoil, debris, construction waste or building materials (“**the waste**”) from the Lot, or from other areas affected by any development of the Lot being eroded, washed down or dumped onto public lanes or roads or road-culverts, foreshore or seabed, sewers, storm-water drains or nullahs or other Government properties (“**the Government properties**”), the Grantee shall at his own expense remove the waste from and make good any damage done to the Government properties. The Grantee shall indemnify the Government against all actions, claims and demands arising out of any damage or nuisance to private property caused by such erosion, washing down or dumping. Special Condition No.(34)(b) provides that notwithstanding Special Condition No.(34)(a), the Director may at the request of the Grantee remove the waste from and make good any damage done to the Government properties and the Grantee shall pay to the Government on demand the cost thereof.
25. Special Condition No.(35) provides that the Grantee shall take or cause to be taken all proper and adequate care, skill and precautions at all times, and particularly when carrying out construction, maintenance, renewal or repair work (“**the Works**”), to avoid causing any damage, disturbance or obstruction to any Government or other existing drain, waterway or watercourse, water main, road, footpath, street furniture, sewer, nullah, pipe, cable, wire, utility service or any other works or installations being or running upon, over, under or adjacent to the Lot or any part thereof (“**the Services**”). The Grantee shall prior to carrying out any of the Works make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and levels of the Services, and shall submit his proposals for dealing with any of the Services which may be affected by the Works in writing to the Director for his approval in all respects, and shall not carry out any work whatsoever until the Director shall have given his written approval to the Works and to such aforesaid proposals. The Grantee shall comply with and at his own expense meet any requirements which may be imposed by the Director in respect of the Services in granting the aforesaid approval, including the cost of any necessary diversion, relaying or reinstatement. The Grantee shall at his own expense in all respects repair, make good and reinstate to the satisfaction of the Director any damage, disturbance or obstruction caused to the Lot or any of the Services in any manner arising out of the Works (except for nullah, sewer, storm-water drain or water main, the making good of which shall be carried out by the Director, unless the Director elects otherwise, and the Grantee shall pay to the Government on demand the cost of such works). If the Grantee fails to carry out any such necessary diversion, relaying, repairing, making good and reinstatement of the Lot or any part thereof or of any of the Services to the satisfaction of the Director, the Director may carry out any such diversion, relaying, repairing, making good or reinstatement as he considers necessary and the Grantee shall pay to the Government on demand the cost of such works.
26. Special Condition No.(36)(a) provides that the Grantee shall construct and maintain at his own expense and to the satisfaction of the Director such drains and channels, whether within the boundaries of the Lot or on Government land, as the Director may consider necessary to intercept and convey into the nearest stream-course, catchpit, channel or Government storm-water drain all storm-water or rain-water falling or flowing on to the Lot.
27. Special Condition No.(36)(b) provides that the works of connecting any drains and sewers from the Lot to the Government storm-water drains and sewers, when laid and commissioned, may be carried out by the Director and the Grantee shall pay to the Government on demand the cost of such connection works. Alternatively, the said connection works may be carried out by the Grantee at his own expense to the satisfaction of the Director and in such case any section of the said connection works which is constructed within Government land shall be maintained by the Grantee at his own cost and upon demand be handed over by the Grantee to the Government for future maintenance thereof at the expense of the Government and the Grantee shall pay to the Government on demand the cost of the technical audit in respect of the said connection works.

## Notes:

1. The expression “Grantee” as mentioned in this section means the “Purchaser” under the Land Grant and where the context so admits or requires includes his executors, administrators and assigns and in case of a corporation its successors and assigns.
2. Please refer to the Land Grant for full details. A copy of the Land Grant is available for inspection free of charge during opening hours at the sales office upon request and copies will be provided on payment of photocopy in charges.



1. 發展項目興建於將軍澳市地段第118號(「該地段」)。
2. 根據第21483號新批地規約(「批地文件」)，該地段批地年期為2012年11月23日起計50年。
3. 適用於該地段的用途限制：
  - (a) 該地段不得作非工業(不包括貨倉、酒店及油站)以外之用途；及除批地文件及根據特別條件第(6)(h)條批准的設計和布局方式進行設計、建造及擬定之用途外，不得作任何其他用途。
  - (b) 不可在該地段豎立或建造墳墓或骨灰甕安置所，亦不可在該地段安葬或以陶罐、骨灰甕或其他形式存放任何人類骸骨或動物骸骨。
4. 一般條件第(7)(a)條規定，承授人須於批地年期的期間：
  - (i) 依照經授准的設計及布局及任何獲批的建築圖則，維持所有樓宇並不得作改變，及
  - (ii) 將所有已建成或將建成的樓宇維持於良好狀況。
5. 特別條件第(2)條規定，承授人須履行批地文件的條款及遵守一切不時適用於香港有關建築物、衛生及規劃的法律及法規，於該地段上興建樓宇以發展該地段，該等樓宇須於2018年3月31日或之前建成並可供入伙。
6. 特別條件第(4)條規定，除獲地政總署署長(「署長」)事先書面同意外(署長於簽發同意書時可施加其認為適當的移植、補償美化或重植條件)，承授人不得移除或干擾於該地段或鄰近地方生長的樹木。
7. 下列特別條件第(5)條的分條規定，承授人須自費：
  - (a) 將園景設計圖呈交署長批准，園景設計圖需標明將在該地段提供的符合特別條件第(5)(b)條要求的園景工程的位置、規劃及布局。
  - (b) 根據獲批之園景設計圖(「獲批之園景設計圖」)於該地段上進行園景工程，並在各方面達致署長滿意。未經署長事先書面同意，不得修改、變動、更改、變更或替換獲批之園景設計圖。
  - (c) 期後維持及保養園景工程，將之保持安全、清潔、整齊、井然及健康的狀態，達致署長滿意。
8. 特別條件第(7)條規定，除獲環境保護署署長事先書面批准外，於批地文件隨附圖則上顯示為粉紅色綴黑網點及粉紅色間黑斜線綴黑網點的部分該地段上已建成或將建成的任何樓宇不得作私人住宅用途。
9. 下列特別條件第(10)條的分條規定，承授人：
  - (a) 可於該地段內興建經署長書面批准的休憩設施及其附屬設施(「休憩設施」)。
  - (b) 若休憩設施任何部份被豁免計算在總樓面面積上(「豁免的休憩設施」)，則：
    - (i) 該豁免的休憩設施必須指定為公用地方的一部份，只供該地段業主的共同使用；
    - (ii) 承授人須自費保持豁免的休憩設施修葺狀態良好堅固並運作豁免的休憩設施，達致署長滿意；及
    - (iii) 豁免的休憩設施只供興建於該地段內已建成或將建成的住宅樓宇的住客及其真正的訪客使用。
10. 特別條件第(14)條規定：
  - (a) 承授人須於2018年3月31日或之前自費按署長的要求或批准的位置、方式、材料、標準、水平、線向及設計，鋪設、塑造、提供及建造分隔行人通道或路徑(及按署長據其絕對酌情權批准的樓梯、坡道、照明設備及自動扶手電梯) (統稱「行人通道」)及對其進行路面鋪設，達致署長滿意，以作特別條件第(14)(b)指明之用途。
  - (b) 行人通道須採用盡可能短的路線，及須設有上蓋，其構造及設計亦須致使：
    - (i) 該地段上的每一幢將興建的樓宇於署長要求或批准之地點及水平互相連接；及
    - (ii) 在該地段上提供的所有主要設施(包括商舖、住宅樓宇、休憩地方和社區設施)互相連接。
  - (c) 承授人於批地文件下批出之年期內自費保持行人通道修葺狀態良好堅固，達致署長滿意。
11. 特別條件第(15)條規定：
  - (a) 除行人路(於下文界定)或其他經署長書面批准的構築物外，不可於批地文件隨附圖則上以粉紅色黑交叉斜線標示的該地段部份(「粉紅色黑交叉斜線範圍」)地面或以上興建建築物或構築物。
  - (b) 承授人須於2018年3月31日或之前自費並按獲批之園景設計圖，於粉紅色黑交叉斜線範圍上進行園景工程，並在其地面興建一條5米闊的行人路(「行人路」)，全面令署長滿意。
  - (c) 承授人須在批地文件下批出之年期內及於行人路存續期間，遵從署長可能施加的要求，維持行人路24小時免費開放予公眾就所有合法用途無阻礙地徒步或乘輪椅穿越。
  - (d) 除非獲得署長事先書面批准，否則粉紅色黑交叉斜線範圍之地面或其上不可用作提供行人路以外之其他用途。
  - (e) 承授人須在批地文件下批出之年期內自費管理及維修行人路，維持其修葺狀態良好堅固，全面令署長滿意。
  - (f) 承授人將就由承授人、其工人及承建商作出就提供、管理及維修行人路有關的行為或漏作行為而導致的所有責任、法律行動、訴訟、費用、索賠、支出、損失、損害、收費和要求，彌償政府、其員工、代理人、承建商、工人及其他獲授權人士。
12. 特別條件第(16)條規定：
  - (a) 承授人須自費在該地段內提供及維持不少於1,400平方米之休憩地方(「私人休憩地方」)，以令署長滿意。私人休憩地方除用作休憩用途以供該地段上已建成或將建成的住宅樓宇之住客、佔用人及其真實客人及訪客共用及享用外，不得作其他用途。私人休憩地方須按署長要求設置、塑造、維修、作環境美化及種植，並按署長要求提供及維持該等設備及設施，以令署長滿意。
  - (b) 私人休憩地方必須指定為公用地方的一部份，只供該地段業主的共同使用
13. 特別條件第(23)(a)(i)條規定，須於該地段內按指定比率提供車位，供已按《道路交通條例》、其附屬規例及任何修訂法例獲發牌及屬於該地段上已建成或將建成之樓宇的住宅單位的住客及其真實客人、訪客或獲邀請人士之車輛停泊(「住宅車位」)，以達致署長滿意。特別條件第(23)(a)(iii)條規定，須於該地段按指定比率提供額外停車位，供該地段上已建成或將建成之樓宇的住宅單位的住戶的真實客人、訪客或獲邀請人士所擁有，並按《道路交通條例》、其附屬規例及任何修訂法例獲發牌的車輛停泊。特別條件第(23)(a)(iv)條規定，根據特別條件第(23)(a)(i)條及第(23)(a)(iii)條所提供的停車位不可作所述以外之用途，尤其不得用作存放、展示或展覽車輛以供出售或其他用途，或用作提供汽車清潔及美容服務。
14. 特別條件第(23)(b)(i)條規定，除非署長同意按照其他比率，否則須按指定比率於該地段內提供車位，用作停泊按《道路交通條例》、其附屬規例及任何修訂法例獲發牌的車輛，以達致署長滿意。指定比率乃根據下列得出：
  - (I) 該地段上已建成或將建成作辦公室用途的建築物之建築面積；及
  - (II) 該地段上已建成或將建成作非工業用途(不包括私人住宅、辦公室、酒店、貨倉及加油站)的建築物之建築面積。特別條件第(23)(b)(iii)條規定，根據特別條件第(23)(b)(i)(I)條及第(23)(b)(i)(II)條所提供的停車位除用作停泊按《道路交通條例》、其附屬規例及任何修訂法例獲發牌及屬於該地段作各自規定用途的已建成或將建成的建築物的佔用人及其真實客人、訪客或獲邀請人士之車輛外，不可作任何其他用途，尤其不得用作存放、展示或展覽車輛以供出售或其他用途，或用作提供汽車清潔及美容服務。
15. 特別條件第(23)(c)(i)條規定，承授人須在按特別條款第(23)(a)及(23)(b)條提供的車位中，按指定比率保留與指定車位供《道路交通條例》、其附屬規例及任何修訂法例界定的傷殘人士停泊車輛。特別條件第(23)(c)(iii)條規定，根據特別條件第(23)(c)(i)條所提供的停車位除用作停泊供《道路交通條例》、其附屬規例及任何修訂法例界定的傷殘人士，及屬於該地段已建成或將建成的建築物的住客、佔用人及其真實客人、訪客或獲邀請人士之車輛外，不可作任何其他用途，尤其該等車位不得用作存放、展示或展覽車輛以供出售或其他用途，或用作提供汽車清潔及美容服務。



16. 特別條件第(23)(d)(i)條規定，除非署長同意按照其他比率，否則須按指定比率於該地段內提供車位，供已按《道路交通條例》、其附屬規例及任何修訂法例獲發牌之電單車停泊，以達致署長滿意。指定比率乃根據下列得出：
- (I) 特別條件第(23)(a)(i)條規定須提供的住宅車位的總數(「住宅電單車車位」)；
- (II) 特別條件第(23)(b)(i)(I)條規定須提供的車位的總數；及
- (III) 特別條件第(23)(b)(i)(II)條規定須提供的車位的總數。
- 特別條件第(23)(d)(ii)條規定，住宅電單車車位除用作停泊供《道路交通條例》、其附屬規例及任何修訂法例獲發牌，及屬於該地段已建成或將建成的建築物的住宅單位的住客及其真實客人、訪客或獲邀請人士之電單車外，不可作任何其他用途，尤其該等車位不得用作存放、展示或展覽車輛以供出售或其他用途，或用作提供汽車清潔及美容服務。特別條件第(23)(d)(iii)條規定，根據特別條件第(23)(d)(i)(II)及(23)(d)(i)(III)條所提供的停車位除用作停泊供《道路交通條例》、其附屬規例及任何修訂法例獲發牌，及屬於該地段已建成或將建成作特別條件第(23)(b)(i)(I)及(23)(b)(i)(II)條各自規定之用途的建築物的佔用人及其真實客人、訪客或獲邀請人士之電單車外，不可作任何其他用途，尤其該等車位不得用作存放、展示或展覽車輛以供出售或其他用途，或用作提供汽車清潔及美容服務。
17. 特別條件第(23)(e)條規定，須於該地段內按指定比率提供車位供屬於該地段已建成或將建成的建築物的住宅單位的住客及其真實客人、訪客或獲邀請人士停泊電單車，以達致署長滿意。
18. 特別條件第(24)(a)條規定，須於該地段內按指定比率提供裝卸區供貨車裝卸使用，以達致署長滿意。
19. 特別條件第(24)(b)條規定，須於地面提供三個候車區供車輛(包括計程車)乘客上落，以達致署長滿意。特別條件第(24)(c)(ii)條規定，根據特別條件第(24)(b)條所提供的候車區除供車輛(包括計程車)乘客上落外，不可作任何其他用途。
20. 特別條件第(27)(a)條規定，住宅車位及住宅電單車車位不得:-
- (a) 轉讓，除非：
- (I) 連同該地段上已建成或將建成的建築物的住宅單位一併轉讓；或
- (II) 該承讓人已經擁有該地段上已建成或將建成的建築物的住宅單位；或
- (b) 出租，除非租予該地段上已建成或將建成的建築物的住宅單位的住客。惟無論如何，轉讓予任何一個該地段上的建築物的住宅單位的業主或出租予任何一個該地段的建築物的住宅單位的住客之住宅車位及住宅電單車車位總數不得超過三個。
21. 特別條件第(29)條規定，承授人必須於署長處存放一份署長核准並展示於該地段內按照特別條件第(23)及(24)條提供的所有停車位、裝卸區及候車區的布局的圖則，或一份經認可人士(按《建築物條例》、其附屬規例及任何修訂法例所界定)核正的該圖則之副本。上述核准圖則中展示的該等停車位、裝卸區及候車區不得用作除特別條件第(23)及(24)條訂明之用途以外的任何其他用途。承授人必須根據上述核准圖則維持上述停車位、裝卸區、候車區及其他地方，包括但不限於升降機、樓梯平台、調動區及通道地方，並且除非獲署長事先書面同意，否則不得更改其布局。除了經批准圖則指定的停車位外，該地段或其上的任何建築物或構築物不得用作泊車用途。
22. 特別條件第(31)(a)條規定，如果任何土地需要或已經被分割、移除或退讓或堆積或堆填或進行任何類型的斜坡處理工程，承授人須自費進行與修建該等斜坡處理工程、護土牆或其他承托物、保護物、排水或輔助工程或今後成為必要的其他工程，以便保護與承托該地段和任何毗鄰或毗連政府土地或出租土地內的泥土，避免與防止今後發生任何塌方、山泥傾瀉或地陷。承授人須在批地文件下批出之年期自費保養該土地、斜坡處理工程、護土牆或其他承托物、保護物、排水或輔助工程或其他工程處於修葺狀態良好堅固，達致署長滿意。特別條件第(31)(c)條規定，倘若因為任何承授人進行的工程或任何其他原因造成任何時候發生塌方、山泥傾瀉或地陷，承授人須自費進行修復或彌補，達致署長滿意並對上述塌方、山泥傾瀉或地陷造成政府、其代理人及承建商承受、遭受或產生一切費用、收費、損害賠償、要求及索償彌償他們。特別條件第(31)(d)條規定，署長有權發出書面通知要求承授人進行、修建及保養該土地、斜坡處理工程、護土牆或其他支承物、保護物及排水或輔助工程或其他工程或修復與彌補任何塌方、山泥傾瀉或地陷。如果承授人不理會或未能在通知指定的時期內執行該通知要求，達致署長滿意，署長可立即執行與進行任何必要工程。承授人須在要求時歸還政府因此產生的費用連同任何行政費或專業費用及開支。
23. 特別條件第(33)條規定，如果已安裝預應力地樁，在開發或重建該地段或其中任何部分時，承授人須在預應力地樁整個使用期間自費對其進行定期維修和定期檢查，達致署長滿意並在署長不時自行酌情要求時向署長提交上述檢查工程的報告及資料。如果承授人不理會或未能進行要求的檢查工程，署長可立即進行上述檢查工程，承授人須在要求時付還上述開支給政府。
24. 特別條件第(34)(a)條規定，倘若從該地段或開發該地段所影響的其他區域引致泥土、廢石方、瓦礫、建築廢料或建材(「廢料」)遭侵蝕、流入或傾倒到公共巷徑、道路或路渠、海灘、海底、污水渠、雨水渠、溝渠或其他政府產業(「政府產業」)，承授人須自費清理該等廢料並修復對政府產業造成的損壞。承授人須對上述侵蝕、流入或傾倒對私人產業造成的任何損壞或滋擾所引致的一切訴訟、索償及要求向政府作出彌償。特別條件第(34)(b)條規定，儘管特別條件第(34)(a)條有所規定，署長可以應承授人要求清理該等廢料並修復對政府產業造成的損壞。承授人須在要求時向政府支付有關費用。
25. 特別條件第(35)條規定，承授人須在任何時候，特別是在任何建築、保養、翻新或維修工程(「工程」)期間，採取或促使他人採取一切合理及足夠的謹慎、技巧及預防措施，避免對該地段或其中任何部分之上、上面、之下或毗鄰的任何政府擁有或其他的現有排水渠、水路、水道、總水喉、道路、行人路、街道設施、污水渠、明渠、管道、電纜、電線、公用事業服務或任何其他工程或裝置(「服務」)造成任何損壞、干擾或阻塞。承授人在進行上述任何工程之前必須進行或促使他人進行適當的勘測及必要的查詢，確定任何服務的現況及層面，並提交處理任何可能受工程影響的服務一切方面的書面建議給署長，供他審批和必須在取得署長對上述建議作出的書面批准後才能進行該等工程。承授人必須履行署長於批准上述建議時對服務施加的任何要求和承擔符合該等要求支出的費用，包括改道、重鋪或修復的費用。承授人必須自費在一切方面維修、彌補及修復以任何方式進行上述工程對該地段或該服務造成的任何損壞、干擾或阻塞(除了明渠、污水渠、雨水渠、或總水喉須由署長負責修復，除非他另作選擇，承授人須在要求時向政府支付該等工程的費用)，達致署長滿意。如果承授人未能對該地段或其中任何部分或該服務進行上述必要的改道、重鋪、維修、彌補及修復工程，達致署長滿意，署長可進行他認為必要的上述改道、重鋪、維修、彌補或修復工程，承授人須在要求時向政府支付該等工程的費用。
26. 特別條件第(36)(a)條規定，承授人須自費興建及保養該地段邊界內或政府土地內署長認為必要的排水渠及渠道，並達致署長滿意，以便截斷與引導該地段的一切暴雨或雨水到最接近的河道、集水井、渠道或政府雨水渠。
27. 特別條件第(36)(b)條規定，連接該地段的任何排水渠和污水渠至政府的雨水渠及污水渠(如已鋪設及運作)的工程可由署長進行，及承授人須在要求時向政府支付上述連接工程的費用。或者該等連接工程亦可由承授人自費進行，達致署長滿意，及在該種情況下，上述連接工程的任何一段若在政府土地內修建，須由承授人自費保養，直至要求時由承授人交還給政府，由政府出資負責其後的保養。承授人須在要求時向政府支付有關上述連接工程的技術檢查之費用。

註：

1. 本節所載的「承授人」指批地文件訂明的「買方」，如上下文意允許或規定則包括其遺產執行人、遺產管理人及受讓人；如屬公司則包括其繼承人及受讓人。
2. 請參閱批地文件以了解全部詳情。完整的批地文件文本可於售樓處作出要求後免費查閱，並可在支付所需影印費後取得批地文件之複印本。



**A. Facilities that are required under the Land Grant to be constructed and provided for the Government, or for public use**

**The Pedestrian Walkway as referred to in Special Condition No.(15) of the Land Grant**

**1. Provisions of the Land Grant**

The following sub-clauses of Special Condition No.(15) stipulate that:

- (b) The Purchaser shall within the time limit specified in Special Condition No.(2) hereof at his own expense and in accordance with the Approved Landscape Plan landscape the Pink Cross-Hatched Black Area and provide at the ground level thereof a pedestrian walkway with a width of 5 metres (hereinafter referred to as “the Pedestrian Walkway”) in all respects to the satisfaction of the Director.
- (c) The Purchaser shall throughout the term hereby agreed to be granted at all times during the existence of the Pedestrian Walkway and in compliance with any requirements which the Director may impose keep the Pedestrian Walkway open for use by the public 24 hours a day on foot or by wheelchair for all lawful purposes free of charge without any interruption.
- (d) Except with the prior written approval of the Director, the Pink Cross-Hatched Black Area at or above the ground level shall not be used for any purpose other than for the provision of the Pedestrian Walkway.
- (e) The Purchaser shall throughout the term hereby agreed to be granted at his own expense, manage and maintain the Pedestrian Walkway in good and substantial repair and condition in all respects to satisfaction of the Director.
- (f) The Purchaser hereby indemnifies and shall keep indemnified the Government, its officers, agents, contractors, workmen and other duly authorized personnel from and against all liabilities and all actions, proceedings, costs, claims, expenses, loss, damages, charges and demands of whatsoever nature arising out of or in connection with anything done or omitted to be done by the Purchaser, his workmen and contractors in connection with the provision, management and maintenance of the Pedestrian Walkway.

**2. Provisions of the Deed of Mutual Covenant**

“Pedestrian Walkway” means “the pedestrian walkway in the Development provided, landscaped, managed and maintained pursuant to Special Condition Nos.(15)(b) to (15)(e) of the Conditions”.

“Development Common Areas and Facilities” means and includes “(a)(i) the Pedestrian Walkway...”

Clause 37 of Section 5 stipulates that “[i]n addition to the other powers expressly provided in this Deed, the Manager shall have authority to do all such acts and things as may be necessary or expedient for or in connection with the Lot and the Development and the management thereof including in particular but without in any way limiting the generality of the foregoing :-

- .....
- (az) To maintain ... the Pedestrian Walkway ... as are required to be maintained under the provisions of the Conditions;
- .....
- (bg) To manage and maintain the Pedestrian Walkway in all respects to the satisfaction of the Director pursuant to Special Condition No. (15) of the Conditions;
- (bh) At all times during the existence of Pedestrian Walkway and in compliance with any requirements which the Director may impose keep the Pedestrian Walkway open for use by all members of the public 24 hours a day on foot or by wheelchair for all lawful purposes free of charge and without any interruption.”

Part B of the Second Schedule stipulates that:-

“The following are the rights and privileges subject to which the Owner of each Undivided Share and the exclusive right to hold, use, occupy and enjoy his premises is held:-

- .....
- (e) Right of members of the public over the Pedestrian Walkway

The right of members of the public, for all lawful purposes, 24 hours a day to use the Pedestrian Walkway on foot or by wheelchair free of charge and without any interruption in accordance with Special Condition No.(15)(c) of the Conditions.”

Clause (43) of the Third Schedule stipulates that “[t]he Owners shall at their own expense and in all respects to the satisfaction of the Director manage and maintain the Pedestrian Walkway pursuant to Special Condition No.(15) of the Conditions. The Owners shall instruct the Manager to carry out the aforesaid according to the provisions of this Deed.”

Clause (44) of the Third Schedule stipulates that “[t]he Owners shall at all times during the existence of the Pedestrian Walkway and in compliance with any requirements which the Director may impose keep the Pedestrian Walkway open for use by all members of the public 24 hours a day on foot or by wheelchair for all lawful purposes free of charge and without any interruption. The Owners shall instruct the Manager to carry out the aforesaid according to the provisions of this Deed.”

**3. The general public has the right to use those facilities or open space (if any) mentioned above in accordance with the Land Grant.**

**B. 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**

**The Pedestrian Walkway as referred to in Special Condition No.(15) of the Land Grant**

**1. Provisions of the Land Grant**

The following sub-clauses of Special Condition No.(15) stipulate that:

- (c) The Purchaser shall throughout the term hereby agreed to be granted at all times during the existence of the Pedestrian Walkway and in compliance with any requirements which the Director may impose keep the Pedestrian Walkway open for use by the public 24 hours a day on foot or by wheelchair for all lawful purposes free of charge without any interruption.
- (e) The Purchaser shall throughout the term hereby agreed to be granted at his own expense, manage and maintain the Pedestrian Walkway in good and substantial repair and condition in all respects to satisfaction of the Director.

- 2. The facilities or open spaces (if any) mentioned above are required to be managed, operated or maintained at the expense of the owners of the residential properties in the Development, and those owners are required to meet a proportion of the expense of the managing, operating or maintaining those facilities or open spaces (if any) through the management expenses apportioned to the residential properties concerned.

**C. Size of 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)**

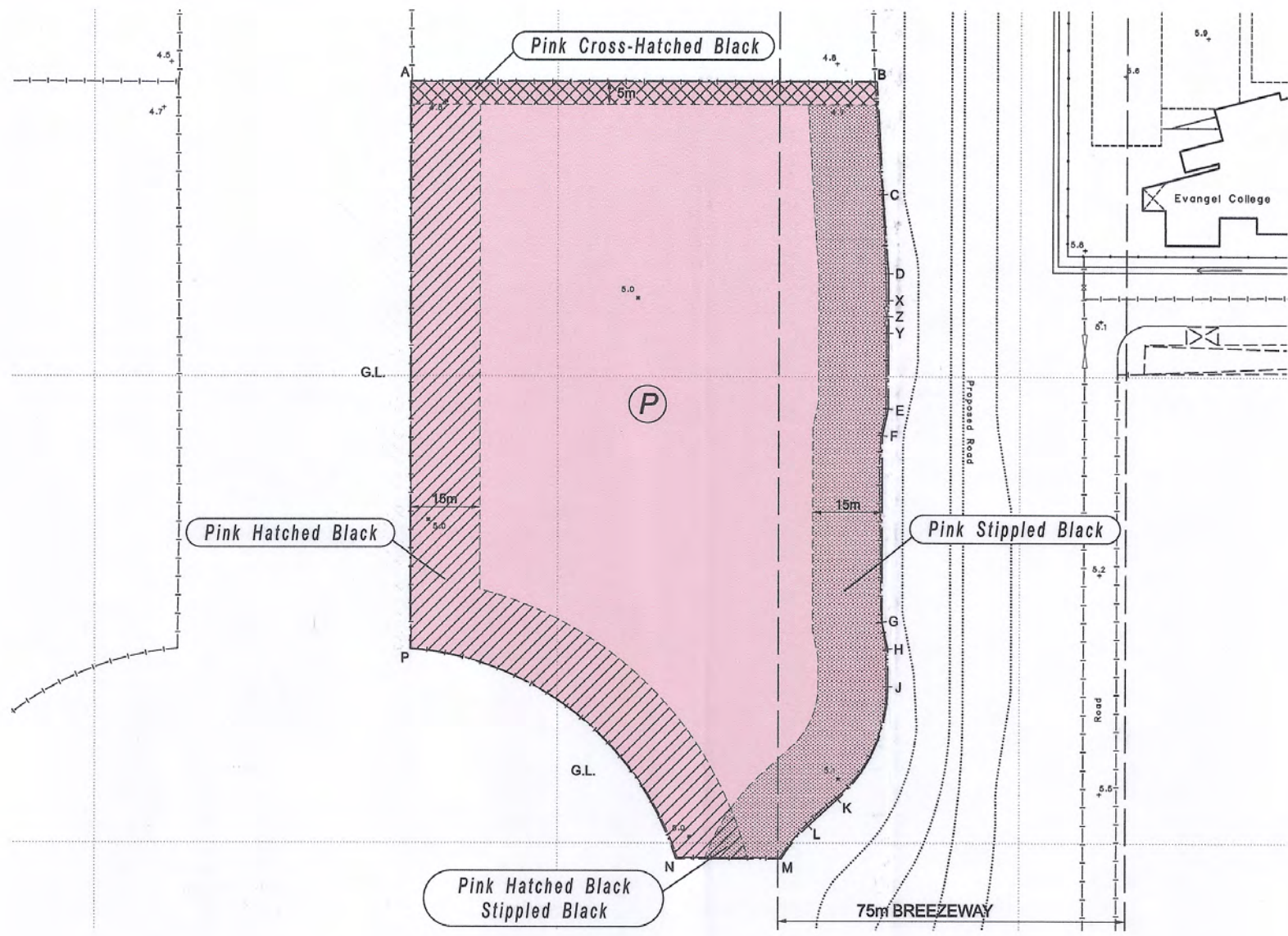
Not applicable.




Notes:

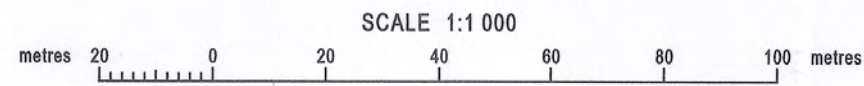
- 1. The expression “Director” as mentioned in this section means “the Director of Lands”.



Extract of Plan annexed to the Land Grant



-  PINK STIPPLED BLACK AND PINK HATCHED BLACK STIPPLED BLACK
-  PINK HATCHED BLACK AND PINK HATCHED BLACK STIPPLED BLACK
-  PINK CROSS-HATCHED BLACK



**A. 批地文件規定須興建並提供予政府或供公眾使用的設施**

**批地文件特別條件第(15)條所指之行人路**

**1. 批地文件的條款**

以下特別條件第(15)條的分條規定：

- (b) 買方須於本特別條件第(2)條所指定的時間內，自費並按獲批之園景設計圖，於粉紅色黑交叉斜線範圍上進行園景工程，並在其地面興建一條5米闊的行人路(下稱「行人路」)，全面令署長滿意。
- (c) 買方須在本批地文件同意批出之年內及於行人路存續期間，遵從署長可能施加的要求，維持行人路24小時免費開放予公眾就所有合法用途無阻礙地徒步或乘輪椅穿越。
- (d) 除非獲得署長事先書面批准，否則粉紅色黑交叉斜線範圍之地面或其上不可用作提供行人路以外之其他用途。
- (e) 買方須在本批地文件同意批出之年內自費管理及維修行人路，維持其修葺狀態良好堅固，全面令署長滿意。
- (f) 買方將就由買方、其工人及承建商作出就提供、管理及維修行人路有關的行為或漏作行為而導致的所有責任、法律行動、訴訟、費用、索賠、支出、損失、損害、收費和要求，彌償及政府、其員工、代理人、承建商、工人及其他獲授權人士。

**2. 公契的條款**

行人路指「根據批地文件特別條款第(15)(b)至(15)(e)條提供、美化、管理及保養的發展項目內的行人路」。

「發展項目公用地方及設施」指並包括「(a)(i) 行人路 …」

公契第5章37條規定「除了公契裏明文規定的其他權力外，管理人有權作出涉及該地段、發展項目及其管理的一切必要的行為及事情，尤其是在任何方面不限制上述一般適用範圍下，包括：-

……

(az) 根據批地文件的規定保養… 行人路…；

……

(bg) 根據批地文件特別條款第(15)條的規定，管理及保養行人路達致署長在各方面滿意；

(bh) 於行人路續存期間及在符合署長所訂的任何要求下，將行人路每日24小時開放給所有公眾人士為所有合法目的、免繳任何費用及不受干擾下徒步或乘輪椅使用。」

公契第二附表B分節規定：-

「持有每份不分割份數及有權獨家持有、使用、佔用和享用其單位的業主受以下權利及特權規限：-

……

(c) 公眾人士就行人路擁有的權利

根據批地文件特別條款第(15)(c)條的規定，公眾人士有權每日24小時為所有合法目的、免繳任何費用及不受干擾下徒步或乘輪椅使用行人路。」

公契第三附表第(43)段規定「業主須根據批地文件特別條款第(15)條的規定自費管理及保養行人路達致署長在各方面滿意。業主須指示管理人根據本公契的條文執行上述規定。」

公契第三附表第(44)段規定「業主須於行人路續存期間及在符合署長所訂的任何要求下，將行人路每日24小時開放給所有公眾人士為所有合法目的、免繳任何費用及不受干擾下徒步或乘輪椅使用。業主須指示管理人根據本公契的條文執行上述規定。」

**3. 公眾有權按照批地文件使用上述提述之設施及休憩用地(如有)。**

**B. 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設施**

**批地文件特別條件第(15)條所指之行人路**

**1. 批地文件的條款**

以下特別條件第(15)條的分條規定：

- (c) 買方須在本批地文件此同意批出之年內及於行人路存續期間，遵從署長可能施加的要求，維持行人路24小時免費開放予公眾就所有合法用途無阻礙地徒步或乘輪椅穿越。
- (e) 買方須在本批地文件同意批出之年內自費管理及維修行人路，維持其修葺狀態良好堅固，全面令署長滿意。

**2. 上述設施或休憩用地(如有)按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。該等擁有人按規定須以由有關住宅物業分攤的管理開支，應付管理、營運或維持該等設施或休憩用地(如有)的部分開支。**

**C. 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休憩用地的尺寸**

不適用。

**D. 發展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份**

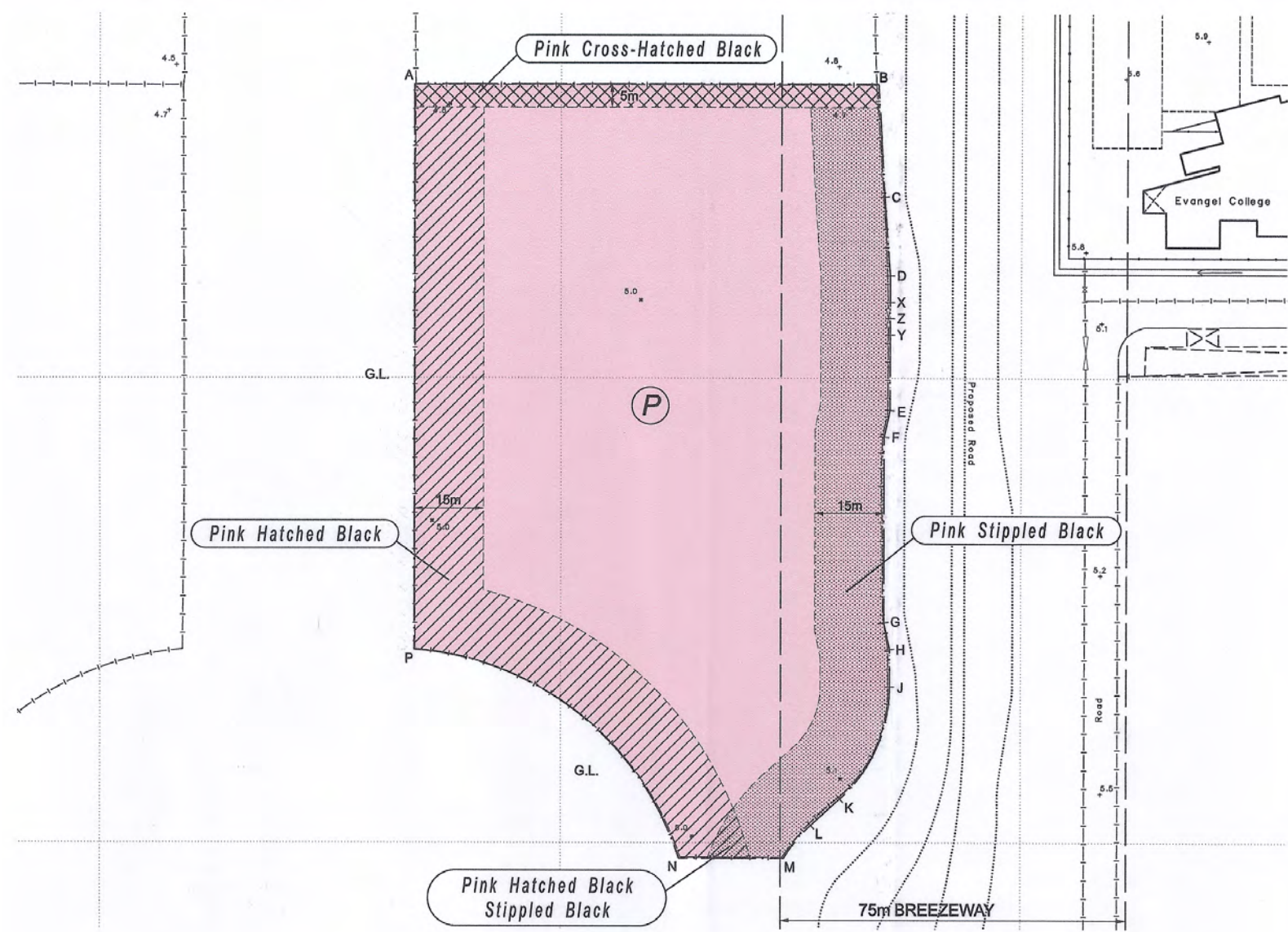
不適用。




註：

- 1. 本節所載的「署長」指「地政總署署長」。

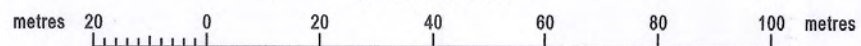


摘錄自批地文件的附圖



-  粉紅色綴黑網點及粉紅色間黑斜線綴黑網點
-  粉紅色間黑斜線及粉紅色間黑斜線綴黑網點
-  粉紅色黑交叉斜線

SCALE 1:1 000



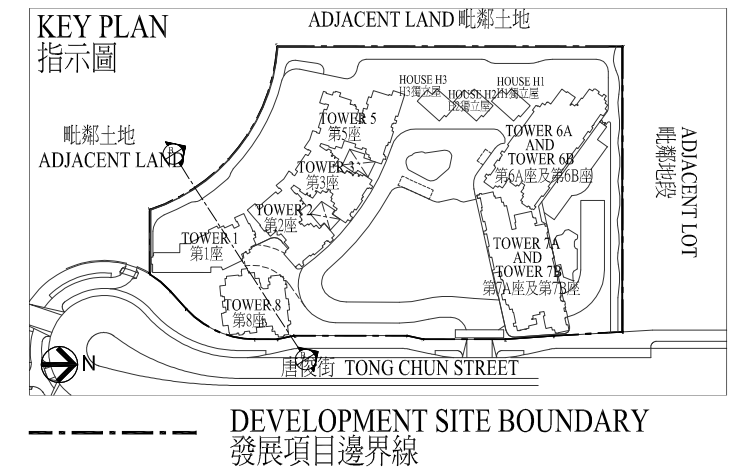
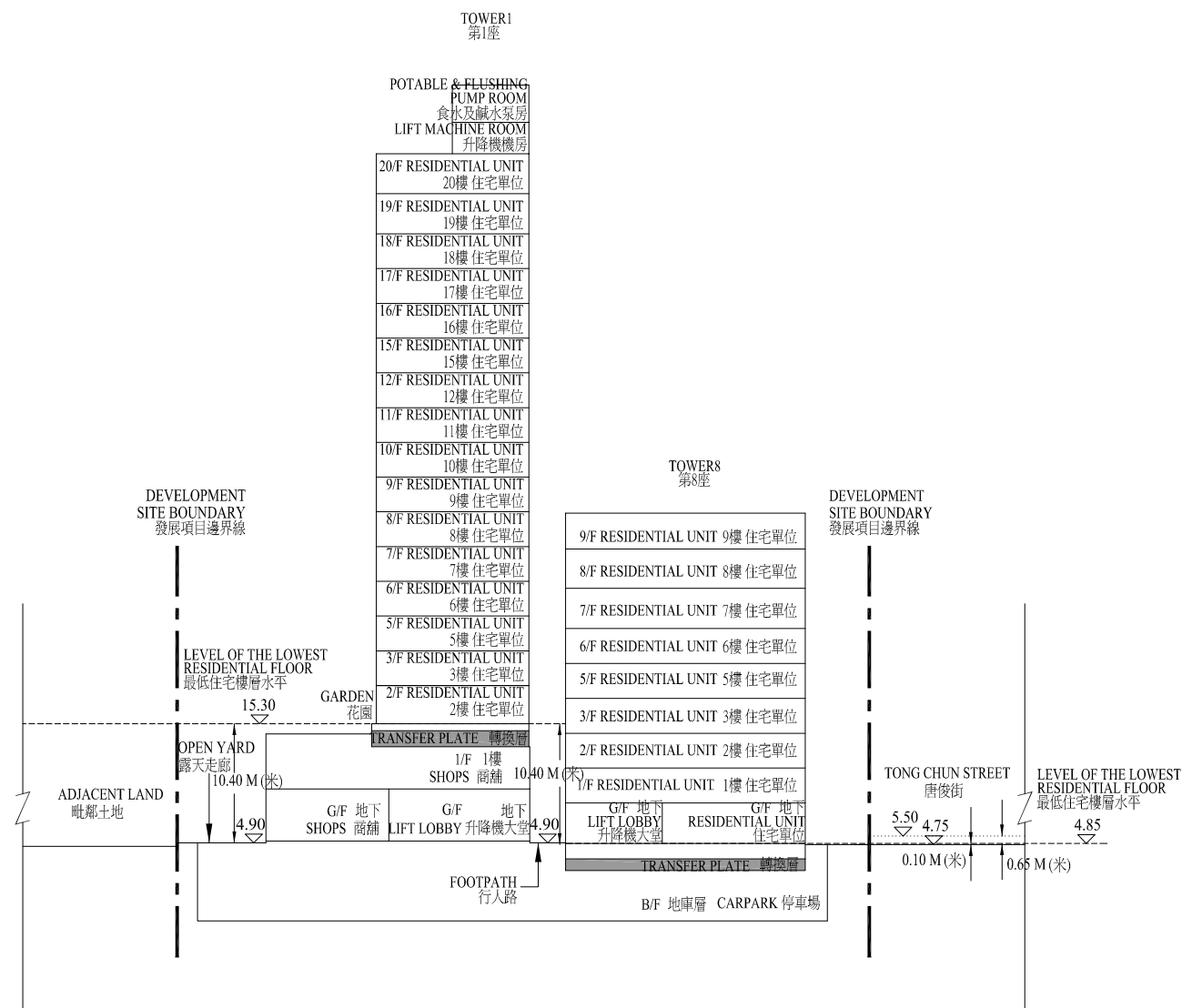
- (a) The purchaser is recommended to instruct a separate firm of solicitors (other than that acting for the owner) to act for the purchaser in relation to the transaction.
- (b) If the purchaser instructs such separate firm of solicitors to act for the purchaser in relation to the transaction, that firm will be able to give independent advice to the purchaser.
- (c) 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; and
  - (iii) in the case of paragraph (c)(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.

- (a) 現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。
- (b) 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。
- (c) 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；及
  - (iii) 如屬(c)(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。





CROSS-SECTION PLAN B-B  
橫截面圖 B-B



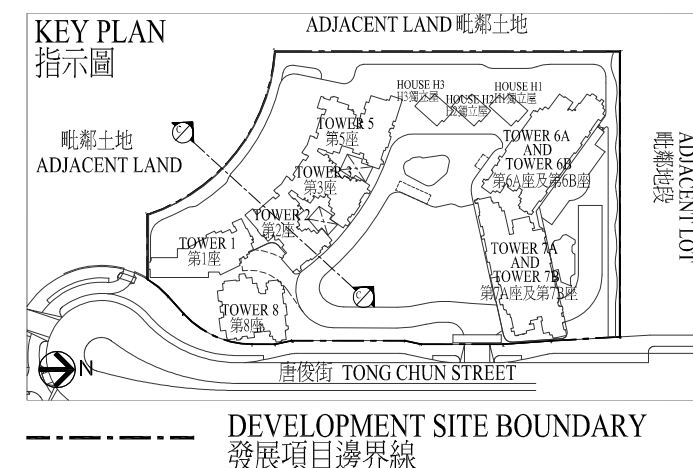
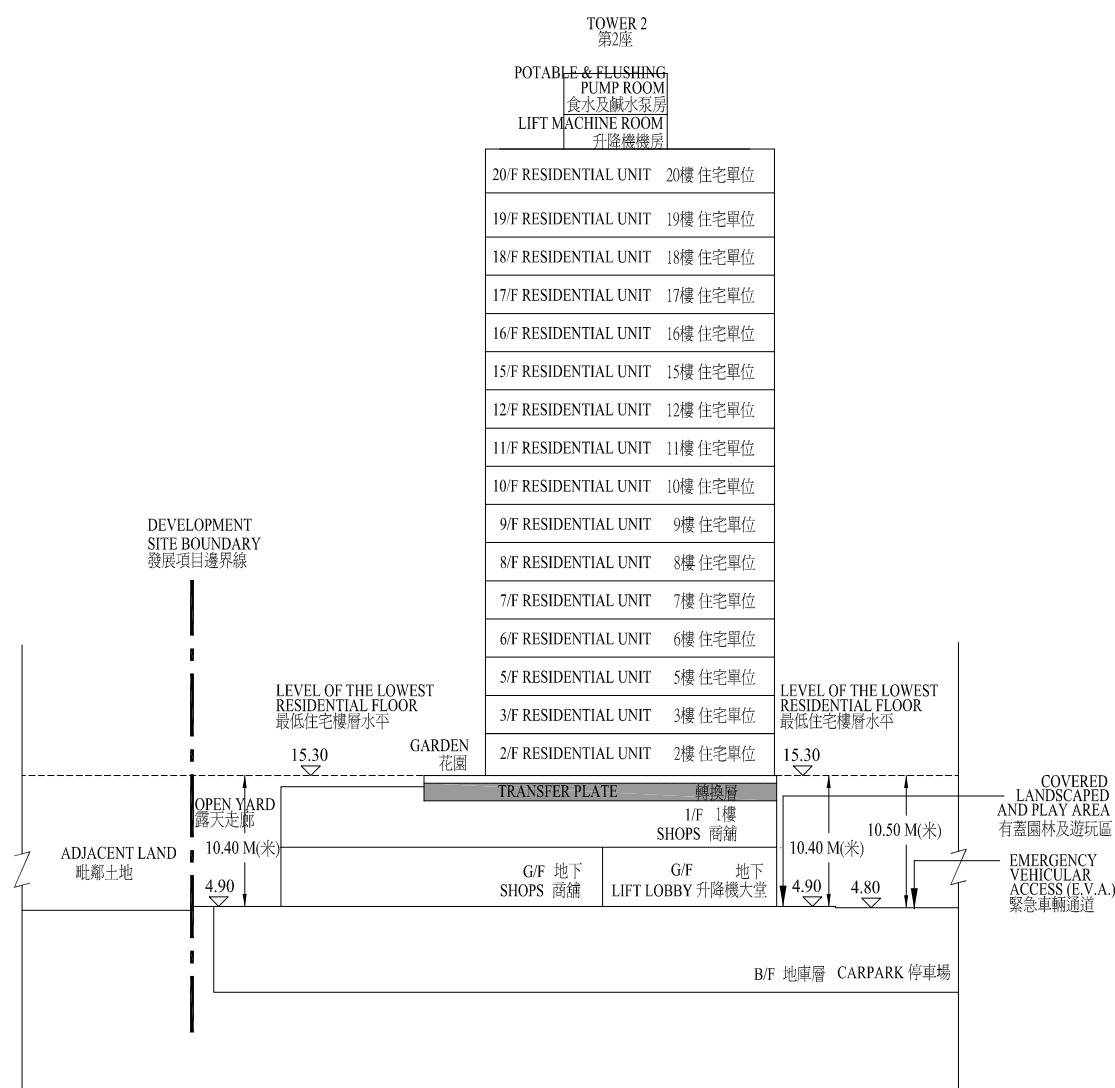
Note:

1. THE PART OF TONG CHUN STREET ADJACENT TO THE BUILDING IS 4.75 METRES TO 5.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF OPEN YARD ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. THE PART OF FOOTPATH ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
4. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
5. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段唐俊街為香港主水平基準以上 4.75 米至 5.50 米。
2. 毗連建築物的一段露天走廊為香港主水平基準以上 4.90 米。
3. 毗連建築物的一段行人路為香港主水平基準以上 4.90 米。
4. 虛線(-----)代表最低住宅樓層水平。
5. (▽) 代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN C-C  
橫截面圖 C-C



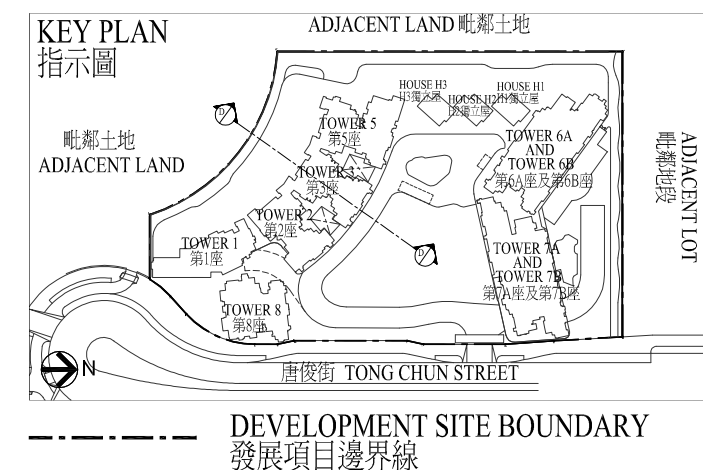
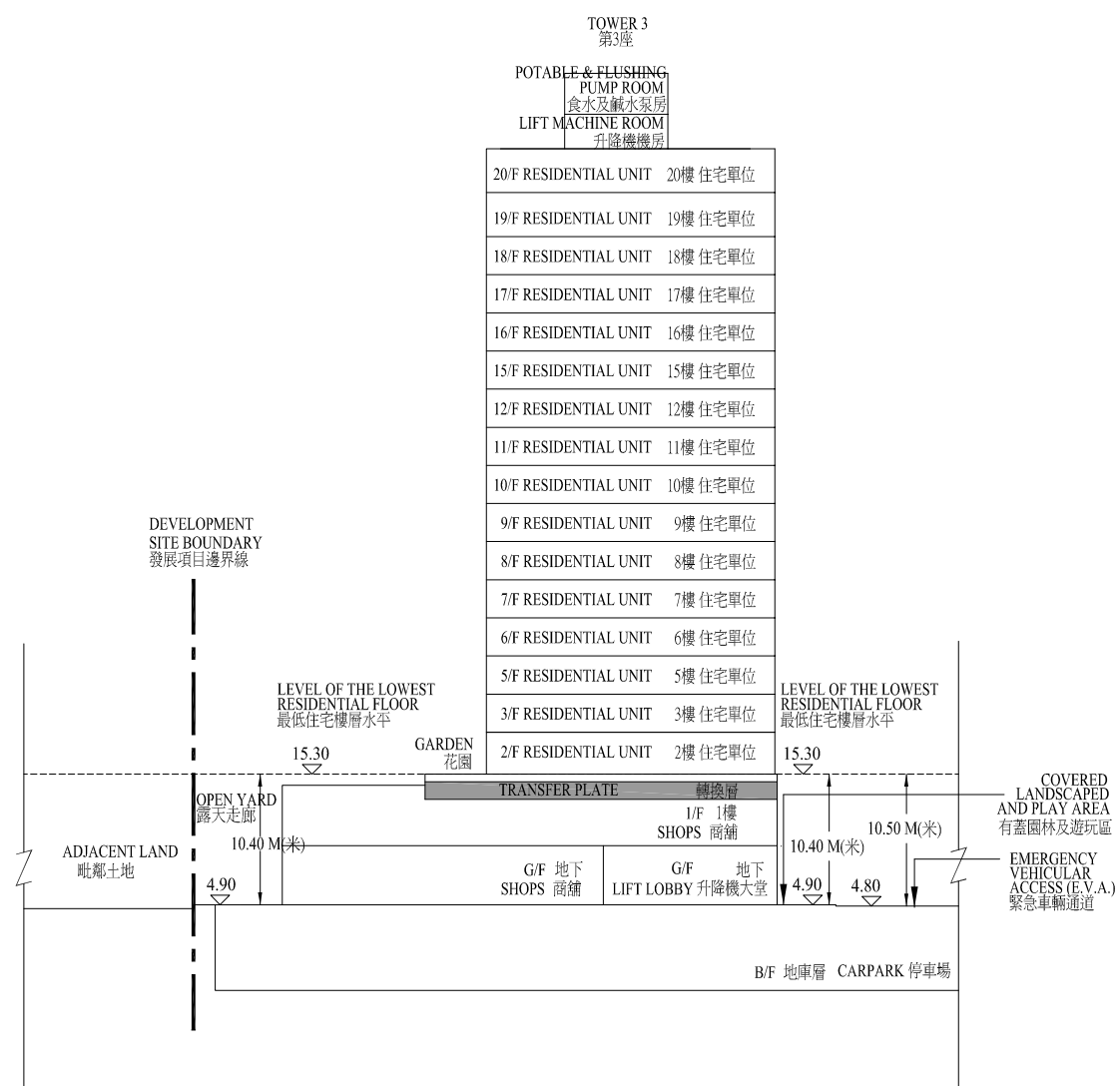
Note:

1. THE PART OF OPEN YARD ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF COVERED LANDSCAPED AND PLAY AREA ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE BUILDING IS 4.80 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
4. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
5. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段露天走廊為香港主水平基準以上 4.90 米。
2. 毗連建築物的一段有蓋園林及遊玩區為香港主水平基準以上 4.90 米。
3. 毗連建築物的一段緊急車輛通道為香港主水平基準以上 4.80 米。
4. 虛線(-----)代表最低住宅樓層水平。
5. (▽) 代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN D-D  
橫截面圖 D-D



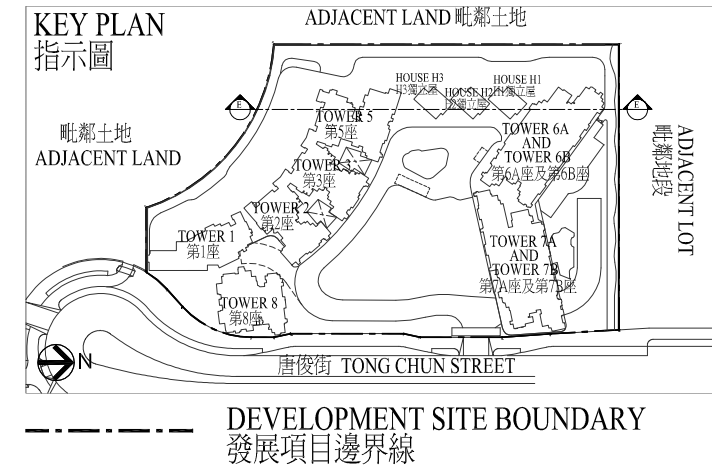
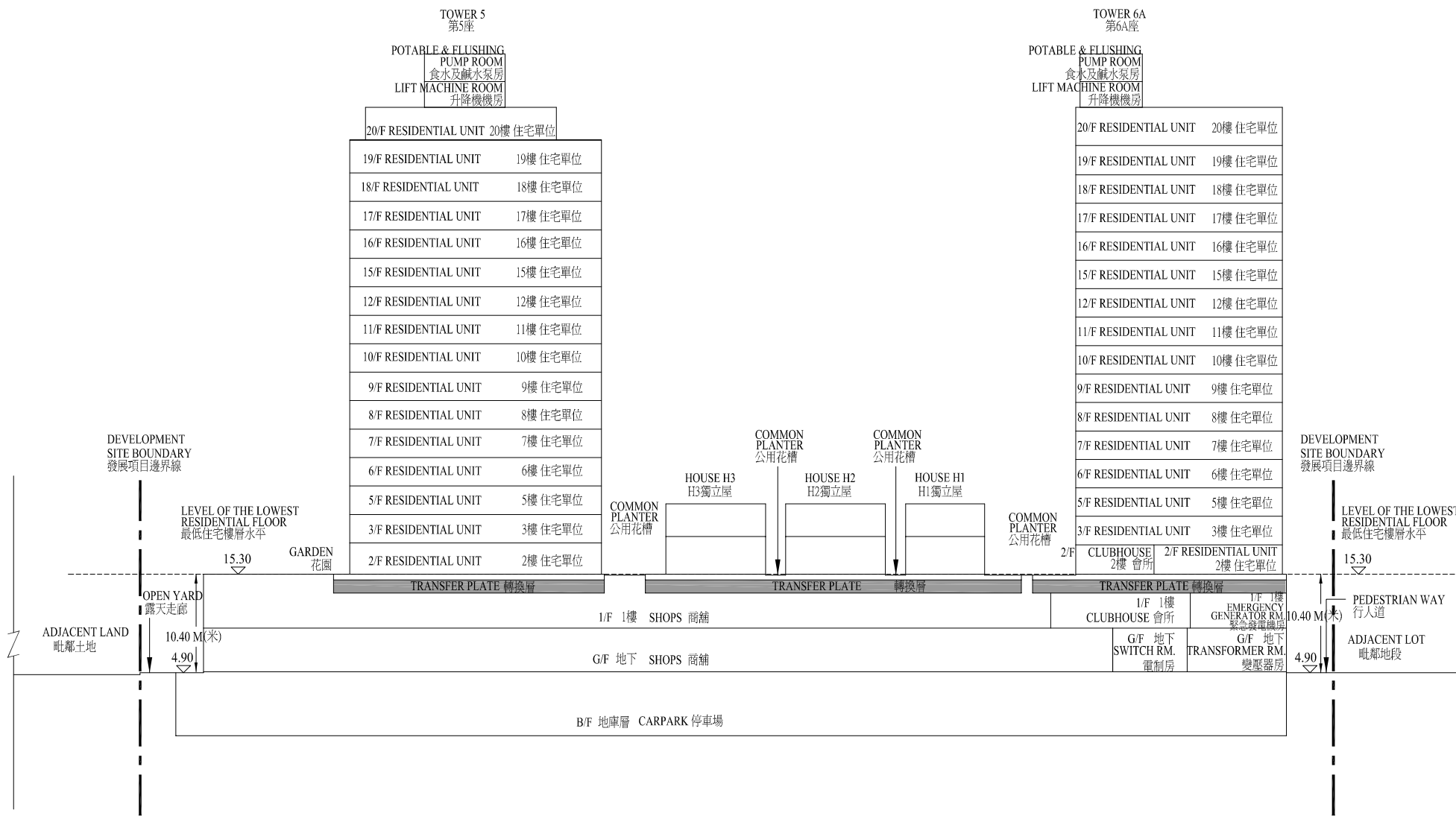
Note:

1. THE PART OF OPEN YARD ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF COVERED LANDSCAPED AND PLAY AREA ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE BUILDING IS 4.80 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
4. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
5. (↕) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段露天走廊為香港主水平基準以上 4.90 米。
2. 毗連建築物的一段有蓋園林及遊玩區為香港主水平基準以上 4.90 米。
3. 毗連建築物的一段緊急車輛通道為香港主水平基準以上 4.80 米。
4. 虛線(-----)代表最低住宅樓層水平。
5. (↕) 代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN E-E  
橫截面圖 E-E



Note:

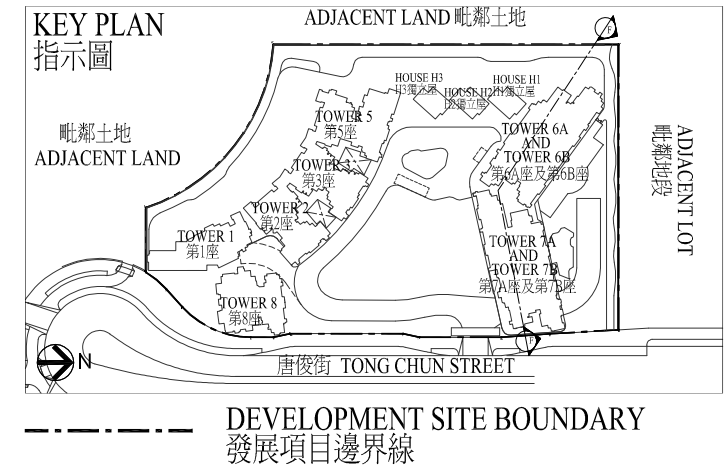
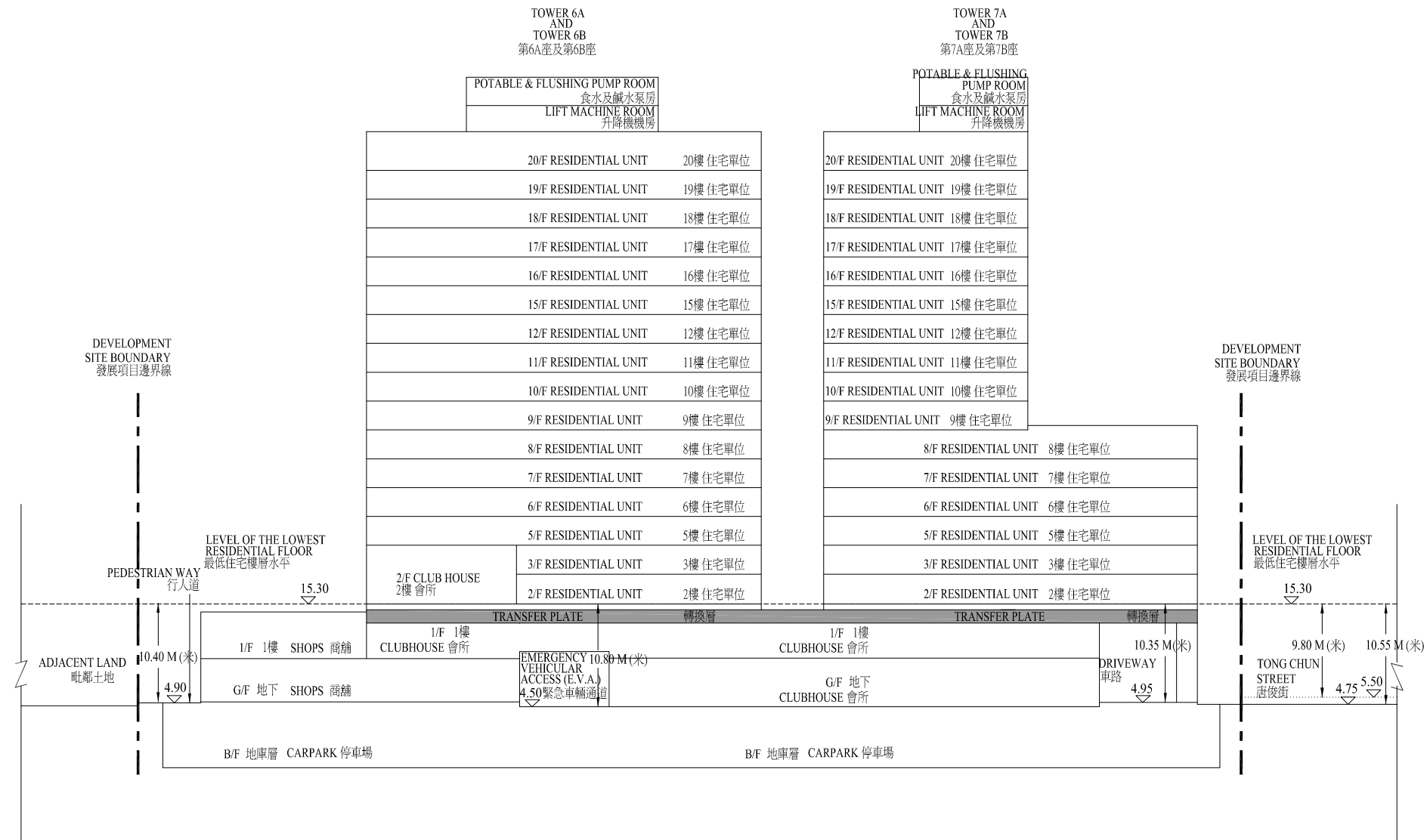
1. THE PART OF OPEN YARD ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF PEDESTRIAN WAY ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
4. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段露天走廊為香港主水平基準以上 4.90 米。
2. 毗連建築物的一段行人道為香港主水平基準以上 4.90 米。
3. 虛線(-----)代表最低住宅樓層水平。
4. (▽) 代表香港主水平基準以上的高度(米)。



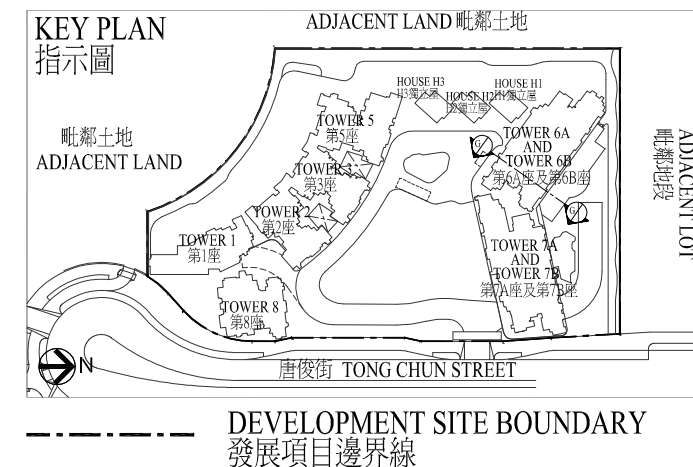
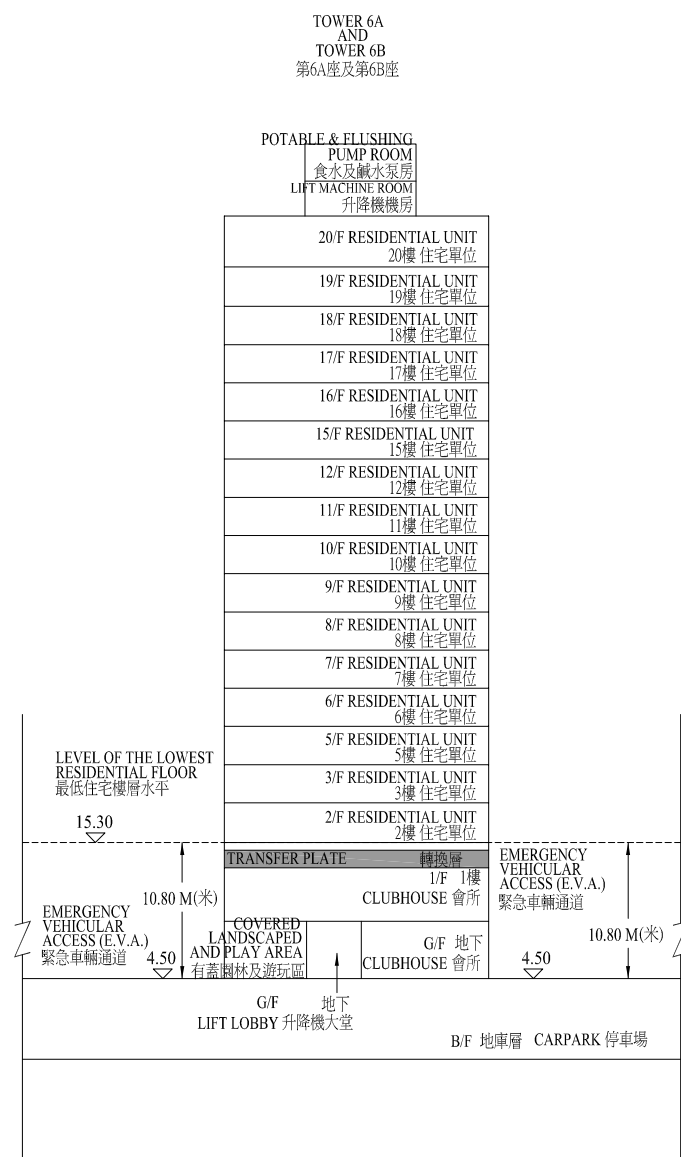
CROSS-SECTION PLAN F-F  
橫截面圖 F-F



- Note:
1. THE PART OF TONG CHUN STREET ADJACENT TO THE BUILDING IS 4.75 METRES TO 5.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
  2. THE PART OF DRIVEWAY ADJACENT TO THE BUILDING IS 4.95 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
  3. THE PART OF PEDESTRIAN WAY ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
  4. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE BUILDING IS 4.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
  5. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
  6. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

- 備註:
1. 毗連建築物的一段唐俊街為香港主水平基準以上 4.75 米至 5.50 米。
  2. 毗連建築物的一段車路為香港主水平基準以上 4.95 米。
  3. 毗連建築物的一段行人道為香港主水平基準以上 4.90 米。
  4. 毗連建築物的一段緊急車輛通道為香港主水平基準以上 4.50 米。
  5. 虛線(-----)代表最低住宅樓層水平。
  6. (▽) 代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN G-G  
橫截面圖 G-G



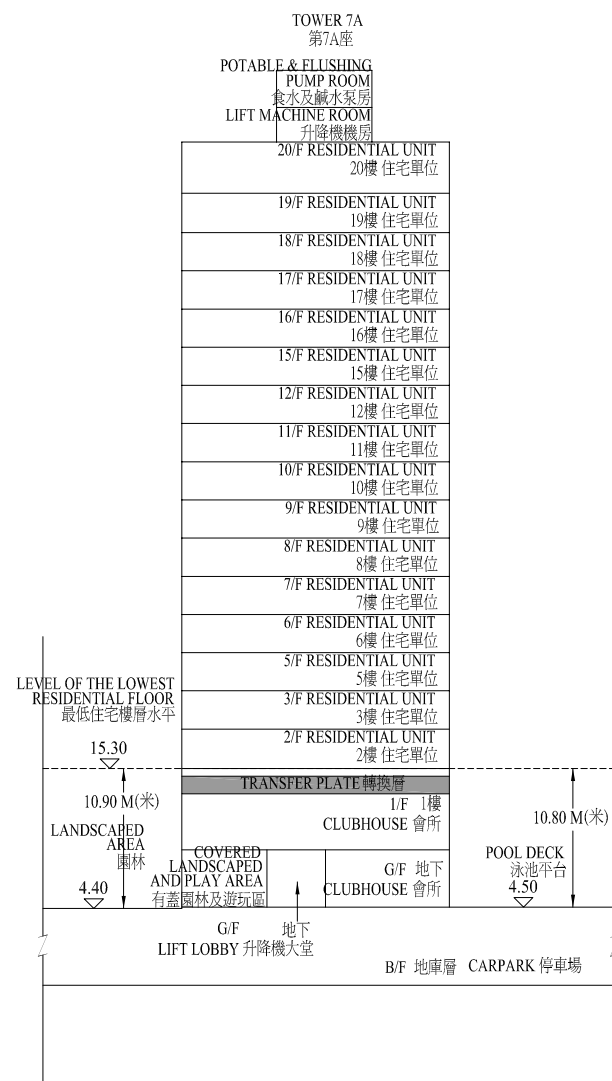
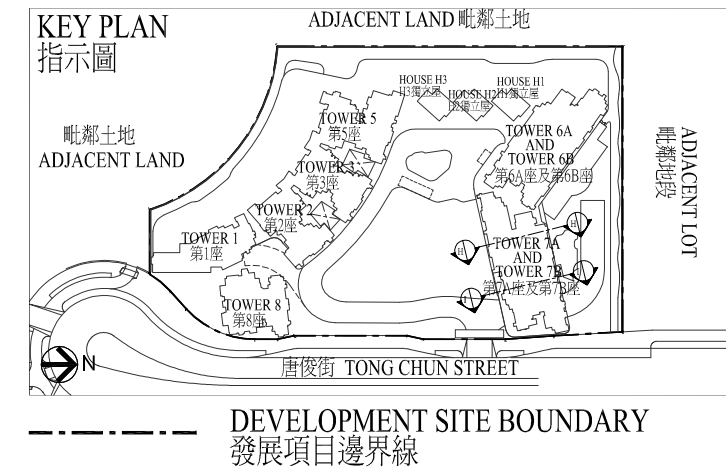
Note:

1. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE NORTH EAST SIDE OF THE BUILDING IS 4.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE SOUTH WEST SIDE OF THE BUILDING IS 4.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
4. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

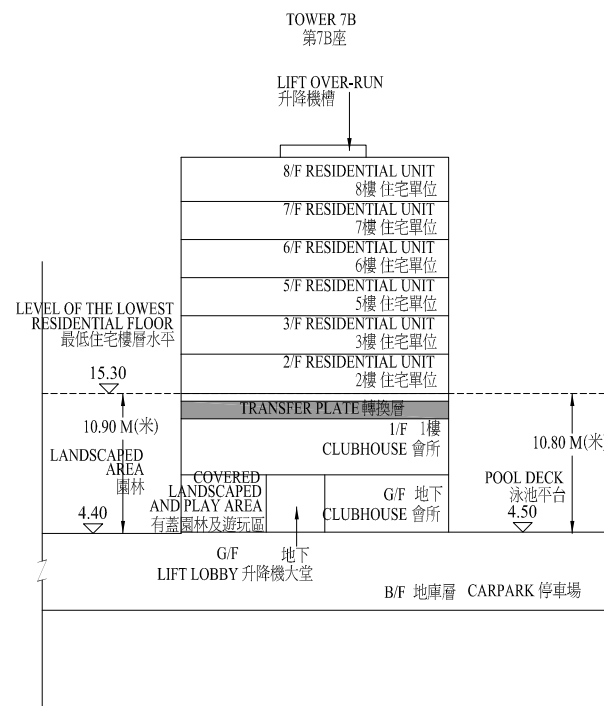
備註:

1. 毗連建築物的東北面的一段緊急車輛通道為香港主水平基準以上 4.50米。
2. 毗連建築物的西南面的一段緊急車輛通道為香港主水平基準以上 4.50米。
3. 虛線(-----)代表最低住宅樓層水平。
4. (▽) 代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN H-H & I-I  
橫截面圖 H-H 及 I-I



CROSS-SECTION PLAN H-H  
橫截面圖 H-H



CROSS-SECTION PLAN I-I  
橫截面圖 I-I

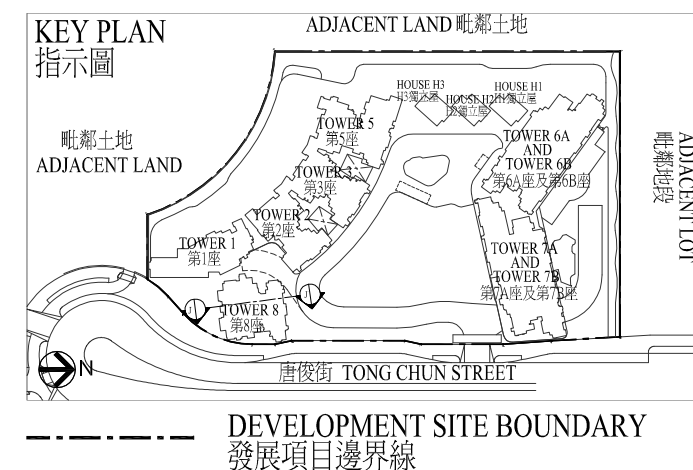
Note:

1. THE PART OF LANDSCAPED AREA ADJACENT TO THE BUILDING IS 4.40 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF POOL DECK ADJACENT TO THE BUILDING IS 4.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
4. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段園林為香港主水平基準以上 4.40 米。
2. 毗連建築物的一段泳池平台為香港主水平基準以上 4.50 米。
3. 虛線(-----)代表最低住宅樓層水平。
4. (▽) 代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN J-J  
橫截面圖 J-J

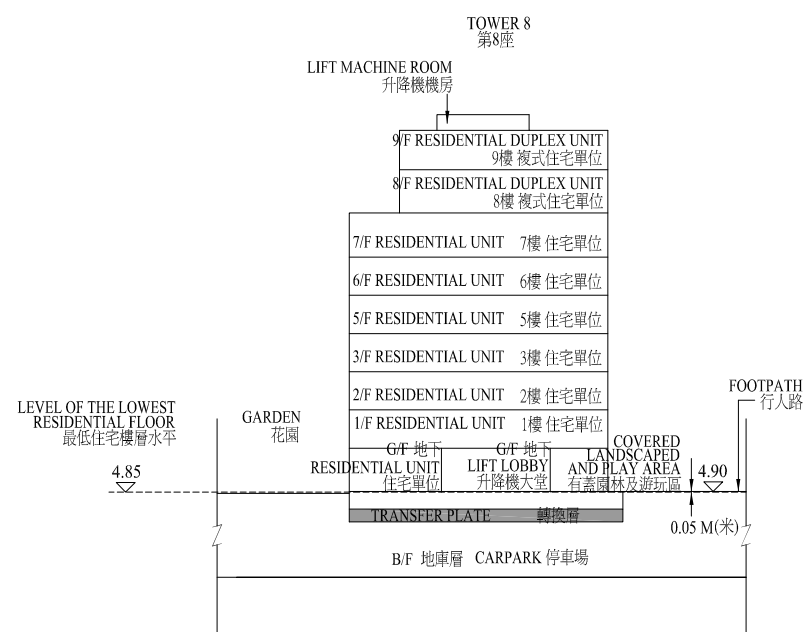


Note:

1. THE PART OF FOOTPATH ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. DOTTED LINE(-----)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
3. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

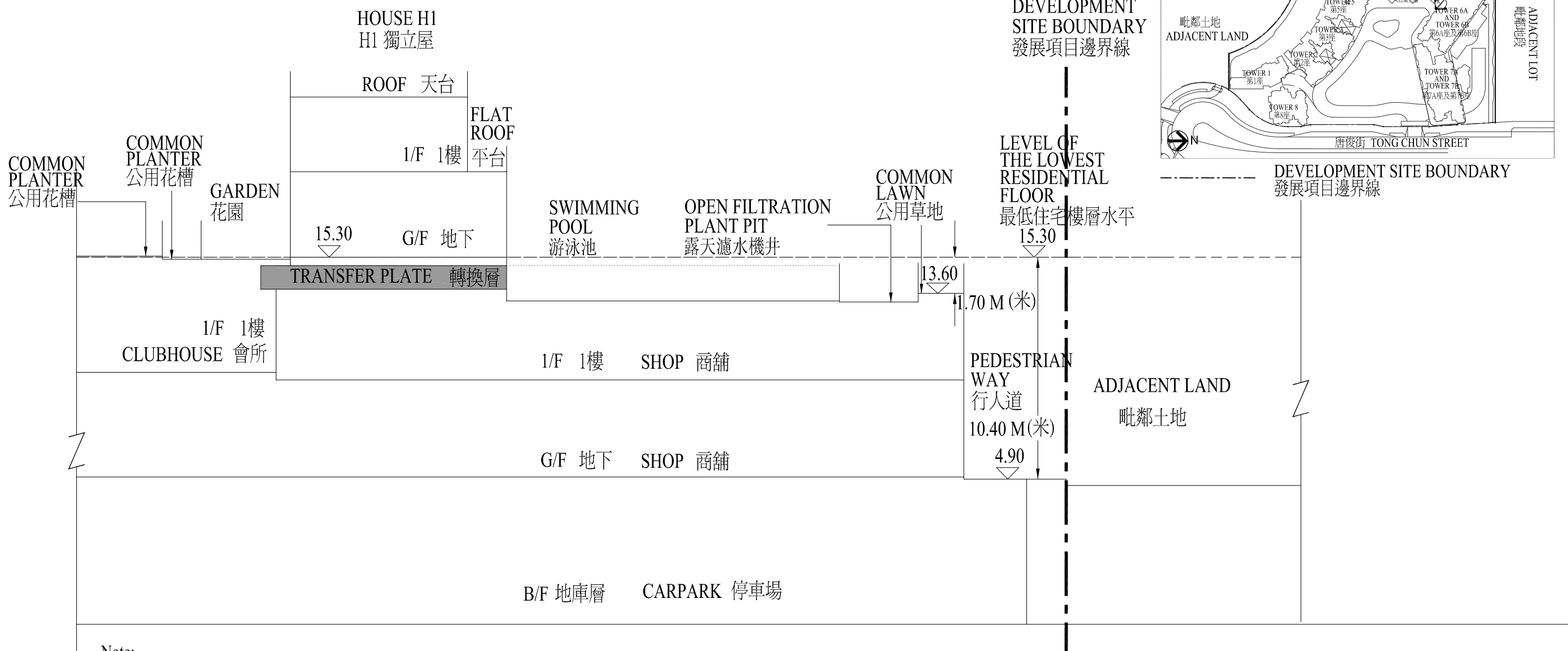
備註:

1. 毗連建築物的一段行人路為香港主水平基準以上 4.90米。
2. 虛線(-----)代表最低住宅樓層水平。
3. (▽) 代表香港主水平基準以上的高度(米)。





CROSS-SECTION PLAN K-K  
橫截面圖 K-K



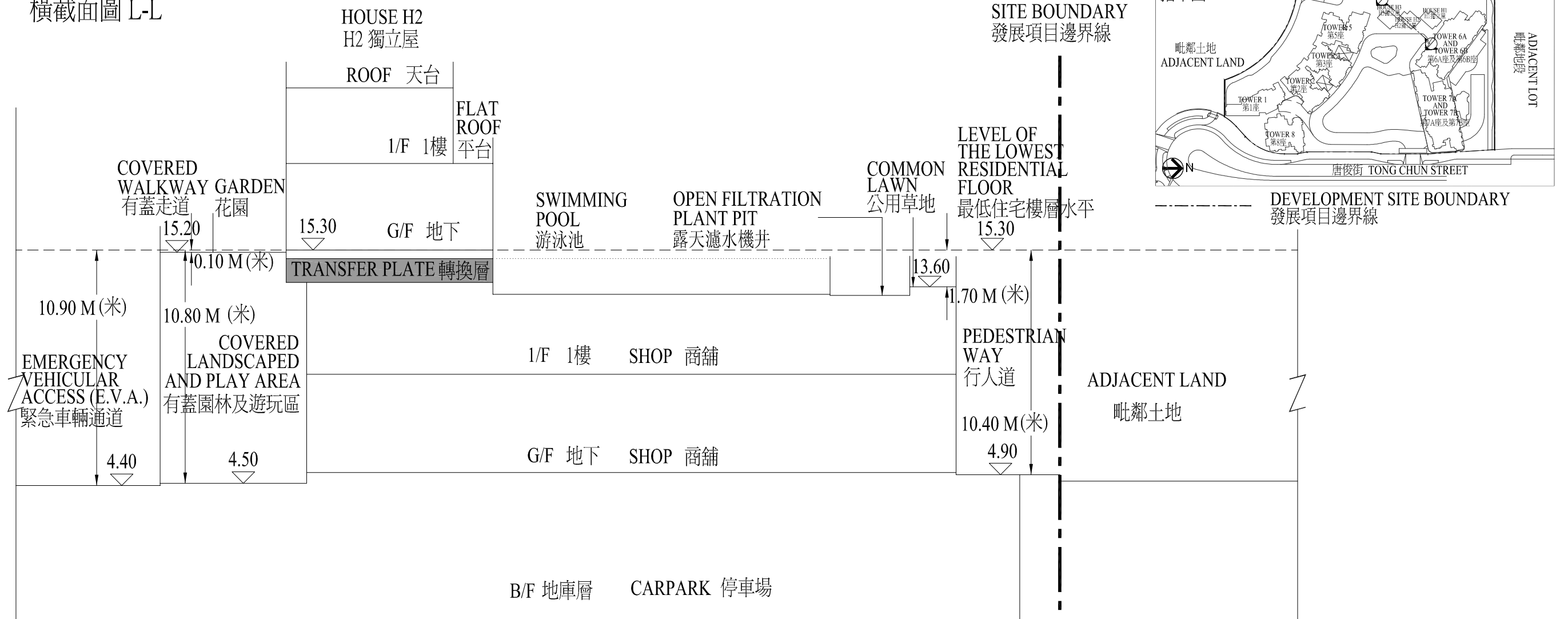
Note:

1. THE PART OF COMMON LAWN ADJACENT TO THE BUILDING IS 13.60 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF PEDESTRIAN WAY ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. DOTTED LINE(---)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
4. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段公用草地為香港主水平基準以上13.60米。
2. 毗連建築物的一段行人道為香港主水平基準以上4.90米。
3. 虛線(---)代表最低住宅樓層水平。
4. (▽)代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN L-L  
橫截面圖 L-L



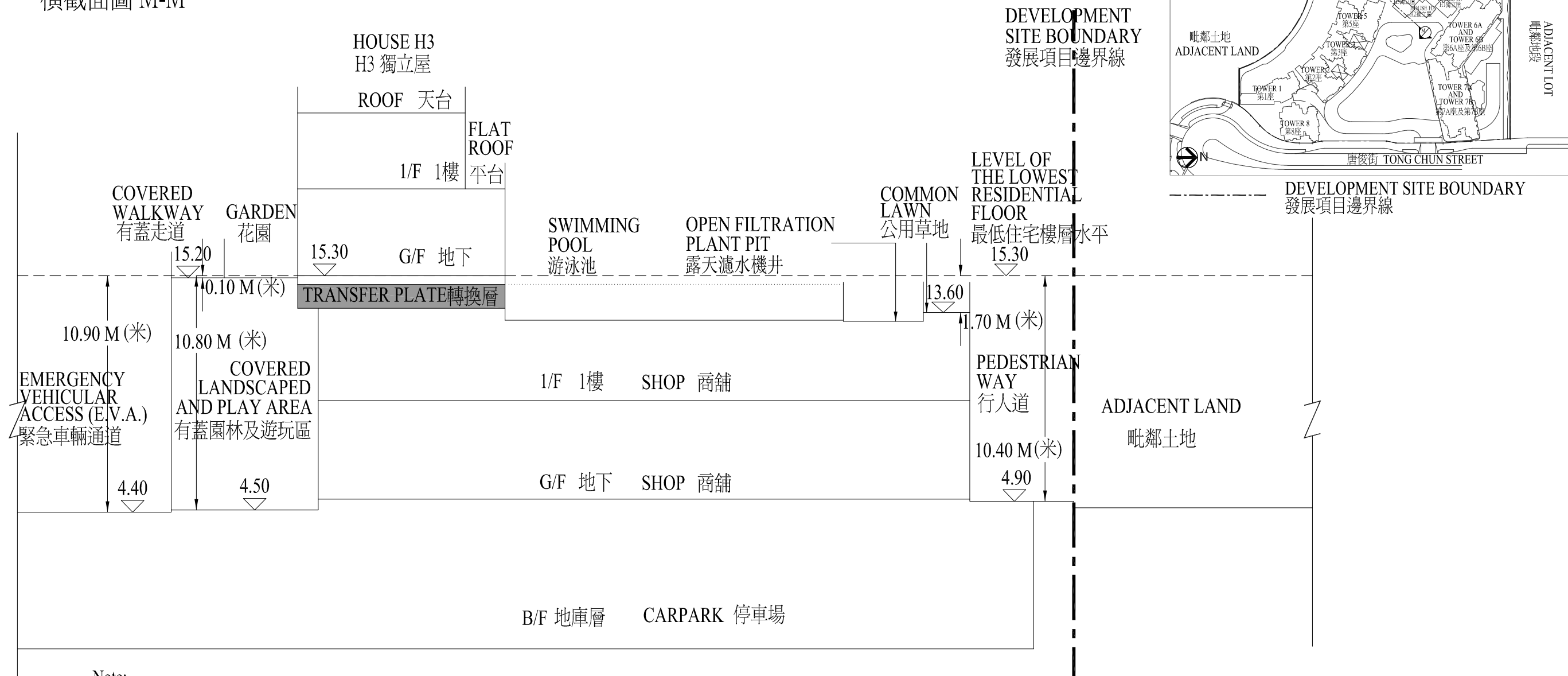
Note:

1. THE PART OF COVERED WALKWAY ADJACENT TO THE BUILDING IS 15.20 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE BUILDING IS 4.40 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. THE PART OF COVERED LANDSCAPED AND PLAY AREA ADJACENT TO THE BUILDING IS 4.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
4. THE PART OF COMMON LAWN ADJACENT TO THE BUILDING IS 13.60 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
5. THE PART OF PEDESTRIAN WAY ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
6. DOTTED LINE(---)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
7. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

備註:

1. 毗連建築物的一段有蓋走道為香港主水平基準以上15.20米。
2. 毗連建築物的一段緊急車輛通道為香港主水平基準以上4.40米。
3. 毗連建築物的一段有蓋園林及遊玩區為香港主水平基準以上4.50米。
4. 毗連建築物的一段公用草地為香港主水平基準以上13.60米。
5. 毗連建築物的一段行人道為香港主水平基準以上4.90米。
6. 虛線(---)代表最低住宅樓層水平。
7. (▽)代表香港主水平基準以上的高度(米)。

CROSS-SECTION PLAN M-M  
橫截面圖 M-M



Note:

1. THE PART OF COVERED WALKWAY ADJACENT TO THE BUILDING IS 15.20 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
2. THE PART OF EMERGENCY VEHICULAR ACCESS (E.V.A.) ADJACENT TO THE BUILDING IS 4.40 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
3. THE PART OF COVERED LANDSCAPED AND PLAY AREA ADJACENT TO THE BUILDING IS 4.50 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
4. THE PART OF COMMON LAWN ADJACENT TO THE BUILDING IS 13.60 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
5. THE PART OF PEDESTRIAN WAY ADJACENT TO THE BUILDING IS 4.90 METRES ABOVE THE HONG KONG PRINCIPAL DATUM.
6. DOTTED LINE(---)DENOTES THE LEVEL OF THE LOWEST RESIDENTIAL FLOOR.
7. (▽) DENOTES HEIGHT (IN METRES) ABOVE THE HONG KONG PRINCIPAL DATUM.

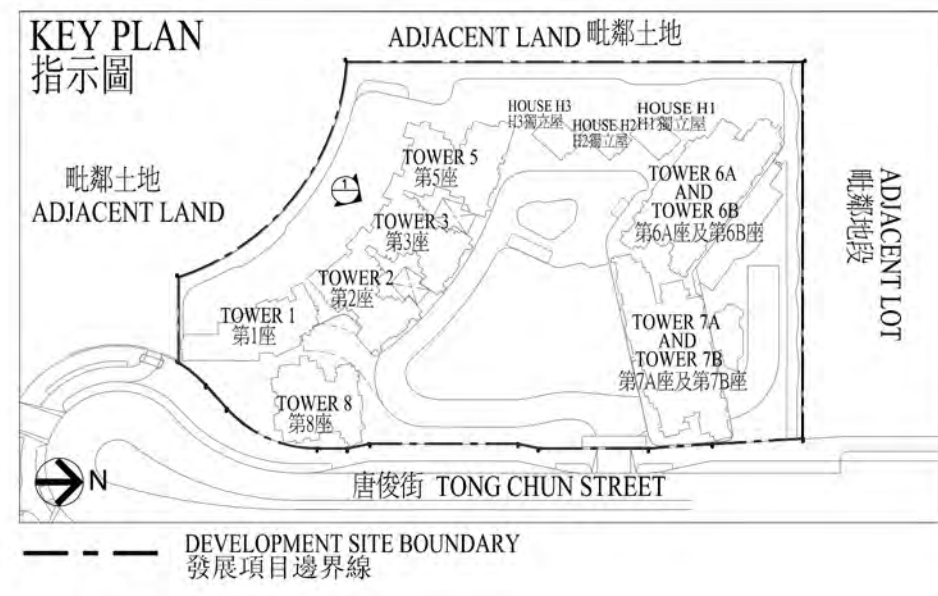
備註:

1. 毗連建築物的一段有蓋走道為香港主水平基準以上15.20米。
2. 毗連建築物的一段緊急車輛通道為香港主水平基準以上4.40米。
3. 毗連建築物的一段有蓋園林及遊玩區為香港主水平基準以上4.50米。
4. 毗連建築物的一段公用草地為香港主水平基準以上13.60米。
5. 毗連建築物的一段行人道為香港主水平基準以上4.90米。
6. 虛線(---)代表最低住宅樓層水平。
7. (▽)代表香港主水平基準以上的高度(米)。





ELEVATION 1  
立面圖 1

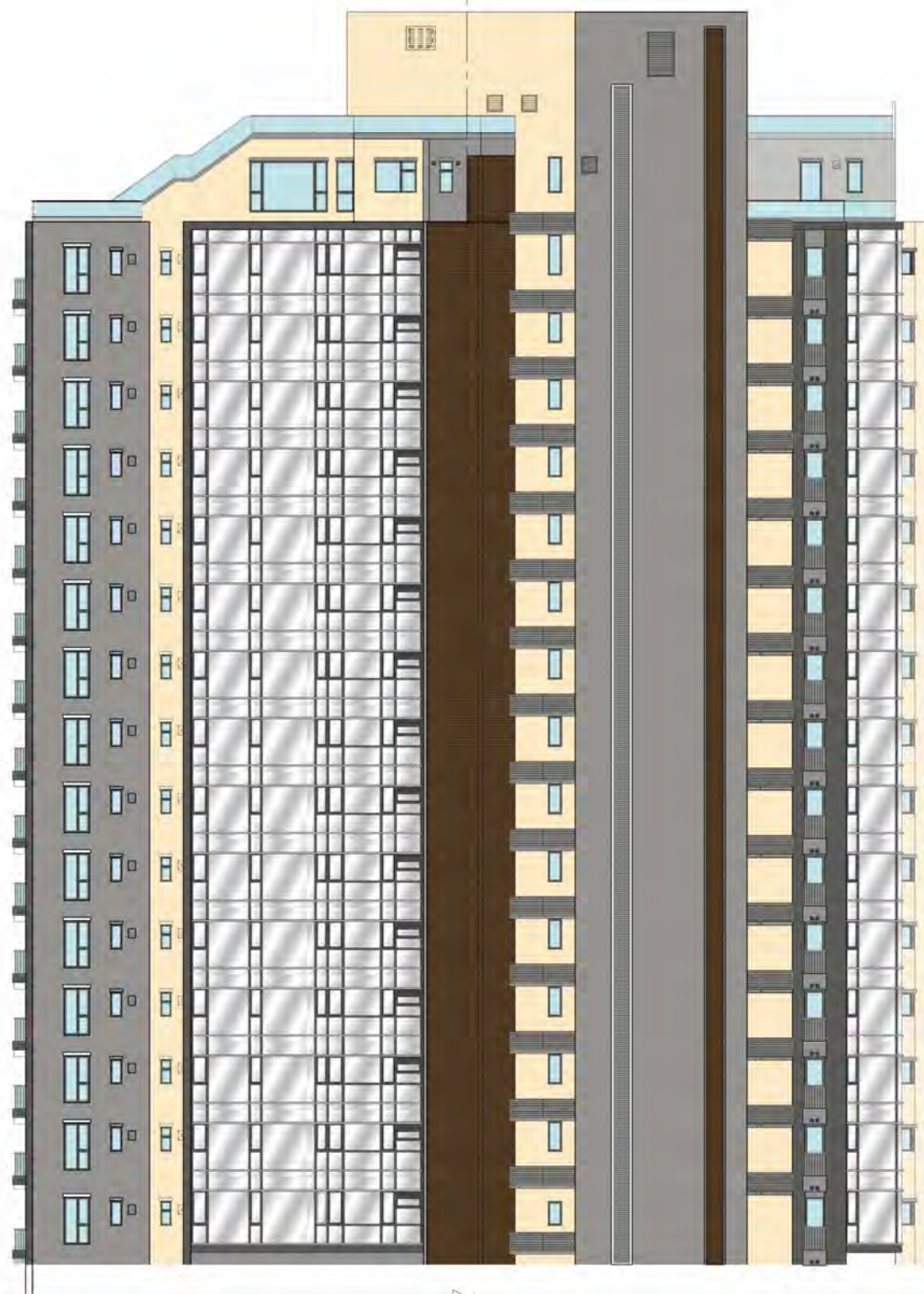


Authorized person for the Development certified that the elevations shown on this plan:-  
 (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and  
 (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面：  
 (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備；及  
 (b) 大致上與發展項目的外觀一致。



TOWER 1  
第1座



ELEVATION 2  
立面圖 2

TOWER 3 (TOWER 2 IS SAME & HANDED)  
第3座 (第2座鏡向)



ELEVATION 3  
立面圖 3



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。

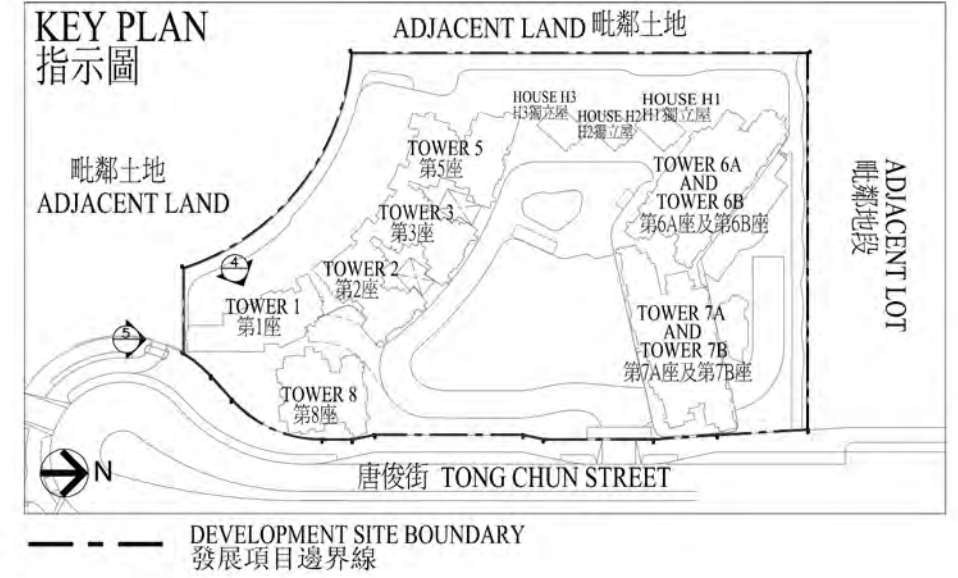




ELEVATION 4  
立面圖 4



ELEVATION 5  
立面圖 5



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備; 及
- (b) 大致上與發展項目的外觀一致。

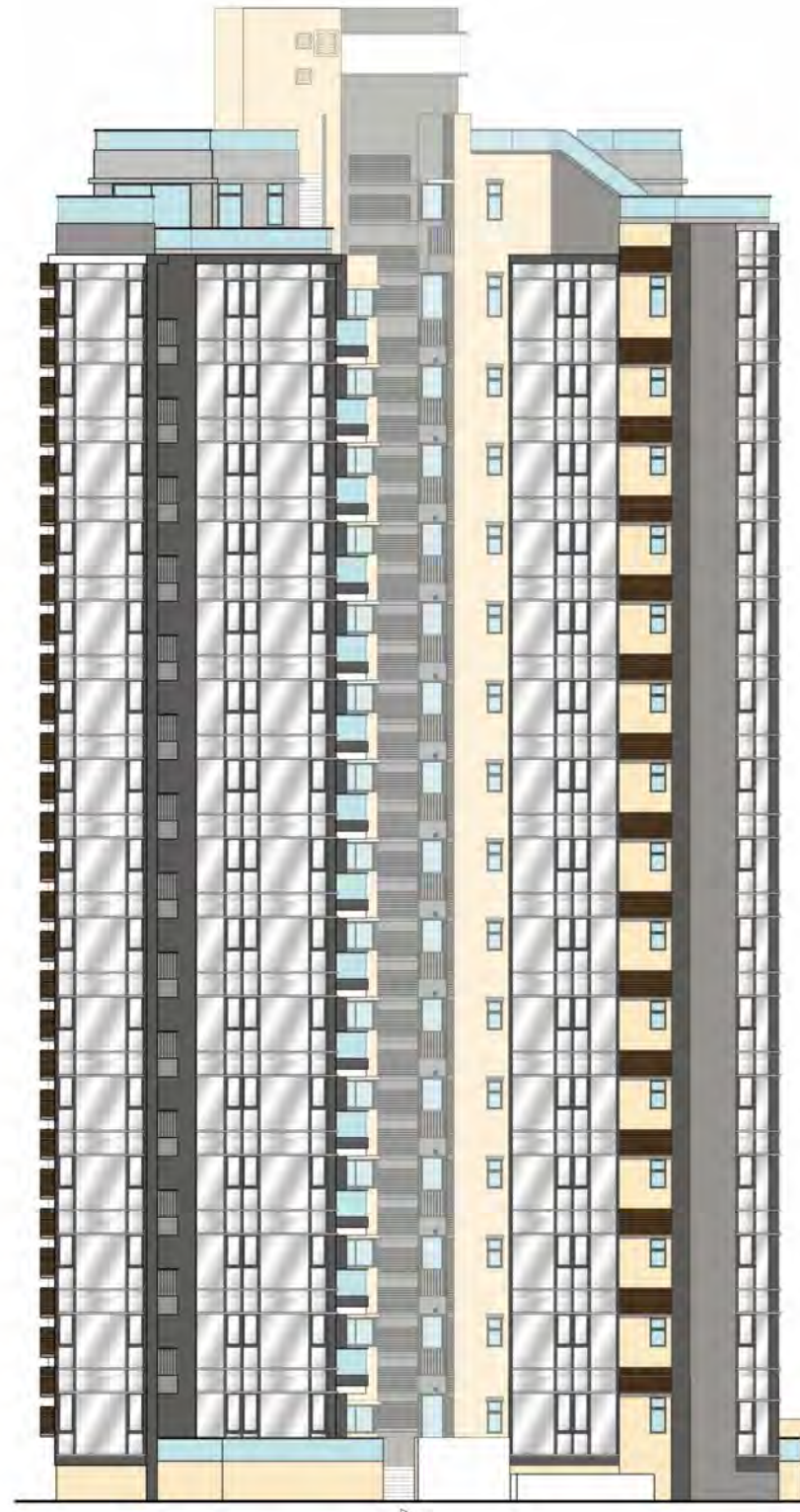


TOWER 5  
第5座

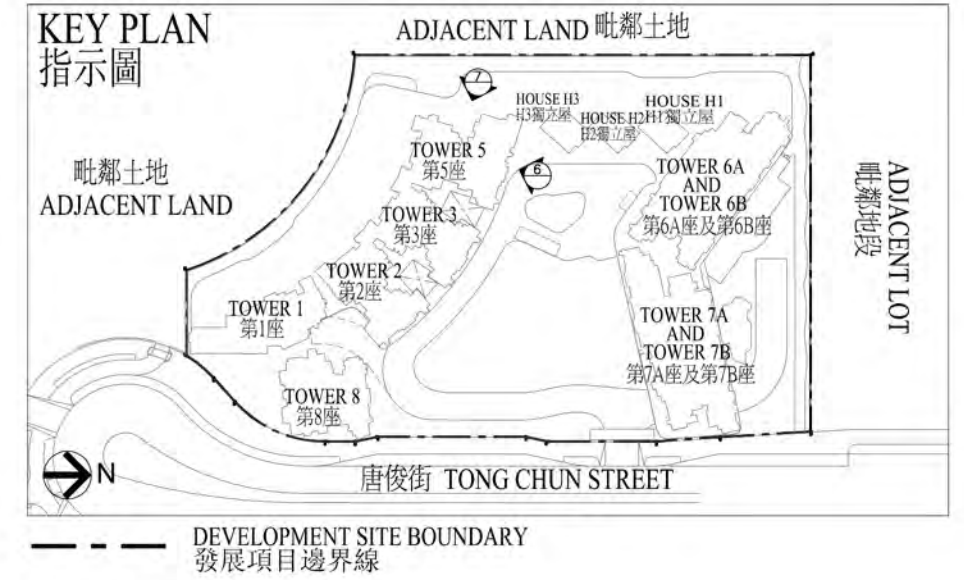


ELEVATION 6  
立面圖 6

TOWER 5  
第5座



ELEVATION 7  
立面圖 7



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

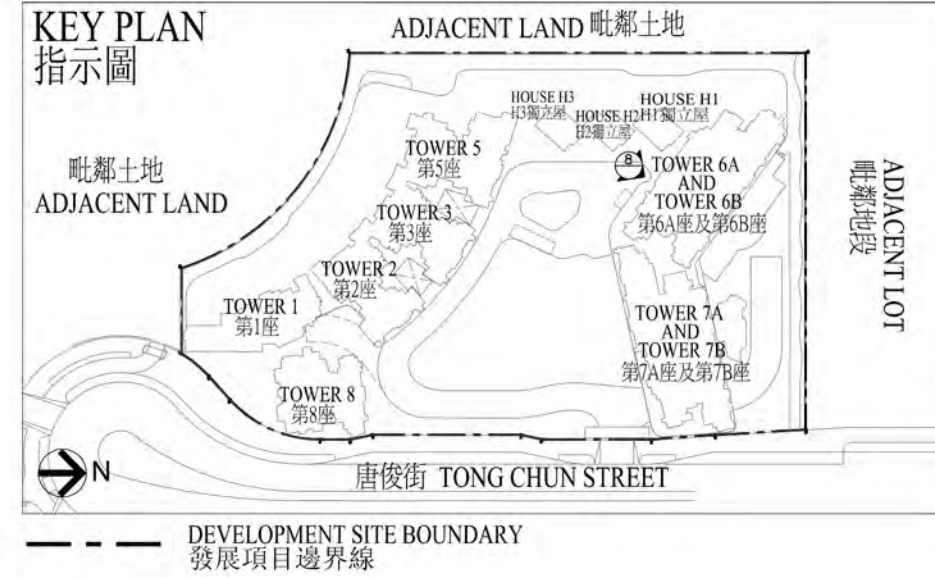
- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。



TOWER 6A AND TOWER 6B  
第6A座及第6B座



ELEVATION 8  
立面圖 8



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

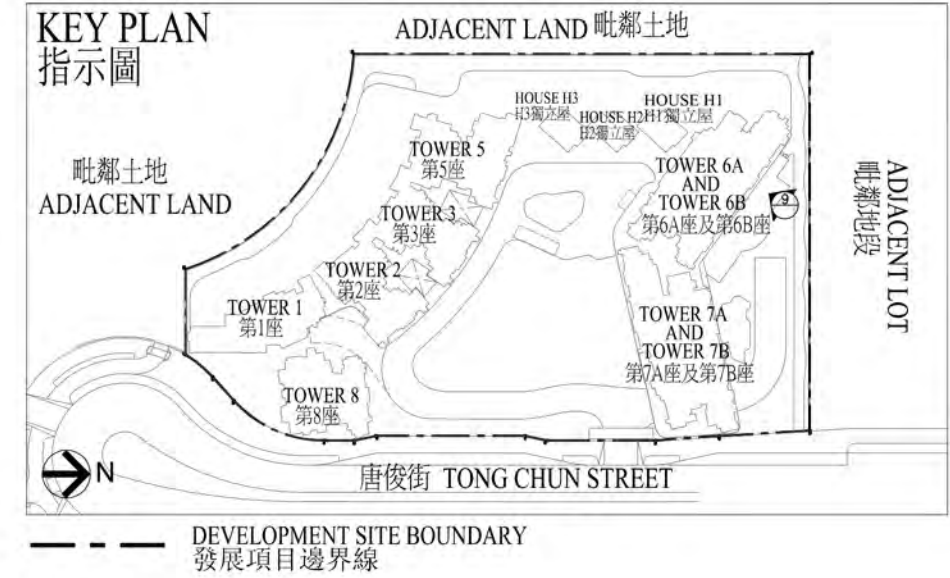
- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備; 及
- (b) 大致上與發展項目的外觀一致。



TOWER 6A AND TOWER 6B  
第6A座及第6B座



ELEVATION 9  
立面圖 9



Authorized person for the Development certified that the elevations shown on this plan:-  
 (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and  
 (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:  
 (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及  
 (b) 大致上與發展項目的外觀一致。



TOWER 6A  
第6A座

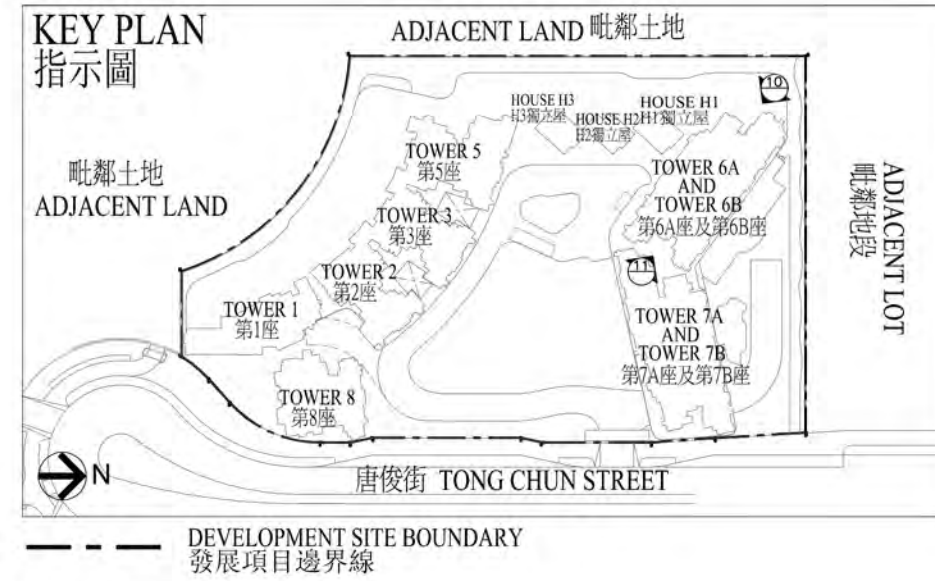
TOWER 6B  
第6B座



ELEVATION 10  
立面圖 10



ELEVATION 11  
立面圖 11



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。



TOWER 7A AND TOWER 7B  
第7A座及第7B座



ELEVATION 12  
立面圖 12



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

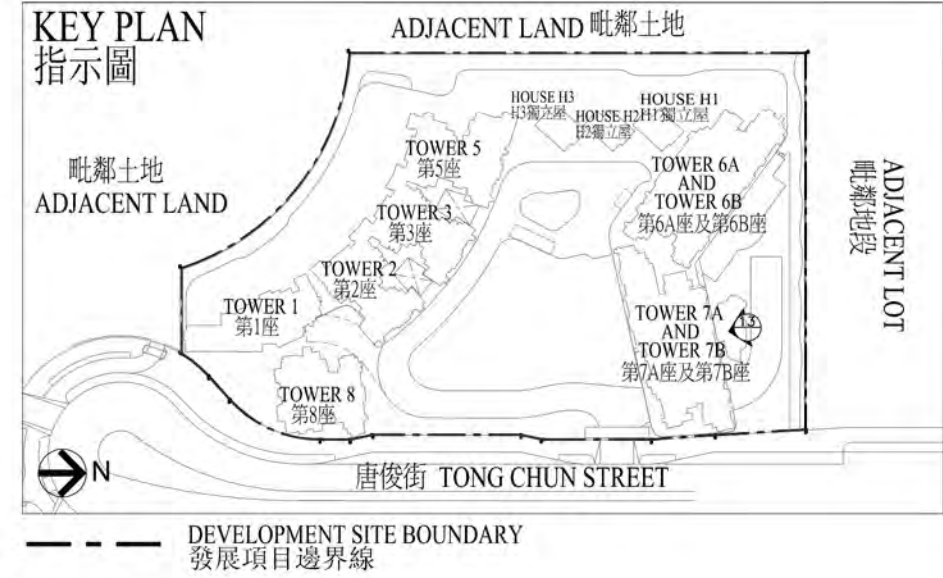
- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。



TOWER 7A AND TOWER 7B  
第7A座及第7B座



ELEVATION 13  
立面圖 13



Authorized person for the Development certified that the elevations shown on this plan:-

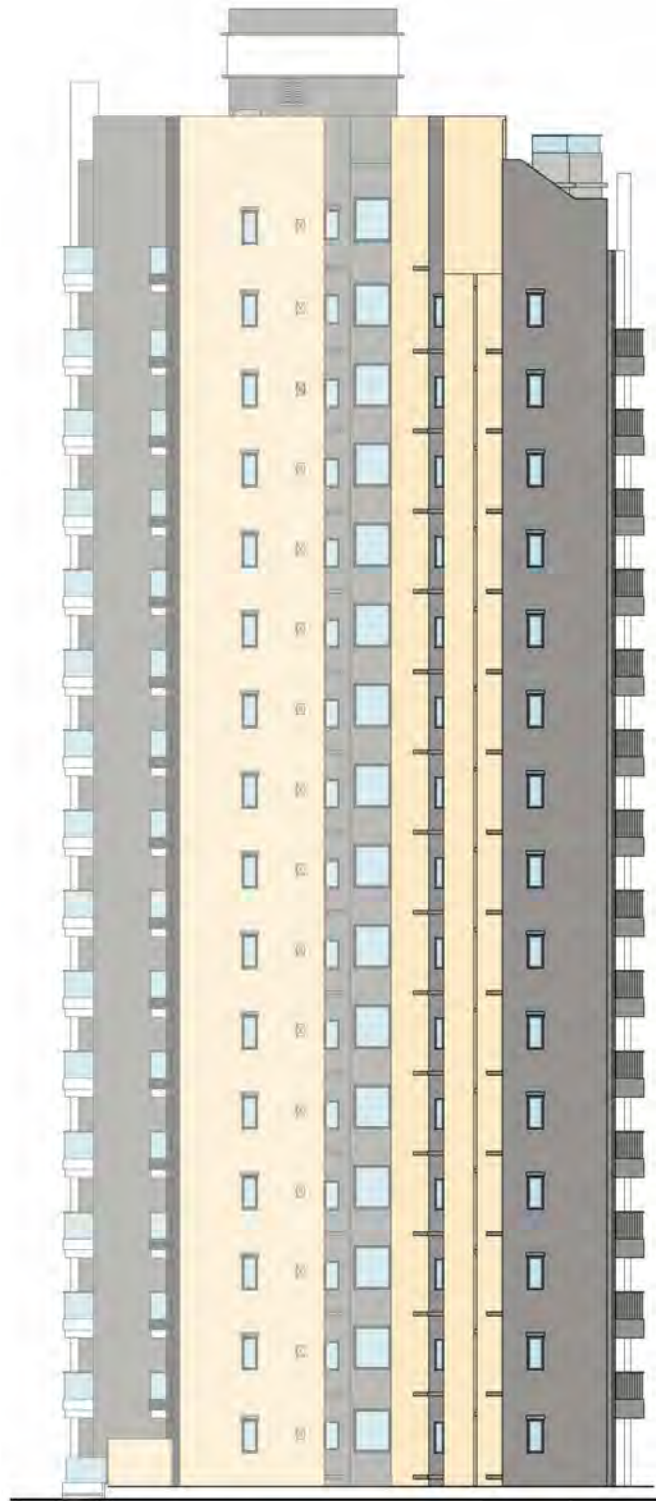
- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。



TOWER 7A  
第7A座



ELEVATION 14  
立面圖 14

TOWER 7A AND TOWER 7B  
第7A座及第7B座



ELEVATION 15  
立面圖 15



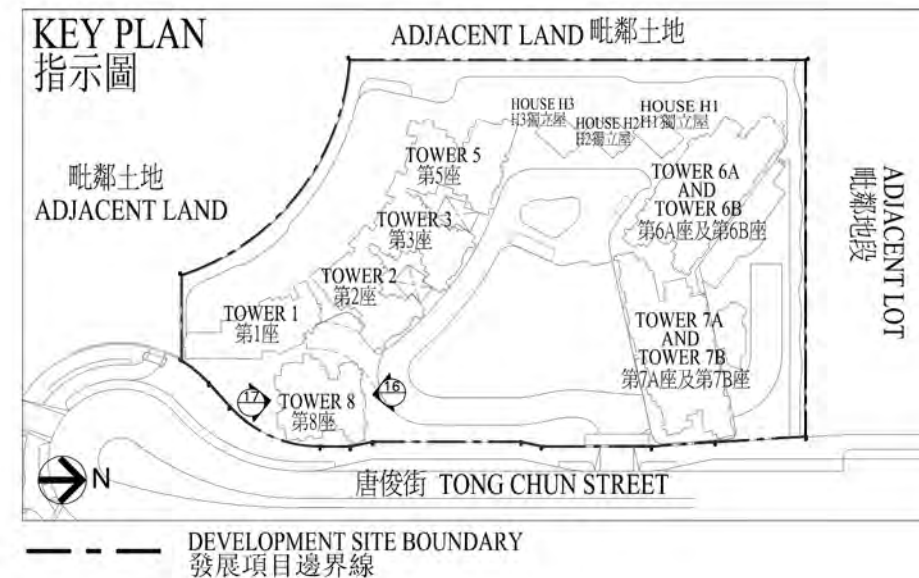
Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。





TOWER 8  
第8座



ELEVATION 16  
立面圖 16

TOWER 8  
第8座



ELEVATION 17  
立面圖 17

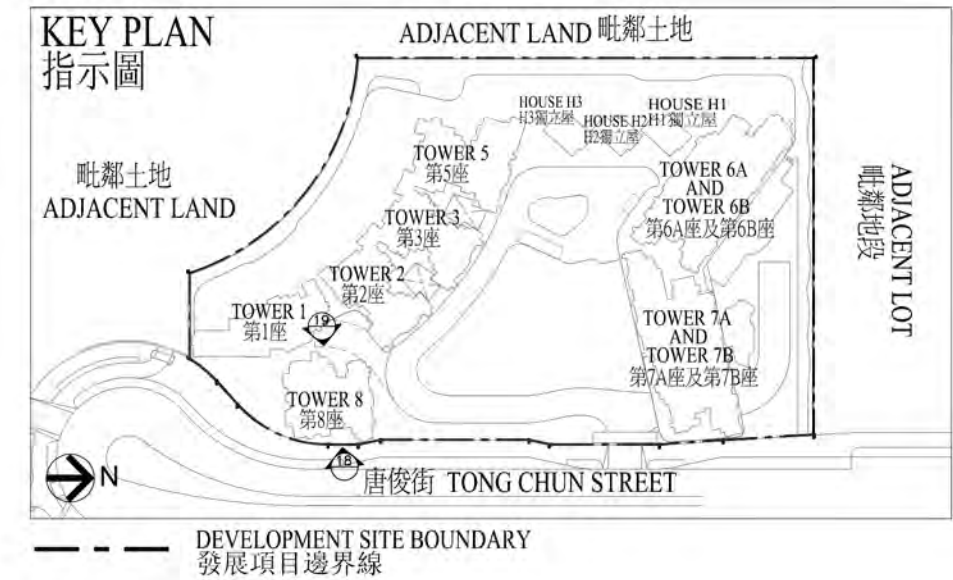
Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。





TOWER 8  
第8座



ELEVATION 18  
立面圖 18

TOWER 8  
第8座



ELEVATION 19  
立面圖 19

Authorized person for the Development certified that the elevations shown on this plan:-  
 (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and  
 (b) are in general accordance with the outward appearance of the Development.  
 發展項目的認可人士證明本圖顯示的立面:  
 (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備; 及  
 (b) 大致上與發展項目的外觀一致。



HOUSE H1  
H1 獨立屋



ELEVATION 20  
立面圖 20



ELEVATION 21  
立面圖 21



ELEVATION 22  
立面圖 22



ELEVATION 23  
立面圖 23

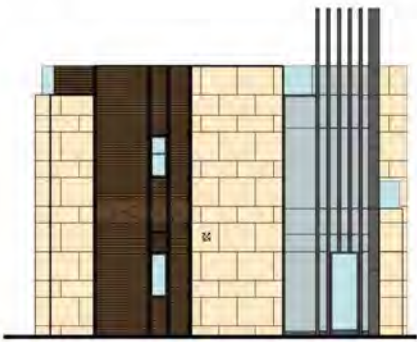
HOUSE H2  
H2 獨立屋



ELEVATION 24  
立面圖 24



ELEVATION 25  
立面圖 25

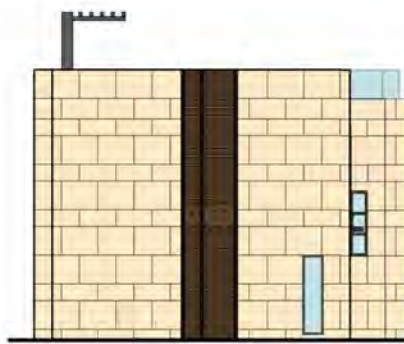


ELEVATION 26  
立面圖 26



ELEVATION 27  
立面圖 27

HOUSE H3  
H3 獨立屋



ELEVATION 28  
立面圖 28



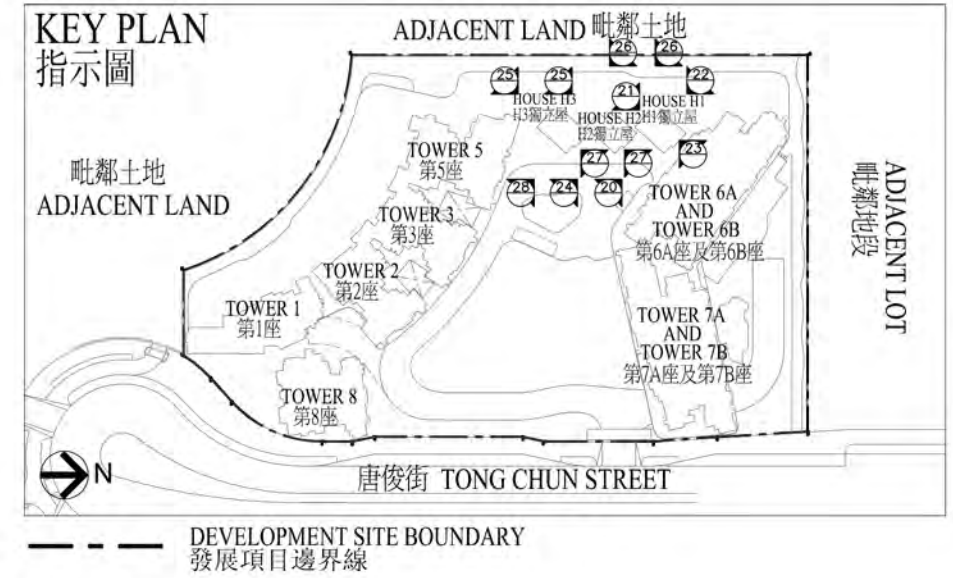
ELEVATION 25  
立面圖 25



ELEVATION 26  
立面圖 26



ELEVATION 27  
立面圖 27



Authorized person for the Development certified that the elevations shown on this plan:-

- (a) are prepared on the basis of the approved building plans for the Development as of 14 September 2017; and
- (b) are in general accordance with the outward appearance of the Development.

發展項目的認可人士證明本圖顯示的立面:

- (a) 以2017年9月14日的情況為準的發展項目的經批准的建築圖則為基礎擬備;及
- (b) 大致上與發展項目的外觀一致。

Description 描述		Covered 有蓋	Uncovered 露天	Total Area 總面積
Residents' Clubhouse (including any recreational facilities for residents' use) 住客會所 (包括供住客使用的任何康樂設施)	sq. ft. 平方呎	21,571	12,919	34,490
	sq. m. 平方米	2,003.981	1,200.177	3,204.158
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) 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)	sq. ft. 平方呎	826	10,819	11,645
	sq. m. 平方米	76.721	1,005.142	1,081.863
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) 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)	sq. ft. 平方呎	10,539	19,250	29,789
	sq. m. 平方米	979.099	1,788.345	2,767.444

**Note:**

Areas in square meters as specified above are based on the latest approved building plans. Areas in square feet are converted at a rate of 1 square meter to 10.764 square feet and rounded off to the nearest integer, which may be slightly different from the area presented in square meters.

**備註:**

上述所列以平方米顯示之面積乃依據最近的經批准的建築圖則。以平方呎顯示之面積均依據1平方米=10.764平方呎換算，並四捨五入至整數，與以平方米表達之面積可能有些微差異。

1. A copy of the outline zoning plan relating to the development is available at [www.ozp.tpb.gov.hk](http://www.ozp.tpb.gov.hk).
2. A copy of every deed of mutual covenant in respect of the residential property that has been executed is available for inspection at the place at which the residential property is offered to be sold.
3. The inspection is free of charge.

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](http://www.ozp.tpb.gov.hk)。
2. 關於住宅物業的每一已簽立的公契的文本存放在住宅物業的售樓處，以供閱覽。
3. 無須為閱覽付費。