

12 發展項目中的住宅物業的面積

AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

物業的描述 Description of Residential Property	實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	其他指明項目的面積 (不計算入實用面積) 平方米 (平方呎) Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.)									
獨立屋編號 House Number		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
別墅 1 Villa 1	666.220 (7,171) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	64.215 (691)	465.768 (5,014)	90.385 (973)	121.302 (1,306)	6.586 (71)	-	-
別墅 2 Villa 2	478.297 (5,148) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	18.086 (195)	176.581 (1,901)	48.716 (524)	92.544 (996)	7.584 (82)	-	-
別墅 3 Villa 3	476.422 (5,128) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	18.295 (197)	169.037 (1,820)	43.564 (469)	92.544 (996)	7.584 (82)	-	-
別墅 5 Villa 5	480.291 (5,170) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	18.309 (197)	170.113 (1,831)	43.110 (464)	92.544 (996)	7.584 (82)	-	-
別墅 6 Villa 6	503.698 (5,422) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	12.937 (139)	199.615 (2,149)	46.333 (499)	103.640 (1,116)	7.398 (80)	-	-

上述所列之每個住宅物業的實用面積，以及每一個露台、工作平台或陽台(如有的話)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。

上述所列之每一空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭或庭院(如有的話)的面積，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：

- 不設別墅4。
- 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算並四捨五入至整數平方呎之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目住宅物業並無陽台。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The area of every air-conditioning plant room, bay window, cockloft, flat roof, garden, parking space, roof, stairhood, terrace or yard (if any) set out in the above table is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

- There is no designation of Villa 4.
- The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.

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獨立屋編號 House Number		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
洋房 1 House 1	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	97.790 (1,053)	59.604 (642)	87.402 (941)	7.019 (76)	-	-
洋房 2 House 2	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	100.700 (1,084)	67.403 (726)	87.402 (941)	7.019 (76)	-	-
洋房 3 House 3	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	92.924 (1,000)	60.876 (655)	87.402 (941)	7.019 (76)	-	-
洋房 5 House 5	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	92.924 (1,000)	62.237 (670)	87.402 (941)	7.019 (76)	-	-
洋房 6 House 6	267.227 (2,876) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	92.924 (1,000)	46.750 (503)	87.402 (941)	7.019 (76)	-	-
洋房 7 House 7	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	92.924 (1,000)	65.213 (702)	87.402 (941)	7.019 (76)	-	-
洋房 8 House 8	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	92.924 (1,000)	66.290 (714)	87.402 (941)	7.019 (76)	-	-

上述所列之每個住宅物業的實用面積，以及每一個露台、工作平台或陽台(如有的話)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。

上述所列之每一空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭或庭院(如有的話)的面積，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：

- 不設洋房4、洋房13及洋房14。
- 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算並四捨五入至整數平方呎之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目住宅物業並無陽台。

The saleable area of each residential property and the floor area of every balcony, utility platform or verandah (if any) set out in the above table are calculated in accordance with section 8 of the Residential Properties (First-hand Sales) Ordinance.

The area of every air-conditioning plant room, bay window, cockloft, flat roof, garden, parking space, roof, stairhood, terrace or yard (if any) set out in the above table is calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes:

- There are no designation of House 4, House 13 and House 14.
- The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.

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AREA OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT

物業的描述 Description of Residential Property	實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	其他指明項目的面積 (不計算入實用面積) 平方米 (平方呎) Area of other specified items (Not included in the Saleable Area) sq. metre (sq. ft.)									
獨立屋編號 House Number	Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
洋房 9 House 9	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	92.924 (1,000)	66.302 (714)	87.402 (941)	7.019 (76)	-	-
洋房 10 House 10	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	95.199 (1,025)	67.024 (721)	87.402 (941)	7.019 (76)	-	-
洋房 11 House 11	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	93.118 (1,002)	66.310 (714)	87.402 (941)	7.019 (76)	-	-
洋房 12 House 12	266.277 (2,866) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	93.118 (1,002)	55.243 (595)	87.402 (941)	7.019 (76)	-	-
洋房 15 House 15	264.813 (2,850) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	93.118 (1,002)	51.340 (553)	87.402 (941)	7.019 (76)	-	-
洋房 16 House 16	264.439 (2,846) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	93.118 (1,002)	66.051 (711)	87.402 (941)	7.019 (76)	-	-
洋房 17 House 17	265.404 (2,857) 露台 Balcony : -- 工作平台 Utility Platform : 1.500 (16)	-	-	-	10.933 (118)	114.749 (1,235)	54.134 (583)	87.402 (941)	7.019 (76)	-	-

上述所列之每個住宅物業的實用面積，以及每一個露台、工作平台或陽台(如有的話)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。

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備註：

- 不設洋房4、洋房13及洋房14。
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Notes:

- There are no designation of House 4, House 13 and House 14.
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大廈名稱 Tower Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座 Tower 1	地下 G/F	A	160.194 (1,724) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	-	17.804 (192)	-	-	-	-	-
		B	153.846 (1,656) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	-	20.654 (222)	-	-	-	-	-
	1樓 1/F	A	161.933 (1,743) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : --	-	-	-	3.088 (33)	-	-	-	-	-	-
		B	156.321 (1,683) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : --	-	-	-	2.320 (25)	-	-	-	-	-	-
	2樓至3樓及 5樓至6樓 2/F-3/F & 5/F-6/F	A	163.503 (1,760) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		B	157.821 (1,699) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
	7樓 7/F	A	280.243 (3,017) 露台 Balcony : 12.041 (130) 工作平台 Utility Platform : 1.500 (16)	-	-	-	8.485 (91)	-	-	196.138 (2,111)	-	35.294 (380)	-

上述所列之每個住宅物業的實用面積，以及每一個露台、工作平台或陽台(如有的話)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。

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備註：

- 住宅樓層由地下開始，每座均不設4樓。
- 上述以平方呎表述之面積由以平方米表述之面積以1平方米=10.764平方呎換算並四捨五入至整數平方呎之方法計算得出，與以平方米表述之面積可能有些微差異。
- 發展項目住宅物業並無陽台。

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Notes:

- Residential floors are on G/F and above. There is no 4/F in all Towers.
- The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.

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大廈名稱 Tower Name	樓層 Floor	單位 Unit		空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	地下 G/F	A	160.194 (1,724) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	-	17.804 (192)	-	-	-	-	-
		B	153.846 (1,656) 露台 Balcony : -- 工作平台 Utility Platform : --	-	-	-	-	20.654 (222)	-	-	-	-	-
	1樓 1/F	A	161.933 (1,743) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : --	-	-	-	3.088 (33)	-	-	-	-	-	-
		B	156.321 (1,683) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : --	-	-	-	2.320 (25)	-	-	-	-	-	-
	2樓至3樓及 5樓至6樓 2/F-3/F & 5/F-6/F	A	163.503 (1,760) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
		B	157.821 (1,699) 露台 Balcony : 5.696 (61) 工作平台 Utility Platform : 1.500 (16)	-	-	-	-	-	-	-	-	-	-
	7樓 7/F	A	280.243 (3,017) 露台 Balcony : 12.041 (130) 工作平台 Utility Platform : 1.500 (16)	-	-	-	8.485 (91)	-	-	196.138 (2,111)	-	35.294 (380)	-

上述所列之每個住宅物業的實用面積，以及每一個露台、工作平台或陽台(如有的話)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。

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備註：

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

- Residential floors are on G/F and above. There is no 4/F in all Towers.
- The areas as specified above in square feet are converted from the areas in square metre at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which may be slightly different from the area presented in square metres.
- There is no verandah in the residential properties in the Development.

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

地庫 Basement Floor



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

地下
G/F



住宅停車位 Residential Parking Spaces

比例
Scale : 0米/M 20米/M



13

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

停車位位置、數目、尺寸及面積表
Location, number, dimensions and area of parking spaces

停車位類別 Category of Parking Space	數量 Number		每個停車位的尺寸 (長 x 闊) (米) The Dimensions of Each Parking Space (L x W) (m)	每個停車位面積 (平方米) Area Per Parking Space (sq.m)
	地庫 Basement Floor	地下 G/F		
 住宅停車位 Residential Parking Spaces	56	11	5 x 2.5	12.5
 訪客停車位 Visitors' Parking Spaces	2	-	5 x 2.5	12.5
 暢通易達訪客停車位 Accessible Visitors' Parking Spaces	2	-	5 x 3.5	17.5
 電單車停車位 Motor Cycle Parking Spaces	7	-	2.4 x 1.0	2.4
 上落貨停車位 Loading and Unloading Spaces	2	-	11.0 x 3.5	38.5

14 臨時買賣合約的摘要

SUMMARY OF PRELIMINARY AGREEMENT FOR SALE AND PURCHASE

1. 在簽署臨時買賣合約時須支付款額為售價之5%的臨時訂金。
 2. 買方在簽署該臨時買賣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份持有。
 3. 如買方沒有於訂立該臨時買賣合約的日期之後五個工作日內簽立買賣合約 –
 - i) 該臨時買賣合約即告終止；
 - ii) 有關的臨時訂金即予沒收；及
 - iii) 擁有人不得就買方沒有簽立買賣合約而針對買方提出進一步申索。
1. A preliminary deposit of 5% of the purchase price is payable on the signing of the preliminary agreement for sale and purchase;
 2. The preliminary deposit paid by the purchaser on the signing of that preliminary agreement will be held by a firm of solicitors acting for the owner, as stakeholders;
 3. If the purchaser fails to execute the agreement for sale and purchase within 5 working days after the date on which the purchaser enters into that preliminary agreement –
 - i) 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.

15 公契的摘要

SUMMARY OF DEED OF MUTUAL COVENANT

1. 發展項目的公用部分

- (a) 公用部分指所有在該土地（指發展項目於其上興建之土地，及如文意允許，包括其上之發展項目）內符合以下情況的區域、系統、裝備、設備、機器、固定裝置、裝置、管道及其他事宜：
 - (i) 該部分為不同業主、佔用人、被許可人或被邀請人共同使用與享用的土地或其部分；
 - (ii) 該部分符合《建築物管理條例》（第344章）第2條中「公用部分」的定義。上述包括若干入口大堂、樓梯、升降機、康樂設施、外牆、幕牆及發展項目之外部矮牆等。
- (b) 公用部分分為發展項目公用部分（提供或安裝給發展項目不同住宅物業及停車位所有業主、佔用人、被許可人或被邀請人共同使用與享用）、住宅公用部分（提供或安裝給發展項目不同住宅物業業主、佔用人、被許可人或被邀請人共同使用與享用）、住宅大樓公用部分（提供或安裝給發展項目不同住宅單位業主、佔用人、被許可人或被邀請人共同使用與享用）及車位公用部分（提供或安裝給發展項目不同停車位、訪客停車位及上落貨車位業主、佔用人、被許可人或被邀請人共同使用與享用）。
- (c) 業主有權為了所有有關正當使用與享用其單位的目的使用公用部分。
- (d) 除非已經取得業主委員會的批准，業主不得轉變任何公用部分供其個人使用或享用。
- (e) 業主不得阻塞公用部分，亦不得在或對該等地方作出任何事情，以致可能或成為對該土地或任何毗鄰房產的任何其他業主或佔用人造成滋擾。
- (f) 業主不得更改公用部分或作出任何事情，以干涉或損壞公用部分或對公用部分的正常運作有不利影響。
- (g) 管理人具有充分權利及授權控制公用部分和全面控制與管理公用部分。管理人須作為全體業主的受託人持有公用部分。

2. 分配予發展項目中各住宅物業的不可分割份數的數目

發展項目中的各住宅物業配有不可分割份數。詳細的分配狀況，請參閱本售樓說明書本節附表內。

3. 發展項目的管理人的委任年期

管理人的首屆任期為由公契簽署日期起計兩年。管理人的委任可按公契的條文終止。

4. 在發展項目中的住宅物業的擁有人之間分擔管理開支的基準

每名業主須根據其單位分配到的管理份數按公契指明的方式、金額及比例分擔發展項目的管理開支（指管理發展項目時必須地和合理地招致的支出、費用及收費，且須基於管理人擬定之預算）（包括管理人之酬金）。一般而言：

- (a) 業主須按分配到的其單位之管理份數之比例分擔有關發展項目公用部分之管理開支；
- (b) 住宅物業業主須按分配到的其住宅物業之管理份數之比例分擔有關住宅公用部分之管理開支；
- (c) 住宅單位業主須按分配到的其住宅單位之管理份數之比例分擔有關住宅大樓公用部分之管理開支；
- (d) 住宅物業業主須按分配到的其住宅物業之管理份數之比例分擔有關車位公用部分之管理開支的27.19%。

每個住宅物業之管理份數相等於其獲分配之不可分割份數，唯發展項目不可分割份數總數與發展項目管理份數總數不同。發展項目之管理份數總數為11,660。

5. 計算管理費按金的基準

管理費按金相等於兩個月之管理費。

6. 擁有人（即賣方）在發展項目中保留作自用的範圍（如有的話）

本發展項目並無《一手住宅物業銷售條例》（第621章）附表1第1部第14(2)(f)條所提及之擁有人在發展項目中保留作自用的範圍。

1. Common Parts of the Development

- (a) Common Parts means all areas, systems, equipment, facilities, machinery, fixtures, fittings, conduits or other matters in the Land (meaning the land on which the Development is constructed, and, where the context permits, shall include the Development thereon):
 - (i) which are intended for the common use and benefit of different owners, occupiers, licensees or invitees of the Land or any part thereof;
 - (ii) as will fall within the definition of “common parts” in section 2 of the Building Management Ordinance (Cap. 344).

These include certain entrance lobbies, staircases, lifts, recreational facilities, external walls, curtain walls, external parapets of the Development etc.

- (b) Common Parts are categorized into Development Common Parts (provided or installed for the common use and benefit of all owners, occupiers, licensees or invitees of different residential properties and Parking Spaces in the Development), Residential Common Parts (provided or installed for the common use and benefit of owners, occupiers, licensees or invitees of different residential properties in the Development), Towers Common Parts (provided or installed for the common use and benefit of owners, occupiers, licensees or invitees of different Flats of the Development), and Parking Common Parts (provided or installed for the common use and benefit of owners, occupiers, licensees or invitees of different Parking Spaces, Visitors’ Parking Spaces and Loading and Unloading Spaces in the Development).
- (c) The owners may use the Common Parts for all purposes connected with the proper use and enjoyment of his Unit.
- (d) The owners may not convert any of the Common Parts to his own use or for his own benefit unless the approval of the Owners’ Committee has been obtained.
- (e) The owners may not obstruct the Common Parts nor do anything in or to the Common Parts which may be or become a nuisance to any other owner or occupiers of the Land or any neighbouring premises.
- (f) The owners may not alter the Common Parts or do anything which may interfere with or damage the Common Parts or adversely affect the normal functioning of the Common Parts.
- (g) The Manager has the full right and authority to control the Common Parts and to generally administer and manage the Common Parts. The Manager shall hold the Common Parts as trustee for all owners.

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

Undivided Shares are allocated to each residential property. They are set out in the table annexed to this section of Sales Brochure.

3. Term of years for which the Manager of the Development is appointed

The Manager will be appointed for an initial term of two years from the date of the DMC. The appointment of the Manager may be terminated according to the provisions of the DMC.

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

Each owner shall contribute towards the Management Expenses (which shall be the expenses, costs and charges necessarily and reasonably incurred in the management of the Development, and shall be based on the budget prepared by the Manager) (including the Manager’s Remuneration) of the Development in such manner, amount and proportion as provided in the DMC by reference to the Management Shares allocated to his Unit. In general:

- (a) the owners shall contribute towards the Management Expenses relating to the Development Common Parts in proportion to the Management Shares allocated to their Units;
- (b) the owners of residential properties shall contribute towards the Management Expenses relating to the Residential Common Parts in proportion to the Management Shares allocated to their residential properties;
- (c) the owners of Flats shall contribute towards the Management Expenses relating to the Towers Common Parts in proportion to the Management Shares allocated to their Flats; and
- (d) the owners of residential properties shall contribute towards 27.19% of the Management Expenses relating to the Parking Common Parts in proportion to the Management Shares allocated to their residential properties.

The number of Management Shares of a residential property is the same as the number of Undivided Shares allocated to that residential property. However, the total number of Undivided Shares in the Development is different from the total number of Management Shares in the Development. The total number of Management Shares in the Development is 11,660.

5. Basis on which the Management Fee Deposit is fixed

The amount of Management Fee Deposit is 2 months’ monthly management fee.

6. Area (if any) in the Development retained by the owner (i.e. the Vendor) for its own use

There is no area in the Development which is retained by the owner for that owner’s own use as referred to in section 14(2) (f), Part 1, Schedule 1 of Residential Properties (First-hand Sales) Ordinance (Cap. 621).

15 公契的摘要

SUMMARY OF DEED OF MUTUAL COVENANT

分配予發展項目中的每個住宅物業的不分割份數的數目

Number of Undivided Shares allocated to each residential property in the Development

發展項目中的每個住宅物業獲分配不可分割份數，詳細的分配狀況，請參閱下表。
Undivided Shares are allocated to each residential property in the Development. They are set out in the table below.

洋房 Houses：

別墅 Villa 1	753/12619	洋房 House 1	299/12619	洋房 House 7	299/12619	洋房 House 12	300/12619
別墅 Villa 2	521/12619	洋房 House 2	300/12619	洋房 House 8	299/12619	洋房 House 15	298/12619
別墅 Villa 3	518/12619	洋房 House 3	299/12619	洋房 House 9	299/12619	洋房 House 16	299/12619
別墅 Villa 5	522/12619	洋房 House 5	299/12619	洋房 House 10	299/12619	洋房 House 17	301/12619
別墅 Villa 6	549/12619	洋房 House 6	300/12619	洋房 House 11	299/12619		

備註：不設別墅4、洋房4、洋房13及洋房14。
Note: There are no designations of Villa 4, House 4, House 13 and House 14.

單位 Flats：

第1座 Tower 1			第2座 Tower 2		
	A單位 Unit A	B單位 Unit B		A單位 Unit A	B單位 Unit B
地下 G/F	162/12619	156/12619	地下 G/F	162/12619	156/12619
1樓 1/F	162/12619	157/12619	1樓 1/F	162/12619	157/12619
2樓 2/F	164/12619	158/12619	2樓 2/F	164/12619	158/12619
3樓 3/F	164/12619	158/12619	3樓 3/F	164/12619	158/12619
5樓 5/F	164/12619	158/12619	5樓 5/F	164/12619	158/12619
6樓 6/F	164/12619	158/12619	6樓 6/F	164/12619	158/12619
7樓 7/F	305/12619		7樓 7/F	305/12619	

備註：第1座及第2座不設4樓。
Note: There is no designation of 4th floor in Tower 1 and Tower 2.

16 批地文件的摘要

SUMMARY OF LAND GRANT

1. 發展項目所位於的土地的地段編號：
新九龍內地段第6532號。
2. 有關租契規定的年期：
由2015年3月11日起計50年。
3. 適用於該土地的用途限制：
 - (a) 該土地或其任何部分或其上之建築物或其任何部分不得用作私人住宅用途以外之用途。
 - (b) 該土地內不得搭建或建造任何墳墓或骨灰龕，亦不可安葬或放置任何人類遺體或動物遺骸，不論置於陶泥金塔或骨灰盅或以其他方式安葬或放置等亦然。
4. 按規定須興建並提供予政府或供公眾使用的設施：
在批地文件所夾附的圖則上以黃色顯示並須由承授人鋪設及塑造的部分（「黃色範圍」）及在批地文件所夾附的圖則上以棕色顯示並須由承授人鋪設平路的部分（「棕色範圍」）。
5. 有關承授人在該土地內外鋪設、塑造或作環境美化的任何範圍，或興建或維持任何構築物或設施的責任：
 - (a) 發展項目須於2020年12月31日或之前建成至適宜佔用。
 - (b) 承授人須於批租年期內：(i)按經批准之設計和規劃及經批准之建築圖則維持所有建築物，不得作出變更或改動；及(ii)保持所有建築物修葺及狀態良好堅固。
 - (c) (1) 承授人須：
 - (i) 於2020年12月31日或之前（或經地政總署署長（「署長」）批准的其他期限內），自費以署長批准的方式和物料，按署長批准的標準、高度、定線及設計，鋪設及塑造黃色範圍，致使署長在各方面滿意，因而讓政府、署長、其官員、承辦商及代理及其他獲署長授權人士可按分段5(f)出入及進行工程及可按分段5(g)(i)行使使用權；及
 - (ii) 自費管理及保養黃色範圍或其任何部分，以令署長滿意，直至黃色範圍或該部分的管有權按照分段5(d)交回予政府。
 - (2) 若承授人未能在指定時段內履行本分段5(c)(1)之責任，政府可進行所需之工程，唯費用由承授人支付，就此承授人須應政府要求向政府繳付一筆相等於上述工程費用之款項，該款項由署長釐定，此決定為最終決定並對承授人具約束力。
 - (3) 就任何對承授人或任何其他人士所造成或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，不論是否因承授人履行本分段5(c)(1)的責任或政府行使本分段5(c)(2)的權利或其他原因而引起或附帶的，政府概不承擔任何責任；承授人亦不得就該等損失、損壞、滋擾或干擾向政府提出任何申索。
 - (d) 僅為了進行分段5(c)(1)指明須進行的工程，黃色範圍的管有權於署長致承授人的信件所指明的日期授予承授人，該日期不會遲於2017年3月31日。黃色範圍或其任何部分須應政府要求於署長致承授人的信件所指明的日期交回政府，然而在任何情況下，政府無責任收回黃色範圍或其任何部分之管有權，但政府可據其絕對酌情權決定如有此需要。
 - (e) 未經署長事先書面同意，承授人不得使用黃色範圍分作儲存用途或建造任何構築物或作任何除進行分段5(c)(1)指明之工程外之用途。
 - (f) 承授人須在其管有黃色範圍或其任何部分期間的所有合理時間內，允許政府、署長、其官員、承辦商及代理及其他獲署長授權人士，不論是否攜同工具、設備、裝置、機器或汽車，無限制地進出、往返及穿越該地段或黃色範圍或其任何部分，以便視察、檢查及監督任何須按分段5(c)(1)進行的工程，及進行、視察、檢查及監督根據分段5(c)(2)及5(g)(i)進行的工程及任何其他署長認為有需要在黃色範圍內及與之有關的在批地文件所夾附的圖則上以「擬興建道路」標示部分並將由政府興建之道路（「擬興建道路」）進行的工程。
 - (g) (i) 政府、署長、其官員、承辦商及代理及任何其他獲署長授權人士，不論是否攜同工具、設備、裝置、機器或汽車，皆有權自由及無限制地進出、往返及穿越該地段及黃色範圍或其任何部分，進行檢查、保養、維修及清除在擬興建道路上的公共道路構築物（「公路構築物」）。
 - (ii) 為了進行分段5(g)(i)及6(f)(i)的工程，承授人須在該地段內以署長全權酌情決定的位置和物料，按署長全權酌情決定的標準、高度、定線及設計，提供及建造行車通道，致使署長在各方面滿意。按分段5(g)(ii)所提供之行車通道闊度最少為3米及淨空高度最少為4.7米。
 - (iii) 就任何對承授人或任何其他人士所造成的，或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，不論是因政府、署長、其官員、承辦商及代理及任何其他獲署長授權人士行使本分段5(g)下授予的權利引起或附帶的，或因毗連該土地旁於批地文件租期的任何時間內存有公路構築物，政府、署長、其官員、承辦商及代理及任何其他獲署長授權人士概不承擔任何責任；承授人亦不得就該等損失、損壞、滋擾或干擾向政府或署長及其官員、承辦商及代理及任何其他獲署長授權人士提出任何申索。
 - (h) (i) 未經署長事先書面批准，不得於批地文件所夾附的圖則上以粉紅色黑斜線顯示的範圍（「粉紅色黑斜線範圍」）內種植樹木，及在此範圍之上、上面、上空、之下、地底或在內豎立或建造任何建築物、構築物或任何建築物或構築物的支撐物。
 - (ii) 承授人須於2020年12月31日或之前（或經署長批准的其他期限內），自費以署長批准的方式和物料，按署長批准的標準、高度、定線及設計，鋪設及塑造粉紅色黑斜線範圍，致使署長在各方面滿意。因而讓政府、署長、其官員、承辦商及代理及任何其他獲署長授權人士可按分段5(g)(i)進行工程及行使通行權利。
 - (i) (i) 須於該土地內按指定比率提供若干車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌及屬於發展項目的住客及其真實賓客、訪客或所邀請者之汽車停泊（「住客車位」），致使署長滿意。
 - (ii) 須按指定比率提供若干額外車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌及屬於發展項目的住客之真實賓客、訪客或所邀請者之汽車停泊（「訪客車位」）。
 - (iii) 承授人須從上述分段5(i)(i)及(ii)所提供之車位之中按指定比率保留及指定若干車位，以供按《道路交通條例》、其附屬規例及任何修訂法例定義的傷殘人士之汽車停泊（「傷殘人士車位」）。
 - (j) 須於該土地內按指定比率提供若干車位，以供按《道路交通條例》、其附屬規例及任何修訂法例獲發牌及屬於發展項目的住客及其真實賓客、訪客或所邀請者之電單車停泊（「電單車停車位」），致使署長滿意。
 - (k) 須於該土地內按指定比率提供若干車位供貨車上落貨，致使署長滿意，且該等車位不得用作與發展項目相關的貨車上落貨之外的其他用途。
 - (l) 承授人須按經署長批准並給署長存檔之車場布局圖維持停車位、上落貨車位及其他範圍，包括但不限於升降機、樓梯平台及運轉及通道地方。

16 批地文件的摘要

SUMMARY OF LAND GRANT

- (m) (i) 承授人及其員工、探訪者、工人及其他獲承授人授權人士可隨時及在任何時候在經署長批准之高度於棕色範圍之上、沿著、穿越通過及再通過。按分段5(m)(i)獲授之通行權將在擬興建道路建造完成時終止。
- (ii) 承授人須自費以署長批准的方式和物料，按署長要求或批准的標準，在棕色範圍上鋪設一平路包括相關之街道設施、輔助交通設施、街燈、污水渠、排水渠及其他構築物及按分段5(m)(i)行使通行權並對附近可能已獲得全部或部分棕色範圍通行權之其他土地擁有人造成最少干擾。
- (iii) 承授人須自費以署長批准的方式和物料，按署長批准的標準及設計，於批地文件所夾附的圖則上標示「R」及「S」之位置，或於其他經署長書面同意之位置豎立一道大閘，致使署長在各方面滿意。
- (iv) 所有因任何公共道路之改動而覆蓋部分或全部已獲授通行權之棕色範圍或影響棕色範圍之斜度，承授人須自費進行所有由此引致於其已鋪設平路之改動，致使署長在各方面滿意，承授人亦不得因此提出任何申索。
- (v) 按分段5(m)(i)所授之通行權並不授予承授人獨佔棕色範圍之通行權。政府保留權利於現在或將來任何時間將棕色範圍之通行權授予在附近任何地段居住之業主或獲署長授權人士，或收回全部棕色範圍或其部分用作公共街道用途，而不須對承授人或其他已獲授予部分或全部棕色範圍之通行權業主作出任何補償。
- (vi) 若承授人未能履行分段5(m)(ii)、(iii)及(viii)之責任，政府可進行所需之建造、豎立、保養及維修工程，唯費用由承授人支付，就此承授人須應政府要求向政府繳付一筆相等於上述工程費用之款項，該款項由署長釐定，此決定為最終決定並對承授人具約束力。
- (vii) 即使按分段5(m)(i)已授予通行權，政府保留權利署長可據其絕對酌情權在給予承授人不少於十四天書面通知下(緊急情況除外)，於棕色範圍之上、之下或與其相鄰的地方就任何政府或其他現存的排水渠、暗渠、水道或河道、污水渠、溝渠、主管、管道、電纜、電線、線路、公用服務或任何其他工程或裝置(「棕色服務範圍」)進行鋪設、安裝、轉接、轉移、清除、重新規劃、更換、視察、操作、維修、保養及更新工程以修補任何損壞。政府、署長、其官員、承辦商、代理及任何其他獲署長授權人士、其工人，不論是否攜同工具、設備、裝置、機器或汽車，皆有權自由及無限制地進出、往返及穿越棕色範圍，以便進行以上的工程。於署長書面批准前承授人不可騷擾或容許其他人騷擾棕色服務範圍。除了因行使以上提及之權力進行修補任何損壞外，就任何行使本分段5(m)(vii)下授予的權利引起或附帶的而對承授人所造成的或承授人蒙受的損失、損壞、滋擾或干擾，政府、署長、其官員、承辦商及代理及任何其他獲署長授權人士概不承擔任何責任；承授人亦不得就該等損失、損壞、滋擾或干擾向政府、署長、其官員、承辦商、代理及任何其他獲署長授權人士提出任何申索或反對。
- (viii) 直至完成興建擬興建道路及符合分段5(m)(ii)及(iii)，承授人須在任何時候自費維護、保養及維修棕色範圍及其所有構成或附屬部分，致使署長在各方面滿意，承授人須如業主般負責其全部。承授人同意其按此段5(m)(viii)之責任於署長致承授人的信件所指明的日期結束。
- (n) (i) 承授人須自費在批地文件附圖上用綠色間黑斜線顯示的範圍(「綠色間黑斜線範圍」)進行與完成署長全權指定之岩土勘察、斜坡維護、山泥傾瀉預防、緩解及補救工程，致使署長滿意。承授人必須於批地文件租期內自費維持綠色間黑斜線範圍，包括在內及其上的所有土地、斜坡處理工程、護土構築物、岩土構築物、排水渠及任何其他工程，及安裝其上或伸越毗鄰範圍之所有泥釘，以保持良好和修繕妥當的狀況，至使署長滿意。如綠色間黑斜線範圍於批地文件租期的任何時間發生山泥

傾瀉、土地下陷或泥土剝落，承授人必須自費修復還原及修繕該部分並連同任何署長認為受影響的毗連或毗鄰土地(署長決定為最終決定並對承授人具約束力)致使署長滿意。承授人須就一切因該等山泥傾瀉、土地下陷或泥土剝落導致之訴訟、司法程序、費用、損害賠償和支出對政府、其代理人及承辦商作出彌償。承授人須時刻確保綠色間黑斜線範圍不可進行非法挖掘或傾倒廢物，及在署長書面同意之下承授人可豎立圍欄或其他阻礙物以防止非法挖掘或傾倒廢物。除因違反批地文件任何條文而享有的任何其他權利或濟助外，署長可隨時以書面要求承授人進行指定之岩土勘察、斜坡維護、山泥傾瀉預防、緩解及補救工程及維持、修復還原及修繕任何因受該等山泥傾瀉、土地下陷或泥土剝落所影響的土地、構築物或工程，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可執行和進行必要的工程，且承授人須應要求向政府償還工程費用。

- (ii) 即使按分段5(n)(i)已獲授權，承授人於綠色間黑斜線範圍或其任何部分之責任及權利在收到政府通知後便立即中止，承授人亦不得對政府、署長、或其授權人士就有關中止所造成之損失、損壞或干擾或引致的開支提出任何申索。唯該中止無損政府按分段5(n)(i)之下任何有關在中止前之違約、不履行責任、或不遵守條約可享之任何權利或濟助。
- (o) 若有或曾有任何土地之削去、清除或後移，或任何種類的堆土、填土或斜坡整理工程，不論處於該土地內或任何政府土地內，承授人須自費進行及建造該等有需要之斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程，以保護及支持該土地內的該等土地及任何相鄰或毗連之政府土地或已出租土地，及排除及預防再發生的任何泥土剝落、山泥傾瀉或土地下陷。承授人須於批地文件租期的所有時間自費維持上述土地、斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程修葺及狀態良好堅固，致使署長滿意。若於任何時間內由於承授人進行的工程或其任何其他原因而造成任何泥土剝落、山泥傾瀉或土地下陷，承授人須自費修葺使之恢復原狀致使署長滿意，並須就因該等泥土剝落、山泥傾瀉或土地下陷而將會或可能作出、使蒙受或招致的所有成本、費用、損害賠償、索求及申索彌償政府、其代理及承辦商。署長有權以書面通知形式要求承授人進行、建造及保養上述土地、斜坡整理工程、擋土牆或其他支撐、防護措施及排水系統或附屬或其他工程，及就任何泥土剝落、山泥傾瀉或土地下陷修葺使之恢復原狀，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可立即執行和進行任何有需要的工程，而承授人須應要求向政府償還該工程的費用並連同任何行政及專業費用。
- (p) 若於發展或重新發展該地段或其任何部分時曾安裝預應力地錨，承授人須於該等預應力地錨的使用期限內自費進行定期保養及定期監測致使署長滿意。如承授人忽略或未能進行所須的監測工程，署長可立即執行和進行所須的監測工程，而承授人須應要求向政府償還該工程的費用。
- (q) 倘若該土地或其他受開發該土地所影響的區域之泥土、廢土、瓦礫、建築廢料或建材(「該等廢料」)遭侵蝕、沖洗或傾倒在公共巷徑或道路上，或路旁暗渠、前濱或海牀、污水渠、雨水渠或溝渠或其他政府物業(「該等政府物業」)，承授人須自費清理該等廢料並修葺該等廢料對該等政府財產造成的損壞。承授人須對上述侵蝕、沖洗或傾倒對私人財產造成的任何損壞或滋擾所引致的一切訴訟、申索及索求向政府作出彌償。署長可以(惟沒有義務)應承授人要求清理該等廢料並修葺該等廢料對該等政府物業造成的損壞，而承授人須應要求向政府支付有關費用。

16 批地文件的摘要

SUMMARY OF LAND GRANT

- (r) 承授人須自費建造及保養署長認為必要的排水渠及溝渠（不論位於該土地範圍內或政府土地上亦然），以將落在或流經該土地上的雨水截流並排送至就近的河道、集水井、溝渠或政府雨水渠，致使署長滿意。承授人須對上述雨水造成的任何損壞或滋擾所引致的一切訴訟、申索及索求承擔全部責任並向政府及其官員作出彌償。將該地段任何排水渠及污水渠與已鋪設及投入運作的政府雨水渠及污水渠連接的工程，可由署長進行（惟署長不須就進行連接工程引起的損失或損壞對承授人負責），而承授人須應要求向政府支付該接駁工程之費用。另一選擇是，承授人可自費進行該接駁工程致使署長滿意，而在該情況下，於政府土地上建造的上述連接工程任何部分須由承授人自費保養。
- (s) 承授人須自費於該土地內按核准園景設計總圖（即承授人按批地文件規定呈交署長以供核准及顯示有關該土地園景美化的建議）進行園景美化工程，並於其後自費將之保持及維持安全、清潔、整齊、井然及健康的狀態，致使署長滿意。
- (t) 承授人須自費保持該土地內按批地文件獲豁免計算總樓面面積的康樂設施及附屬設施（「獲豁免設施」）修葺及狀態良好堅固，並須運作獲豁免設施致使署長滿意。獲豁免設施只准供發展項目的住客及其真實訪客使用，並不得供其他人士使用。
- (u) 承授人須於一指定時限內，自費並致使環境保護署署長在各方面滿意，向環境保護署署長呈交或安排呈交污水系統影響評估（「污水系統影響評估」）以供其書面核准，污水系統影響評估須載有環境保護署署長所要求的資料和詳情，包括但不限於發展該土地對污水系統可能會造成的不良影響，及對緩解措施、改善工程及其他措施及工程的建議。承授人須自費並於環境保護署署長所訂明的時限內實施經核准的污水系統影響評估內所載的建議，致使環境保護署署長在各方面滿意。就任何對承授人所造成或承授人蒙受的費用、損壞或損失，不論是否因承授人履行本分段5(u)下的責任而引起或附帶的，政府及其官員概不承擔任何責任或義務；承授人亦不得向政府或其官員就該等費用、損壞或損失提出任何申索。
- (v) 承授人須於指定時限內，自費並致使署長在各方面滿意，向署長呈交或安排呈交有關發展該土地的噪音影響評估（「噪音影響評估」）以供其書面核准，噪音影響評估須鑑定發展該土地所有不良噪音影響及載有合適噪音消減措施（「噪音消減措施」）的建議。承授人須自費並於署長所訂明的時限內實施經核准的噪音影響評估內所載的噪音消減措施，致使署長在各方面滿意。就任何對承授人所造成或承授人蒙受的費用、損壞或損失，不論是否因承授人履行本分段5(v)下的責任而引起或附帶的，政府及其官員概不承擔任何責任或義務；承授人亦不得向政府或其官員就該等費用、損壞或損失提出任何申索。
- (w) 若獲批准噪音消減措施包括在該地段豎設或興建隔音屏障（「隔音屏障」），且隔音屏障伸越該地段邊界而達毗連政府土地任何部分上面及上空，以下條件適用：
- (i) 承授人須自費按照經建築事務監督批准之圖則設計、豎設及興建隔音屏障，並須在各方面皆符合《建築物條例》、於其下訂立的任何規則及任何修訂法例；
- (ii) 於毗連該地段之任何政府土地上、上面或地底不得豎設隔音屏障之地基或支撐物；
- (iii) 除非獲署長事先書面批准，不得對隔音屏障或其任何部分進行任何形式的改動、加建、更換或附加；
- (iv) 承授人須在所有時間自費維護、保養及維修隔音屏障或（如獲署長批准）其任何替代物令其處於修葺良好堅固的狀態，致使署長在各方面滿意；而如進行本分段5(w)(iv)之下任何工程需臨時封路或改道，開始任何該等工程前須先向運輸署署長獲取臨時交通安排之書面批准；
- (v) 隔音屏障不得用於隔音屏障以外之其他任何用途，且除非獲署長事先書面批准，承授人不得將隔音屏障或其任何部分用作或容忍或容許其用作廣告用途或展示任何形式的招牌、告示或海報；
- (vi) 如有署長事先書面批准，承授人、其承辦商、工人或任何其他獲承授人授權人士將獲允許帶同或不帶同工具、設備、機器、機械或汽車進入毗連該地段的政府土地以按本分段5(w)進行伸越達毗連政府土地上之隔音屏障之部分之豎設、興建、檢查、維修、保養、清潔、更新或更換；
- (vii) 就任何對承授人或任何其他人士所造成或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，不論是否因其分段5(w)(vi)提及之進入或工程之進行而引起或附帶發生的，政府概不承擔任何責任；承授人亦不得針對政府就該等損失、損壞、滋擾或干擾提出任何申索；
- (viii) 承授人須於所有時間採取可能所需之預防措施，避免因豎設、興建、維修、保養、改動、使用、拆除或移除隔音屏障而對任何毗連該地段及隔音屏障之政府土地或進入或使用毗連該地段及隔音屏障之政府土地之任何人士或車輛造成破壞或傷害；
- (ix) 署長有權於任何時間及按其絕對酌情權決定向承授人送達書面通知，要求承授人於書面通知日期起計六個公曆月內拆除及移除伸越達毗連政府土地上之隔音屏障之部分且不得以任何他物替代；而一當收到該書面通知，承授人須自費於該書面通知所訂明之時限內拆除及移除上述隔音屏障之部分，致使署長在各方面滿意；
- (x) 倘承授人並未履行其在本分段5(w)下之任何責任，署長可進行所需工程，而若署長要求承授人須向署長支付該等工程的費用；
- (xi) 承授人須在所有時間允許署長、其官員、承辦商、其各自或其共同之工人及任何其他獲署長授權的人士帶同或不帶同工具、設備、機器、機械或汽車自由及不受限制地進出、穿越及再進出穿越該地段或其任何部分及其上已興建或將興建之任何建築物以視察、檢查及監督將按本分段5(w)(i)、(iv)及(ix)條進行之任何工程和按分段5(w)(x)進行之任何工程或署長認為需要之任何其他工程；
- (xii) 對承授人或任何其他人士造成或其蒙受之任何形式的損失、損壞、滋擾或干擾，不論是因承授人履行其於本分段5(w)下的責任、署長行使分段5(w)(xi)下的進入權力或在分段5(w)(x)下進行任何工程而引起或附帶發生的，政府或署長均毋須承擔任何責任，且承授人亦無權就該等損失、損壞、滋擾或干擾向政府或署長或其授權官員提出任何申索或獲得任何賠償；及
- (xiii) 承授人須於所有時間就直接或間接因豎設、興建、存有、維修、保養、改動、使用、拆除或移除隔音屏障而起或與之有關、或與本分段5(w)(x)條下之工程有關之任何形式之責任、申索、支出、索求、法律行動或其他程序彌償政府、署長、其官員及工人及使其維持獲彌償。
- (x) (i) 承授人須於任何時候，特別是於該土地進行任何工程包括但不限於建造、保養、更新或維修工程（「該等活動及工程」）時，自費採取或安排採取恰當及足夠的保護、技巧及預防措施，以免使該土地近南邊邊界及建於批地文件所夾附的圖則上以紫色圍邊顯示的擬興建鑽孔樁擋土牆（「擬興建鑽孔樁擋土牆」）遭受損壞、干擾或阻礙。
- (ii) 承授人須於開始任何該等活動及工程前進行或安排進行所需的適當搜查及勘探，以確定擬興建鑽孔樁擋土牆之位置及狀態，確定該等活動及工程不會損壞、干擾或危害擬興建鑽孔樁擋土牆，及書面提交其設計及建造建議書及監測系統之施工方法綱領，包括但不限於詳細的儀器、安裝次序和程序、保養及監測計劃、報告程序、系統負責人及應急方案以處理受該等活動及工程影響之擬興建鑽孔樁擋土牆之任何部分予署長供其就各方面批核，且不得於署長就該等活動及工程及上述建議書發出書面批准前進行任何工程。承授人須自費遵守署長於發出上述批准時可就擬興建鑽孔樁擋土牆施加的要求。

- (iii) 承授人須自費在各方面維修、修葺及使之恢復原狀所有由該等活動及工程以任何方式引起的或由承授人引致的其他過失而對該土地或其任何部分或棕色範圍、黃色範圍或其任何組合或其任何部分或擬興建鑽孔樁擋土牆造成的損壞、干擾或阻礙，致使署長滿意。如承授人未能就該土地或其任何部分或棕色範圍、黃色範圍或其任何組合或其任何部分或擬興建鑽孔樁擋土牆進行任何該等有需要之維修、修葺及使之恢復原狀致署長滿意程度，政府可進行其認為有需要之維修、修葺及使之恢復原狀，且承授人須應政府要求向其支付上述工程之費用。
- (iv) 承授人須允許政府、署長、其官員、承辦商及代理及任何其他獲署長授權人士，不論是否攜同工具、設備、裝置、機器或汽車，皆有權自由及無限制地進出該土地或黃色範圍或其任何部分，進行視察、保養、維修及檢查擬興建鑽孔樁擋土牆。
- (v) 批地文件租期的所有時間內就任何按分段5(x)(iv)而行使之權利或因擬興建鑽孔樁擋土牆之存在，對承授人或其他人士所造成或承授人或其他人士蒙受的損失、損壞、滋擾或干擾，政府、署長及其官員、承辦商及代理及任何其他獲署長授權人士概不承擔任何責任；承授人亦不得向政府或署長及其官員、承辦商及代理及任何其他獲署長授權人士就該等損失、損壞、滋擾或干擾提出任何申索。

6. 對買方造成負擔的租用條件

- (a) 未經署長事先書面批准，不得移除或干擾該土地上或其相鄰所生長的樹木。署長於給予批准時可附加他認為合適之移植、補償環境美化或重新種植條件。
- (b)
 - (i) 住客車位及訪客車位不得用作停泊按《道路交通條例》、其附屬規例及修訂法例獲發牌及屬於發展項目的住客及其真實賓客、訪客或所邀請者之汽車之外的其他用途，尤其不得用作存放、展示或展覽汽車作招售等用途或作提供汽車清潔及美容服務之用途。
 - (ii) 傷殘人士車位不得用作停泊按《道路交通條例》、其附屬規例及任何修訂法例所定義的傷殘人士且屬於發展項目內的住客及其真實賓客、訪客或所邀請者之汽車之外的其他用途，尤其不得用作存放、展示或展覽汽車作招售等用途或作提供汽車清潔及美容服務之用途。
 - (iii) 電單車停車位不得用作停泊按《道路交通條例》、其附屬規例及修訂法例獲發牌及屬於發展項目的住客及其真實賓客、訪客或所邀請者之電單車之外的其他用途，尤其不得用作存放、展示或展覽汽車作招售等用途或作提供汽車清潔及美容服務之用途。
- (c) 住客車位及電單車停車位不得：
 - (i) 轉讓，除非：
 - (I) 連同發展項目的住宅單位轉讓；或
 - (II) 轉讓予發展項目的住宅單位之擁有人；或
 - (ii) 出租，除非出租予發展項目的住宅單位之住客。

但於任何情況下，轉讓予任何一個住宅單位的擁有人或出租予任何一個住宅單位的住客的住客車位及電單車停車位總數不得多於3個。

- (d) 承授人確認於批地文件的日期，該土地內現存一座構築物（「現存構築物」）。就任何因現存構築物的存在對承授人所造成或承授人蒙受的損失、損壞、滋擾或干擾，政府概不承擔任何責任。承授人須就由現存構築物的存在及其後的或拆卸或清除工程直接或間接引起或與之有關的一切責任、申索、費用、索求、訴訟或其他司法程序，對政府作出彌償及確保其獲得彌償。

- (e) 承授人須於任何時候，特別是於進行建造、保養、更新或維修工程（「該等工程」）時，採取或安排採取恰當及足夠的保護、技巧及預防措施，以免使置於或行經該土地或其任何部分或棕色範圍、綠色間黑斜線範圍、在批地文件所夾附的圖則上以紅色圍邊部分（「紅色圍邊範圍」）、黃色範圍或其任何組合或其任何部分之上、之下或相鄰的任何政府或其他現存的排水渠、水道或河道、主水管、道路、行人徑、街道設施、污水渠、溝渠、管道、電纜、電線、公用服務或任何其他工程或裝置（「該等服務」）遭受損壞、干擾或阻礙。承授人須於進行任何該等工程前進行或安排進行所需的適當搜查及勘探，以確定該等服務之位置及高度，及須就如何處理或會受該等工程影響之該等服務向署長提交書面建議書供其就各方面批核，且不得於署長就該等工程及上述建議書發出書面批准前進行任何工程。承授人須遵守及自費達成署長於發出上述批准時可就該等服務施加的要求，包括任何必要的改道、重鋪或恢復原狀的成本。承授人須自費在各方面維修、修葺及使之恢復原狀所有由該等工程以任何方式引起的對該土地或其任何部分或棕色範圍、綠色間黑斜線範圍、紅色圍邊範圍、黃色範圍或其任何組合或其任何部分或任何該等服務造成的損壞、干擾或阻礙，致使署長滿意（溝渠、污水渠、雨水渠或主水管除外，其之修葺須由署長進行（除非署長另有決定），且承授人須應政府要求向其支付上述工程之費用）。若承授人未能對該土地或其任何部分或棕色範圍、綠色間黑斜線範圍、紅色圍邊範圍、黃色範圍或其任何組合或其任何部分或任何該等服務進行任何所需之改道、重鋪、維修、修葺及使之恢復原狀致使署長滿意，署長可進行其認為有需要之改道、重鋪、維修、修葺及使之恢復原狀，且承授人須應政府要求向其支付上述工程之費用。
- (f)
 - (i) 政府、署長及其官員、承辦商及代理及任何其他獲署長授權人士，不論是否攜同工具、設備、裝置、機器或汽車，於任何時候皆有權自由及無限制地進出、往返及穿越該土地或其任何部分，進行檢查、保養、維修及清除在紅色圍邊範圍上之現存公共岩土構築物（「公共岩土構築物」）。
 - (ii) 就任何因政府、署長及其官員、承辦商及代理及任何其他獲署長授權人士行使本分段6(f)下授予的權利引起或附帶的，或因公共岩土構築物之存在或用途，對承授人或任何其他人士所造成的，或承授人或任何其他人士蒙受的損失、損壞、滋擾或干擾，政府、署長及其官員、承辦商及代理及任何其他獲署長授權人士概不承擔任何責任；承授人亦不得向政府、署長及其官員、承辦商及代理及任何其他獲署長授權人士就該等損失、損壞、滋擾或干擾提出任何申索。
- (g) 當承授人未能或忽略履行、遵守或遵從批地文件，政府有權收回及重新管有該土地或其任何部分以及所有或任何於該土地或其任何部分上之建築物、搭建物及工程。當土地被收回：(a)承授人在該土地被收回之部分之權利將完全地告停止或終結；(b)承授人無權獲得任何地價退款、就該土地及其上之建築物的價值之任何款項或賠償，或承授人在準備、地盤平整或發展該土地中花費的任何金額；及(c)政府之任何其他權利、濟助及申索將不受影響。
- (h) 見上文第5段。

備註：本節中提述「承授人」一詞指根據批地文件中的買方和如文意允許或要求包括其遺囑執行人、遺產管理人、承讓人及（如為法團）其繼承人和承讓人。

1. The lot number of the land on which the Development is situated:
New Kowloon Inland Lot No. 6532.
2. The term of years under the lease:
50 years from 11 March 2015
3. The user restrictions applicable to that land:
 - (a) The land or any part thereof or any building or part of any building erected or to be erected thereon shall not be used for any purpose other than for private residential purposes.
 - (b) No grave or columbarium shall be erected or made on the land, nor shall any human remains or animal remains whether in earthenware jars, cinerary urns or otherwise be interred therein or deposited thereon.
4. Facilities that are required to be constructed and provided for the Government, or for public use:
Such portion shown coloured yellow on the plan annexed to the Land Grant ("the Yellow Areas") which is required to be laid and formed by the grantee. Such portion shown coloured brown on the plan annexed to the Land Grant ("the Brown Area") at which a paved way is required to be constructed by the grantee.
5. The grantee's obligations to lay, form or landscape any areas, or to construct or maintain any structures or facilities, within or outside that land:
 - (a) The Development is required to be completed and made fit for occupation on or before 31 December 2020.
 - (b) 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 in good and substantial repair and condition.
 - (c)(1) The grantee shall:
 - (i) on or before 31 December 2020 (or such other date as may be approved by the Director of Lands ("the Director")), at his own expense, lay and form the Yellow Areas in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in all respects to the satisfaction of the Director so that works and access may be carried thereon in accordance with sub-paragraph 5(f) and the right of access under sub-paragraph 5(g)(i) may be exercised by the Government, the Director and his officers, contractors and agents and any persons authorized by the Director; and
 - (ii) manage and maintain at his own expense the Yellow Areas or any part or parts thereof to the satisfaction of the Director until such time as possession of the Yellow Areas or such part of parts thereof has been re-delivered to the Government in accordance with sub-paragraph 5(d).
 - (2) In the event of the non-fulfilment of the grantee's obligations under sub-paragraph 5(c)(1) within the prescribed period stated therein, the Government may carry out the necessary works at the cost of the grantee who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination should be final and binding upon the grantee.
 - (3) The Government shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person whether arising out of or incidental to the fulfilment of grantee's obligations under sub-paragraph 5(c)(1) or the exercise of the rights by the Government under sub-paragraph 5(c)(2) or otherwise, and no claim whatsoever shall be made against the Government by the grantee in respect of any loss, damage, nuisance or disturbance.
 - (d) For the purpose only of carrying out the necessary works specified in sub-paragraph 5(c)(1), the grantee shall be granted possession of the Yellow Areas on a date or dates as specified in a letter or letters to be issued by the Director to the grantee, such date or dates to be not later than 31 March 2017. The Yellow Areas or any part or parts thereof shall be re-delivered to the Government on demand on the date or dates as specified in a letter or letters from the Director making such demand provided always that the Government shall be under no obligation to take back possession of the Yellow Areas or any part or parts thereof but may do so as when the Government in its absolute discretion sees fit.
 - (e) The grantee shall not without the prior written consent of the Director use the Yellow Areas for the purpose of storage or for the erection of any structure or for any purposes other than the carrying out of the works specified in sub-paragraph 5(c)(1).
 - (f) The grantee shall at all reasonable times while he is in the possession of the Yellow Areas or any part or parts thereof permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director with or without tools, equipment, plant, machinery or motor vehicles the right of free and unrestricted ingress, egress and regress to, from and through the lot or the Yellow Areas or any part or parts thereof for the purposes of inspecting, checking and supervising any works to be carried out in compliance with sub-paragraph 5(c)(1), carrying out, inspecting, checking and supervising the works under sub-paragraph 5(c)(2) and sub-paragraph 5(g)(i) and carrying out any other works within the Yellow Areas in connection with the proposed public road to be constructed by the Government shown and marked "PROPOSED ROAD" on the plan annexed to the Land Grant ("the Proposed Road") which the Director may consider necessary.
 - (g)
 - (i) The Government, the Director and his officers, contractors and agents and any persons authorized by the Director with or without tools, equipment, plant, machinery or motor vehicles shall have the right of free and unrestricted ingress, egress and regress to, from and through the lot and the Yellow Areas or any part thereof for the purposes of inspecting, maintaining, repairing and removing the public road structures ("the Highway Structures") on the Proposed Road.
 - (ii) For the purposes of carrying out the works referred to in sub-paragraph 5(g)(i) and sub-paragraph 6(f)(i), the grantee shall provide within the lot in all respects to the satisfaction of the Director vehicular access at such locations with such materials and to such standards, levels, alignment and design as may be determined by the Director at his sole discretion. The vehicular access to be provided under this sub-paragraph 5(g)(ii) shall have a minimum width of 3 metres and a minimum headroom of 4.7 metres.

- (iii) The Government, the Director and his officers, contractors and agents and any persons authorized by the Director shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person arising out of or incidental to the exercise by it or them of the rights conferred under sub-paragraph 5(g) or by reason of the presence of the Highway Structures adjoining the lot at any time during the term of the Land Grant and no claim whatsoever shall be made against the Government, the Director and his officers, contractors and agents and any persons authorized by the Director by the grantee in respect of any such loss, damage, nuisance or disturbance.
- (h) (i) Except with the prior written consent of the Director, no tree shall be planted on, and no building, structure or support for any building or structure shall be erected or constructed on, over, above, below, under or within, those portions of the lot shown coloured pink hatched black on the plan annexed to the Land Grant ("the Pink Hatched Black Areas").
- (ii) The grantee shall on or before 31 December 2020 (or such other date as may be approved by the Director) at his own expense lay and form the Pink Hatched Black Areas in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in all respects to the satisfaction of the Director so that the Government, the Director and his officers, contractors and agents and any persons authorized by the Director may carry out the works and exercise the right of access in accordance with sub-paragraph 5(g)(i).
- (i) (i) Spaces shall be provided within the land 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 Development and their bona fide guests, visitors or invitees according to a prescribed rate ("the Residential Parking Spaces").
- (ii) 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 Development shall be provided according to a prescribed rate ("the Visitors' Parking Spaces").
- (iii) Out of the spaces provided under sub-paragraphs 5(i)(i) and (ii) above, 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 a prescribed rate ("the Parking Spaces for the Disabled Persons").
- (j) Spaces shall be provided within the land 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, and belonging to the residents of the Development and their bona fide guests, visitors or invitees according to a prescribed rate ("the Motor Cycle Parking Spaces").
- (k) Spaces shall be provided within the land to the satisfaction of the Director for the loading and unloading of goods vehicles according to a prescribed rate and such spaces shall not be used for any purpose other than for the loading and unloading of goods vehicles in connection with the Development.
- (l) The grantee shall maintain the parking, loading and unloading areas and other areas, including but not restricted to the lifts, landings and manoeuvring and circulations areas in accordance with the car park layout plan approved by and deposited with the Director.
- (m) (i) The lot is granted together with a right for the grantee and his servants, visitors, workmen and other persons authorized by the grantee in that behalf from time to time and at all times for all lawful purposes connected with the proper use and enjoyment of the lot to pass and repass, on, along, over, by and through the Brown Area at such levels as may be approved by the Director. The right of way referred to in this sub-paragraph 5(m)(i) shall be granted until the completion of the construction of the Proposed Road.
- (ii) The grantee shall at his own expense, in such manner, with such materials and to such standards as the Director shall require or approve, construct a paved way with the associated street furniture, traffic aids, street lighting, sewers, drains and other structures on the Brown Area over and along which a right of way referred to in sub-paragraph 5(m)(i) is given with minimum disturbance to the owners of any other lots in the vicinity to whom rights of way over the whole or any portion of the Brown Area may have been granted.
- (iii) The grantee shall at his own expenses erect a gate in such manner with such materials and to such standards and design as the Director shall approve and in all respects to the satisfaction of the Director at the points R and S shown and marked on the plan annexed to the Land Grant or at such other points as may be approved in writing by the Director.
- (iv) Any alteration to any public road absorbing a portion or the whole of the Brown Area over and along which a right of way is given or affecting the gradient thereof, shall not give rise to any claim whatsoever by the grantee who shall at his own expense carry out all consequent alterations to the paved way constructed by him to the satisfaction of the Director.
- (v) The grant of the right of way referred to in sub-paragraph 5(m)(i) shall not give the grantee the exclusive right over the Brown Area. The Government shall have the right to grant rights of way over the Brown Area to the owners of any other lots in the vicinity now or at any time in the future or to any person authorized by the Director, or to take over the whole or any portion of the Brown Area for the purposes of a public street without payment of any compensation to the grantee or to other owners to whom rights of way over the whole or any portion of the Brown Area may have been granted.
- (vi) In the event of the non-fulfilment of the grantee's obligations under sub-paragraphs 5(m)(ii), (iii) and (viii), the Government may carry out the necessary construction, erection, maintenance and repair works at the cost of the grantee who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination shall be final and binding on the grantee.
- (vii) Notwithstanding the grant of the right of way referred to in sub-paragraph 5(m)(i), the Government shall have the full right and power, upon giving to the grantee not less than fourteen days' written notice (save in case of emergency), to lay, install, relay, divert, remove, reposition, replace, inspect, operate, repair, maintain and renew any Government or other drain, culvert, waterway or watercourse, sewer, nullah, water main, pipe, cable, wire, line, utility service or other works or installations ("the Brown Area Services") which are now or may hereafter be upon, over, under or adjacent to the Brown Area as the Director may in his absolute discretion deem fit, making good any and all damage caused thereby, and the Government, the Director and his officers, contractors and agents and any persons authorized by the Director, his or their workmen with or without tools, equipment, plant, machinery or motor vehicles shall have the right of free and unrestricted ingress, egress and regress at all times to and from the Brown Area for the purposes aforesaid. The grantee shall not disturb or allow anybody to disturb the Brown Area Services without the prior written approval of the Director. Save in respect of making good any and all damage caused by any exercise of the aforesaid rights and powers, the Government, the Director and his officers, contractors and agents and any persons authorized by the Director, his or their workmen shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee arising out of or incidental to the exercise of the rights conferred under this sub-paragraph 5(m)(vii), and no claim nor objection whatsoever shall be made against him or them by the grantee.

- (viii) The grantee shall, at all times until completion of the construction of the Proposed Road and compliance with sub-paragraphs 5(m)(ii) and (iii), at his own expense uphold, maintain and repair the Brown Area and everything forming a portion of or pertaining to it, all to be done to the satisfaction of the Director and the grantee shall be responsible for the whole as if he were the absolute owner thereof. The grantee agrees that his obligations under this sub-paragraph 5(m)(viii) shall cease on a date to be specified in a letter issued by the Director.
- (n) (i) The grantee shall at his own expense carry out and complete to the satisfaction of the Director such geotechnical investigations and such slope treatment, landslide preventive, mitigation and remedial works on the area shown coloured green hatched black on the plan annexed to the Land Grant ("the Green Hatched Black Area") as the Director in his absolute discretion may require and shall, at all times during the term of the Land Grant, at his own expense, maintain in good and substantial repair and condition to the satisfaction of the Director the Green Hatched Black Area including all land, slope treatment works, earth-retaining structures, geotechnical structure, drainage and any other works therein and thereon and all soil nails which are installed thereon and extend to the adjacent areas of the Green Hatched Black Area. In the event that any landslide, subsidence or falling away occurs within the Green Hatched Black Area at any time during the term of the Land Grant, the grantee shall at his own expense reinstate and make good the same to the satisfaction of the Director together with any adjacent or adjoining area which, in the opinion of the Director (whose opinion shall be final and binding on the grantee), have also been affected. The grantee shall indemnify the Government, its agents and contractors against all claims, proceedings, costs, damages and expenses whatsoever incurred by reason of such landslide, subsidence or falling away. The grantee shall ensure at all times that there shall be no illegal excavation or dumping on the Green Hatched Black Area and, subject to the prior written approval of the Director, the grantee may erect fences or other barriers for the prevention of such illegal excavation or dumping. In addition to any other rights or remedies the Director may have in respect of any breach of these Conditions, the Director may at any time by notice in writing call upon the grantee to carry out such geotechnical investigations, slope treatment, landslide preventive, mitigation and remedial works and to maintain, reinstate and make good any land, structure or works affected by such landslide, subsidence or falling away, and if the grantee shall neglect or fail to comply with such notice to the satisfaction of the Director within the period specified therein, the Director may, after the expiry of such period, execute and carry out the required works and the grantee shall on demand repay to the Government the cost thereof.
- (ii) Notwithstanding sub-paragraph 5(n)(i), the obligations and rights of the grantee in respect of the Green Hatched Black Area or any part thereof shall absolutely determine upon the Government giving to the grantee notice to that effect, and no claim whatsoever shall be made against the Government or the Director or his authorized officer by the grantee in respect of any loss, damage or disturbance suffered or any expense incurred as a result of such determination. However, such determination shall be without prejudice to any rights or remedies of the Government in respect of any antecedent breach, non-performance or non-observance of sub-paragraph 5(n)(i).
- (o) 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, either within the land or on any Government land, 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 may be necessary to protect and support such land within the land and also any adjacent or adjoining Government or leased land and to obviate and prevent any falling away, landslide or subsidence occurring thereafter. The grantee shall at all times during the term of the Land Grant maintain at his own expense 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. In the event that as a result of works done by the grantee or owing to any other reason, any falling away, landslide 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, landslide or subsidence. 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, landslide or subsidence, and if the grantee neglects or fails to comply with the notice to the satisfaction to the Director within the period specified, the Director may forthwith execute and carry out any necessary works and the grantee shall on demand repay to the Government the cost thereof, together with any administrative and professional fees and charges.
- (p) Where prestressed ground anchors have been installed, upon development or redevelopment of the land 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. If the grantee neglects or fails 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.
- (q) 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 land being eroded, washed down or dumped onto public lanes or roads or into or onto road-culverts, foreshore or seabed, sewers, stormwater 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. The Director may (but is not obliged to), 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.
- (r) 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 land 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 land. The grantee shall be solely liable for and shall indemnify the Government and its officers from and against all actions, claims and demands arising out of any damage or nuisance caused by such storm-water or rain-water. The works of connecting any drains and sewers from the land to the Government storm-water drains and sewers, when laid and commissioned, may be carried out by the Director who shall not be liable to the grantee for any loss or damage thereby occasioned 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.
- (s) The grantee shall at his own expense landscape the land in accordance with the approved landscape master plan (i.e. a plan required by the Land Grant to be submitted by the grantee to the Director for his approval indicating landscaping proposals for the land) and shall thereafter at his own expense keep and maintain the landscaped works in a safe, clean, neat, tidy and healthy condition all to the satisfaction of the Director.

- (t) The grantee shall at his own expense maintain the recreational facilities and facilities ancillary thereto within the land which are exempted from the gross floor area calculation pursuant to the Land Grant ("the Exempted Facilities") in good and substantial repair and condition and shall operate the Exempted Facilities to the satisfaction of the Director. The Exempted Facilities shall only be used by the residents of the Development and their bona fide visitors and by no other persons.
- (u) The grantee shall within a prescribed time period at his own expense and in all respects to the satisfaction of the Director of Environmental Protection submit or cause to be submitted to the Director of Environmental Protection for his approval in writing a sewerage impact assessment ("SIA") containing, among others, such information and particulars as the Director of Environmental Protection may require including but not limited to all adverse sewerage impact as may arise from the development of the land, and recommendations for mitigation measures, improvement works and other measures and works. The grantee shall at his own expense implement the recommendations in the approved SIA in all respects to the satisfaction of the Director of Environmental Protection and within such time limit as may be stipulated by him. The Government and its officers shall be under no responsibility, obligation or liability whatsoever to the grantee for any cost, damage or loss caused to or suffered by the grantee whether arising out of or incidental to the fulfilment of the grantee's obligations under this sub-paragraph 5(u) or otherwise, and no claim whatsoever shall be made against the Government or its officers by the grantee in respect of any such cost, damage or loss.
- (v) The grantee shall within a prescribed time period at his own expense and in all respects to the satisfaction of the Director submit or cause to be submitted to the Director for his written approval a noise impact assessment ("NIA") on the development of the lot. The NIA shall identify all adverse noise impacts on the development of the lot and contain proposals for appropriate noise mitigation measures ("the Noise Mitigation Measures"). The grantee shall at his own expense and within such time limit as shall be stipulated by the Director carry out and implement the Noise Mitigation Measures as proposed in the NIA and approved by the Director ("the Approved Noise Mitigation Measures") in all respects to the satisfaction of the Director. The Government and its officers shall be under no responsibility, obligation or liability whatsoever to the grantee for any cost, damage or loss caused to or suffered by the grantee whether arising out of or incidental to the fulfilment of the grantee's obligations under this sub-paragraph 5(v) or otherwise, and no claim whatsoever shall be made against the Government or its officers by the grantee in respect of any such cost, damage or loss.
- (w) In the event that the Approved Noise Mitigation Measures comprise the erection or construction of noise barrier or noise barriers on the lot with projection extending beyond the boundary of the lot and over and above any portion of the adjoining Government land ("the Noise Barrier"), the following conditions shall apply:
 - (i) the grantee shall at his own expense design, erect and construct the Noise Barrier in accordance with the plans approved by the Building Authority and in all respects in compliance with the Buildings Ordinance, any regulations made thereunder and any amending legislation;
 - (ii) no foundation or support for the Noise Barrier may be erected on, upon or underneath any Government land adjoining the lot;
 - (iii) no alteration, addition, replacement or attachment whatsoever shall be made or affixed to or upon the Noise Barrier or any part or parts thereof except with the prior written approval of the Director;
 - (iv) the grantee shall at all times and at his own expense uphold, maintain and repair the Noise Barrier or (where approved by the Director) any replacement thereof in good and substantial repair and condition in all respects to the satisfaction of the Director, and if temporary traffic closure or diversion shall be required for carrying out any works under this sub-paragraph 5(w)(iv), written agreement of the Commissioner for Transport on the temporary traffic arrangement shall have been obtained before commencement of any works;
 - (v) the Noise Barrier shall not be used for any purpose other than noise barrier, and the grantee shall not use or suffer or allow to be used the Noise Barrier or any part or parts thereof for advertising or for the display of any signs, notices or posters whatsoever except with the prior written consent of the Director;
 - (vi) subject to the prior written approval of the Director, the grantee and his contractors, workmen or any other persons authorized by the grantee shall be permitted to enter into the Government land adjoining the lot with or without tools, equipment, plant, machinery or motor vehicles for the purposes of carrying out any erection, construction, inspection, repair, maintenance, cleaning, renewing and replacement of the part or parts of the Noise Barrier projecting over the Government land in accordance with sub-paragraph 5(w);
 - (vii) the Government shall have no responsibility or liability for any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person whether arising out of or incidental to their entry or carrying out of the works referred to in sub-paragraph 5(w)(vi) and no claim whatsoever shall be made against the Government in respect of any such loss, damage, nuisance or disturbance;
 - (viii) the grantee shall at all times take such precautions as may be necessary to prevent any damage or injury being caused to any Government land adjoining the lot and the Noise Barrier or to any persons or vehicles entering or using any Government land adjoining the lot and the Noise Barrier as a result of the erection, construction, repair, maintenance, alteration, use, demolition or removal of the Noise Barrier;
 - (ix) the Director shall, at any time and at his absolute discretion, have the right to serve upon the grantee a written notice requiring the grantee to demolish and remove the part or parts of the Noise Barrier that project over the Government land without any replacement within six calendar months from the date of the written notice and upon receipt of such written notice, the grantee shall at his own expense demolish and remove the aforesaid part or parts of the Noise Barrier within such period as stipulated in such written notice and in all respects to the satisfaction of the Director;
 - (x) in the event of the non-fulfilment of any of the grantee's obligations under this sub-paragraph 5(w), the Director may carry out the necessary works and the grantee shall pay to the Director on demand the cost of such works;
 - (xi) the grantee shall at all times permit the Director, his officers, contractors, his or their workmen and any other persons authorized by the Director with or without tools, equipment, plant, machinery or motor vehicles the right of free and unrestricted ingress, egress and regress to, from and through the lot or any part thereof and any building or buildings erected or to be erected thereon for the purpose of inspecting, checking, and supervising any works to be carried out in accordance with sub-paragraphs 5(w)(i), (iv) and (ix) and carrying out any works in accordance with sub-paragraph 5(w)(x) or any other works which the Director may consider necessary;

- (xii) neither the Government nor the Director shall have any liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person whether arising out of or incidental to the fulfilment of the grantee's obligations under this sub-paragraph 5(w), the exercise by the Director of the right of entry under sub-paragraph 5(w)(xi) or the carrying out of any works under sub-paragraph 5(w)(x) and the grantee shall not be entitled to any claim whatsoever against the Government or the Director or his authorized officers nor any compensation whatsoever in respect of such loss, damage, nuisance or disturbance; and
 - (xiii) the grantee shall at all times indemnify and keep indemnified the Government, the Director, its officers and workmen from and against all liabilities, claims, costs, demands, actions or other proceedings whatsoever arising whether directly or indirectly out of or in connection with the erection, construction, presence, repair, maintenance, alteration, use, demolition or removal of the Noise Barrier or in connection with the works under sub-paragraph 5(w)(x).
 - (x) (i) The grantee shall at his own expense take or cause to be taken all proper and adequate care, skill and precautions at all times, and particularly when carrying out any works whatsoever on the lot including but not limited to construction, maintenance, renewal or repair work ("the Activities and Works"), to avoid causing any damage, disturbance or obstruction to the bored pile wall which is close to the southern boundary of the lot and constructed within the area shown edged purple and marked "PROPOSED BORED PILE WALL" on the plan annexed to the Land Grant ("the Bored Pile Wall").
 - (ii) Prior to the commencement of any of the Activities and Works, the grantee shall make or cause to be made such proper search and enquiry as may be necessary to ascertain the present position and condition of the Bored Pile Wall and to ensure that any of the Activities and Works do not damage, interfere with or endanger the Bored Pile Wall, and shall submit his design and construction proposals and method statement for monitoring system including, but not limited to, detailed instrumentation, installation sequence and programme, maintenance and monitoring plan, reporting procedure, personnel responsible for the system and contingency plan for dealing with any part of the Bored Pile Wall which may be affected by the Activities and 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 Activities and Works and to such aforesaid proposals. The grantee shall at his own expense comply with any requirements which may be imposed by the Director in respect of the Bored Pile Wall in granting the aforesaid approval.
 - (iii) 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 part thereof or the Brown Area, the Yellow Areas or any combination of them or any part or parts thereof or the Bored Pile Wall in any manner arising out of the Activities and Works and any other kind of faults caused by the grantee. If the grantee fails to carry out any such necessary repairing, making good and reinstatement of the lot or any part thereof or the Brown Area, the Yellow Areas or any combination of them or any part or parts thereof or of any part of the Bored Pile Wall to the satisfaction of the Director, the Government may carry out any such repairing, making good and reinstatement as he considers necessary and the grantee shall pay to the Government on demand the cost of such works.
 - (iv) The grantee shall permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director with or without tools, equipment, plant, machinery or motor vehicles the right of free and unrestricted ingress and egress to the lot or the Yellow Areas or any part thereof for the purposes of inspecting, maintaining, repairing and checking the Bored Pile Wall.
 - (v) The Government, the Director and his officers, contractors and agents and any persons authorized by the Director shall have no responsibility or liability for any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person arising out of or incidental to the exercise by it or them of the rights set out in sub-paragraph 5(x)(iv) or by reason of the presence of the Bored Pile Wall at any time during the term of the Land Grant and no claim whatsoever shall be made against the Government, the Director and his officers, contractors and agents and any persons authorized by the Director in respect of any such loss, damage, nuisance or disturbance.
6. Lease conditions that are onerous to a purchaser:
- (a) No tree growing on the land or adjacent thereto shall be removed or interfered with without the prior written consent of the Director who may, in granting consent, impose such conditions as to transplanting, compensatory landscaping or replanting as he may deem appropriate.
 - (b) (i) The Residential Parking Spaces and the Visitors' Parking Spaces 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 residents of the Development 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.
 - (ii) The Parking Spaces for the Disabled Persons 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 of the Development 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.
 - (iii) The 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 Development 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.
 - (c) The Residential Parking Spaces and the Motor Cycle Parking Spaces shall not be:
 - (i) assigned except:
 - (I) together with a residential unit in the Development; or
 - (II) to a person who is already the owner of a residential unit in the Development; or
 - (ii) underlet except to residents of the residential units in the Development

Provided that in any event not more than three in number of the total of the Residential Parking Spaces and the Motor Cycle Parking Spaces shall be assigned to the owner or underlet to the resident of any one residential unit in the Development.

- (d) The grantee acknowledges that as at the date of the Land Grant, there is a structure existing on the lot ("the Existing Structure"). The Government shall have no responsibility or liability for any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee by reason of the presence of the Existing Structure, and the grantee hereby indemnifies and shall keep indemnified the Government from and against all liabilities, claims, costs, demands, actions or other proceedings whatsoever arising whether directly or indirectly out of or in connection with the presence and subsequent demolition or removal of the Existing Structure.
- (e) 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 land or any part thereof or the Brown Area, the Green Hatched Black Area, the areas shown edged red on the plan annexed to the Land Grant ("the Edged Red Areas"), the Yellow Areas or any combination of them or any part or parts 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 land or any part thereof or the Brown Area, the Green Hatched Black Area, the Edged Red Areas, the Yellow Areas or any combination of them or any part or parts thereof or any of the Services in any manner arising out of the Works (except for nullah, sewer, stormwater 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 the Brown Area, the Green Hatched Black Area, the Edged Red Areas, the Yellow Areas or any combination of them or any part or parts 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 may consider necessary and the grantee shall pay to the Government on demand the cost of such works.
- (f)
 - (i) The Government, the Director and his officers, contractors and agents and any persons authorized by the Director with or without tools, equipment, plant, machinery or motor vehicles shall have the right of free and unrestricted ingress, egress and regress to, from and through the lot or any part thereof for the purposes of inspecting, maintaining, repairing and removing the existing public geotechnical structures ("the Public Geotechnical Structures") which are erected on the Edged Red Areas.
 - (ii) The Government, the Director and his officers, contractors and agents and any persons authorized by the Director shall have no responsibility or liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the grantee or any other person arising out of or incidental to the exercise by it or them of the rights conferred under this sub-paragraph 6(f) or by reason of the presence or the use of the Public Geotechnical Structures, and no claim whatsoever shall be made against the Government, the Director and his officers, contractors and agents and any persons authorized by the Director by the grantee in respect of any such loss, damage, nuisance or disturbance.

- (g) Upon any failure or neglect by the grantee to perform, observe or comply with the Land Grant, the Government shall be entitled to re-enter upon and take back possession of the land or any part thereof and all or any buildings, erections and works on the land or any part thereof. Upon re-entry: (a) the grantee's right on the part of the land re-entered shall absolutely cease and determine; (b) the grantee shall not be entitled to any refund of premium, payment or compensation in respect of the value of the land or the buildings thereon or any amount expended by the grantee in the preparation, formation or development of the land; and (c) any other rights, remedies and claims of the Government are not to be thereby prejudiced.
- (h) See 5 above.

Note: 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.

- 對根據批地文件規定須興建並提供予政府或供公眾使用的任何設施的描述
在批地文件所夾附的圖則上以黃色顯示並須由承授人鋪設及塑造的部分（「黃色範圍」）。
在批地文件所夾附的圖則上以棕色顯示並須由承授人興建平路的部分（「棕色範圍」）。
- 對根據批地文件規定須由發展項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何設施的描述
見上文第1段。
- 根據批地文件規定須由該項目中的住宅物業的擁有人出資管理、營運或維持以供公眾使用的任何休憩用地的大小
不適用。
- 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分的描述
不適用。
- 顯示第1及2段所提及之設施、第3段所提及之休憩用地（如有）及第4段所提及之土地中的該等部分（如有）之圖則
見本節內之圖則。
- 公眾之使用權
公眾有權按照批地文件使用第1段所提及之設施。
- 管理、營運及維持
第2段所提及之設施、第3段所提及之休憩用地（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。
- 批地文件、撥出私人地方供公眾使用的契據（如有）及發展項目公契中關於第1及2段所提及之設施、第3段所提及之休憩用地（如有）及第4段所提及之土地中的該等部分（如有）的條文：

A. 黃色範圍
批地文件

特別條件第(1)號

「(1) (b) 為了建造及視察在批地文件所夾附的圖則上以「擬興建道路」標示部分並將由政府興建之建議公共道路（「擬興建道路」）…」

特別條件第(3)號

「(3) (a) 買方須：

- 於特別條件第(4)條指明之日期或之前（或經署長批准的其他期限內），自費以署長批准的方式和物料，按署長批准的標準、高度、定線及設計，鋪設及塑造批地文件所夾附的圖則上用黃色顯示的範圍（「黃色範圍」），致使署長在各方面滿意，因而讓政府、署長、其官員、承辦商及代理及其他獲署長授權人士可按本特別條件第(f)款出入及進行工程及可按特別條件第(39)(a)條行使使用權；及
 - 自費管理及保養黃色範圍或其任何部分，以令署長滿意，直至黃色範圍或該等部分的管有權按照本特別條件第(d)款交回予政府。
- (b) 若買方未能在指定時段內履行本特別條件第(a)款之責任，政府可進行所需之工程，唯費用由買方支付，就此買方須應政府要求向政府繳付一筆相等於上述工程費用之款項，該款項由署長釐定，此決定為最終決定並對買方具約束力。
- (c) 就任何對買方或任何其他人所造成或買方或任何其他入蒙受的損失、損壞、滋擾或干擾，不論是否因買方履行本特別條件第(a)款的責任或政府行使本特別條件第(b)款的權利或其他原因而引起或附帶的，政府概不承擔任何責任；買方亦不得就該等損失、損壞、滋擾或干擾向政府提出任何申索。
- (d) 僅為了進行本特別條件第(a)款指明須進行的工程，黃色範圍的管有權於署長致買方的信件所指明的日期授予買方，該日期不會遲於2017年3月31日。黃色範圍或其任何部分須應政府要求於署長致買方的信件所指明的日期交回政府，然而在任何情況下，政府無責任收回黃色範圍或其任何部分之管有權，但政府可據其絕對酌情權決定如有此需要。
- (e) 未經署長事先書面同意，買方不得使用黃色範圍分作儲存用途或建造任何構築物或作任何除進行本特別條件第(a)款指明之工程外之用途。
- (f) 買方須在其管有黃色範圍或其任何部分期間的所有合理時間內，允許政府、署長、其官員、承辦商及代理及其他獲署長授權人士，不論是否攜同工具、設備、裝置、機器或汽車，無限制地進出、往返及穿越該地段或黃色範圍或其任何部分，以便視察、檢查及監督任何須按本特別條件第(a)款進行的工程，及進行、視察、檢查及監督根據本特別條件第(b)款及特別條件第(39)(a)條進行的工程及任何其他署長認為有需要在黃色範圍內進行有關擬興建道路的工程。」

公契

第1條

「「黃色範圍」指特別條件第(3)(a)(i)條提及之「黃色範圍」。」

第10.1(j)條

「10.1 管理開支。 管理開支是按本公契規定在管理土地所必要及合理招致的一切費用、開支及支出，包括（但不限於）：

...

- 所有關於按照批地文件維修、保養及管理「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」之成本及開支及所有關於「黃色範圍」（當其尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」之其他成本及開支。...

附表6第2段

- 「(a) 除業主立案法團（如成立）指示外，〔管理人有權〕按管理人合理地決定之條款（除業主立案法團（如成立）另有指示外）作以下投保（包括更新任何保險）：
- (i) 公用部分、斜坡結構、「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」的火險或其他風險保險，保險金額為十足全新重置價值；及
- (ii) 為業主和管理人投購公共責任保險、第三者責任保險及佔用人責任保險、為聘請專門管理該土地的僱員投購僱主責任保險、及管理人合理地決定（除業主立案法團（如成立）另有指示外）的其他風險和責任（包括因「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」而引起之風險和責任）保險，保險價值為管理人合理地認為合適者（除業主立案法團（如成立）另有指示外）；
- 上述保險須以管理人的名義代表業主按其各自的權益向信譽卓著的保險公司投購，保險亦須盡合理及商業上可能全面，及可（惟沒有義務）為整個發展項目或其部分（包括不屬於公用部分的區域）購買集體保險，所覆蓋的風險及保險金額為管理人合理地決定，管理人並有權支付一切需要的保險費，以確保該等保險有效。
- (b) 除第13.1條另有規定外，〔管理人有權〕將管理人就任何公用部分、斜坡結構、「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」的任何損壞或損失追討得到的一切保險賠償金、補償或損害賠償用於維修、重建或修復公用部分（視乎情況而定）、斜坡結構、「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」的該等部分。
- ...」

附表6第12(d)段

「〔管理人有權〕遵行適用於該土地整體，包括但不限於「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」之所有批地文件條款，及採取所有管理人合理地決定的措施確保該等批地文件條款得以遵行。」

附表6第27段

「邊界外的事宜. 〔管理人有權〕就「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」進行及履行批地文件、法律或對其投購保險的保險公司要求的或管理人認為就遵守及履行批地文件條款、法律或該等保險公司的規定而言屬合理地適當的一切行為、活動及工程。」

撥出私人地方供公眾使用的契據

不適用。

B. 棕色範圍

批地文件

特別條件第(1)號

「1 (b) 為了建造及視察在批地文件所夾附的圖則上以「擬興建道路」標示部分並將由政府興建之建議公共道路（「擬興建道路」）…」

特別條件第(27)號

- 「(27) (a) 買方及其員工、探訪者、工人及其他獲買方授權人士可隨時及在任何時候在經署長批准之高度於該土地在批地文件附圖上用棕色顯示的範圍（「棕色範圍」）之上、沿著、穿越通過及再通過。按本(a)款獲授之通行權期限將由本協議的日期起直至擬興建道路建造完成為止，該擬興建道路建造完成日期由署長決定，此決定為最終決定並對買方具約束力。
- (b) 買方須自費以署長批准的方式和物料，按署長要求或批准的標準，在棕色範圍上鋪設一平路包括相關之街道設施、輔助交通設施、街燈、污水渠、排水渠及其他構築物及按本特別條件第(a)款使通行權並對附近可能已獲得全部或部分棕色範圍通行權之其他土地擁有人造成最少干擾。
- (c) 買方須自費以署長批准的方式和物料，按署長批准的標準及設計，於批地文件所夾附的圖則上標示「R」及「S」之位置，或於其他經署長書面同意之位置豎立一道大閘，致使署長在各方面滿意。
- ……
- (h) 直至完成興建擬興建道路及符合本特別條件第(b)及(c)款，買方須在任何時候自費維護、保養及維修棕色範圍及其所有構成或附屬部分，致使署長在各方面滿意。買方須如業主般負責其全部。買方同意其按本特別條件第(h)款之責任於署長致買方的信件所指明之日期結束。」

公契

第1條

「「棕色範圍」指特別條件第(27)(a)條提及之「棕色範圍」及其所有構成或附屬部分。」

第10.1(j)條

「10.1 管理開支. 管理開支須是管理人按本公契規定履行其權力與職責所必要及合理招致的一切費用、開支及支出，包括（但不限於）…」

…

- (j) 所有關於按照批地文件維修、保養及管理「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」之成本及開支及所有關於「黃色範圍」（當其尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」之其他成本及開支。…」

附表6第2段

- 「(a) 除業主立案法團（如成立）指示外，〔管理人有權〕按管理人合理地決定之條款（除業主立案法團（如成立）另有指示外）作以下投保（包括更新任何保險）：
- (i) 公用部分、斜坡結構、「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」的火險或其他風險保險，保險金額為十足全新重置價值；及
 - (ii) 為業主和管理人投購公共責任保險、第三者責任保險及佔用人責任保險、為聘請專門管理該土地的僱員投購僱主責任保險、及管理人合理地決定（除業主立案法團（如成立）另有指示外）的其他風險和責任（包括因「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」而引起之風險和責任）保險，保險價值為管理人合理地認為合適者（除業主立案法團（如成立）另有指示外）；
- 上述保險須以管理人的名義代表業主按其各自的權益向信譽卓著的保險公司投購，保險亦須盡合理及商業上可能全面，及可（惟沒有義務）為整個發展項目或其部分（包括不屬於公用部分的區域）購買集體保險，所覆蓋的風險及保險金額為管理人合理地決定，管理人並有權支付一切需要的保險費，以確保該等保險有效。
- (b) 除第13.1條另有規定外，〔管理人有權〕將管理人就任何公用部分、斜坡結構、「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」的任何損壞或損失追討得到的一切保險賠償金、補償或損害賠償用於維修、重建或修復公用部分、斜坡結構、「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」的該等部分。

...」

附表6第12(d)段

「〔管理人有權〕遵行適用於該土地整體，包括但不限於「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」之所有批地文件條款，及採取所有管理人合理地決定的措施確保該等批地文件條款得以遵行。」

附表6第27段

「邊界外的事宜.〔管理人有權〕就「黃色範圍」（當「黃色範圍」尚未按批地文件交還政府時）、「棕色範圍」（根據批地文件下管理及保養「棕色範圍」之責任尚未終止時）、「綠色間黑斜線範圍」及「鑽孔樁擋土牆」進行及履行批地文件、法律或對其投購保險的保險公司要求的或管理人認為就遵守及履行批地文件條款、法律或該等保險公司的規定而言屬合理地適當的一切行為、活動及工程。」

撥出私人地方供公眾使用的契據

不適用。

1. Description of any facilities that are required under the land grant to be constructed and provided for the Government, or for public use

Such portion shown coloured yellow on the plan annexed to the Land Grant ("the Yellow Areas") which is required to be laid and formed by the grantee.

Such portion shown coloured brown on the plan annexed to the Land Grant ("the Brown Area") at which a paved way is required to be constructed by the grantee.

2. Description of any facilities that are required under the land grant to be managed, operated or maintained for public use at the expense of the owners of the residential properties in the Development

See 1 above.

3. 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.

4. Description of 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.

5. Plan(s) showing locations of the facilities mentioned in 1 and 2, open spaces mentioned in 3 (if any) and those parts of the land mentioned in 4 (if any)

See the plan(s) below in this section.

6. General public's right to use

The general public has the right to use those facilities mentioned in 1, in accordance with the land grant.

7. Management, operation and maintenance

The facilities mentioned in 2 and open spaces mentioned in 3 (if any) 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 managing, operating or maintaining those facilities or open spaces (if any) through the management expenses apportioned to the residential properties concerned.

8. Provisions of the land grant and the deed of dedication (if applicable), and of the deed of mutual covenant in respect of the Development that concern the facilities mentioned in 1 or 2 and open spaces mentioned in 3 (if any), and those parts of the land mentioned in 4 (if any)

A. Yellow Areas

Land Grant

Special Condition No.(1)

- “(1) (b) For the purpose of constructing and inspecting the proposed public road to be constructed by the Government shown and marked "PROPOSED ROAD" on the plan annexed hereto (hereinafter referred as "the Proposed Road"), ...”

Special Condition No.(3)

- “(3) (a) The Purchaser shall:
- (i) on or before the date specified in Special Condition No. (4) hereof (or such other date as may be approved by the Director), at his own expense, lay and form the areas shown coloured yellow on the plan annexed hereto (hereinafter collectively referred to as "the Yellow Areas") in such manner with such materials and to such standards, levels, alignment and design as the Director shall approve and in all respects to the satisfaction of the Director so that works and access may be carried thereon in accordance with sub-clause (f) of this Special Condition and the right of access under Special Condition No. (39)(a) hereof may be exercised by the Government, the Director and his officers, contractors and agents and any persons authorized by the Director; and
 - (ii) manage and maintain at his own expense the Yellow Areas or any part or parts thereof to the satisfaction of the Director until such time as possession of the Yellow Areas or such part or parts thereof has been re-delivered to the Government in accordance with sub-clause (d) of this Special Condition.
- (b) In the event of the non-fulfilment of the Purchaser's obligations under sub-clause (a) of this Special Condition within the prescribed period stated therein, the Government may carry out the necessary works at the cost of the Purchaser who shall pay to the Government on demand a sum equal to the cost thereof, such sum to be determined by the Director whose determination should be final and binding upon the Purchaser.
- (c) The Government shall have no liability in respect of any loss, damage, nuisance or disturbance whatsoever caused to or suffered by the Purchaser or any other person whether arising out of or incidental to the fulfilment of Purchaser's obligations under sub-clause (a) of this Special Condition or the exercise of the rights by the Government under sub-clause (b) of this Special Condition or otherwise, and no claim whatsoever shall be made against the Government by the Purchaser in respect of any loss, damage, nuisance or disturbance.
- (d) For the purpose only of carrying out the necessary works specified in sub-clause (a) of this Special Condition, the Purchaser shall be granted possession of the Yellow Areas on a date or dates as specified in a letter or letters to be issued by the Director to the Purchaser, such date or dates to be not later than 31st day of March 2017. The Yellow Areas or any part of parts thereof shall be re-delivered to the Government on demand on the date or dates as specified in a letter or letters from the Director making such demand provided always that the Government shall be under no obligation to take back possession of the Yellow Areas or any part or parts thereof but may do so as when the Government in its absolute discretion sees fit.

- (e) The Purchaser shall not without the prior written consent of the Director use the Yellow Areas for the purpose of storage or for the erection of any structure or for any purposes other than the carrying out of the works specified in sub-clause (a) of this Special Condition.
- (f) The Purchaser shall at all reasonable times while he is in the possession of the Yellow Areas or any part or parts thereof permit the Government, the Director and his officers, contractors and agents and any persons authorized by the Director with or without tools, equipment, plant, machinery or motor vehicles the right of free and unrestricted ingress, egress and regress to, from and through the lot or the Yellow Areas or any part or parts thereof for the purposes of inspecting, checking and supervising any works to be carried out in compliance with sub-clause (a) of this Special Condition, carrying out, inspecting, checking and supervising the works under sub-clause (b) of this Special Condition and Special Condition No. (39)(a) hereof and carrying out any other works within the Yellow Areas in connection with the Proposed Road which the Director may consider necessary.”

Deed of mutual covenant

Clause 1

““**Yellow Areas**” means “the Yellow Areas” as referred to under Special Condition No.(3)(a)(i).”

Clause 10.1(j)

“10.1 Management Expenses. Management Expenses shall be the expenses, costs and charges necessarily and reasonably incurred in the management of the Land under this Deed including (without limitation) the following:

...

- (j) all cost and expenses in relation to the repair, maintenance and management of and all other cost and expenses in relation to the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of management and maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall in accordance with the Land Grant; ...”

Schedule 6, Paragraph 2

- “(a) Subject to the direction of the Owners’ Corporation (if formed), to insure (including the updating of any insurance) on such terms as the Manager may reasonably determine (unless otherwise directed by the Owners’ Corporation (if formed)):
- (i) the Common Parts, the Slope Structures, the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall in their full new reinstatement values in respect of loss or damage by fire or other risks; and

- (ii) the Owners and the Manager in respect of such public, third party and occupier’s liability, employer’s liability in respect of employees employed within or exclusively in connection with the management of the Land, and other risks and liabilities (including risks and liabilities arising from the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall) as the Manager may reasonably decide (unless otherwise directed by the Owners’ Corporation (if formed)) in such amounts as the Manager reasonably deems fit (unless otherwise directed by the Owners’ Corporation (if formed)),

with some reputable insurance company as comprehensively as reasonably and commercially possible in the name of the Manager and for and on behalf of the Owners according to their respective interests and also to procure (but not obliged to do so) block insurance for the Development as a whole or parts thereof including those areas which are not Common Parts against loss or damage in such risk and in such amount as shall be reasonably determined by the Manager, and to pay all premia required to keep such insurance policies in force.

- (b) Subject to Clause 13.1, to pay out or apply all insurance money, compensation or damages recovered by the Manager in respect of any damage or loss to any Common Parts, the Slope Structures, the Yellow Areas (to the extent that the same has not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall in the repair, rebuilding or reinstatement of that part of the Common Parts, (as the case may be) the Slope Structures, the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall.

...”

Schedule 6, Paragraph 12(d)

“To comply with and take all steps the Manager may reasonably decide to ensure the compliance with all provisions in the Land Grant applicable to the Land as a whole, including but not limited to the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall.”

Schedule 6, Paragraph 27

“Matters outside the Land. To carry out and perform, in relation to the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall, all acts, activities and works required by the Land Grant, the law or insurers of insurance taken out in relation thereto, or which are deemed reasonably appropriate by the Manager for performing and complying with the provisions of the Land Grant, the law or those insurers in relation to the same.”

Deed of dedication

Not applicable.

B. Brown Area

Land Grant

Special Condition No.(1)

“(1) (b) For the purpose of constructing and inspecting the proposed public road to be constructed by the Government shown and marked "PROPOSED ROAD" on the plan annexed hereto (hereinafter referred as "the Proposed Road"), ...”

Special Condition No.(27)

“(27) (a) The lot is granted together with a right for the Purchaser and his servants, visitors, workmen and other persons authorized by the Purchaser in that behalf from time to time and at all times for all lawful purposes connected with the proper use and enjoyment of the lot to pass and repass, on, along, over, by and through the area shown coloured brown on the plan annexed hereto (hereinafter referred to as "the Brown Area") at such levels as may be approved by the Director. The grant of the right of way referred to in this sub-clause (a) shall be for a period from the date of this Agreement until the completion of the construction of the Proposed Road, and the decision of the Director as to when the construction of the Proposed Road shall have been completed shall be final and binding on the Purchaser.

(b) The Purchaser shall at his own expense, in such manner, with such materials and to such standards as the Director shall require or approve, construct a paved way with the associated street furniture, traffic aids, street lighting, sewers, drains and other structures on the Brown Area over and along which a right of way referred to in sub-clause (a) of this Special condition is given with minimum disturbance to the owners of any other lots in the vicinity to whom rights of way over the whole or any portion of the Brown Area may have been granted.

(c) The Purchaser shall at his own expense erect a gate in such manner with such materials and to such standards and design as the Director shall approve and in all respects to the satisfaction of the Director at points R and S shown marked on the plan annexed hereto or at such other points as may be approved in writing by the Director.

.....

(h) The Purchaser shall, at all times until completion of the construction of the Proposed Road and compliance with sub-clauses (b) and (c) of this Special Condition, at his own expense uphold, maintain and repair the Brown Area and everything forming a portion of or pertaining to it, all to be done to the satisfaction of the Director and the Purchaser shall be responsible for the whole as if he were the absolute owner thereof. The Purchaser hereby agrees that his obligations under this sub-clause (h) shall cease on a date to be specified in a letter issued by the Director.”

Deed of mutual covenant

Clause 1

““**Brown Area**” means “the Brown Area” as referred to under Special Condition No.(27)(a) including everything forming a portion of or pertaining to it;”

Clause 10.1(j)

“10.1 Management Expenses. Management Expenses shall be the expenses, costs and charges necessarily and reasonably incurred in the management of the Land under this Deed including (without limitation) the following:

...

(j) all cost and expenses in relation to the repair, maintenance and management of and all other cost and expenses in relation to the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of management and maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall in accordance with the Land Grant; ...”

Schedule 6, Paragraph 2

“(a) Subject to the direction of the Owners’ Corporation (if formed), to insure (including the updating of any insurance) on such terms as the Manager may reasonably determine (unless otherwise directed by the Owners’ Corporation (if formed)):

(i) the Common Parts, the Slope Structures, the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall in their full new reinstatement values in respect of loss or damage by fire or other risks; and

(ii) the Owners and the Manager in respect of such public, third party and occupier’s liability, employer’s liability in respect of employees employed within or exclusively in connection with the management of the Land, and other risks and liabilities (including risks and liabilities arising from the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall) as the Manager may reasonably decide (unless otherwise directed by the Owners’ Corporation (if formed)) in such amounts as the Manager reasonably deems fit (unless otherwise directed by the Owners’ Corporation (if formed)),

with some reputable insurance company as comprehensively as reasonably and commercially possible in the name of the Manager and for and on behalf of the Owners according to their respective interests and also to procure (but not obliged to do so) block insurance for the Development as a whole or parts thereof including those areas which are not Common Parts against loss or damage in such risk and in such amount as shall be reasonably determined by the Manager, and to pay all premia required to keep such insurance policies in force.

- (b) Subject to Clause 13.1, to pay out or apply all insurance money, compensation or damages recovered by the Manager in respect of any damage or loss to any Common Parts, the Slope Structures, the Yellow Areas (to the extent that the same has not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall in the repair, rebuilding or reinstatement of that part of the Common Parts, (as the case may be) the Slope Structures, the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall.

...”

Schedule 6, Paragraph 12(d)

“To comply with and take all steps the Manager may reasonably decide to ensure the compliance with all provisions in the Land Grant applicable to the Land as a whole, including but not limited to the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall.”

Schedule 6, Paragraph 27

“Matters outside the Land. To carry out and perform, in relation to the Yellow Areas (to the extent that the same have not been re-delivered to the Government in accordance with the Land Grant), the Brown Area (to the extent that the obligation of maintenance of the same under the Land Grant has not ceased), the Green Hatched Black Area and the Bored Pile Wall, all acts, activities and works required by the Land Grant, the law or insurers of insurance taken out in relation thereto, or which are deemed reasonably appropriate by the Manager for performing and complying with the provisions of the Land Grant, the law or those insurers in relation to the same.”

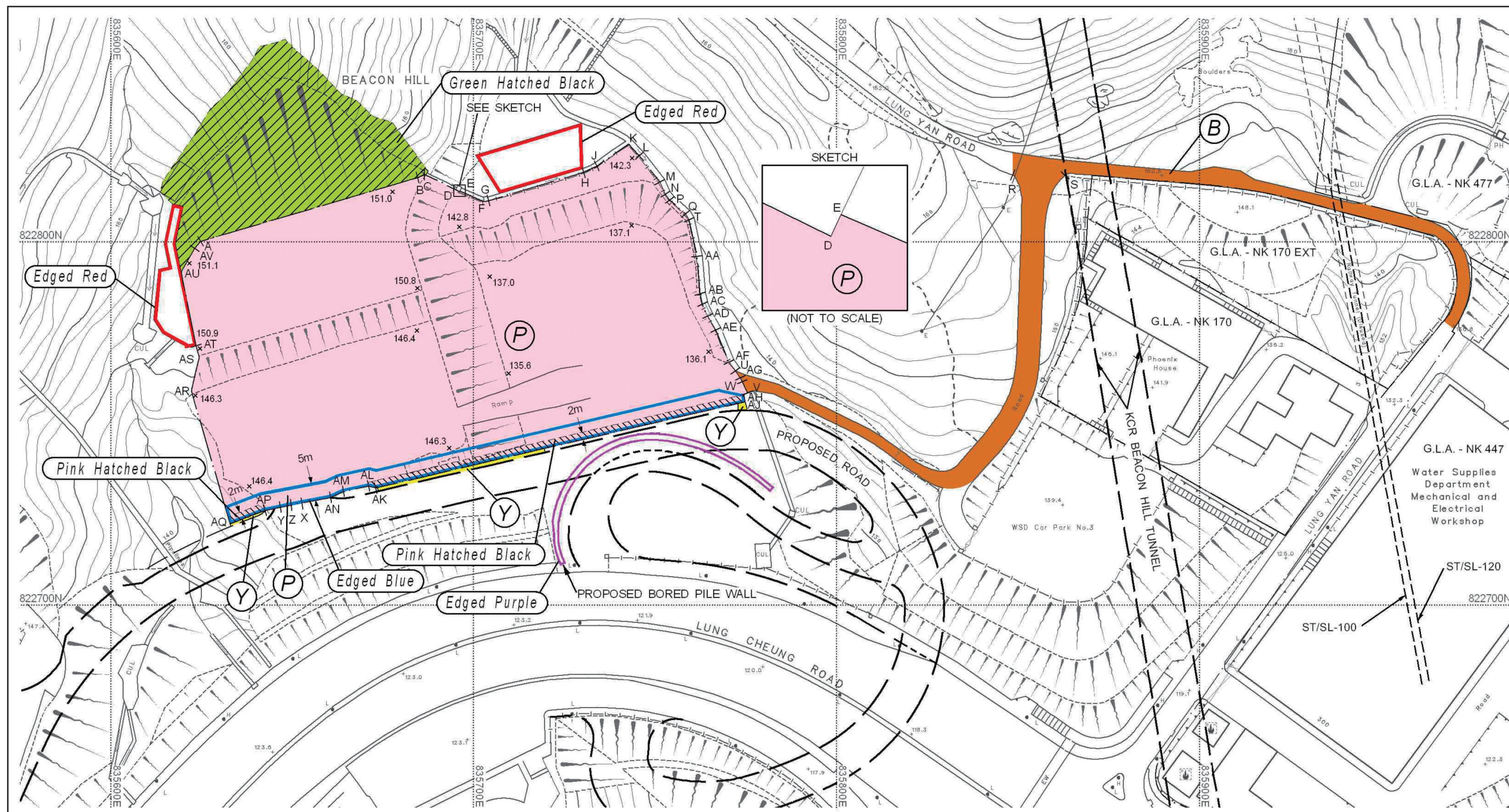
Deed of dedication


Not applicable.

17 公共設施及公眾休憩用地的資料 INFORMATION ON PUBLIC FACILITIES AND PUBLIC OPEN SPACES

顯示該等設施，休憩用地及土地中的該等部份的位置的圖則。

A plan that shows the location of those facilities and open spaces, and those parts of the land.



 棕色範圍 BROWN AREA

 黃色範圍 YELLOW AREAS

此圖乃複製自附於批地文件的圖則，亦是本售樓說明書有關本部分第5段所述的圖則。

This plan is reproduction of the plan annexed to the Land Grant and is the plan referred to in paragraph 5 of this section of the Sales Brochure.

備註：上圖僅作顯示黃色範圍及棕色範圍的位置，圖中所示之其他事項未必能反映其最新狀況。

Remark: The plan is for showing the locations of the Yellow Areas and the Brown Area only. Other matters shown in this plan may not reflect their latest conditions.

18 對買方的警告

WARNING TO PURCHASERS

- a) 謹此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。
 - d) 如屬上述(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。
- a) The purchaser is hereby 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.
 - d) In the case of paragraph (c)(ii) above, 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.

19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

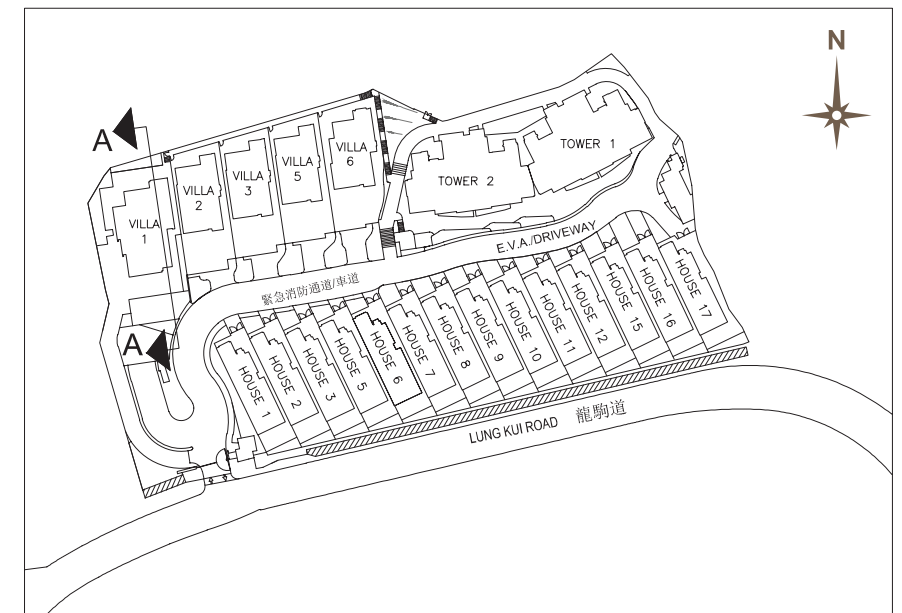
橫截面圖 A-A

Cross-section plan A-A

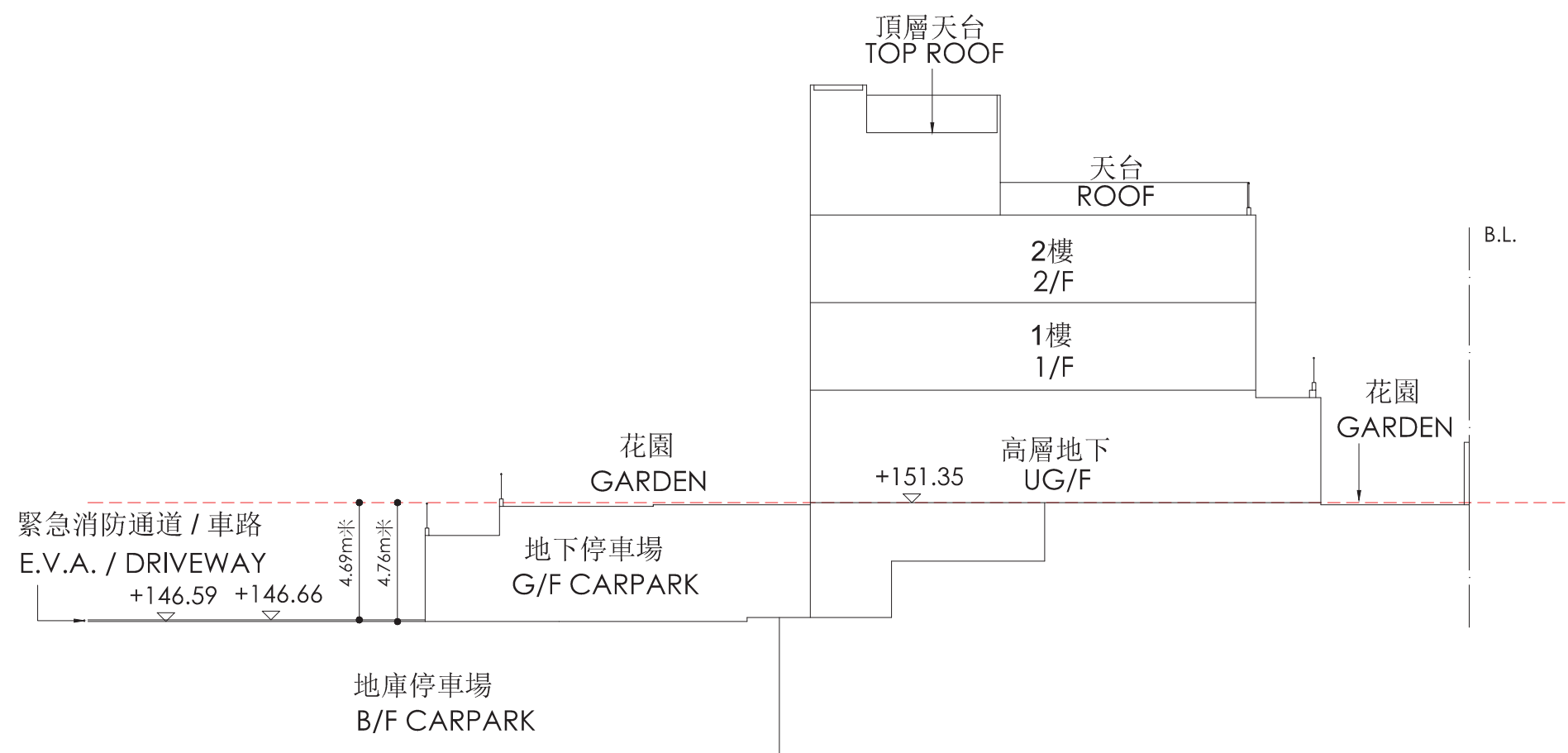
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上146.59米至146.66米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 146.59 metres to 146.66 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



別墅 1 VILLA 1



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

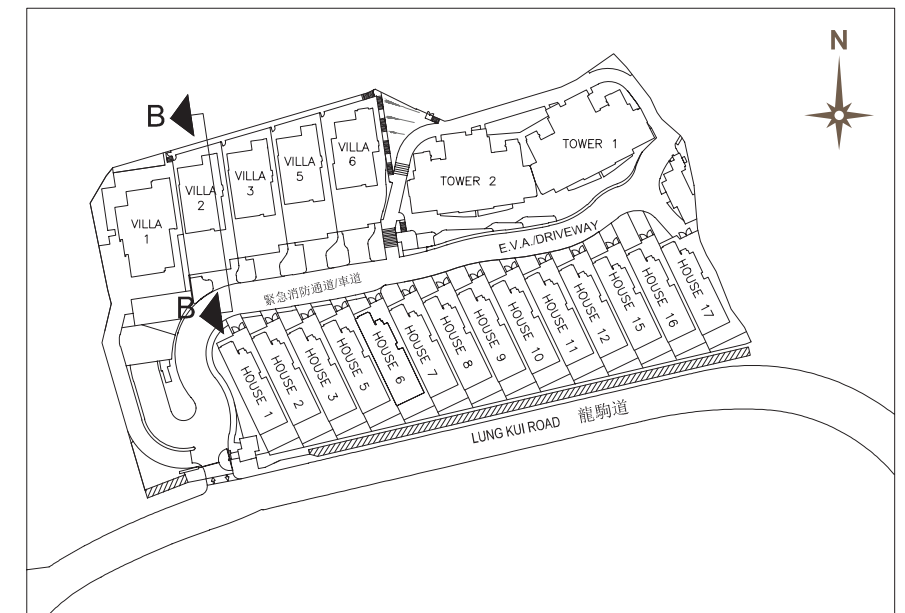
橫截面圖 B-B

Cross-section plan B-B

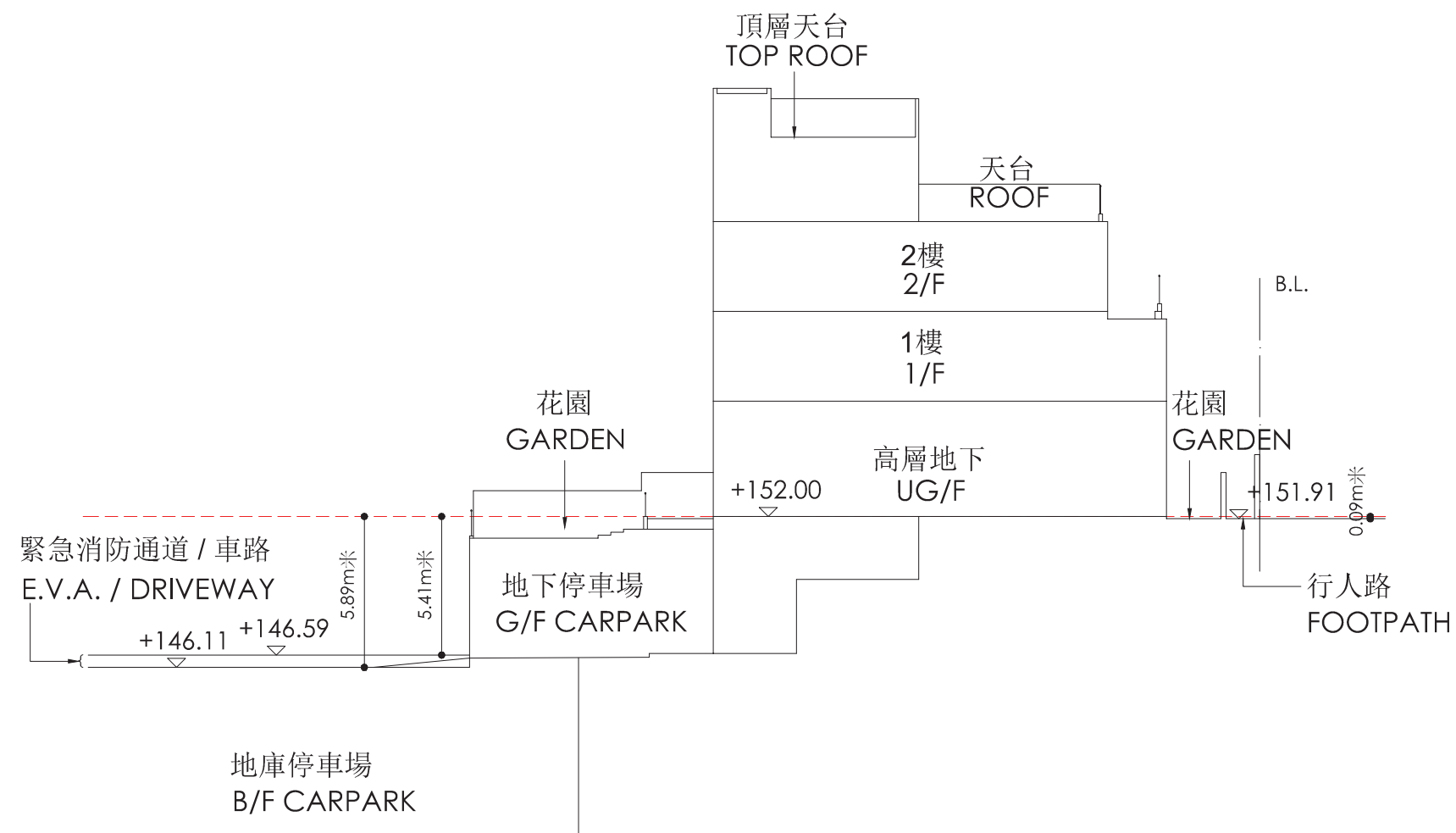
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上146.11米至146.59米。
- 毗連建築物的一段行人路為香港主水平基準以上151.91米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 146.11 metres to 146.59 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 151.91 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



別墅 2 VILLA 2



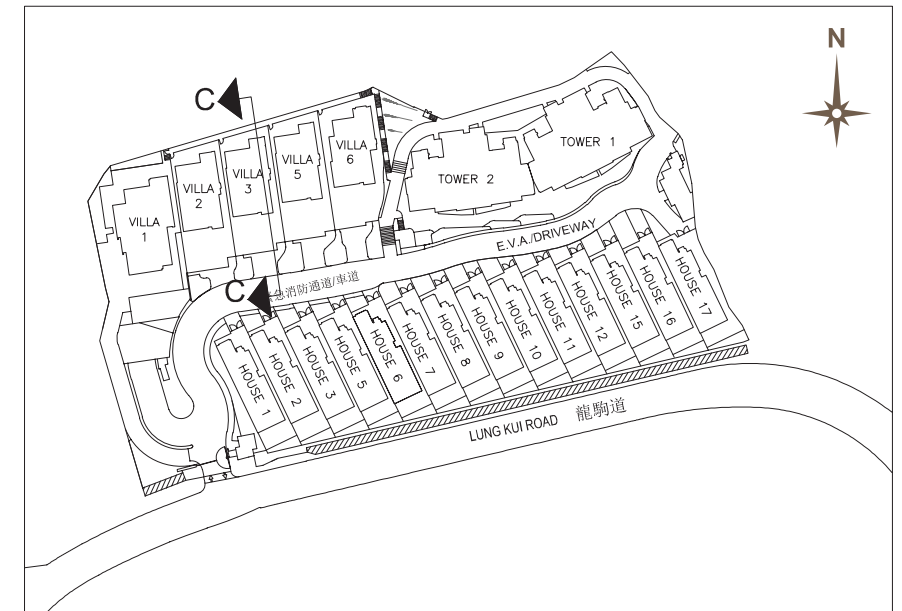
19 發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 C-C

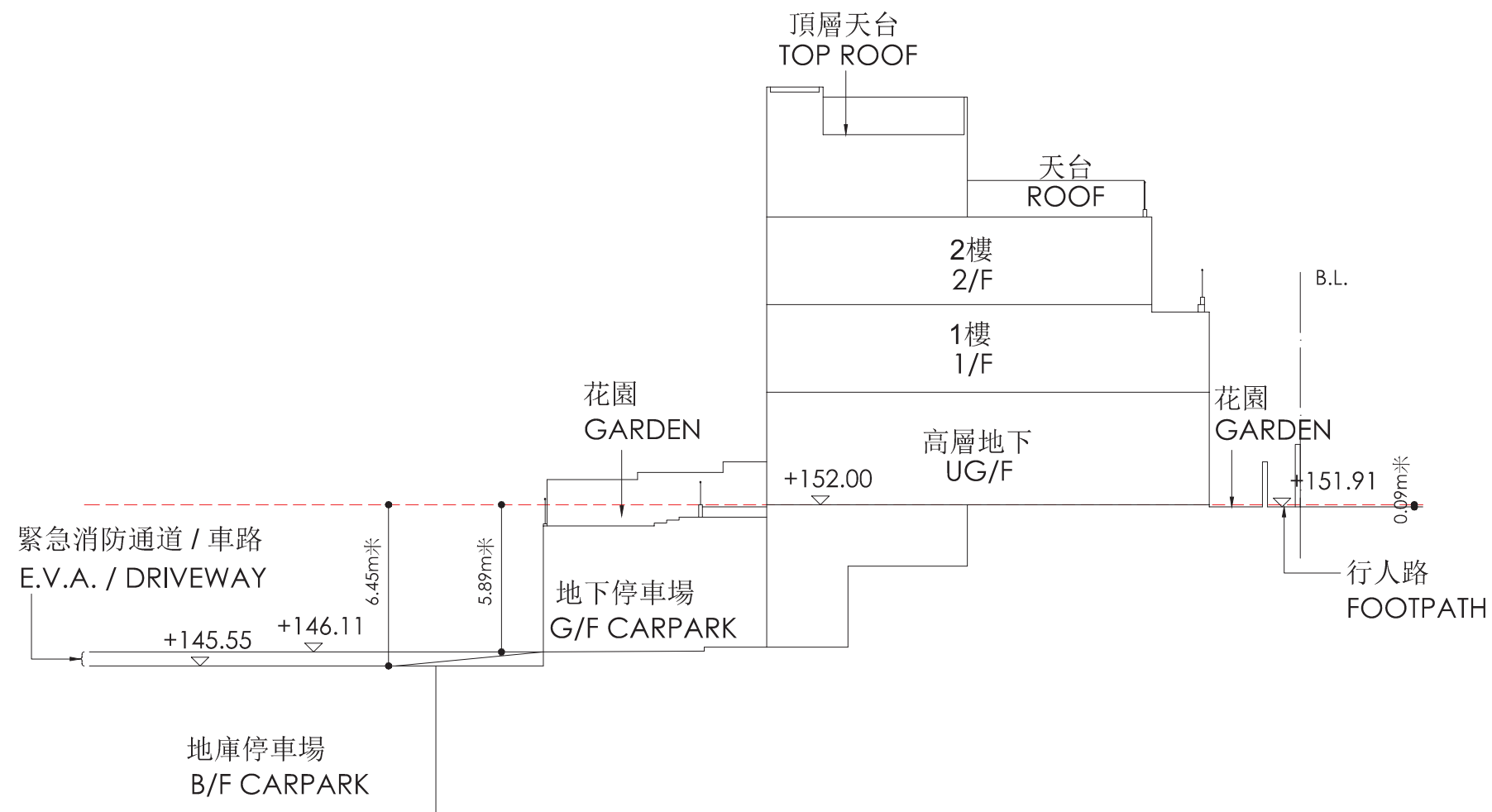
Cross-section plan C-C

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上145.55米至146.11米。
- 毗連建築物的一段行人路為香港主水平基準以上151.91米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 145.55 metres to 146.11 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 151.91 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖 Key Plan



別墅 3 VILLA 3



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

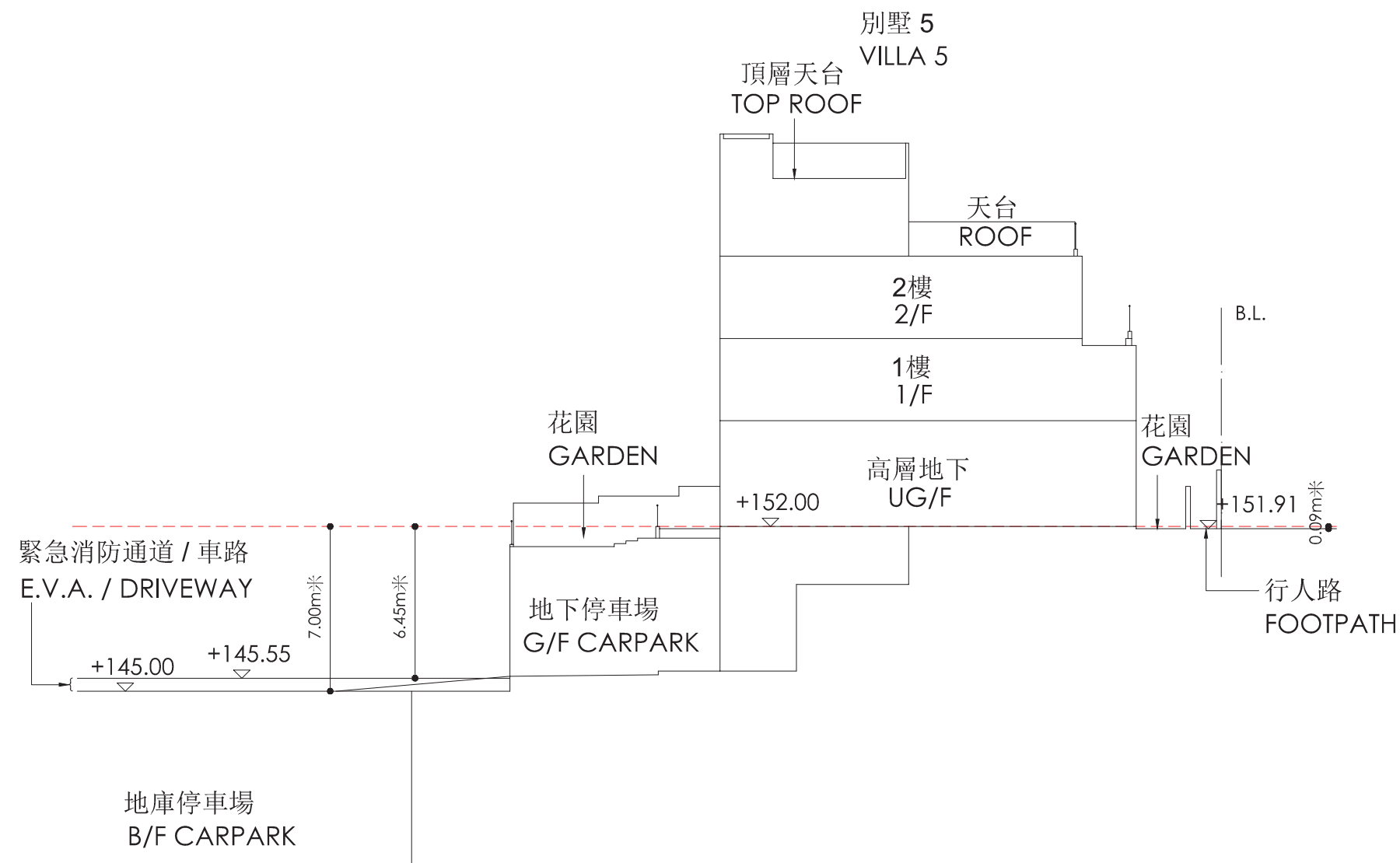
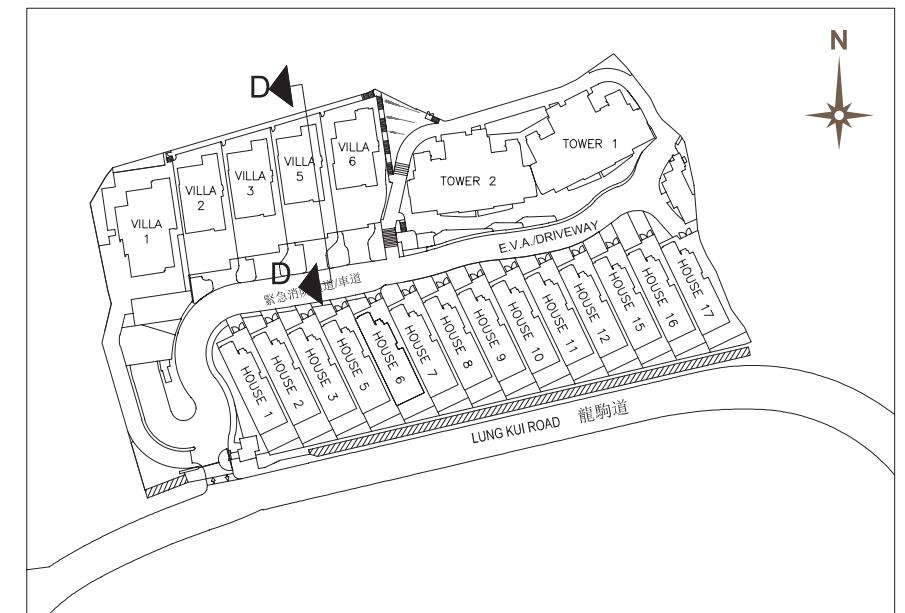
橫截面圖 D-D

Cross-section plan D-D

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上145.00米至145.55米。
- 毗連建築物的一段行人路為香港主水平基準以上151.91米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 145.00 metres to 145.55 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 151.91 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

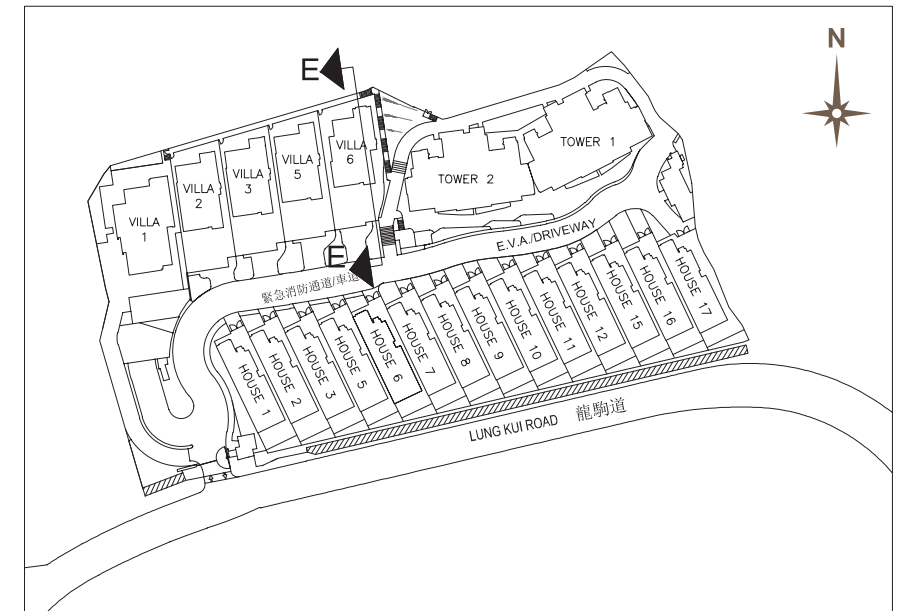
橫截面圖 E-E

Cross-section plan E-E

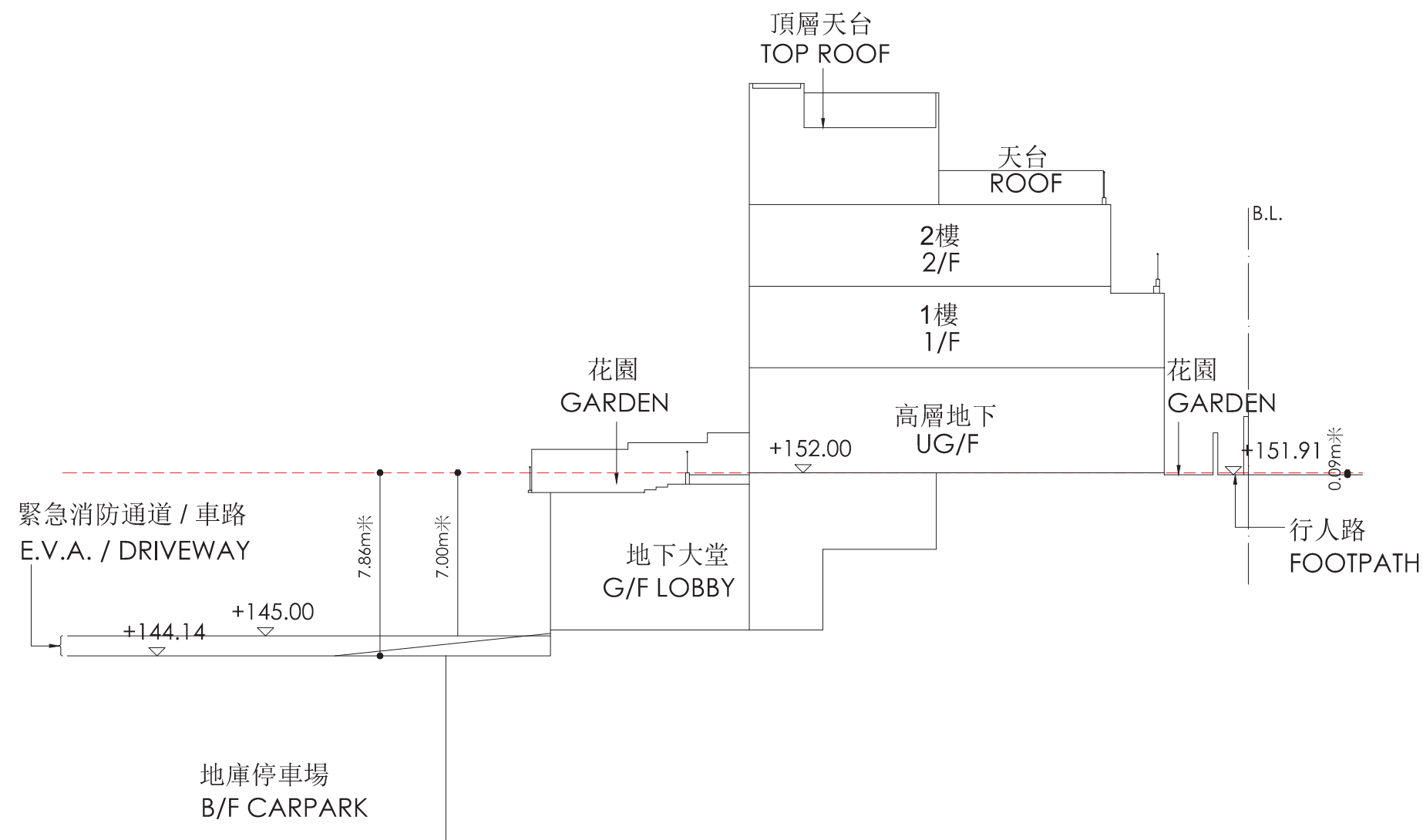
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上144.14米至145.00米。
- 毗連建築物的一段行人路為香港主水平基準以上151.91米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 144.14 metres to 145.00 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 151.91 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



別墅 6
VILLA 6



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

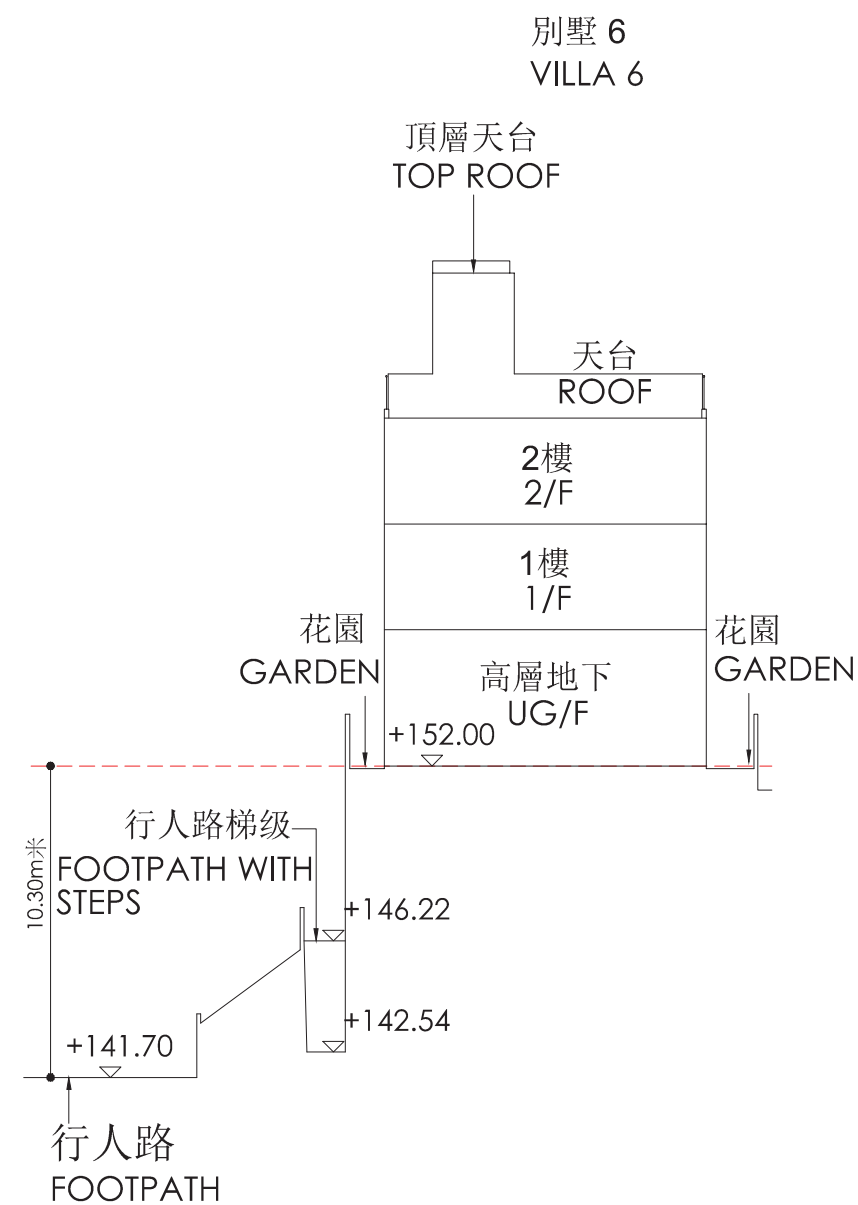
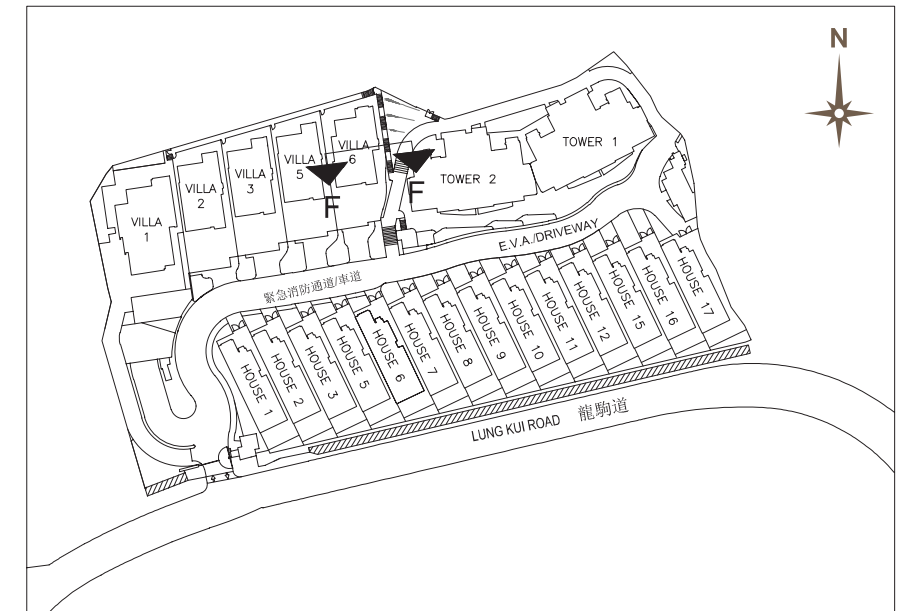
橫截面圖 F-F

Cross-section plan F-F

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段行人路為香港主水平基準以上141.70米。
- ----- 虛線為最低住宅樓層水平。
- The part of footpath adjacent to the building is 141.70 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



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

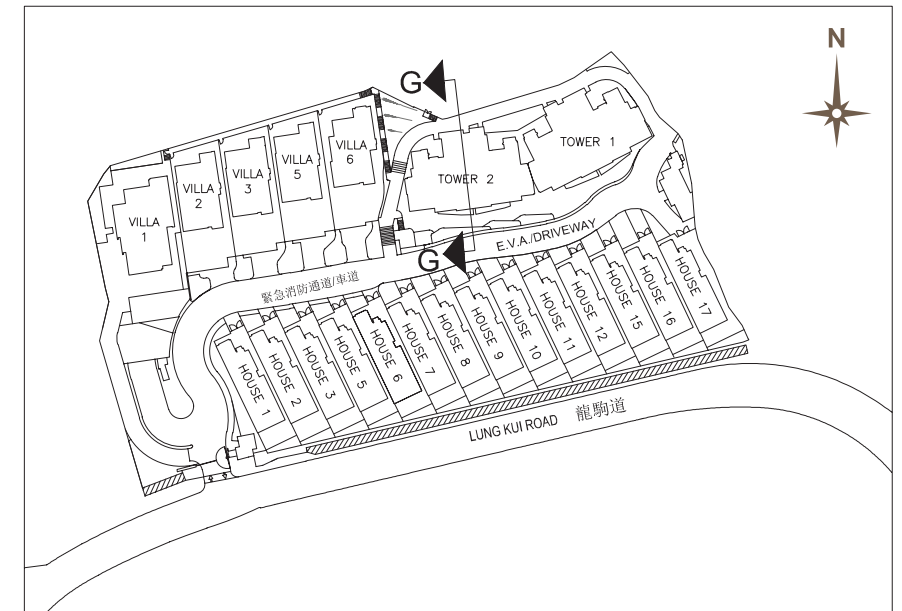
橫截面圖 G-G

Cross-section plan G-G

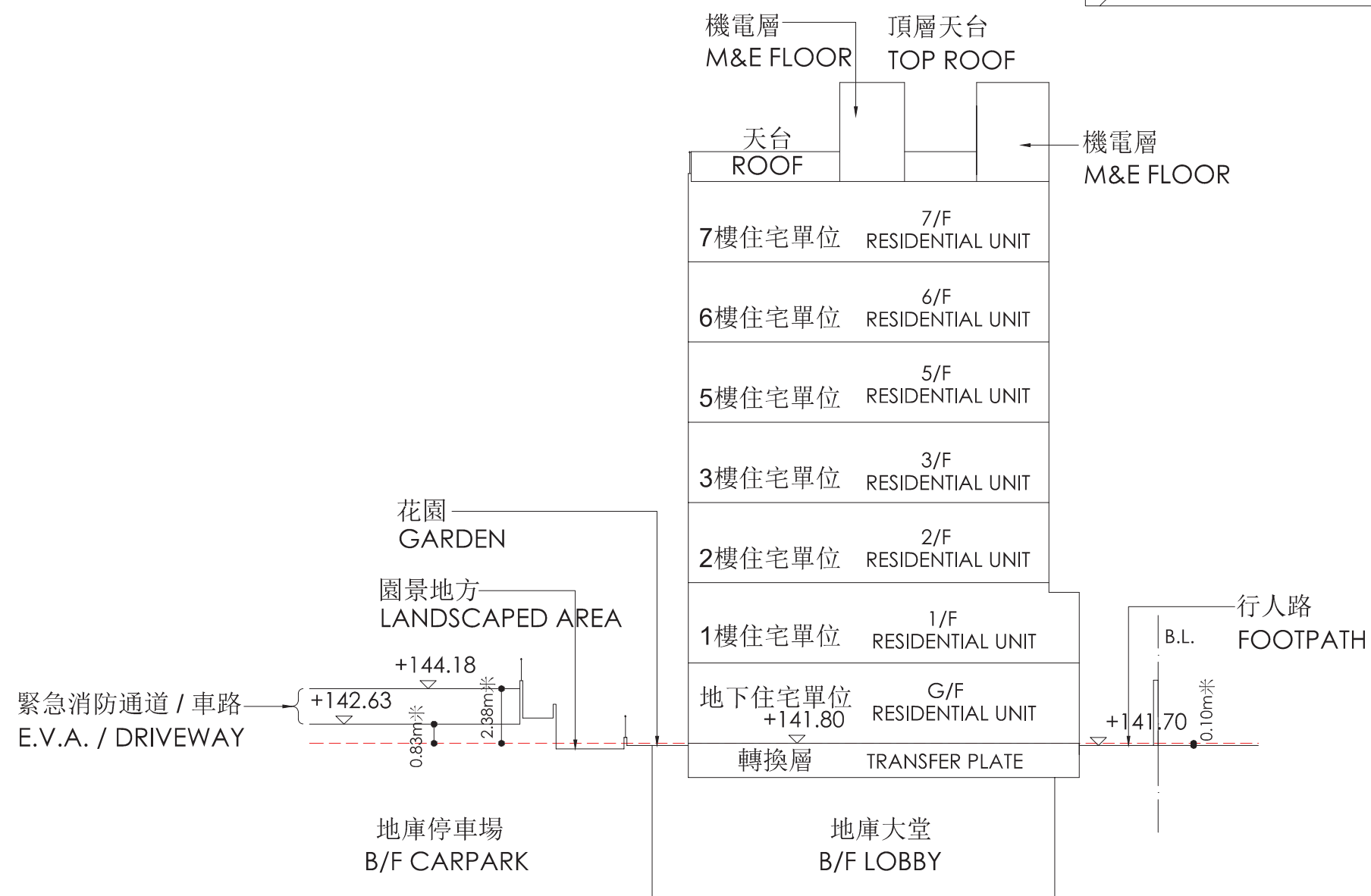
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上142.63米至144.18米。
- 毗連建築物的一段行人路為香港主水平基準以上141.70米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 142.63 metres to 144.18 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 141.70 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



第2座 TOWER 2



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

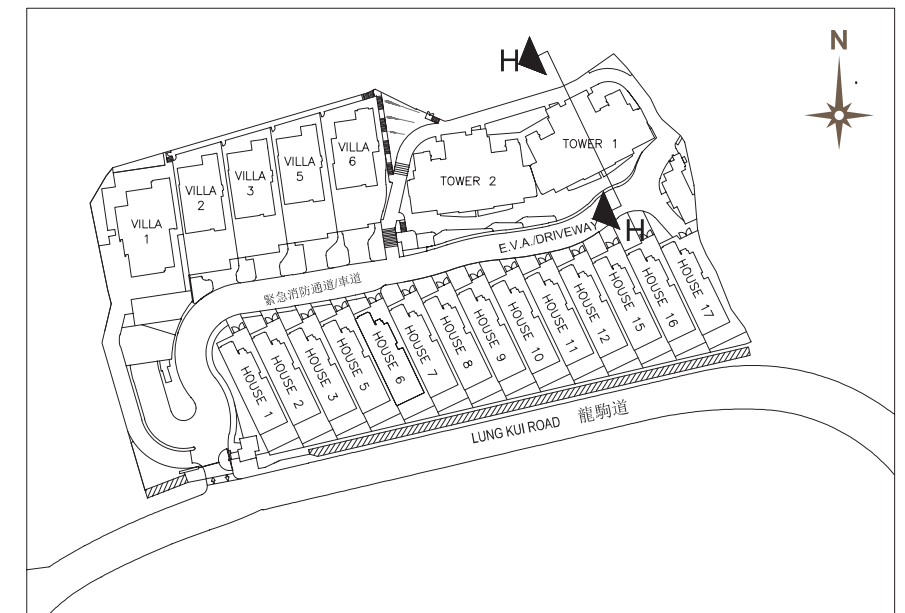
橫截面圖 H-H

Cross-section plan H-H

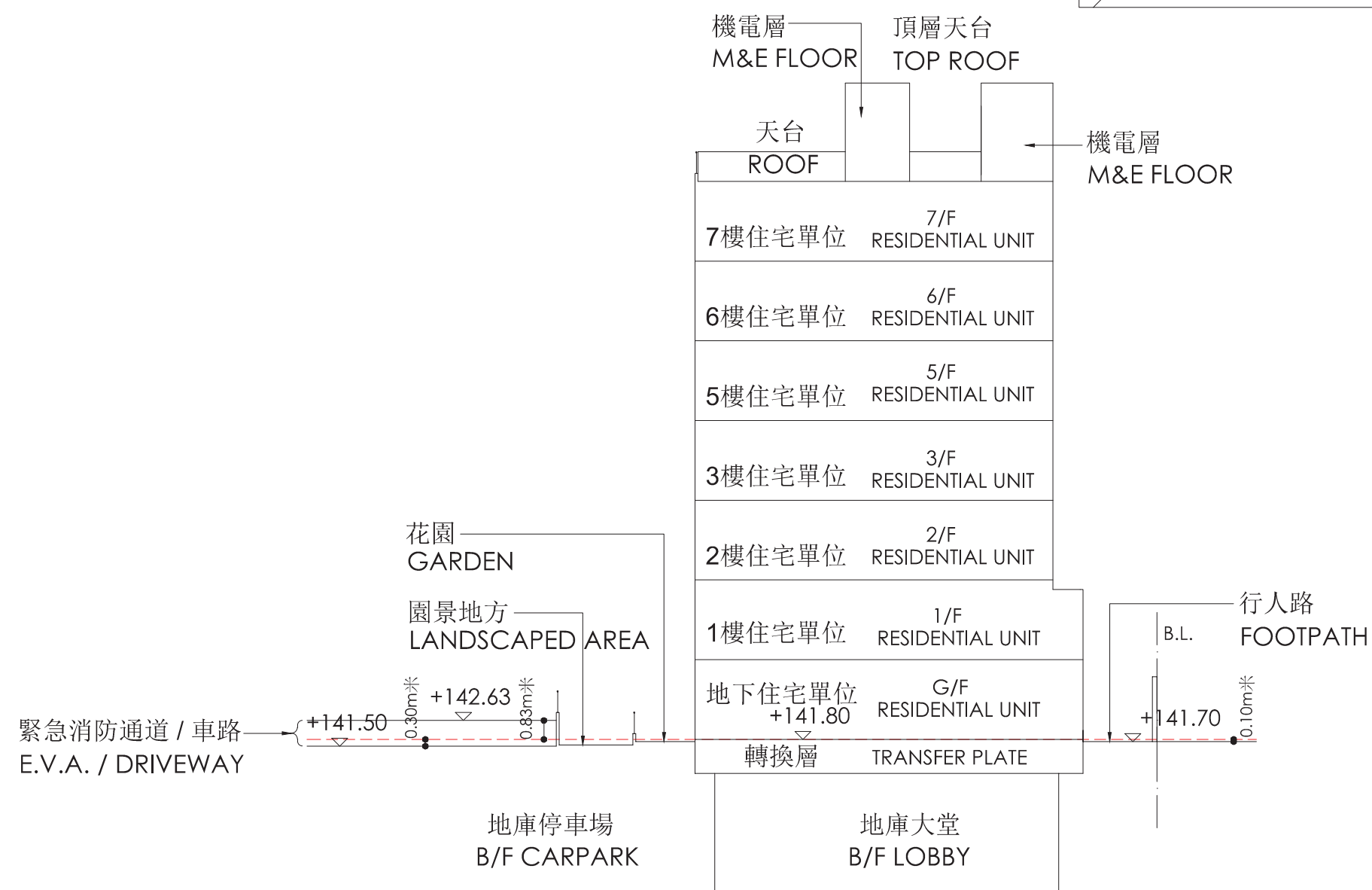
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上141.50米至142.63米。
- 毗連建築物的一段行人路為香港主水平基準以上141.70米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 141.50 metres to 142.63 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 141.70 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



第1座 TOWER 1



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

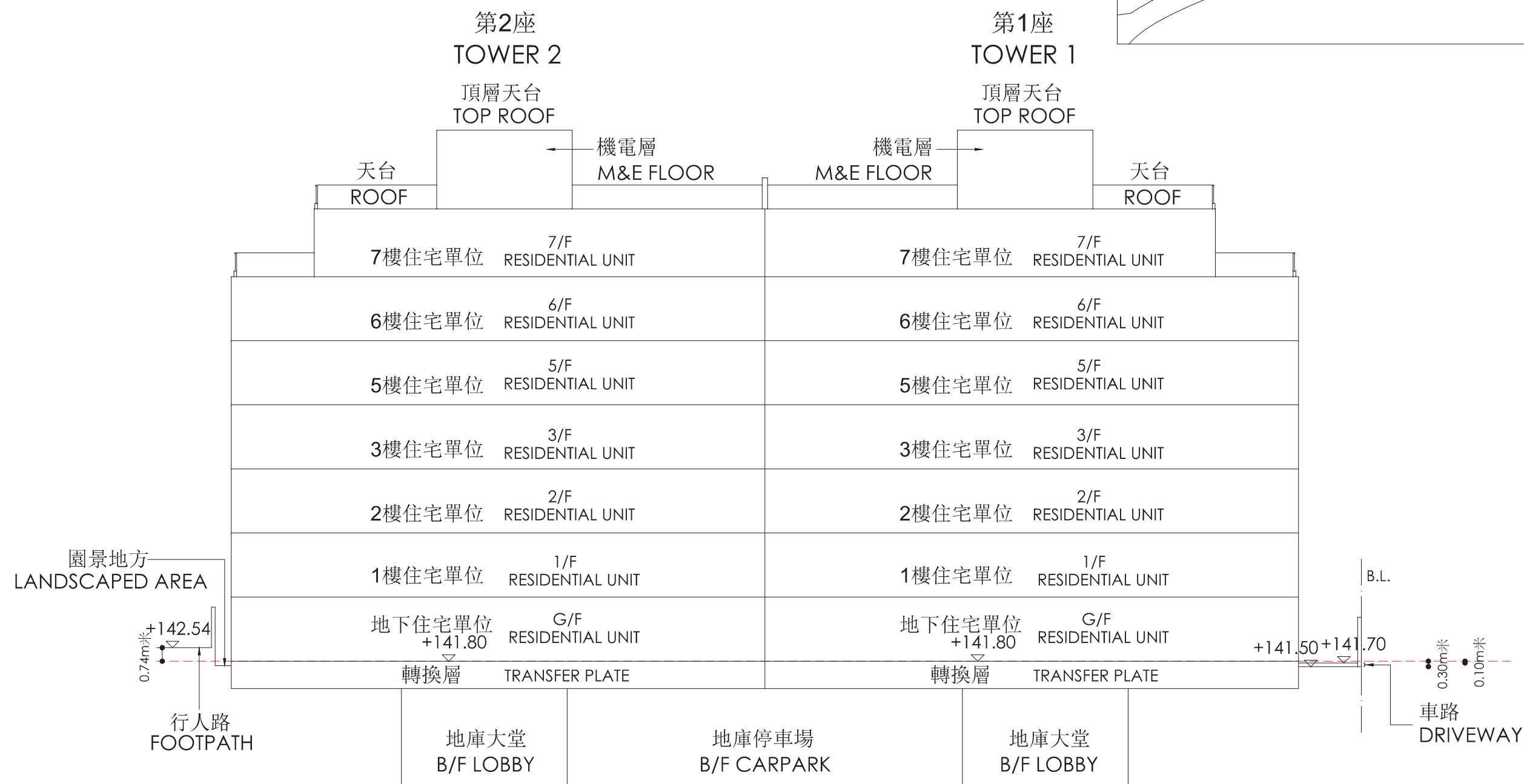
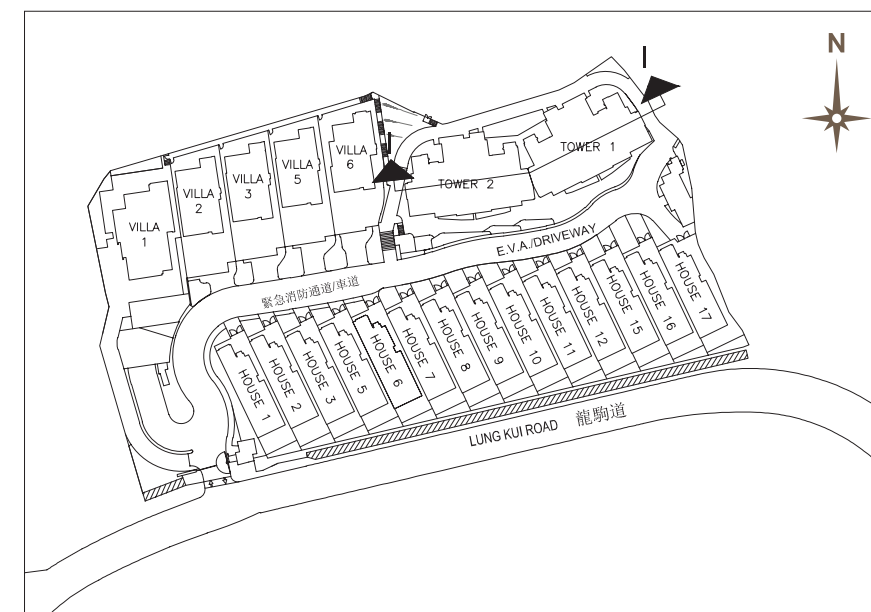
橫截面圖 I-I

Cross-section plan I-I

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段車路為香港主水平基準以上141.50米至141.70米。
- 毗連建築物的一段行人路為香港主水平基準以上142.54米。
- ----- 虛線為最低住宅樓層水平。
- The part of driveway adjacent to the building is 141.50 metres to 141.70 metres above Hong Kong Principal Datum (HKPD).
- The part of footpath adjacent to the building is 142.54 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan

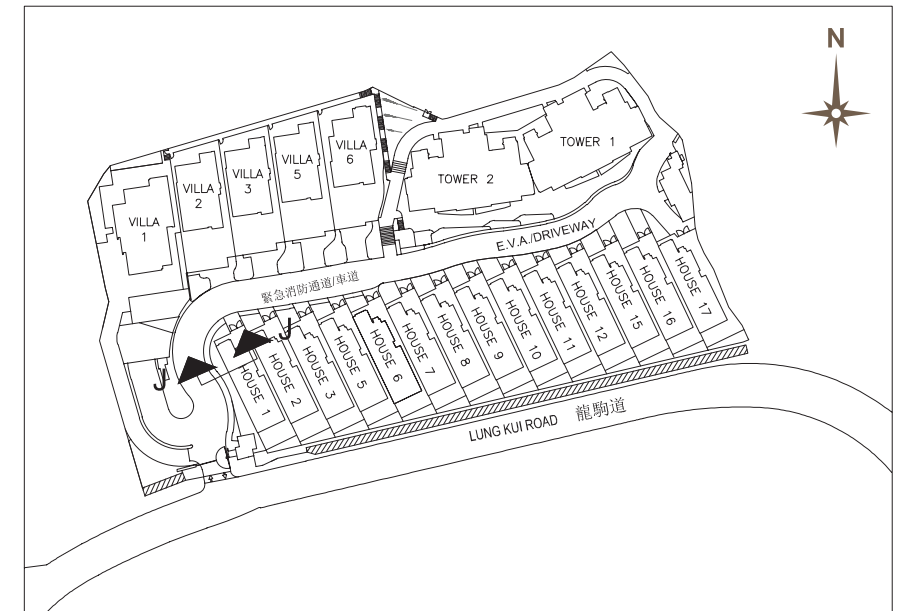


19 發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

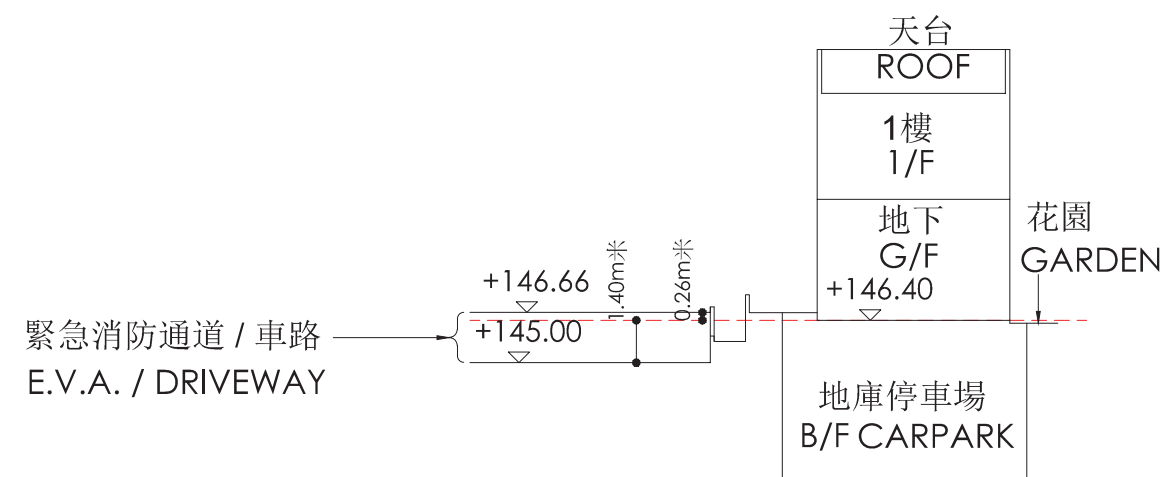
橫截面圖 J-J Cross-section plan J-J

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上145.00米至146.66米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 145.00 metres to 146.66 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖 Key Plan



洋房 1 HOUSE 1



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

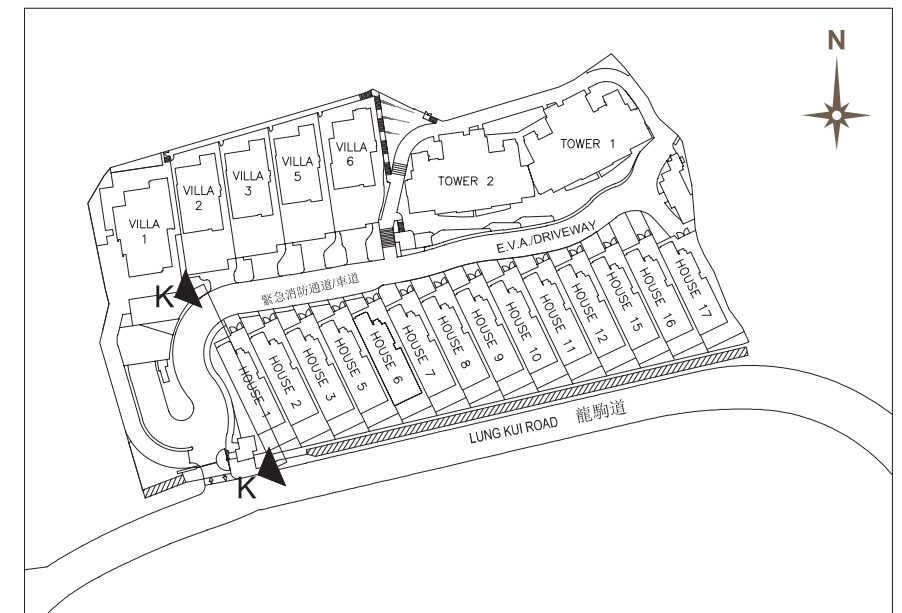
橫截面圖 K-K

Cross-section plan K-K

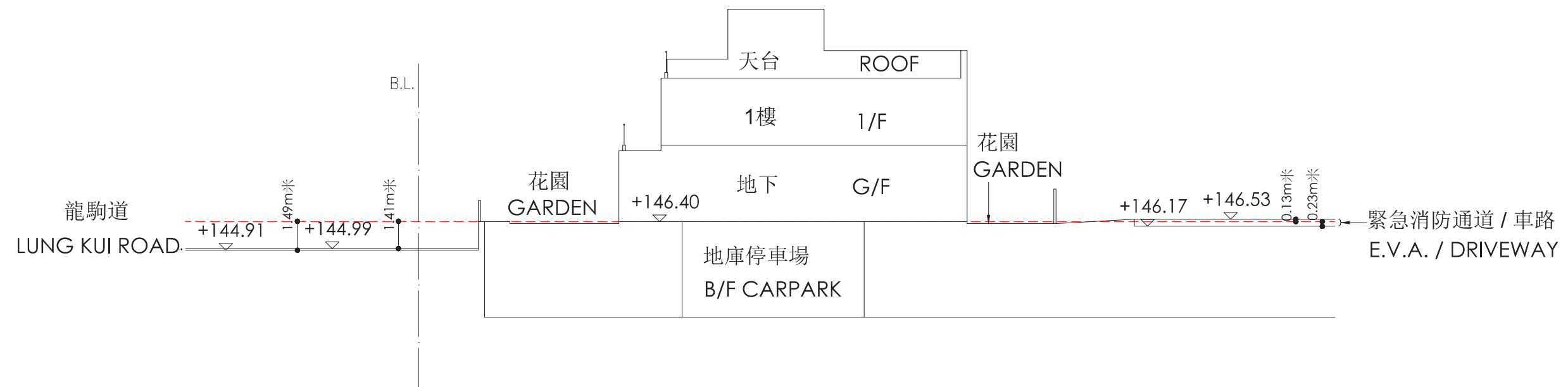
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上146.17米至146.53米。
- 毗連建築物的一段龍駒道為香港主水平基準以上144.91米至144.99米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 146.17 metres to 146.53 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 144.91 metres to 144.99 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



洋房 1 HOUSE 1



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

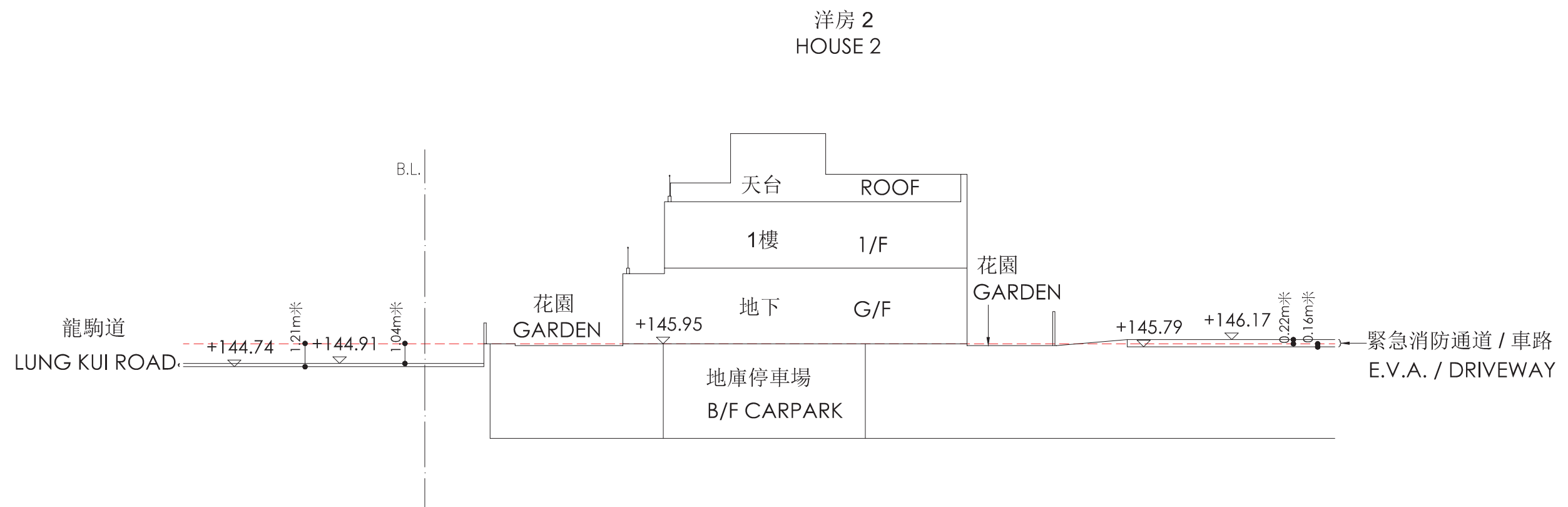
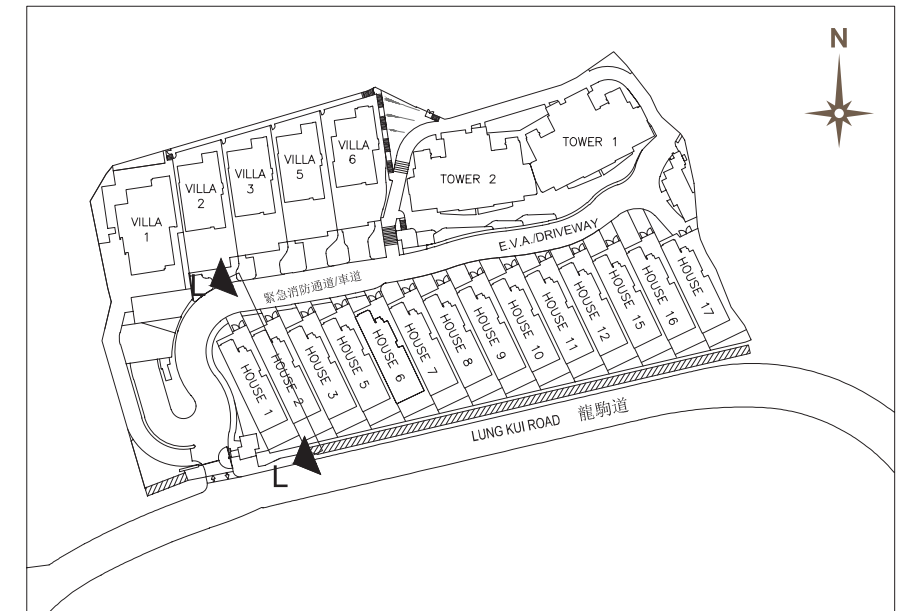
橫截面圖 L-L

Cross-section plan L-L

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上145.79米至146.17米。
- 毗連建築物的一段龍駒道為香港主水平基準以上144.74米至144.91米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 145.79 metres to 146.17 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 144.74 metres to 144.91 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

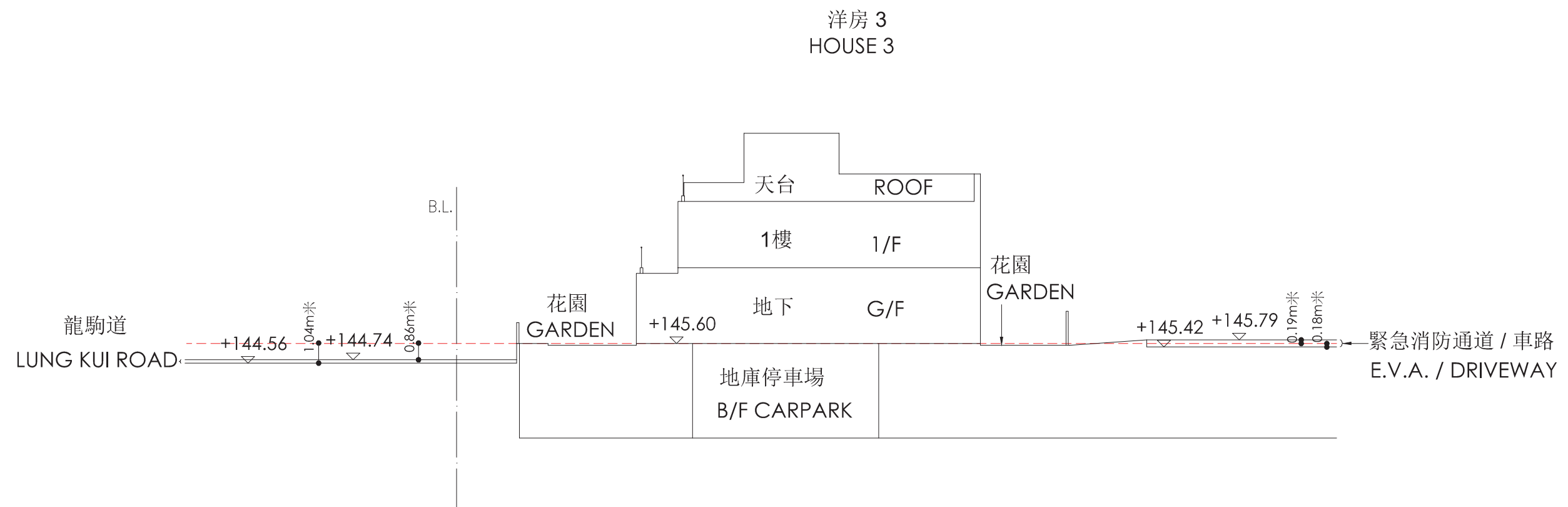
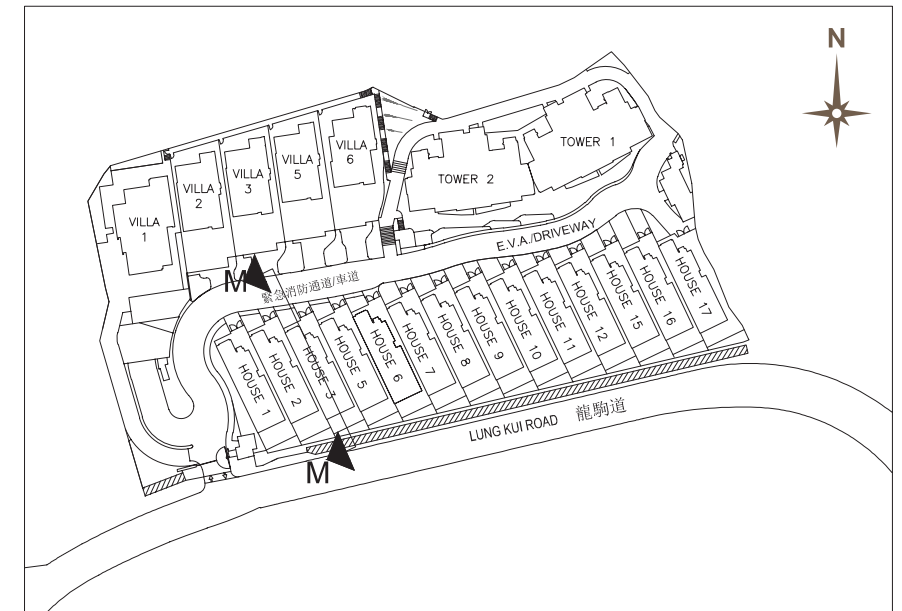
橫截面圖 M-M

Cross-section plan M-M

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上145.42米至145.79米。
- 毗連建築物的一段龍駒道為香港主水平基準以上144.56米至144.74米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 145.42 metres to 145.79 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 144.56 metres to 144.74 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

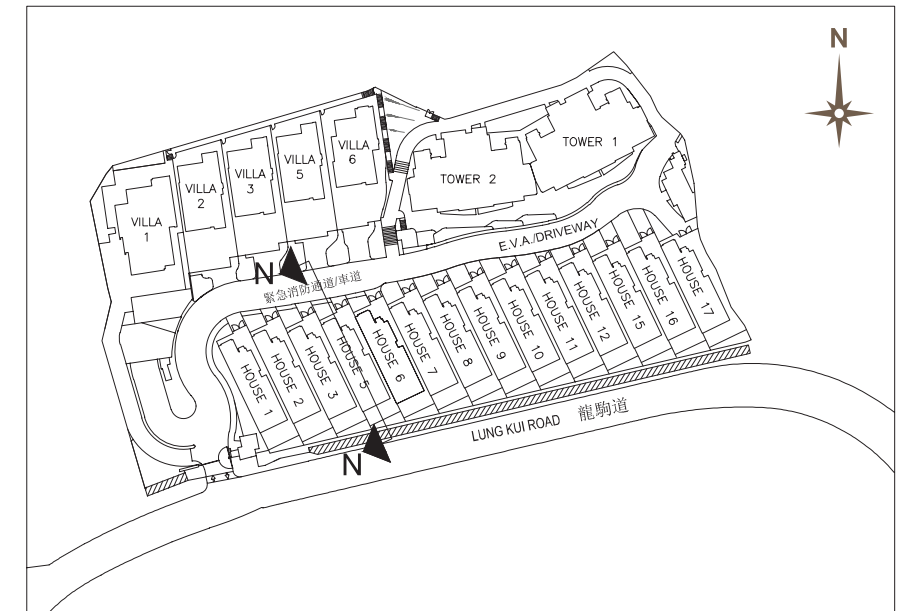
橫截面圖 N-N

Cross-section plan N-N

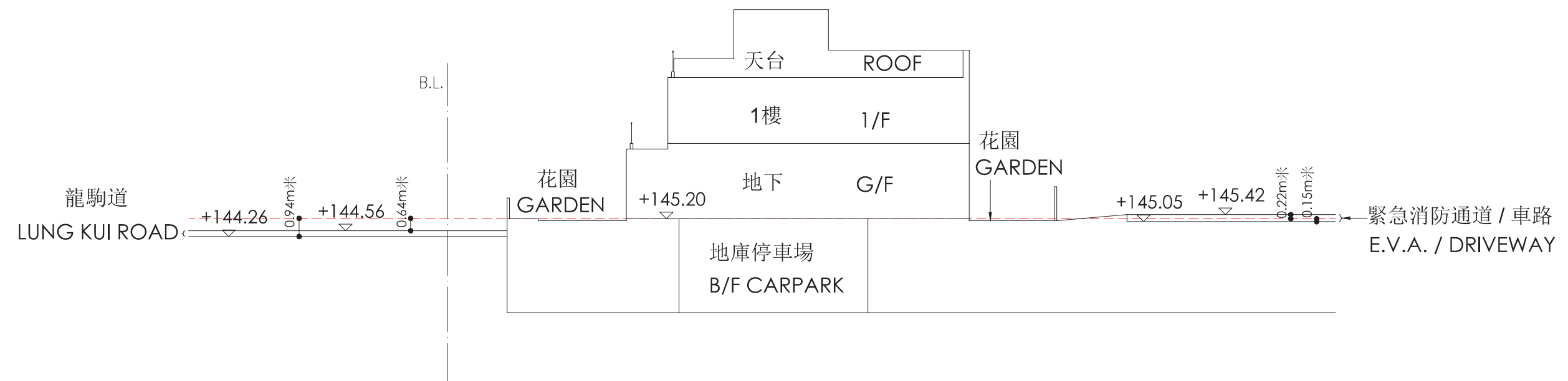
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上145.05米至145.42米。
- 毗連建築物的一段龍駒道為香港主水平基準以上144.26米至144.56米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 145.05 metres to 145.42 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 144.26 metres to 144.56 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



洋房 5
HOUSE 5

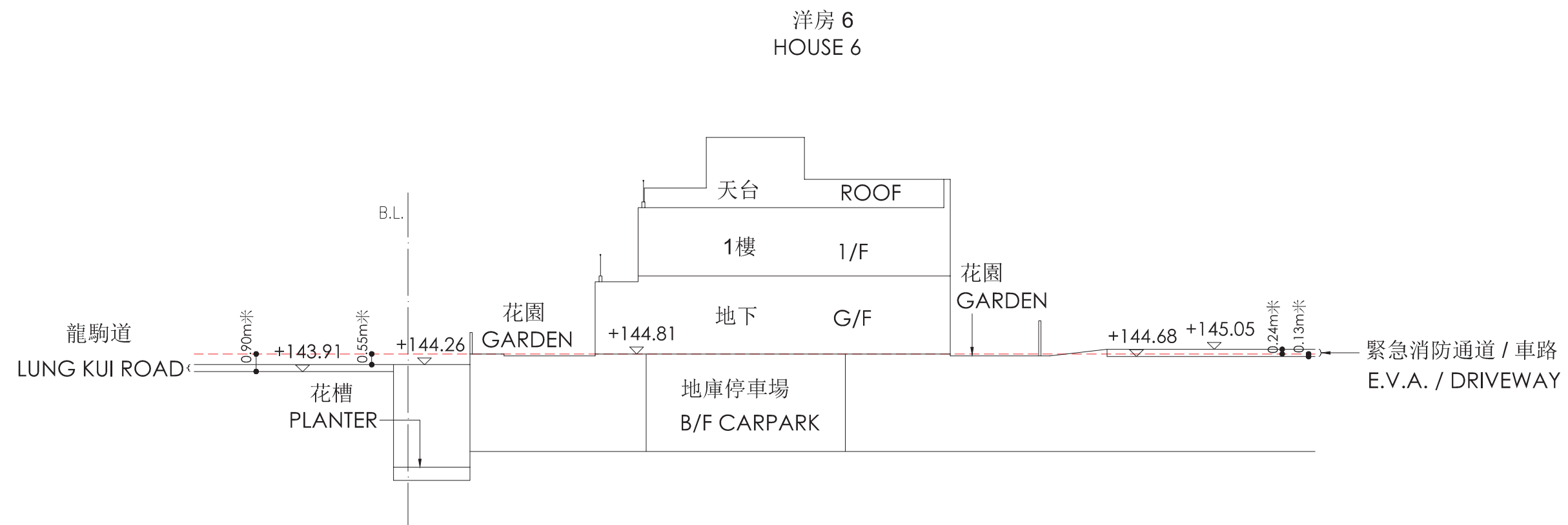
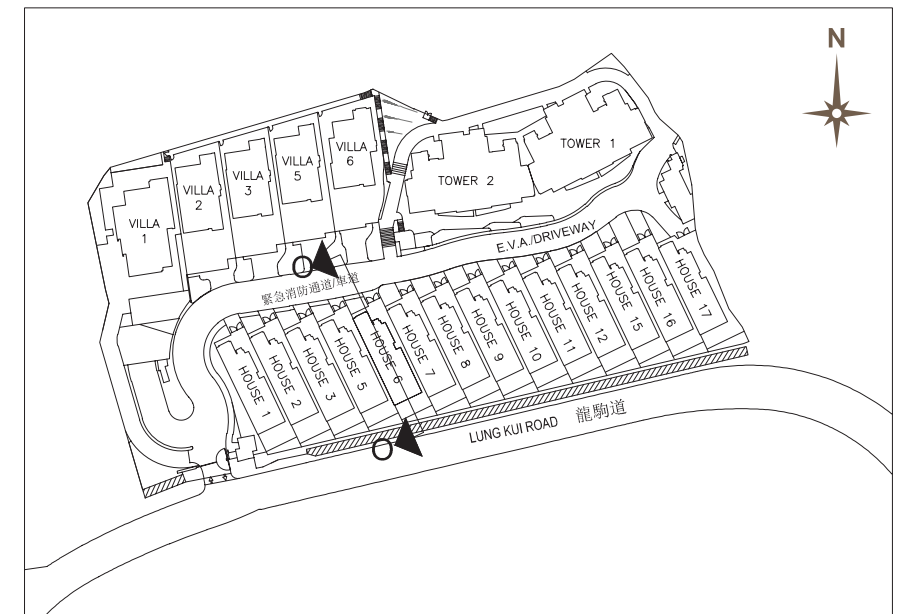


19 發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 O-O Cross-section plan O-O

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上144.68米至145.05米。
- 毗連建築物的一段龍駒道為香港主水平基準以上143.91米至144.26米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 144.68 metres to 145.05 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 143.91 metres to 144.26 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖 Key Plan



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

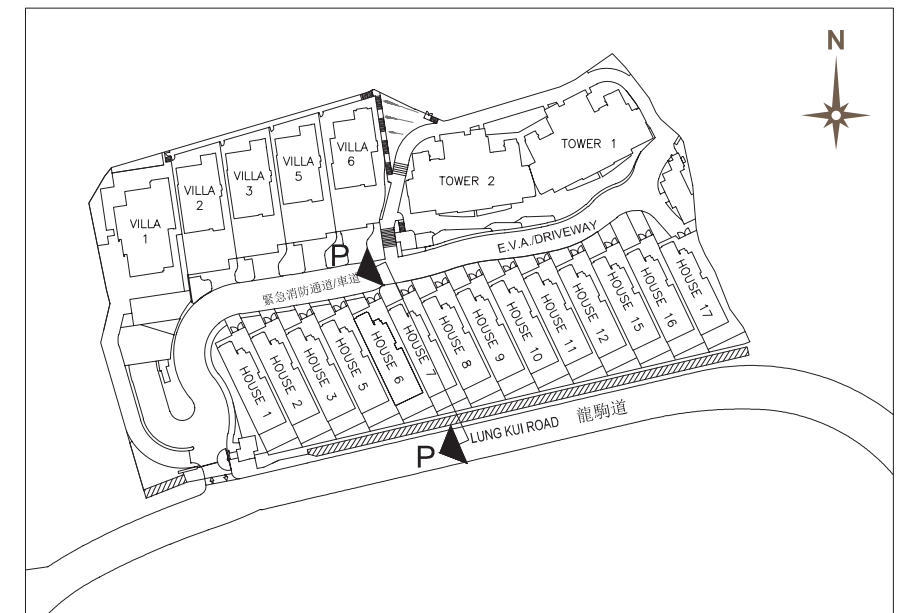
橫截面圖 P-P

Cross-section plan P-P

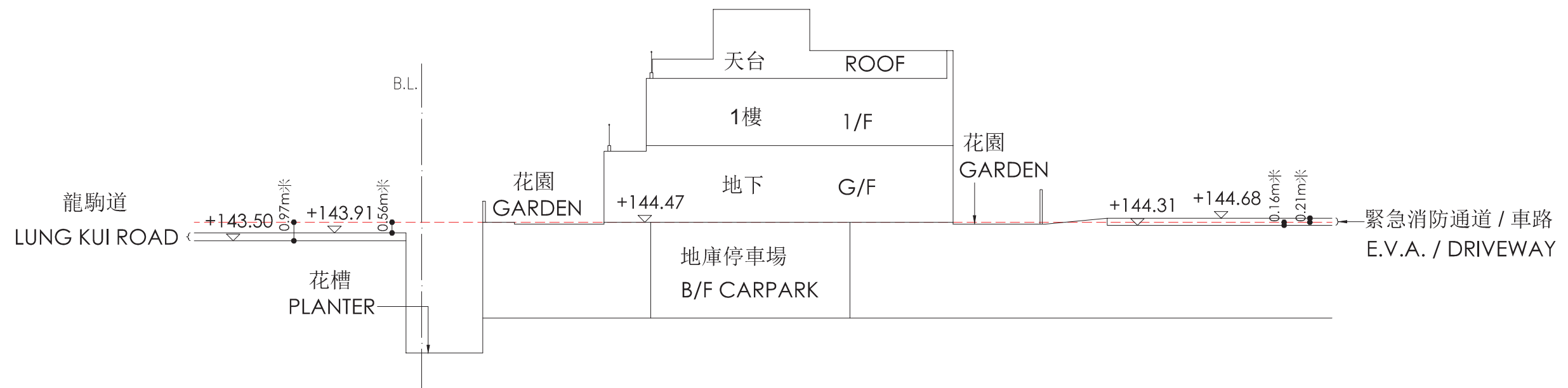
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上144.31米至144.68米。
- 毗連建築物的一段龍駒道為香港主水平基準以上143.50米至143.91米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 144.31 metres to 144.68 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 143.50 metres to 143.91 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



洋房 7 HOUSE 7

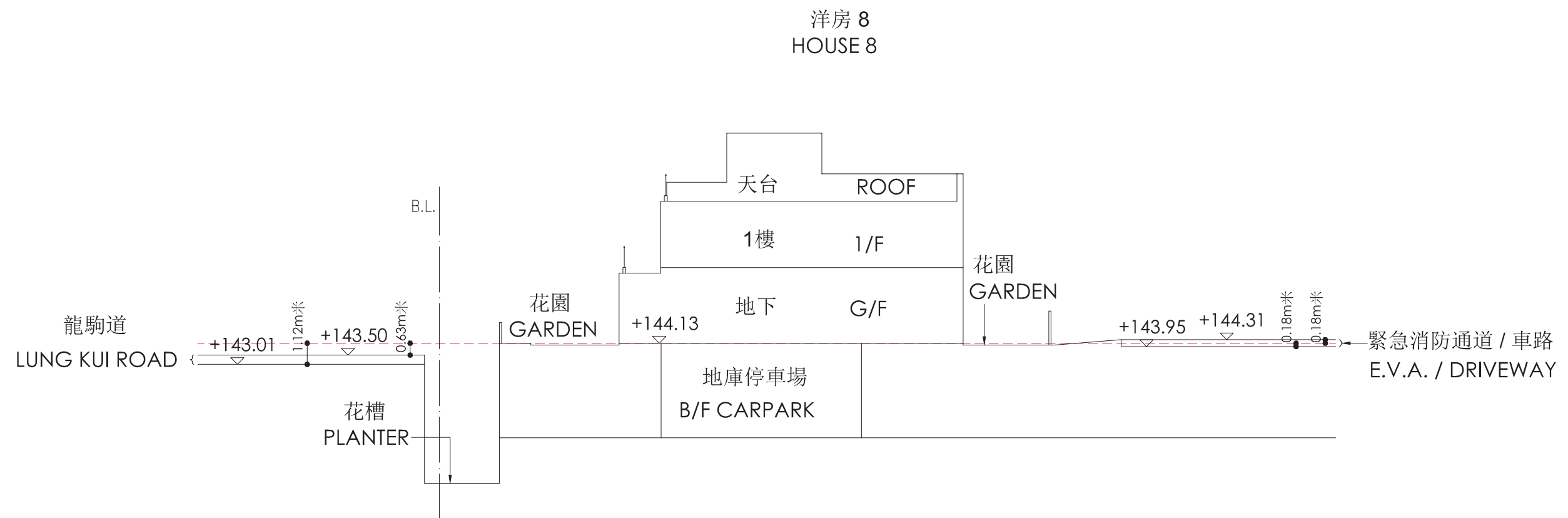
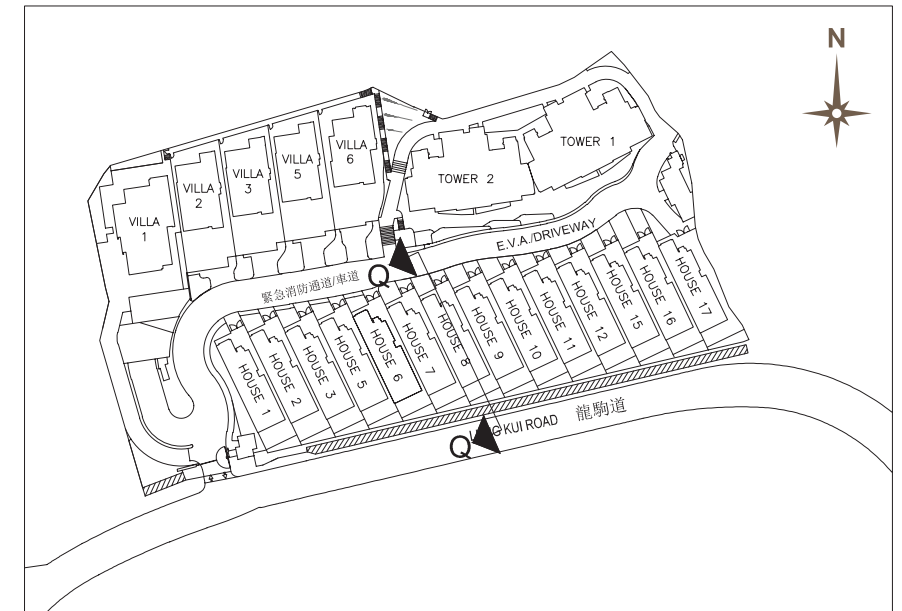


19 發展項目中的建築物的橫截面圖 CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

橫截面圖 Q-Q Cross-section plan Q-Q

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上143.95米至144.31米。
- 毗連建築物的一段龍駒道為香港主水平基準以上143.01米至143.50米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 143.95 metres to 144.31 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 143.01 metres to 143.50 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖 Key Plan



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

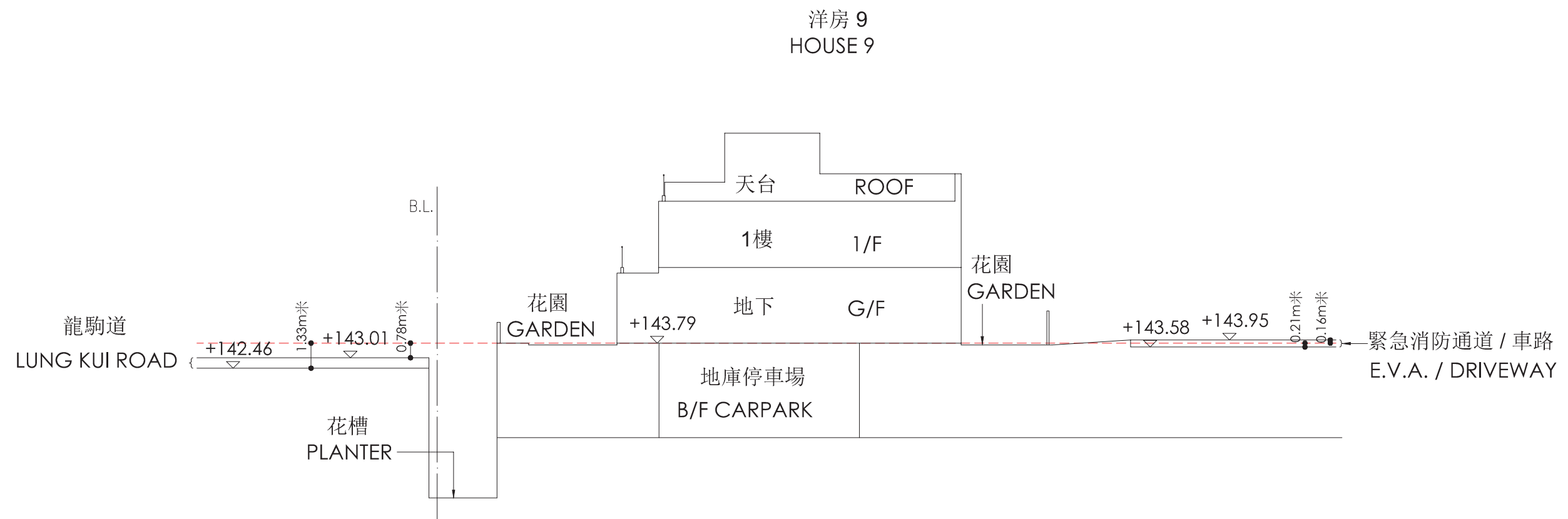
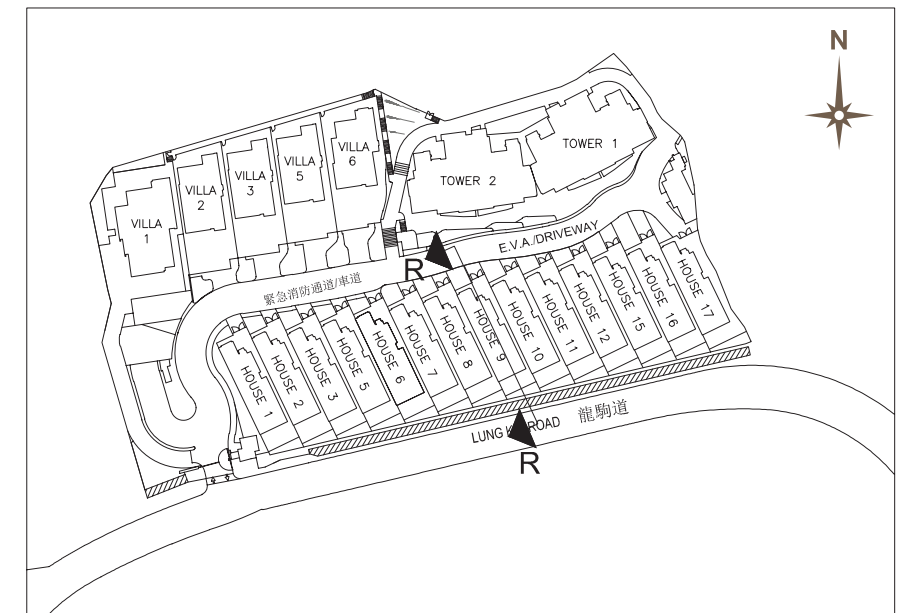
橫截面圖 R-R

Cross-section plan R-R

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上143.58米至143.95米。
- 毗連建築物的一段龍駒道為香港主水平基準以上142.46米至143.01米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 143.58 metres to 143.95 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 142.46 metres to 143.01 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

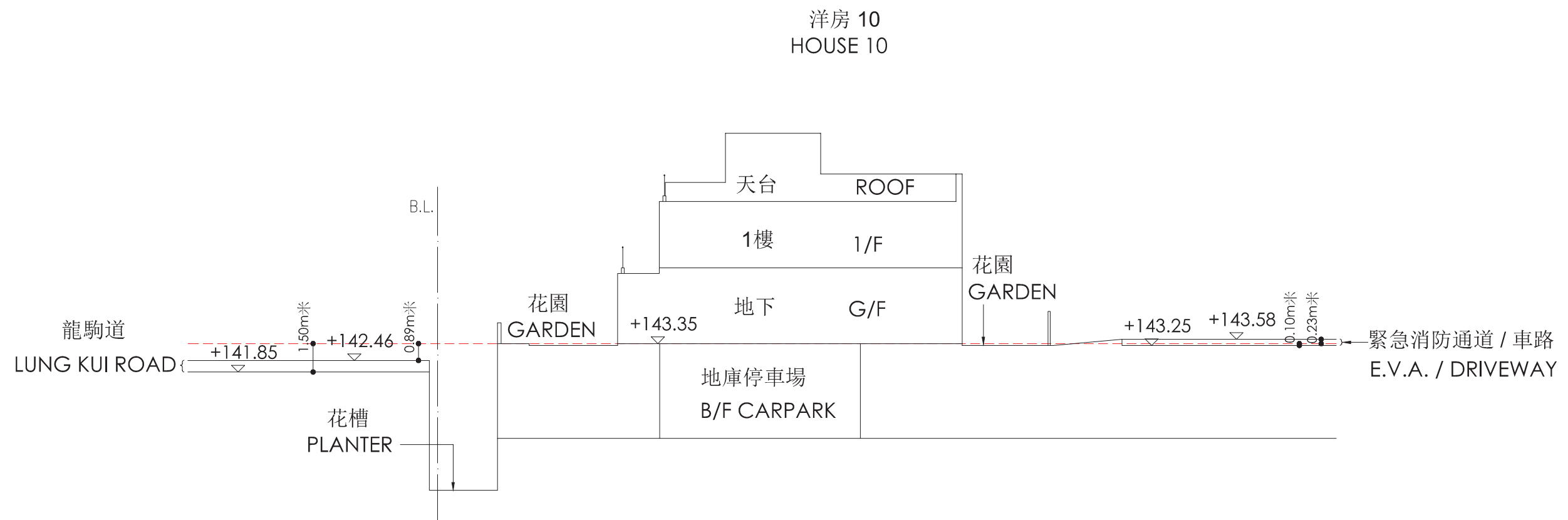
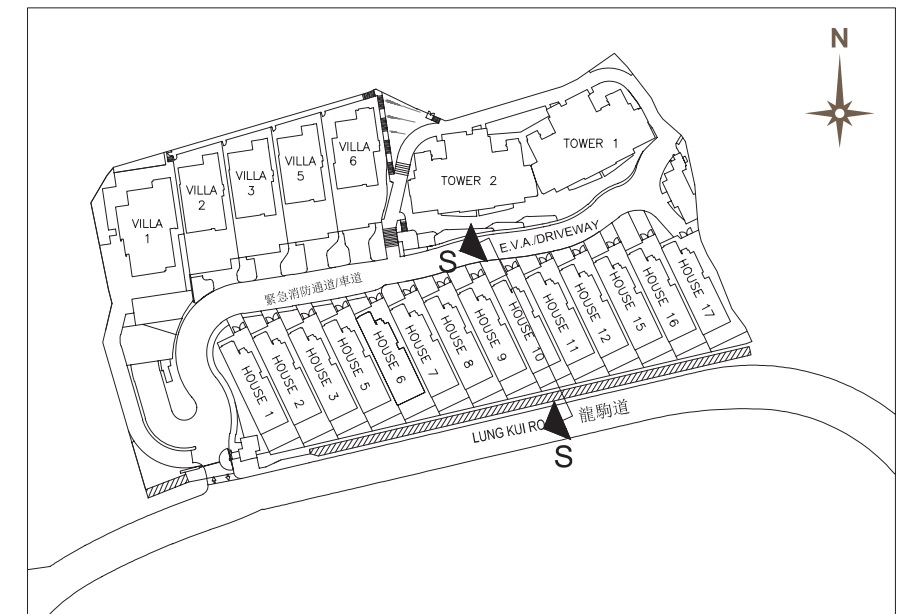
橫截面圖 S-S

Cross-section plan S-S

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上143.25米至143.58米。
- 毗連建築物的一段龍駒道為香港主水平基準以上141.85米至142.46米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 143.25 metres to 143.58 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 141.85 metres to 142.46 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



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

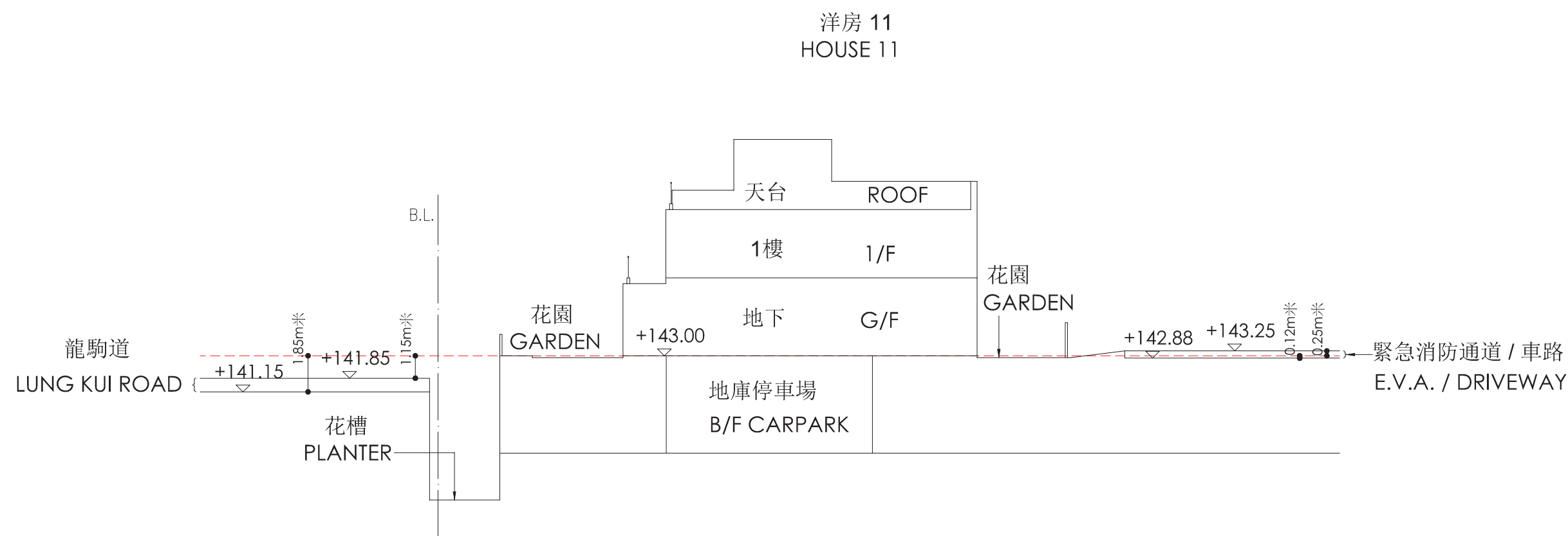
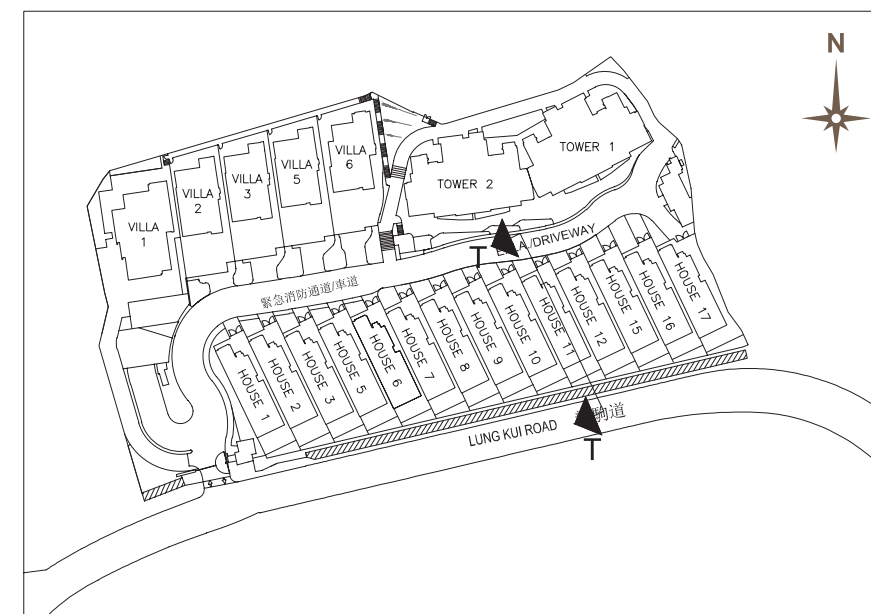
橫截面圖 T-T

Cross-section plan T-T

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上142.88米至143.25米。
- 毗連建築物的一段龍駒道為香港主水平基準以上141.15米至141.85米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 142.88 metres to 143.25 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 141.15 metres to 141.85 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



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

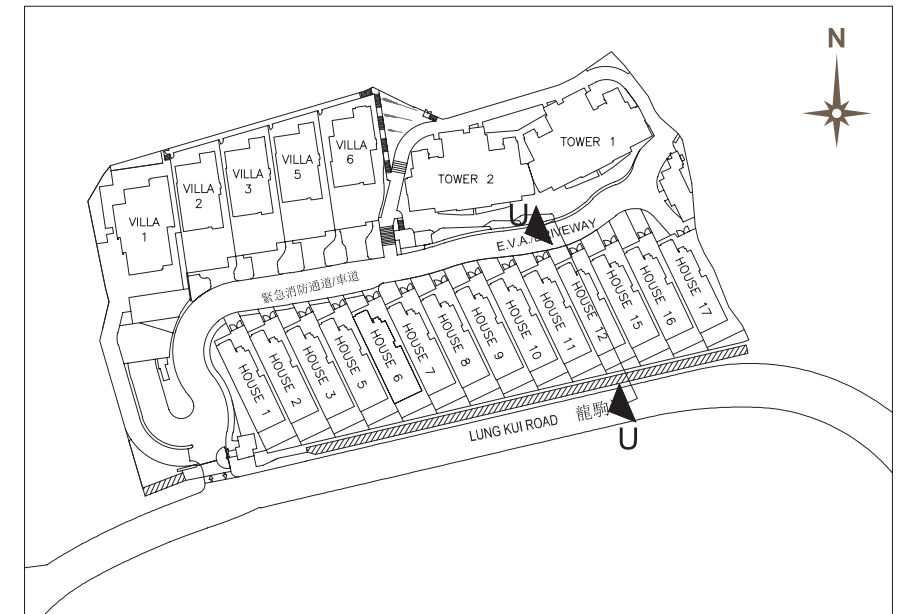
橫截面圖 U-U

Cross-section plan U-U

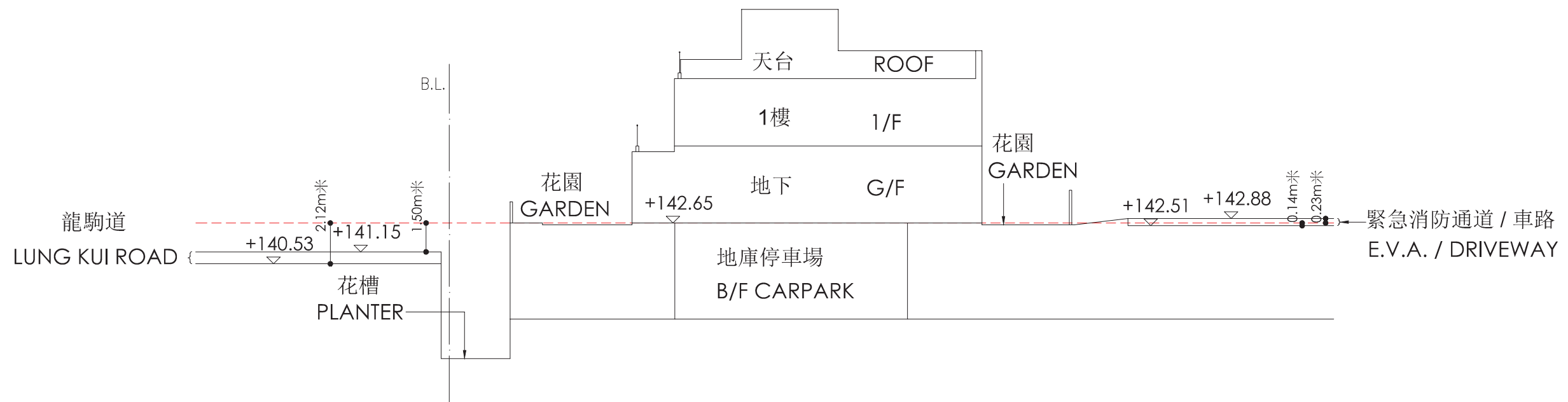
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上142.51米至142.88米。
- 毗連建築物的一段龍駒道為香港主水平基準以上140.53米至141.15米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 142.51 metres to 142.88 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 140.53 metres to 141.15 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



洋房 12
HOUSE 12



19 發展項目中的建築物的橫截面圖

CROSS-SECTION PLAN OF BUILDING IN THE DEVELOPMENT

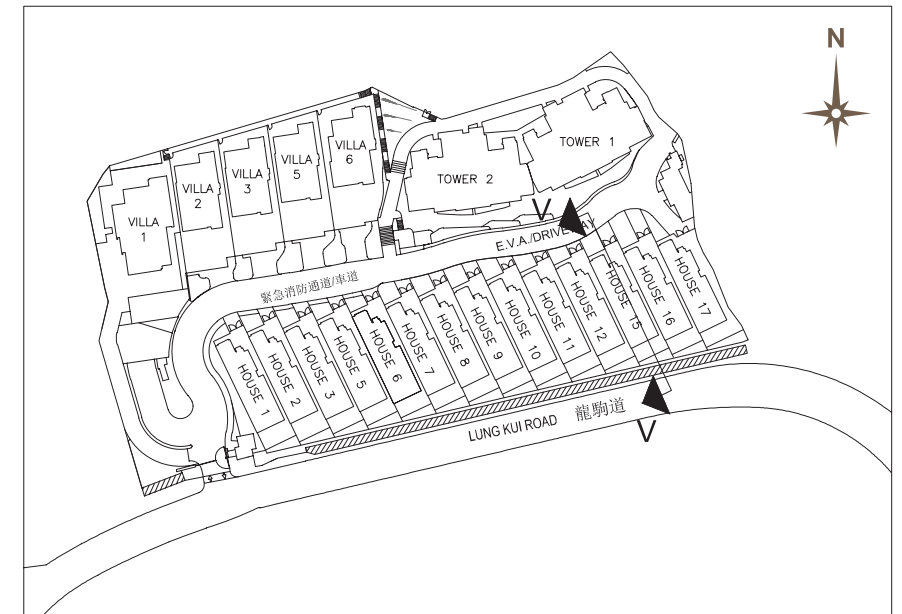
橫截面圖 V-V

Cross-section plan V-V

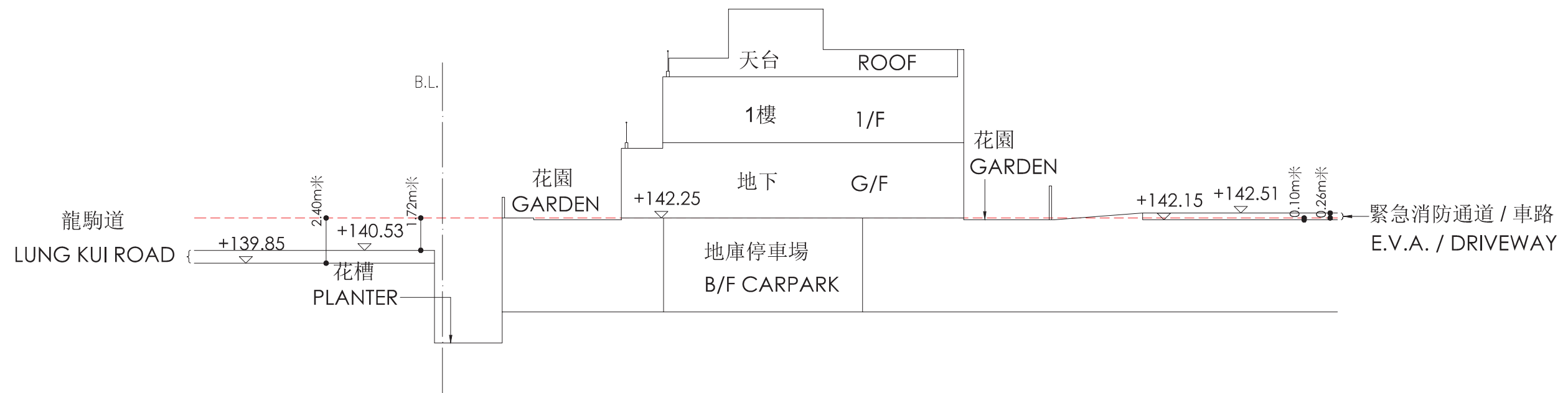
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上142.15米至142.51米。
- 毗連建築物的一段龍駒道為香港主水平基準以上139.85米至140.53米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 142.15 metres to 142.51 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 139.85 metres to 140.53 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



洋房 15
HOUSE 15

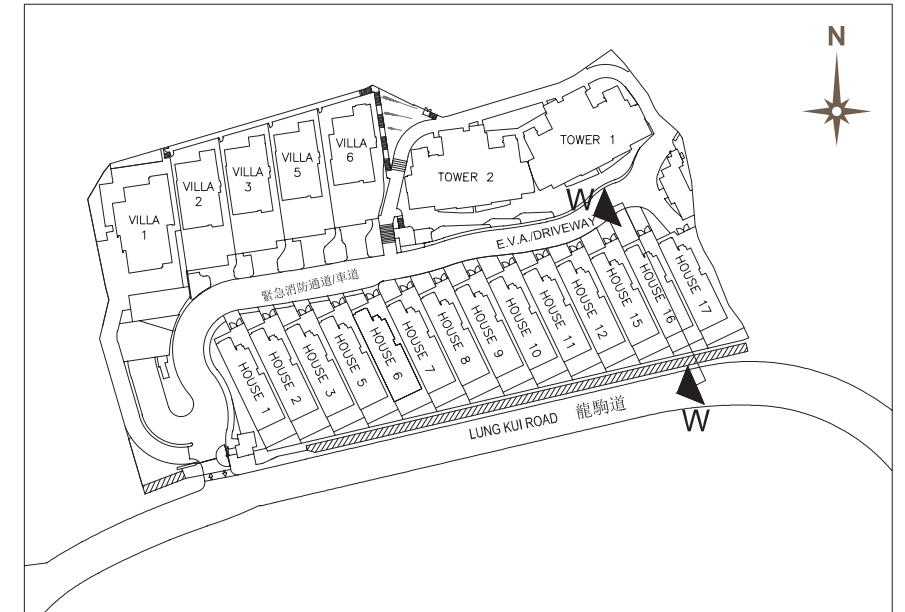


19

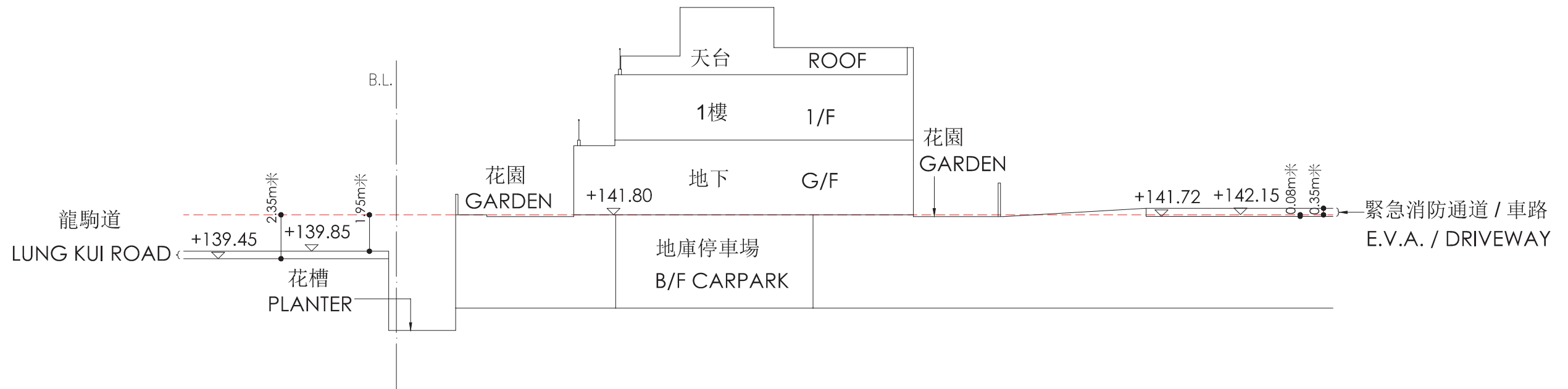
Cross-section plan W-W

- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上141.72米至142.15米。
- 毗連建築物的一段龍駒道為香港主水平基準以上139.45米至139.85米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 141.72 metres to 142.15 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 139.45 metres to 139.85 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖
Key Plan



洋房 16
HOUSE 16



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

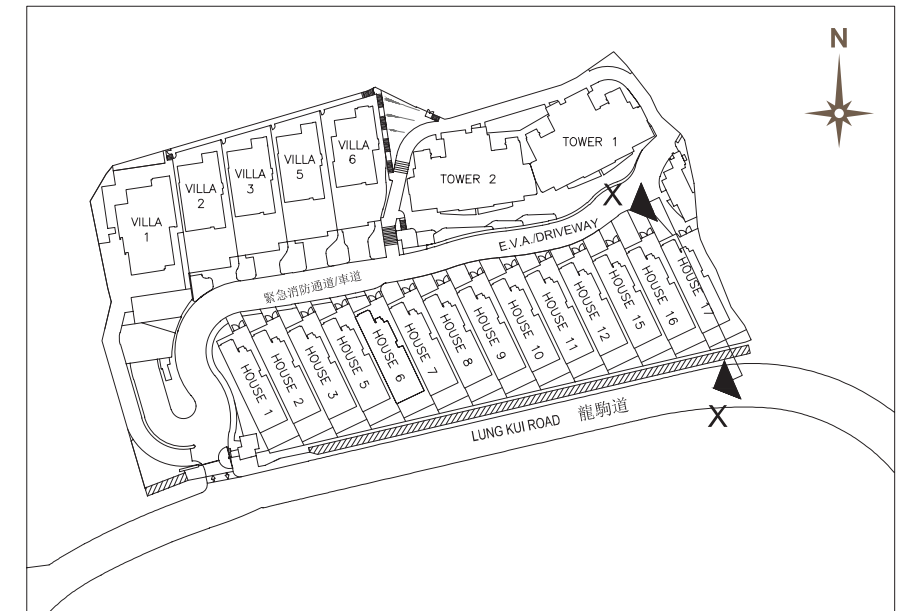
橫截面圖 X-X

Cross-section plan X-X

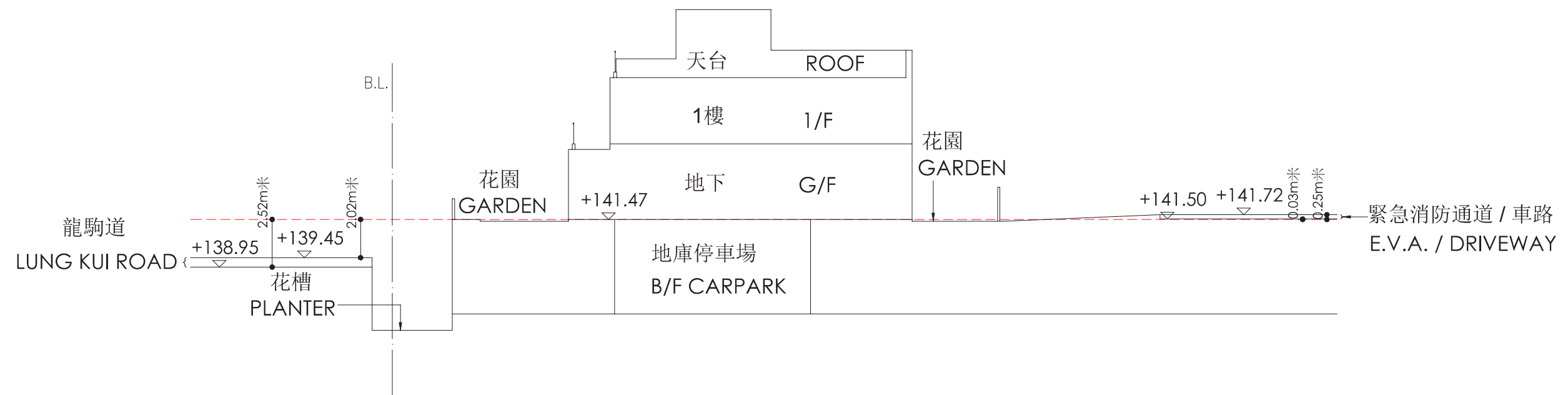
- B.L. 發展項目的界線 Boundary of the Development
- 毗連建築物的一段緊急消防通道 / 車路為香港主水平基準以上141.50米至141.72米。
- 毗連建築物的一段龍駒道為香港主水平基準以上138.95米至139.45米。
- ----- 虛線為最低住宅樓層水平。
- The part of Emergency Vehicle Access (E.V.A) / driveway adjacent to the building is 141.50 metres to 141.72 metres above Hong Kong Principal Datum (HKPD).
- The part of Lung Kui Road adjacent to the building is 138.95 metres to 139.45 metres above Hong Kong Principal Datum (HKPD).
- ----- Dotted line denotes the lowest residential floor.

索引圖

Key Plan



洋房 17 HOUSE 17



20 立面圖 ELEVATION PLAN

立面圖 A Elevation plan A

B.L. 發展項目的界線 Boundary of the Development

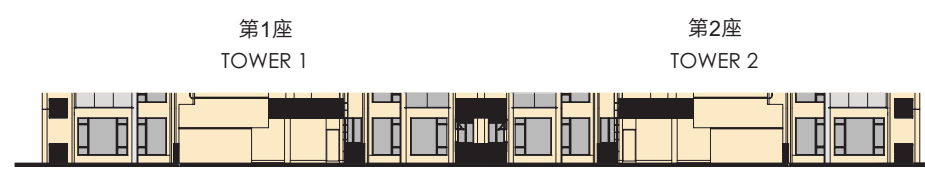
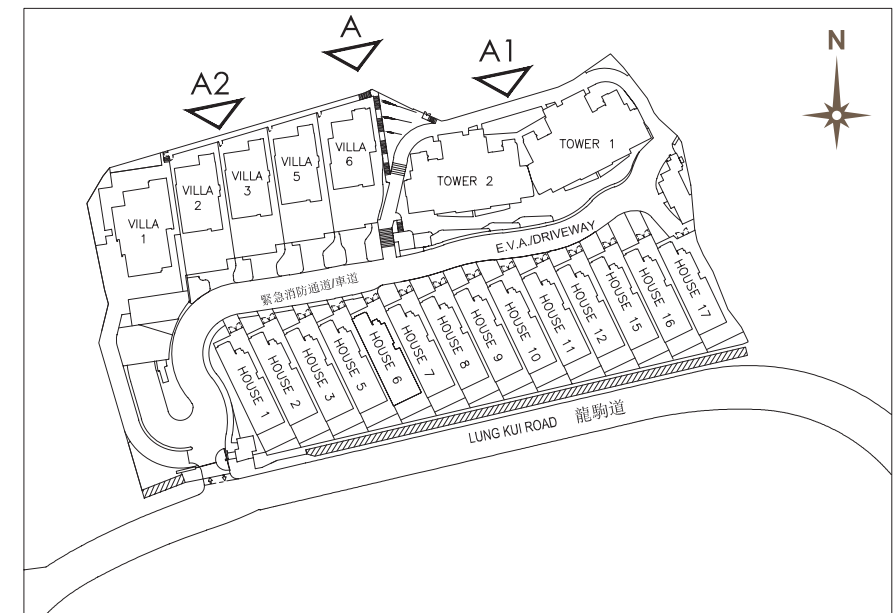
發展項目的認可人士證明本圖所顯示的立面：

- (1) 以2018年6月13日發展項目經批准的建築圖則為基礎而擬備；及
- (2) 大致上與發展項目的外觀一致。

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

- (1) are prepared on the basis of the Approved Building Plans for the Development as at 13 June 2018; and
- (2) are in general accordance with the outward appearance of the Development.

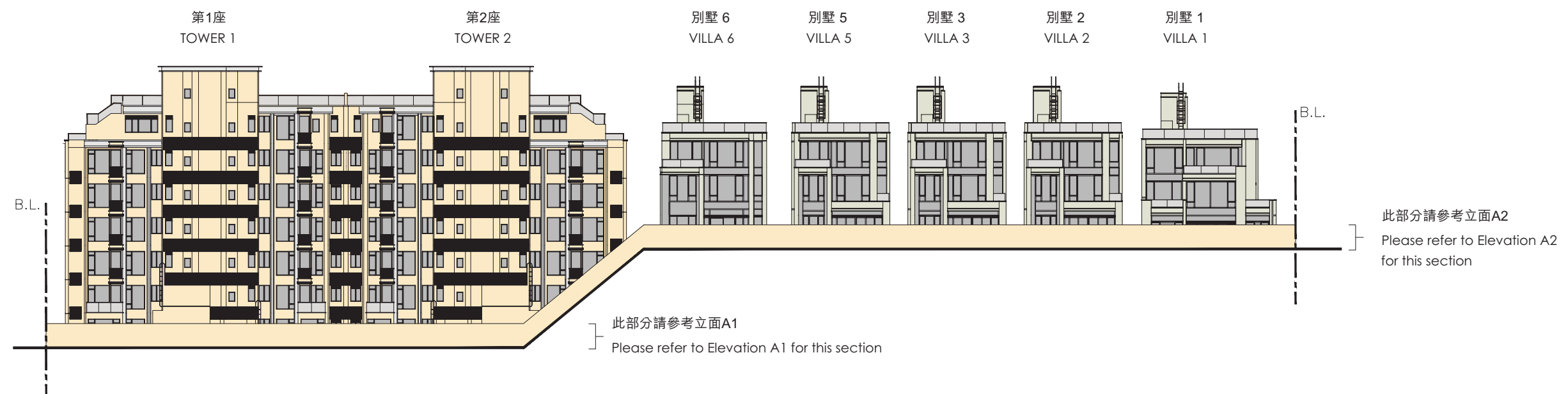
索引圖 Key Plan



立面 A1
Elevation A1



立面 A2
Elevation A2



立面 A
Elevation A

立面圖 B Elevation plan B

B.L. 發展項目的界線 Boundary of the Development

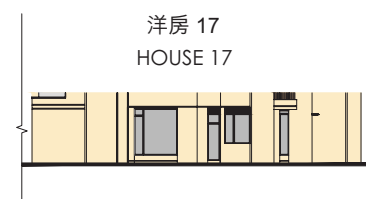
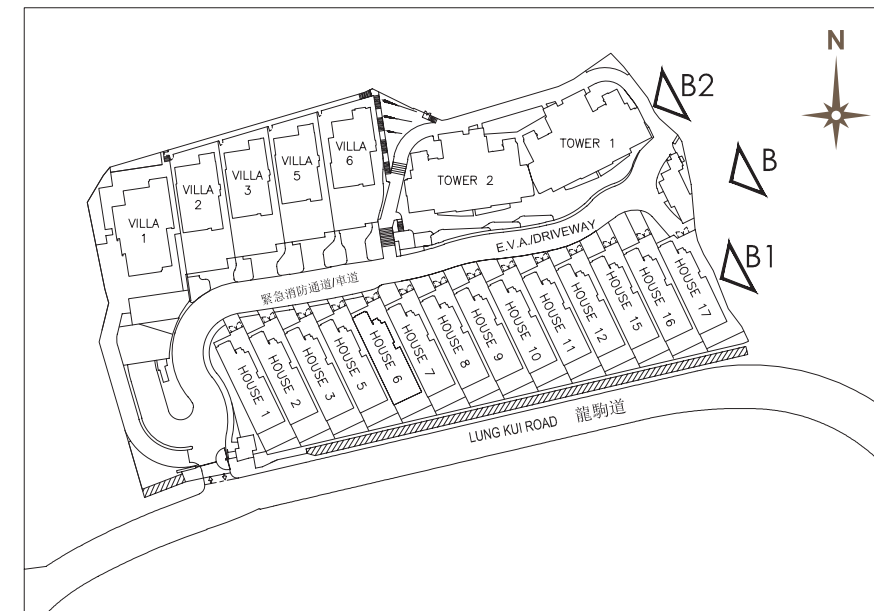
發展項目的認可人士證明本圖所顯示的立面：

- (1) 以2018年6月13日發展項目經批准的建築圖則為基礎而擬備；及
- (2) 大致上與發展項目的外觀一致。

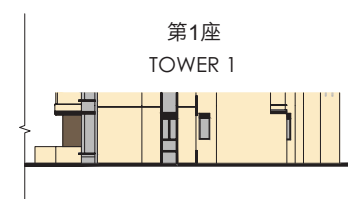
Authorized Person for the Development certified that the elevations shown on this plan:

- (1) are prepared on the basis of the Approved Building Plans for the Development as at 13 June 2018; and
- (2) are in general accordance with the outward appearance of the Development.

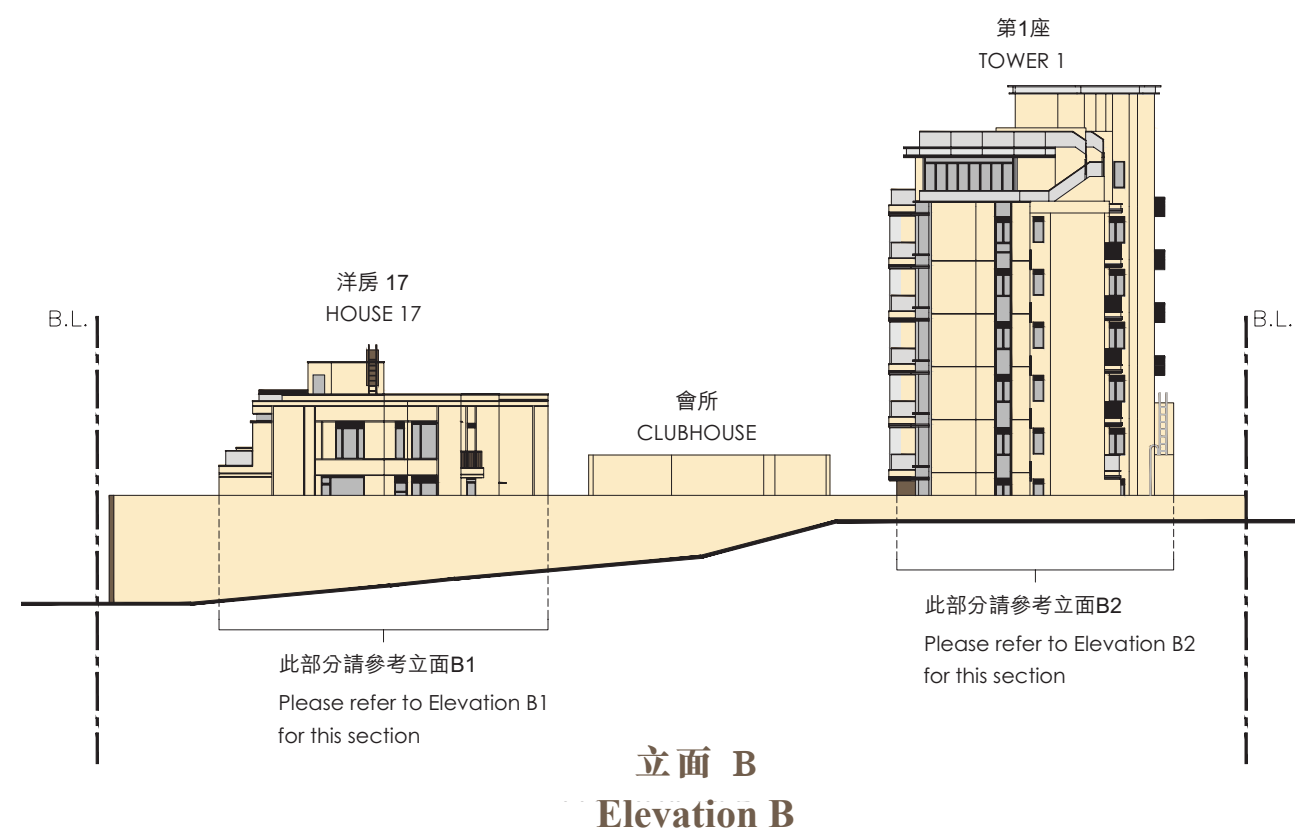
索引圖 Key Plan



立面 B1
Elevation B1



立面 B2
Elevation B2



立面圖 C Elevation plan C

B.L. 發展項目的界線 Boundary of the Development

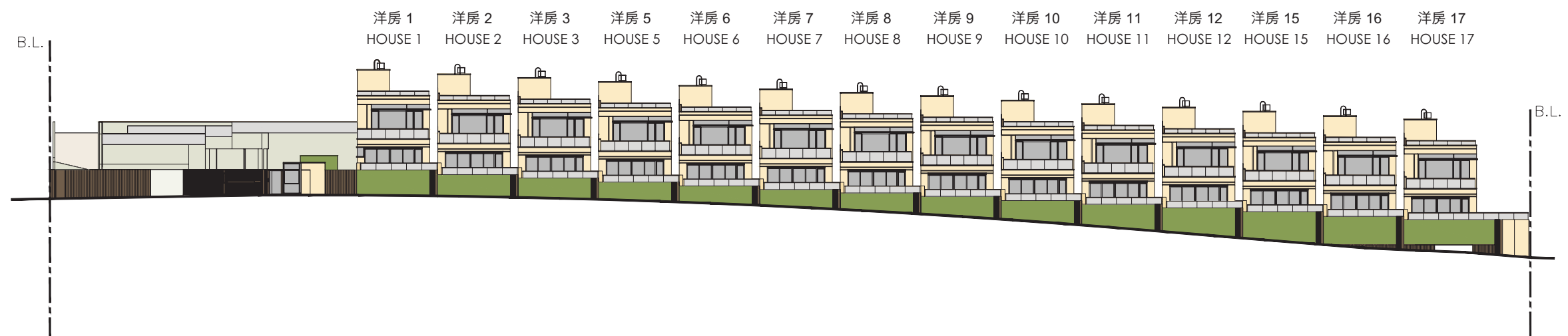
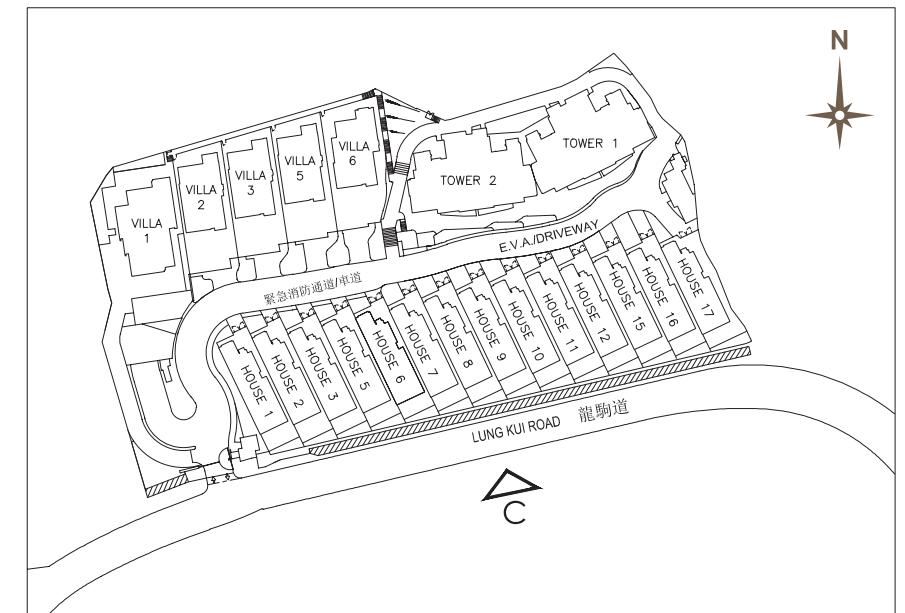
發展項目的認可人士證明本圖所顯示的立面：

- (1) 以2018年6月13日發展項目經批准的建築圖則為基礎而擬備；及
- (2) 大致上與發展項目的外觀一致。

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

- (1) are prepared on the basis of the Approved Building Plans for the Development as at 13 June 2018; and
- (2) are in general accordance with the outward appearance of the Development.

索引圖 Key Plan



立面 C Elevation C

立面圖 D Elevation plan D

B.L. 發展項目的界線 Boundary of the Development

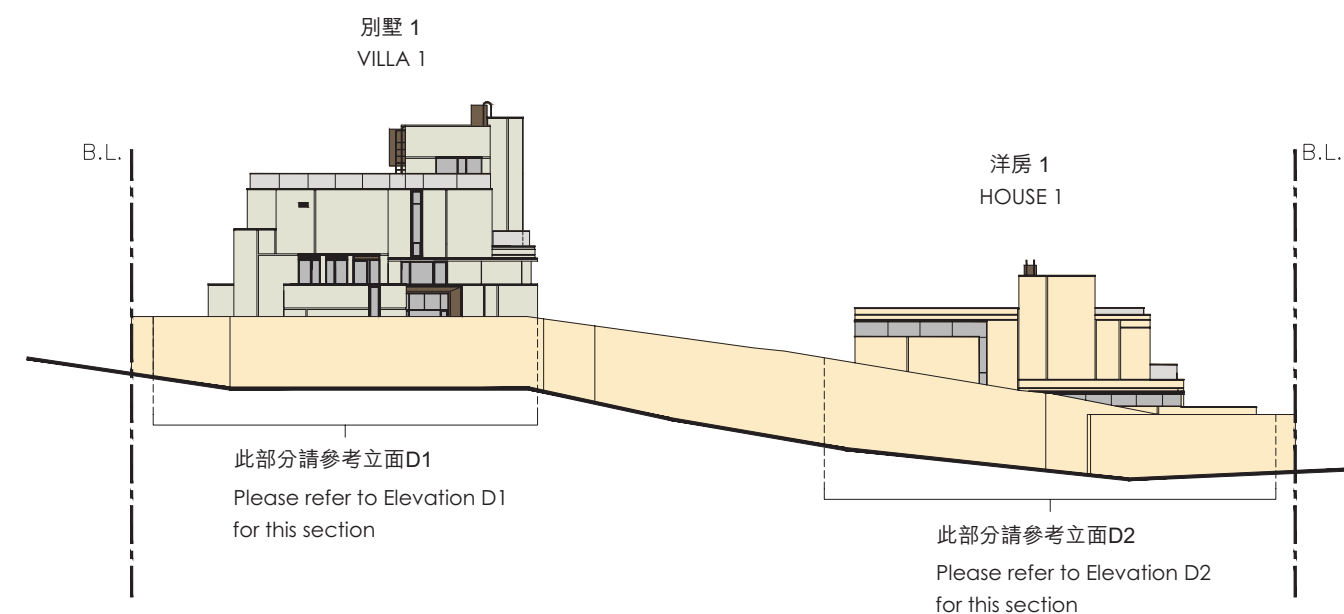
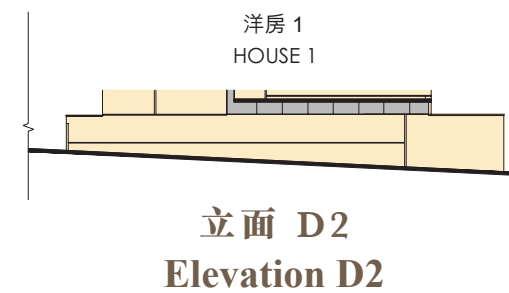
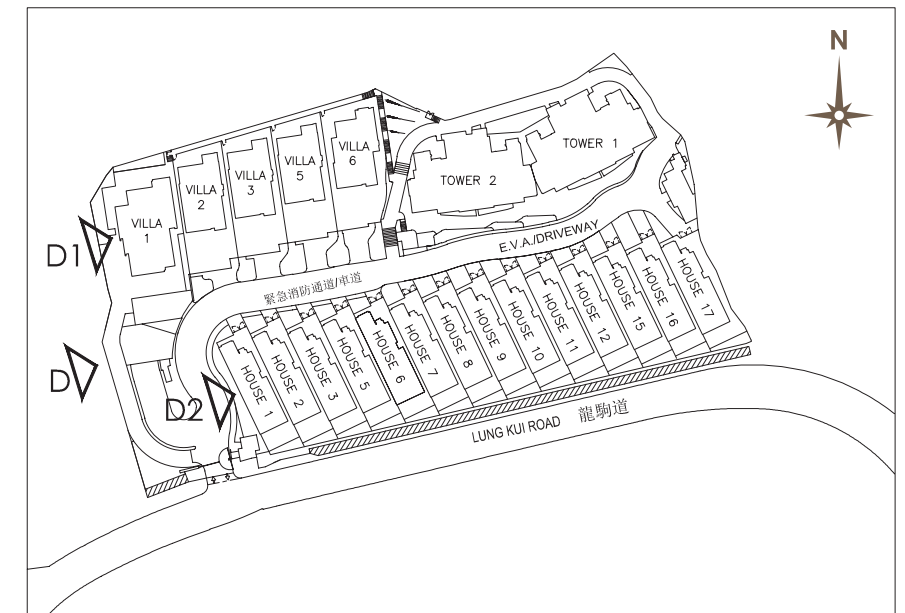
發展項目的認可人士證明本圖所顯示的立面：

- (1) 以2018年6月13日發展項目經批准的建築圖則為基礎而擬備；及
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索引圖 Key Plan



立面 D Elevation D

立面圖 E Elevation plan E

B.L. 發展項目的界線 Boundary of the Development

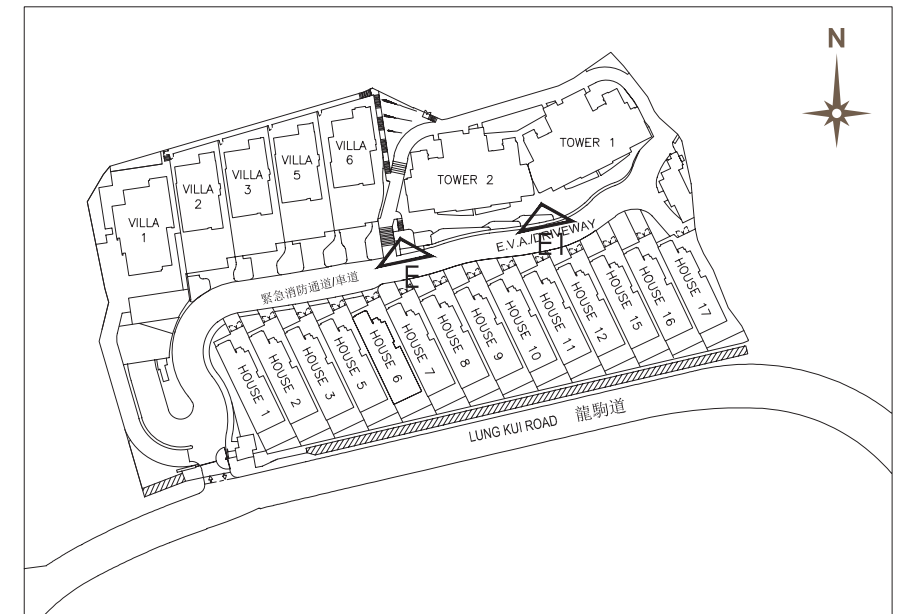
發展項目的認可人士證明本圖所顯示的立面：

- (1) 以2018年6月13日發展項目經批准的建築圖則為基礎而擬備；及
- (2) 大致上與發展項目的外觀一致。

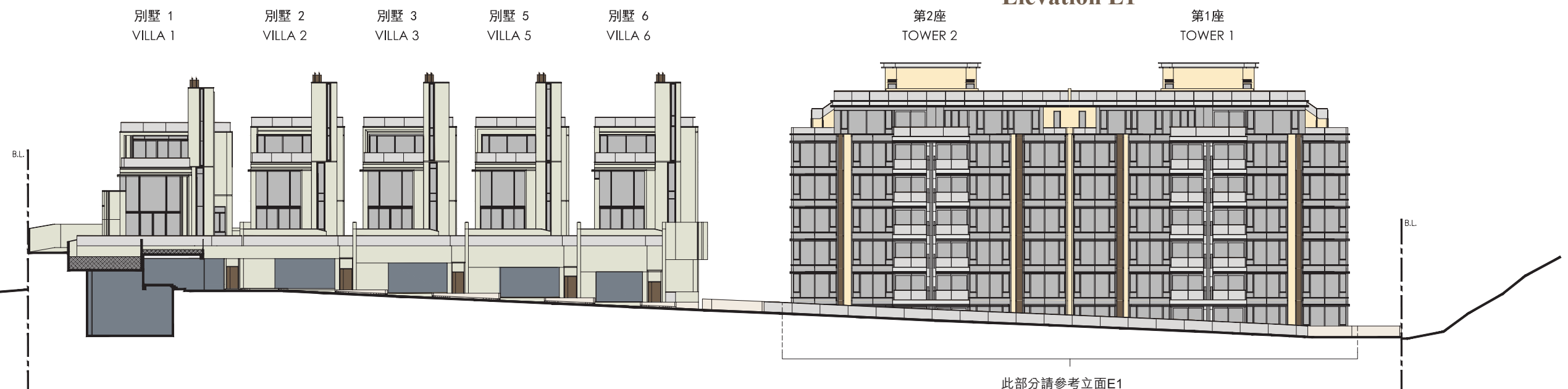
Authorized Person for the Development certified that the elevations shown on this plan:

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- (2) are in general accordance with the outward appearance of the Development.

索引圖 Key Plan



立面 E1
Elevation E1



立面 E
Elevation E

此部分請參考立面E1
Please refer to Elevation E1
for this section

立面圖 F

Elevation plan F

B.L. 發展項目的界線 Boundary of the Development

發展項目的認可人士證明本圖所顯示的立面：

(1) 以2018年6月13日發展項目經批准的建築圖則為基礎而擬備；及

(2) 大致上與發展項目的外觀一致。

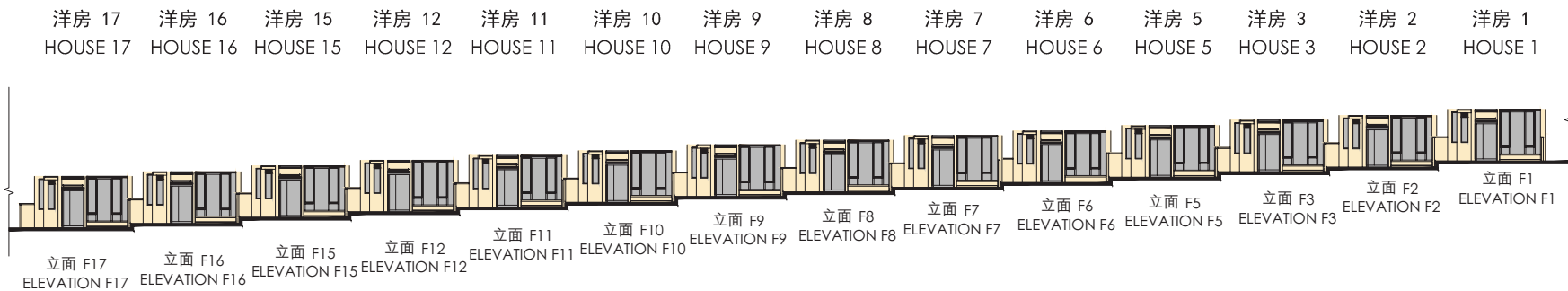
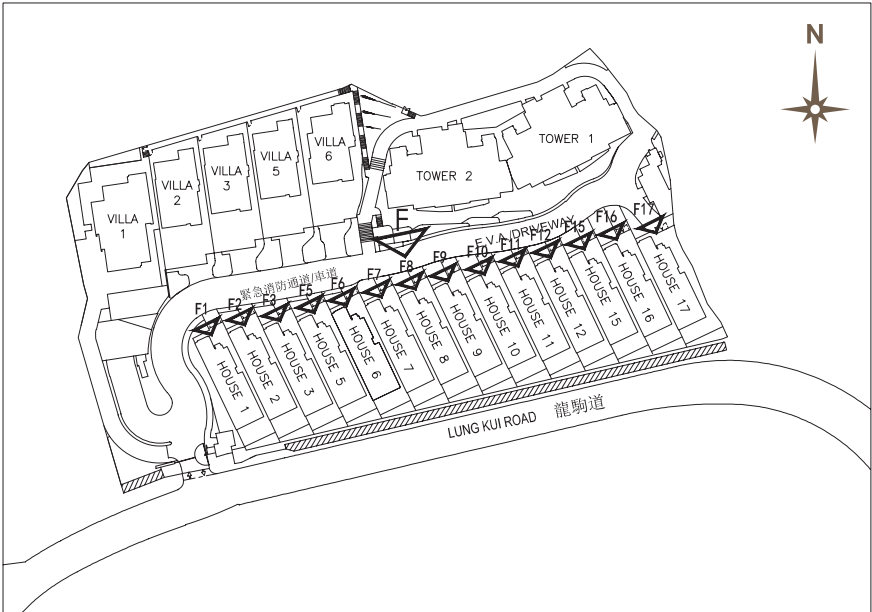
Authorized Person for the Development certified that the elevations shown on this plan:

(1) are prepared on the basis of the Approved Building Plans for the Development as at 13 June 2018; and

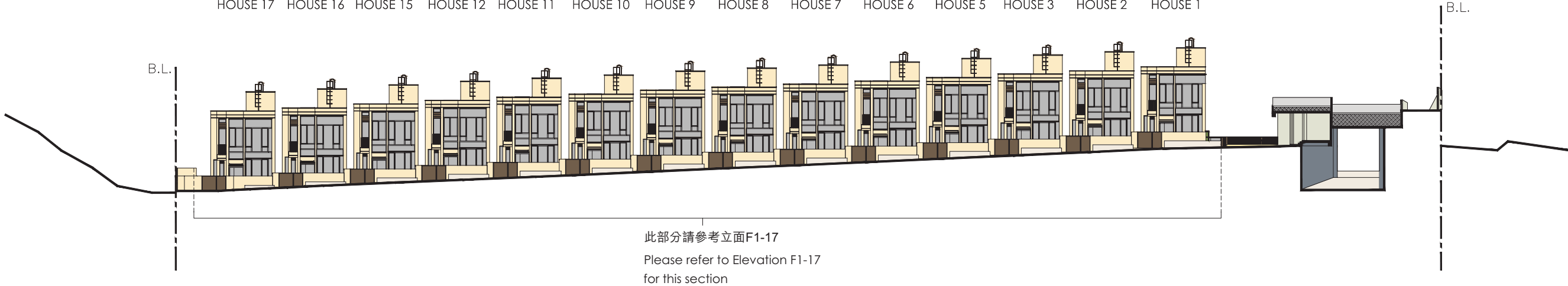
(2) are in general accordance with the outward appearance of the Development.

索引圖

Key Plan



洋房 17 洋房 16 洋房 15 洋房 12 洋房 11 洋房 10 洋房 9 洋房 8 洋房 7 洋房 6 洋房 5 洋房 3 洋房 2 洋房 1
HOUSE 17 HOUSE 16 HOUSE 15 HOUSE 12 HOUSE 11 HOUSE 10 HOUSE 9 HOUSE 8 HOUSE 7 HOUSE 6 HOUSE 5 HOUSE 3 HOUSE 2 HOUSE 1



立面 F

Elevation F

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

公用設施 Common Facilities		有蓋 Covered	無蓋 Uncovered	總面積 Total Area
住客會所（包括供住客使用的任何康樂設施） Residents' clubhouse (including any recreational facilities for resident's use)	平方呎 sq.ft	5,739	N/A	5,739
	平方米 sq.m	533.186	N/A	533.186
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其他名稱） Communal garden or play area for residents' use on the roof, or on any floor between the roof and the lowest residential floor, of a building in the Development (whether known as a communal sky garden or otherwise)	平方呎 sq.ft	N/A	N/A	N/A
	平方米 sq.m	N/A	N/A	N/A
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其他名稱） Communal garden or play area for residents' use below the lowest residential floor of a building in the Development (whether known as a covered and landscaped play area or otherwise)	平方呎 sq.ft	N/A	21,305	21,305
	平方米 sq.m	N/A	1,979.309	1,979.309

備註：
以平方呎列出的面積均依據1平方米=10.764平方呎換算，並四捨五入至整數。

Note:
Areas in square feet are converted at a rate of 1 square metre to 10.764 square feet and rounded to the nearest integer.

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閱覽圖則及公契
INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT

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

2. 指明住宅物業的公契在將指明住宅物業提供出售的日期的最新擬稿的文本存放在指明住宅物業的售樓處，以供免費閱覽。
1. A copy of each of the Outline Zoning Plans relating to the Development is available at www.ozp.tpb.gov.hk.

2. A copy of the latest draft of deed of mutual covenant in respect of the specified residential properties as at the date on which the specified residential properties are offered to be sold is available for inspection free of charge at the place at which the specified residential properties are offered to be sold.

別墅
Villa

1. 外部裝修物料			
細項		描述	
a	外牆	裝修物料的類型	別墅外牆鋪砌幕牆、玻璃掛飾、鋁質掛飾及天然石
b	窗	框的用料	氟碳噴塗鋁質窗框
		玻璃的用料	客廳、飯廳、睡房、主人睡房、家庭廳、主人浴室、浴室、廚房、工作間及洗手間窗安裝透明雙層中空玻璃配低幅射鍍膜
c	窗台	窗台的用料	不適用
		窗台板的裝修物料	不適用
d	花槽	裝修物料的類型	天然石
e	陽台或露台	裝修物料的類型	(i) 沒有露台 (ii) 沒有陽台
		是否有蓋	不適用
f	乾衣設施	類型及用料	不適用

別墅

Villa

2. 室內裝修物料						
細項		描述				
a	大堂		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	
		地下升降機大堂	天然石及夾層玻璃面板(別墅2除外) 天然石、牆紙、金屬條及金屬框連玻璃 (只適用於別墅2)	天然石	木皮飾面板(別墅2除外) 外露表面設石膏板假天花、假陣、髹乳膠漆及金屬(只適用於別墅2)	
		2樓升降機大堂	乳膠漆及夾層玻璃面板(別墅2除外) 牆紙(只適用於別墅2)	複合木地板(別墅2除外) 天然石(只適用於別墅2)	外露表面設石膏板假天花、假陣、髹乳膠漆及金屬	
		天台升降機大堂	乳膠漆及夾層玻璃面板(別墅2除外) 牆紙(只適用於別墅2)	天然石	外露表面設石膏板假天花、假陣及髹乳膠漆	
b	內牆及天花板		牆壁裝修物料的類型		天花板裝修物料的類型	
		客廳及飯廳	乳膠漆(別墅2除外) 天然石、木皮飾面板及牆紙(只適用於別墅2)		外露表面髹乳膠漆。部分天花位置裝置石膏板假天花、假陣及髹乳膠漆(別墅2除外) 外露表面裝置石膏板假天花、假陣、髹乳膠漆及金屬(只適用於別墅2)	
		睡房	乳膠漆(別墅2除外) 以下只適用於別墅2： 主人睡房：木皮飾面板及牆紙 睡房1：牆紙 睡房2：布板、牆紙及金屬 睡房3：木皮飾面板、牆紙及金屬		外露表面髹乳膠漆。部分天花位置裝置石膏板假天花、假陣及髹乳膠漆(別墅2除外) 外露表面裝置石膏板假天花、假陣及髹乳膠漆(只適用於別墅2)	
c	內部地板		地板用料		牆腳線用料	
		客廳及飯廳	天然石		木牆腳線髹上白漆(別墅2除外) 金屬牆腳線(只適用於別墅2)	
		睡房	複合木地板，另鋪砌天然石於近露天平台門(如有)及平台門(如有)位置		木牆腳線髹上白漆(別墅2除外) 金屬牆腳線(只適用於別墅2)	
d	浴室		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	
		裝修物料的類型	外露部份鋪砌天然石	外露部份鋪砌天然石	外露表面設石膏板假天花、假陣及髹乳膠漆	
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			
e	廚房		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	灶台裝修物料的類型
		裝修物料的類型	外露部份鋪砌天然石及不銹鋼面板	外露部份鋪砌天然石	外露表面設石膏板假天花、假陣及髹乳膠漆	人造石
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			

別墅

Villa

3. 室內裝置					
細項		描述			
a	門		用料	裝修物料	配件
		地下升降機大堂正門	金屬框掩門	瓷磚飾面板	門鎖連門柄、防盜眼及氣鼓
		地下升降機大堂往地下停車位門	金屬框防火玻璃掩門	玻璃及不銹鋼	門鎖連門柄及地鉸
		地下停車位往地下消防泵房門	實心防火木掩門	天然石及膠板飾面板	門鎖連門柄及氣鼓
		地下消防泵房門	實心防火木掩門	膠板飾面板	門鎖連門柄及氣鼓
		高層地下別墅入口大門	金屬框掩門(只適用於別墅1)	瓷磚飾面板	門鎖連門柄、防盜眼及氣鼓
		廚房門	實心防火木掩門配防火玻璃視窗	木皮飾面板(別墅2除外)	門柄、氣鼓及門擋
				牆紙、金屬及木皮飾面板(只適用於別墅2)	
		主人睡房及睡房門	實心木掩門(別墅2之睡房3除外)	木皮飾面板	門鎖連門柄及門擋
			金屬框玻璃掩門(只適用於別墅2之睡房3)	夾層玻璃及不銹鋼	門柄、地鉸及門擋
		睡房往平台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		飯廳往睡房門	實心木掩門(只適用於別墅1)	木皮飾面板	門鎖連門柄及門擋
		浴室門	實心木掩門	木皮飾面板	門鎖連門柄、氣鼓及衣鉤(別墅2除外)
					門鎖連門柄、門擋及衣鉤(只適用於別墅2)
		主人浴室門	金屬框玻璃趟門	夾層玻璃及不銹鋼	門柄連門柄(別墅2除外)
					門柄(只適用於別墅2)
		儲物室門	實心木掩門(只適用於別墅1)	木皮飾面板	門鎖連門柄及門擋
		洗手間門	實心木掩門	木皮飾面板	門鎖連門柄及門擋
		客廁門	實心木掩門	木皮飾面板(別墅2除外)	門鎖連門柄及門擋
				牆紙、金屬及木皮飾面板(只適用於別墅2)	門鎖連門柄、氣鼓及門擋
		衣帽間門	實心木掩門(別墅2近睡房3之衣帽間除外)	木皮飾面板	門鎖連門柄及門擋
			金屬框玻璃掩門(只適用於別墅2近睡房3之衣帽間)	夾層玻璃及不銹鋼	門柄、地鉸及門擋
		主人睡房往平台門	i) 鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
			ii) 鋁框玻璃趟門(只適用於別墅1)	有色玻璃	門鎖連門柄
		家庭廳往平台門	鋁框玻璃掩門(只適用於別墅1)	有色玻璃	門鎖連門柄及氣鼓
		花園閘	金屬條子掩閘	木紋鋁板	門鎖

別墅

Villa

3. 室內裝置					
細項		描述			
a	門		用料	裝修物料	配件
		廚房往花園門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		客廳往花園門	(i) 鋁框玻璃趟門(只適用於別墅1)	有色玻璃	門鎖連門柄
			(ii) 鋁框玻璃掩門(只適用於別墅1)	有色玻璃	門鎖連門柄及氣鼓
		飯廳往花園門	(i) 鋁框玻璃趟門	有色玻璃	門鎖連門柄
			(ii) 鋁框玻璃掩門(只適用於別墅6)	有色玻璃	門鎖連門柄及氣鼓
		工作間往花園門	鋁框玻璃掩門(只適用於別墅1)	有色玻璃	門鎖連門柄及氣鼓
		工作間門	(i) 實心木掩門(只適用於別墅1)	木皮飾面板	門鎖連門柄及門擋
			(ii) 實心木趟門(只適用於別墅2, 3, 5及6)	木皮飾面板	門鎖連門柄
		露天平台門	(i) 鋁框玻璃掩門(只適用於別墅1)	有色玻璃	門鎖連門柄及氣鼓
			(ii) 鋁框玻璃趟門(只適用於別墅2, 3, 5及6)	有色玻璃	門鎖連門柄
		天台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
b	浴室		類型	用料	
		(i) 裝置及設備的類型及用料	洗面盆櫃檯面	天然石	
			洗面盆櫃	木皮飾面櫃配不銹鋼板	
			鏡櫃	金屬框木製鏡櫃配以木皮飾面板連玻璃層板	
			洗面盆水龍頭	鍍鉻	
			洗面盆	陶瓷	
			座廁	陶瓷	
			毛巾架	鍍鉻	
			廁紙架	主人浴室：鍍鉻 浴室：不銹鋼	
			化妝鏡	鍍鉻	
		(ii) 供水系統的類型及用料	冷水供應	銅喉	
			熱水供應	配有隔熱絕緣保護之銅喉	

別墅

Villa

3. 室內裝置				
細項		描述		
b	浴室		類型	用料
		(iii) 沐浴設施(包括花灑或浴缸(如適用的話))。	花灑套裝	鍍鉻
			浴缸	主人浴室：人造石 浴室：瓷釉壓製鋼 (別墅1之浴室1、別墅2, 3, 5及6之浴室2不設浴缸)
			浴缸水龍頭	鍍鉻
			淋浴間	強化清玻璃 (別墅1之浴室3、別墅2, 3, 5及6之浴室1及浴室3不設淋浴間)
		(iv) 浴缸大小(如適用的話)	主人浴室：1800(長) x 900(闊) x 525(高)毫米 浴室：1600(長) x 750(闊) x 410(高)毫米(別墅1之浴室1、別墅2, 3, 5及6之浴室2不設浴缸)	
c	廚房	(i) 洗滌盆的用料	不銹鋼	
		(ii) 供水系統的用料	冷水供應採用銅喉及熱水供應採用配有隔熱絕緣保護之銅喉	
		(iii) 廚櫃的用料及裝修物料	木製廚櫃配金屬門板	
		(iv) 所有其他裝置及設備的類型	鍍鉻水龍頭	
d	睡房	裝置(包括嵌入式衣櫃)的類型及用料	以下只適用於別墅2：- 主人睡房及睡房1：嵌入式木皮飾面板、玻璃飾面板、皮革飾面、金屬及牆紙木製衣櫃 睡房2：嵌入式木皮飾面板及金屬木製衣櫃	
e	電話	接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
f	天線	接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
g	電力裝置	(i) 供電附件(包括安全裝置)	提供開關掣及插座之面板。每座別墅均裝有微型斷路器配箱	
		(ii) 導管是隱藏或外露	導管部份隱藏及部份外露。除部份隱藏於混凝土內之導管外，其他部份的導管均為外露。外露的導管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏	
		(iii) 電插座及空調機接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
h	氣體供應	類型及系統	設置煤氣喉接駁煤氣煮食爐	
		位置	請參閱“住宅物業機電裝置數量說明表”	
i	洗衣機接駁點	設計	設有洗衣機來水接駁喉位(直徑為15毫米)及去水接駁喉位(直徑為40毫米)	
		位置	請參閱“住宅物業機電裝置數量說明表”	
j	供水	(i) 水管的用料	冷熱水供水系統採用銅喉管	
		(ii) 水管是隱藏或外露	除部份隱藏於混凝土內之水管外，其他部份的水管均為外露。外露的水管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏	
		(iii) 有否熱水供應	廚房、主人浴室、浴室、洗手間及客廁有熱水供應	

別墅

Villa

4. 雜項					
細項		描述			
a	升降機	(i) 品牌名稱及產品型號	迅達（型號：5500）		
		(ii) 升降機的數目及到達的樓層	升降機數目	位置	到達的樓層
			1	別墅1	地下至天台
			1	別墅2	地下至天台
			1	別墅3	地下至天台
			1	別墅5	地下至天台
			1	別墅6	地下至天台
b	信箱	用料	不銹鋼		
c	垃圾收集	(i) 垃圾收集的方法	由清潔工人收集垃圾		
		(ii) 垃圾房的位置	垃圾收集房設於每座別墅的地下，並於地庫設垃圾存放房作中央處理		
d	水錶、電錶及氣體錶		(i) 位置	(ii) 就住宅單位而言是獨立抑或公用的錶	
		水錶	地庫之公共水錶櫃內	獨立錶	
		電錶	地庫之公共電錶房內	獨立錶	
		氣體錶	每座別墅之地下停車場內	獨立錶	

5. 保安設施	
保安系統及設備（包括嵌入式的裝備的細節及其位置）	<p>發展項目正門入口、園景地方、停車場、車路、會所及公用地方均裝設有閉路電視</p> <p>每座別墅均備有視像對講機、玻璃破碎感測器、門/窗磁接觸感測器、被動式紅外線動作感測器及動作感測器</p> <p>智能咭識別系統設於發展項目正門入口及會所</p> <p>有關玻璃破碎感測器、門/窗磁接觸感測器、被動式紅外線動作感測器、動作感測器及視像對講機的位置，請參考“住宅物業機電裝置數量說明表”</p>

6. 設備
有關設備的品牌名稱和產品型號，請參考“設備說明表”

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

別墅
Villa

1. Exterior finishes			
Item		Description	
a	External wall	Type of finishes	External wall of villa finished with curtain wall, glass claddings, aluminium claddings and natural stone
b	Window	Material of the frame	Aluminium window frame finished with fluorocarbon coating
		Material of the glass	Clear insulated-Glass-Unit (IGU) with low emissivity coating for windows are installed in living room, dining room, bedroom, master bedroom, family room, master bathroom, bathroom, kitchen, utility room and lavatory
c	Bay window	Material of bay windows	Not applicable
		Material of window sill finishes	Not applicable
d	Planter	Type of finishes	Natural stone
e	Verandah or balcony	Type of finishes	(i) There is no balcony (ii) There is no verandah
		Whether it is covered	Not applicable
f	Drying facilities for clothing	Type and material	Not applicable

2. Interior finishes					
Item		Description			
a	Lobby		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling
		G/F lift lobby	Natural stone and laminated glass panel (except Villa 2) Natural stone, metal strip and metal framed glass and wallpaper (applicable to Villa 2 only)	Natural stone	Wood veneer panel (except Villa 2) Suspended gypsum board false ceiling, bulkhead, painted with emulsion paint to exposed surface and metal (applicable to Villa 2 only)
		2/F lift lobby	Emulsion paint and laminated glass panel (except Villa 2) Wallpaper (applicable to Villa 2 only)	Engineering timber floorings (except Villa 2) Natural stone (applicable to Villa 2 only)	Suspended gypsum board false ceiling, bulkhead, painted with emulsion paint to exposed surface and metal
		R/F lift lobby	Emulsion paint and laminated glass panel (except Villa 2) Wallpaper (applicable to Villa 2 only)	Natural stone	Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint to exposed surface

別墅
Villa

2. Interior finishes						
Item		Description				
b	Internal wall and ceiling		Type of finishes for Wall		Type of finishes for Ceiling	
		Living Room and Dining Room	Emulsion paint (except Villa 2) Natural stone, wood veneer panel and wallpaper (applicable to Villa 2 only)		Emulsion paint to exposed surfaces. Partial areas of ceiling are equipped with suspended gypsum board false ceiling, bulkhead and painted with emulsion paint (except Villa 2) Suspended gypsum board false ceiling, bulkhead, painted with emulsion paint and metal to exposed surface (applicable to Villa 2 only)	
		Bedroom	Emulsion paint (except Villa 2) The followings are applicable to Villa 2 only : Master Bedroom: Wood veneer panel and wallpaper Bedroom 1 : Wallpaper Bedroom 2 : Fabric panel, wallpaper and metal Bedroom 3 : Wood veneer panel, wallpaper and metal		Emulsion paint to exposed surfaces. Partial areas of ceiling are equipped with suspended gypsum board false ceiling, bulkhead and painted with emulsion paint (except Villa 2) Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint to exposed surface (applicable to Villa 2 only)	
c	Internal floor		Material of Floor		Material of Skirting	
		Living Room and Dining Room	Natural stone		Timber skirting with white paint (except Villa 2) Metal skirting (applicable to Villa 2 only)	
		Bedroom	Engineering timber floorings and finished with natural stone next to open deck door (if provided) and flat roof door (if provided)		Timber skirting with white paint (except Villa 2) Metal skirting (applicable to Villa 2 only)	
d	Bathroom		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling	
		Type of Finishes	Natural stone on exposed surface	Natural stone on exposed surface	Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint to exposed surface	
		Whether the wall finishes run up to ceiling	Up to false ceiling level			
e	Kitchen		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling	Type of finishes for Cooking Bench
		Type of Finishes	Natural stone and stainless steel panel on exposed surface	Natural stone on exposed surface	Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint to exposed surface	Reconstituted stone
		Whether the wall finishes run up to ceiling	Up to false ceiling level			

別墅
Villa

3. Interior fittings					
Item		Description			
a	Doors		Material	Finishes	Accessories
		G/F Lift Lobby Main Entrance door	Metal framed swing door	Porcelain tiles panel	Lockset with door handle, eye viewer and door closer
		G/F Lift Lobby to G/F Carpark door	Metal framed fire rated glass swing door	Glass and stainless steel	Lockset with door handle and floor spring
		G/F Carpark to G/F Fire Service Pump Room door	Solid core fire rated timber swing door	Natural stone and plastic laminate panel	Lockset with door handle and door closer
		G/F Fire Service Pump Room door	Solid core fire rated timber swing door	Plastic laminate panel	Lockset with door handle and door closer
		Villa Entrance door on UG/F	Metal framed swing door (applicable to Villa 1 only)	Porcelain tiles panel	Lockset with door handle, eye viewer and door closer
		Kitchen door	Solid core fire rated timber swing door with fire rated vision panel	Wood veneer panel (except Villa 2)	Door handle, door closer and door stopper
				Wallpaper, metal and wood veneer panel (applicable to Villa 2 only)	
		Master Bedroom and Bedroom door	Solid core timber swing door (except Bedroom 3 of Villa 2)	Wood veneer panel	Lockset with door handle and door stopper
			Metal framed glass swing door (applicable to Bedroom 3 of Villa 2 only)	Laminated glass and stainless steel	Door handle, floor spring and door stopper
		Bedroom to Flat Roof door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
		Dining Room to Bedroom door	Solid core timber swing door (applicable to Villa 1 only)	Wood veneer panel	Lockset with door handle and door stopper
		Bathroom door	Solid core timber swing door	Wood veneer panel	Lockset with door handle, door closer and robe hook (except Villa 2)
					Lockset with door handle door stopper and robe hook (applicable to Villa 2 only)
		Master Bathroom door	Metal framed glass sliding door	Laminated glass and stainless steel	Lockset with door handle (except Villa 2) Door handle (applicable to Villa 2 only)
		Store Room door	Solid core timber swing door (applicable to Villa 1 only)	Wood veneer panel	Lockset with door handle and door stopper
		Lavatory door	Solid core timber swing door	Wood veneer panel	Lockset with door handle and door stopper
		Powder Room door	Solid core timber swing door	Wood veneer panel (except Villa 2)	Lockset with door handle and door stopper
				Wallpaper, metal and wood veneer panel (applicable to Villa 2 only)	Lockset with door handle, door closer and door stopper
		Walk-in Wardrobe door	Solid core timber swing door (except Walk-in Wardrobe near Bedroom 3 of Villa 2)	Wood veneer panel	Lockset with door handle and door stopper
			Metal framed glass swing door (applicable to Walk-in Wardrobe near Bedroom 3 of Villa 2 only)	Laminated glass and stainless steel	Door handle, floor spring and door stopper
		Master Bedroom to Flat Roof door	(i) Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
			(ii) Aluminium framed glass sliding door (applicable to Villa 1 only)	Tinted glass	Lockset with door handle

別墅
Villa

3. Interior fittings					
Item		Description			
a	Doors		Material	Finishes	Accessories
		Family Room to Flat Roof door	Aluminium framed glass swing door (applicable to Villa 1 only)	Tinted glass	Lockset with door handle and door closer
		Garden gate	Metal grille swing gate	Wood patterned aluminium panel	Lockset
		Kitchen to Garden door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
		Living Room to Garden door	(i) Aluminium framed glass sliding door (applicable to Villa 1 only)	Tinted glass	Lockset with door handle
			(ii) Aluminium framed glass swing door (applicable to Villa 1 only)	Tinted glass	Lockset with door handle and door closer
		Dining Room to Garden door	(i) Aluminium framed glass sliding door	Tinted glass	Lockset with door handle
			(ii) Aluminium framed glass swing door (applicable to Villa 6 only)	Tinted glass	Lockset with door handle and door closer
		Utility Room to Garden door	Aluminium framed glass swing door (applicable to Villa 1 only)	Tinted glass	Lockset with door handle and door closer
		Utility Room door	(i) Solid core timber swing door (applicable to Villa 1 only)	Wood veneer panel	Lockset with door handle and door stopper
			(ii) Solid core timber sliding door (applicable to Villa 2, 3, 5 and 6 only)	Wood veneer panel	Lockset with door handle
		Open Deck door	(i) Aluminium framed glass swing door (applicable to Villa 1 only)	Tinted glass	Lockset with door handle and door closer
			(ii) Aluminium framed glass sliding door (applicable to Villa 2, 3, 5 and 6 only)	Tinted glass	Lockset with door handle
		Roof door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer

別墅
Villa

3. Interior fittings				
Item		Description		
b	Bathroom		Type	Material
		(i) Type and material of fittings and equipment	Basin counter top	Natural stone
			Basin cabinet	Wood veneered cabinet with stainless steel panel
			Mirror cabinet	Metal framed wooden mirror cabinet with wood veneered panel and glass shelves
			Wash basin mixer	Chrome plated
			Wash basin	Vitreous china
			Water closet	Vitreous china
			Towel rack	Chrome plated
			Toilet paper holder	Master Bathroom : Chrome plated Bathroom : Stainless Steel
			Cosmetic mirror	Chrome plated
		(ii) Type and material of water supply system	Cold water supply	Copper water pipes
			Hot water supply	Copper water pipes with thermal insulation
		(iii) Type and material of bathing facilities (including shower or bath tub (if applicable))	Shower set	Chrome plated
			Bath tub	Master Bathroom: Reconstituted stone Bathroom : Enamelled pressed steel (Bath tub is not provided for Bathroom 1 in Villa 1, Bathroom 2 in Villa 2, 3, 5 and 6)
			Bath mixer	Chrome plated
			Shower compartment	Clear tempered glass (Shower compartment is not provided for Bathroom 3 in Villa 1, Bathroom 1 and Bathroom 3 in Villa 2, 3, 5 and 6)
		(iv) Size of bath tub (if applicable)	Master bathroom: 1800(L) x 900(W) x 525(H)mm Bathroom : 1600(L) x 750(W) x 410(H)mm (Bath tub is not provided for Bathroom 1 in Villa 1 and Bathroom 2 in Villa 2, 3, 5 and 6)	

別墅
Villa

3. Interior fittings			
Item		Description	
c	Kitchen	(i) Material of sink unit	Stainless steel
		(ii) Material of water supply system	Copper water pipes are used for cold water supply and copper water pipes with thermal insulation are used for hot water supply
		(iii) Material and finishes of kitchen cabinet	Wooden kitchen cabinet with metal panel
		(iv) Type of all other fittings and equipment	Chrome plated mixer
d	Bedroom	Type and material of fittings (including built-in wardrobe)	The followings are applicable to Villa 2 only:- Master bedroom and Bedroom 1: Built-in wooden wardrobe with wood veneer panel, glass panel, leather, metal and wallpaper Bedroom 2: Built-in wooden wardrobe with wood veneer panel and metal
e	Telephone	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
f	Aerials	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
g	Electrical Installations	(i) Electrical fittings (including safety devices)	Faceplate for all switches and power sockets are provided. Miniature circuit breaker distribution board is provided for each villa
		(ii) Whether conduits are concealed or exposed	Conduits are partly concealed and partly exposed. Other than those parts of the conduits concealed within concrete, the rest of them are exposed. Exposed conduits may be covered or hidden by false ceiling, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials
		(iii) Location and number of power points and air-conditioner points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
h	Gas Supply	Type and system	Gas supply pipe is provided and connected to gas hob
		Location	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
i	Washing Machine Connection Point	Design	Water inlet connection point (15mm in diameter) and water outlet connection point (40mm in diameter) are provided for washing machine
		Location	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
j	Water Supply	(i) Material of water pipes	Copper pipes for cold and hot water supply system
		(ii) Whether water pipes are concealed or exposed	Other than those parts of the water pipes concealed within concrete, the rest of them are exposed. The exposed water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials
		(iii) Whether hot water is available	Hot water is available in Kitchen, Master Bathroom, Bathroom, Lavatory and Powder Room

別墅
Villa

4. Miscellaneous					
Item		Description			
a	Lifts	(i) Brand name and model number	Schindler (Model no. 5500)		
		(ii) Number of lifts and floors served by them	Number of lifts	Location	Floor served
			1	Villa 1	G/F to R/F
			1	Villa 2	G/F to R/F
			1	Villa 3	G/F to R/F
			1	Villa 5	G/F to R/F
			1	Villa 6	G/F to R/F
b	Letter Box	Material	Stainless steel		
c	Refuse Collection	(i) Means of refuse collection	Refuse will be collected by cleaner		
		(ii) Location of refuse room	Refuse collection chamber is provided in each villa on G/F. Refuse will be centrally handled in refuse storage chamber on B/F		
d	Water Meter, Electricity Meter and Gas Meter		(i) Location	(ii) Whether they are separate or communal meters for residential properties	
		Water meter	In common water meter cabinet on B/F	Separate meter	
		Electricity meter	In common electrical meter room on B/F	Separate meter	
		Gas meter	In the carpark on G/F of each villa	Separate meter	

5. Security Facilities	
Security system and equipment (including details of built-in provisions and their locations)	<p>CCTV cameras are provided at entrance gate, landscaped area, car park, driveway, clubhouse and common area of the Development</p> <p>Video door phone, glass break sensor, door / window magnetic contact, passive infrared motion sensor and motion sensor are provided for each villa</p> <p>Proximity card access system is provided at entrance gate of the Development and the clubhouse</p> <p>For the location of glass break sensor, door / window magnetic contact, passive infrared motion sensor, motion sensor and video door phone, please refer to "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"</p>

6. Appliances
For brand name and model number of the appliances, please refer to "APPLIANCES SCHEDULE"

The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

洋房

House

1. 外部裝修物料				
細項		描述		
a	外牆	裝修物料的類型	洋房外牆鋪砌幕牆、玻璃掛飾、鋁質掛飾、仿石磚及天然石	
b	窗	框的用料	氟碳噴塗鋁質窗框	
		玻璃的用料	客廳、飯廳、睡房、主人睡房、主人浴室、浴室及廚房窗安裝透明雙層中空玻璃配低幅射鍍膜	
c	窗台	窗台的用料	不適用	
		窗台板的裝修物料	不適用	
d	花槽	裝修物料的類型	天然石	
e	陽台或露台	裝修物料的類型	(i) 沒有露台 (ii) 沒有陽台	
		是否有蓋	不適用	
f	乾衣設施	類型及用料	不適用	

2. 室內裝修物料					
細項		描述			
a	大堂		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型
		地庫升降機大堂	木面板，天然石及不銹鋼面板(洋房16除外) 木皮飾面板(只適用於洋房16)	天然石	外露表面裝置石膏板假天花及髹乳膠漆
b	內牆及天花板		牆壁裝修物料的類型		天花板裝修物料的類型
		客廳及飯廳	乳膠漆。部份牆壁位置鋪砌天然石及木皮飾面條子(洋房16除外) 木皮飾面板、天然石、皮革、金屬條、金屬框連玻璃及特別油漆 (只適用於洋房16)		外露表面髹乳膠漆。部份天花位置裝置石膏板假天花、假陣及髹乳膠漆 (洋房16除外) 外露表面裝置木皮飾面及石膏板假天花、假陣及髹乳膠漆(只適用於 洋房16)
		睡房	乳膠漆(洋房16除外) 以下只適用於洋房16： 主人睡房：木皮飾面板、特別油漆、皮革及金屬 睡房1：木皮飾面板、布板、鏡及金屬 睡房2：木皮飾面板及皮革 睡房3：木皮飾面板、牆紙、布板、皮革及金屬		外露表面髹乳膠漆。部份天花位置裝置石膏板假天花、假陣及髹乳膠漆 (洋房16除外) 以下只適用於洋房16：- 主人睡房及睡房3：外露表面裝置石膏板假天花、假陣、髹乳膠漆及 特別油漆 睡房1及睡房2：外露表面裝置石膏板假天花、假陣及髹乳膠漆
c	內部地板		地板用料		牆腳線用料
		客廳及飯廳	複合木地板，另鋪砌天然石於近花園門位置		木皮飾面牆腳線(洋房16除外) 金屬牆腳線(只適用於洋房16)
		睡房	複合木地板，另鋪砌天然石於近工作平台門(如有)及平台門(如有)位置		木皮飾面牆腳線(洋房16除外) 金屬牆腳線(只適用於洋房16)

洋房

House

2. 室內裝修物料						
細項		描述				
d	浴室		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	
		裝修物料的類型	外露部份鋪砌天然石	外露部份鋪砌天然石	外露表面設石膏板假天花及髹乳膠漆	
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			
e	廚房		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	灶台裝修物料的類型
		裝修物料的類型	外露部份鋪砌天然石及不銹鋼板	外露部份鋪砌天然石	外露表面設石膏板假天花、髹乳膠漆及木皮飾面板	天然石
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			

3. 室內裝置					
細項		描述			
a	門		用料	裝修物料	配件
		洋房入口大閘	金屬條子掩閘	木紋鋁板	門鎖連門柄及地鉸
		單位入口大門	金屬框掩門	瓷磚飾面板	門鎖連門柄、氣鼓及防盜眼
		地庫停車場門	實心防火木掩門配防火玻璃視窗	木皮飾面板及木紋膠板	門鎖連門柄、氣鼓及門擋
		地庫升降機大堂門	實心防火木掩門配防火玻璃視窗	木皮飾面板	門柄、氣鼓及門擋
		廚房往花園門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		客廳往花園門	鋁框玻璃趟門	有色玻璃	門鎖連門柄
			實心防火木掩門配防火玻璃視窗(洋房16除外)	木皮飾面板	門柄、氣鼓及門擋
		廚房門	金屬框防火玻璃掩門(只適用於洋房16)	不銹鋼	門柄、地鉸及門擋
			實心木掩門(洋房16之睡房2除外)	木皮飾面板	門鎖連門柄及門擋
		主人睡房及睡房門	金屬框玻璃趟門(只適用於洋房16之睡房2)	夾層玻璃及不銹鋼	門柄
			實心木掩門(洋房16除外)	木皮飾面板配木百葉	門鎖連門柄、門擋及衣鉤
		主人浴室門	金屬框玻璃趟門(只適用於洋房16)	夾層玻璃及不銹鋼	門柄
			實心木掩門	木皮飾面板	門鎖連門柄、門擋及衣鉤
		工作間門	實心木掩門	木皮飾面板	門鎖連門柄及門擋
		洗手間門	金屬框玻璃趟門	強化蝕砂玻璃	門柄
		工作平台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		平台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		儲物室門	實心木掩門	木皮飾面板	門鎖連門柄及門擋
		天台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓

洋房

House

3. 室內裝置				
細項		描述		
b	浴室		類型	用料
		(i) 裝置及設備的類型及用料	洗面盆櫃檯面	天然石
			洗面盆櫃	木製洗面盆櫃配木皮飾面板及不銹鋼板(洋房16之主人浴室除外)
				木製洗面盆配木皮飾面板、皮革飾面板及不銹鋼板(只適用於洋房16之主人浴室)
			鏡櫃	木製鏡櫃配木皮飾面板、金屬、鏡飾面板連玻璃層板
			洗面盆水龍頭	鍍鉻
			洗面盆	陶瓷
			座廁	陶瓷
			衣鉤及廁紙架	鍍鉻(洋房16之主人浴室不設衣鉤)
			毛巾架	不銹鋼
			化妝鏡	鍍鉻
		(ii) 供水系統的類型及用料	冷水供應	銅喉
			熱水供應	配有隔熱絕緣保護之銅喉
		(iii) 沐浴設施(包括花灑或浴缸(如適用的話))	花灑套裝	鍍鉻
			浴缸水龍頭	鍍鉻
			浴缸	主人浴室：鑄鐵； 浴室3：瓷釉壓製鋼(浴室1及浴室2不設浴缸)
			淋浴間	強化清玻璃(浴室3不設淋浴間)
		(iv) 浴缸大小(如適用的話)	主人浴室：1700(長) x 750(闊) x 410(高)毫米； 浴室3：1600(長) x 700(闊) x 410(高)毫米 (浴室1及浴室2不設浴缸)	
c	廚房	(i) 洗滌盆的用料	不銹鋼	
		(ii) 供水系統的用料	冷水供應採用銅喉及熱水供應採用配有隔熱絕緣保護之銅喉	
		(iii) 廚櫃的用料及裝修物料	木製廚櫃配金屬飾面板及木皮飾面板	
		(iv) 所有其他裝置及設備的類型	鍍鉻水龍頭	
d	睡房	裝置(包括嵌入式衣櫃)的類型及用料	以下只適用於洋房16：- 主人睡房：嵌入式木皮飾面板、金屬及高光烤漆飾面板木製衣櫃 睡房1：嵌入式木皮飾面板及金屬木製衣櫃 睡房2：嵌入式木皮飾面板及皮革飾面板木製書架 睡房3：嵌入式木皮飾面板、金屬及皮革飾面板木製衣櫃	
e	電話	接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
f	天線	接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	

洋房

House

3. 室內裝置			
細項		描述	
g	電力裝置	(i) 供電附件(包括安全裝置)	提供開關掣及插座之面板。每座洋房均裝有微型斷路器配箱
		(ii) 導管是隱藏或外露	導管部份隱藏及部份外露。除部份隱藏於混凝土內之導管外，其他部份的導管均為外露。外露的導管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏
		(iii) 電插座及空調機接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”
h	氣體供應	類型及系統	設置煤氣喉接駁煤氣煮食爐
		位置	請參閱“住宅物業機電裝置數量說明表”
i	洗衣機接駁點	設計	設有洗衣機來水接駁喉位(直徑為15毫米)及去水接駁喉位(直徑為40毫米)
		位置	請參閱“住宅物業機電裝置數量說明表”
j	供水	(i) 水管的用料	冷熱水供水系統採用銅喉管
		(ii) 水管是隱藏或外露	除部份隱藏於混凝土內之水管外，其他部份的水管均為外露。外露的水管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏
		(iii) 有否熱水供應	廚房、主人浴室、浴室及洗手間有熱水供應

4. 雜項				
細項		描述		
a	升降機	(i) 品牌名稱及產品型號	迅達（型號：5500）	
		(ii) 升降機的數目及到達的樓層	升降機數目	位置
			1	洋房1
			1	洋房2
			1	洋房3
			1	洋房5
			1	洋房6
			1	洋房7
			1	洋房8
			1	洋房9
			1	洋房10
			1	洋房11
			到達的樓層	

洋房

House

4. 雜項					
細項		描述			
a	升降機	(ii) 升降機的數目及到達的樓層	升降機數目	位置	到達的樓層
			1	洋房12	地庫至1樓
			1	洋房15	地庫至1樓
			1	洋房16	地庫至1樓
			1	洋房17	地庫至1樓
b	信箱	用料	鋁		
c	垃圾收集	(i) 垃圾收集的方法	由清潔工人收集垃圾		
		(ii) 垃圾房的位置	垃圾將棄置於地庫垃圾存放房作中央處理		
d	水錶、電錶及氣體錶		(i) 位置	(ii) 就住宅單位而言是獨立抑或公用的錶	
		水錶	地庫之公共水錶櫃內	獨立錶	
		電錶	地庫之公共電錶房內	獨立錶	
		氣體錶	每座洋房之地庫停車場內	獨立錶	

5. 保安設施	
保安系統及設備(包括嵌入式的裝備的細節及其位置)	<p>發展項目正門入口、園景地方、停車場、車路、會所及公用地方均裝設有閉路電視 洋房均備有視像對講機、玻璃破碎感測器、門/窗磁接觸感測器、被動式紅外線動作感測器及動作感測器 智能咭識別系統設於發展項目正門入口及會所。</p> <p>有關玻璃破碎感測器、門/窗磁接觸感測器、被動式紅外線動作感測器、動作感測器及視像對講機的位置，請參考“住宅物業機電裝置數量說明表”</p>

6. 設備
有關設備的品牌名稱和產品型號，請參考“設備說明表”

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

洋房
House

1. Exterior finishes				
Item		Description		
a	External wall	Type of finishes	External wall of house finished with curtain wall, glass claddings, aluminium claddings, artificial granite tiles and natural stone	
b	Window	Material of the frame	Aluminium window frame finished with fluorocarbon coating	
		Material of the glass	Clear Insulated-Glass-Unit (IGU) with low emissivity coating for windows are installed in living room, dining room, bedroom, master bedroom, master bathroom, bathroom and kitchen	
c	Bay window	Material of bay windows	Not applicable	
		Material of window sill finishes	Not applicable	
d	Planter	Type of finishes	Natural stone	
e	Verandah or balcony	Type of finishes	(i) There is no balcony (ii) There is no verandah	
		Whether it is covered	Not applicable	
f	Drying facilities for clothing	Type and material	Not applicable	

2. Interior finishes					
Item		Description			
a	Lobby		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling
		B/F Lift Lobby	Wood panel, natural stone and stainless steel panel (except House 16) Wood veneer panel (applicable to House 16 only)	Natural stone	Suspended gypsum board false ceiling and emulsion paint to exposed surface
b	Internal wall and ceiling		Type of finishes for Wall		Type of finishes for Ceiling
		Living Room and Dining Room	Emulsion paint. Partial area of wall are finished with natural stone and wood veneer strip (except House 16) Wood veneer panel, natural stone, leather, metal strip, metal framed glass and special paint (applicable to House 16 only)		Emulsion paint to exposed surfaces. Partial areas of ceiling are equipped with suspended gypsum board false ceiling, bulkhead and painted with emulsion paint (except House 16) Suspended wood veneer panel, gypsum board false ceiling, bulkhead and painted with emulsion paint (applicable to House 16 only)
		Bedroom	Emulsion paint (except House 16) The followings are applicable to House 16 only: Master Bedroom: Wood veneer panel, special paint, leather and metal Bedroom 1: Wood veneer panel, fabric panel, mirror and metal Bedroom 2: Wood veneer panel and leather Bedroom 3: Wood veneer panel, wallpaper, fabric panel, leather and metal		Emulsion paint to exposed surfaces. Partial areas of ceiling are equipped with suspended gypsum board false ceiling, bulkhead and painted with emulsion paint (except House 16) The followings are applicable to House 16 only: Master Bedroom & Bedroom 3: Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint and special paint Bedroom 1 and Bedroom 2: Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint

洋房
House

2. Interior finishes						
Item		Description				
c	Internal floor		Material of Floor		Material of Skirting	
		Living Room and Dining Room	Engineering timber floorings and finished with natural stone next to garden door		Wood veneer skirting (except House 16) Metal skirting (applicable to House 16 only)	
		Bedroom	Engineering timber floorings and finished with natural stone next to utility platform door (if provided) and flat roof door (if provided)		Wood veneer skirting (except House 16) Metal skirting (applicable to House 16 only)	
d	Bathroom		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling	
		Type of Finishes	Natural stone on exposed surface	Natural stone on exposed surface	Suspended gypsum board false ceiling with emulsion paint to exposed surface	
		Whether the wall finishes run up to ceiling	Up to false ceiling level			
e	Kitchen		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling	Type of finishes for Cooking Bench
		Type of Finishes	Natural stone and stainless steel panel on exposed surface	Natural stone on exposed surface	Suspended gypsum board false ceiling with emulsion paint and wood veneer panel to exposed surface	Natural stone
		Whether the wall finishes run up to ceiling	Up to false ceiling level			

3. Interior fittings						
Item		Description				
a	Doors		Materials	Finishes	Accessories	
		House entrance gate	Metal grille swing gate	Wood patterned aluminium panel	Lockset with door handle and floor spring	
		Unit entrance door	Metal framed swing door	Porcelain tiles panel	Lockset with door handle, door closer and eye viewer	
		B/F Carpark door	Solid core fire rated timber swing door with fire rated vision panel	Wood veneer panel and wood patterned plastic panel	Lockset with door handle, door closer and door stopper	
		B/F Lift Lobby door	Solid core fire rated timber swing door with fire rated vision panel	Wood veneer panel	Door handle, door closer and door stopper	
		Kitchen to Garden door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer	
		Living Room to Garden door	Aluminium framed glass sliding door	Tinted glass	Lockset with door handle	
		Kitchen door	Solid core fire rated timber swing door with fire rated vision panel (except House 16)	Wood veneer panel	Door handle, door closer and door stopper	
			Metal framed fire rated glass swing door (applicable to House 16 only)	Stainless steel	Door handle, floor spring and door stopper	

洋房
House

3. Interior fittings					
Item		Description			
a	Doors		Material	Finishes	Accessories
		Master Bedroom and Bedroom door	Solid core timber swing door (except Bedroom 2 of House 16)	Wood veneer panel	Lockset with door handle and door stopper
			Metal framed glass sliding door (applicable to Bedroom 2 of House 16 only)	Laminated glass and stainless steel	Door Handle
		Master Bathroom door	Solid core timber swing door (except House 16)	Wood veneer panel fitted with timber louver	Lockset with door handle, door stopper and robe hook
			Metal framed glass sliding door (applicable to House 16 only)	Laminated glass and stainless steel	Door Handle
		Bathroom door	Solid core timber swing door	Wood veneer panel	Lockset with door handle, door stopper and robe hook
		Utility Room door	Solid core timber swing door	Wood veneer panel	Lockset with door handle and door stopper
		Lavatory door	Metal framed glass sliding door	Acid etched tempered glass	Door handle
		Utility Platform door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
		Flat Roof door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
		Store Room door	Solid core timber swing door	Wood veneer panel	Lockset with door handle and door stopper
		Roof door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
b	Bathroom		Type	Material	
		(i) Type and material of fittings and equipment	Basin counter top	Natural stone	
			Basin cabinet	Wooden basin cabinet with wood veneer panel and stainless steel panel (except Master Bathroom of House 16)	
				Wooden basin cabinet with wood veneer panel, leather panel and stainless steel panel (applicable to Master Bathroom of House 16)	
			Mirror cabinet	Wooden mirror cabinet with wood veneer panel, metal, mirror panel and glass shelves	
			Wash basin mixer	Chrome plated	
			Wash basin	Vitreous china	
			Water closet	Vitreous china	
			Robe hook and toilet paper holder	Chrome plated (Robe hook is not provided for Master Bathroom of House 16)	
			Towel rack	Stainless steel	
			Cosmetic mirror	Chrome plated	
		(ii) Type and material of water supply system	Cold water supply	Copper water pipes	
			Hot water supply	Copper water pipes with thermal insulation	

洋房 House

3. Interior fittings				
Item		Description		
b	Bathroom		Type	Material
		(iii) Type and material of bathing facilities (including shower or bath tub (if applicable))	Shower set	Chrome plated
			Bath mixer	Chrome plated
			Bath tub	Master Bathroom: Cast iron; Bathroom 3: Enamelled pressed steel (Bath tub is not provided for Bathroom 1 and Bathroom 2)
			Shower compartment	Clear tempered glass (Shower compartment is not provided for Bathroom 3)
		(iv) Size of bath tub (if applicable)	Master Bathroom: 1700(L) x 750(W) x 410(H)mm; Bathroom 3: 1600(L) x 700(W) x 410(H)mm (Bath tub is not provided for Bathroom 1 and Bathroom 2)	
c	Kitchen	(i) Material of sink unit	Stainless steel	
		(ii) Material of water supply system	Copper water pipes are used for cold water supply and copper water pipes with thermal insulation are used for hot water supply	
		(iii) Material and finishes of kitchen cabinet	Wooden kitchen cabinet with metal panel and wood veneer panel	
		(iv) Type of all other fittings and equipment	Chrome plated mixer	
d	Bedroom	Type and material of fittings (including built-in wardrobe)	The followings are applicable to House 16 only:- Master Bedroom: Built-in wooden wardrobe with wood veneer panel, metal and high gloss lacquer panel Bedroom 1: Built-in wooden wardrobe with wood veneer panel and metal Bedroom 2: Built-in wooden shelf with wood veneer panel and leather panel Bedroom 3: Built-in wooden wardrobe with wood veneer panel, metal and leather panel	
e	Telephone	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"	
f	Aerials	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"	
g	Electrical Installations	(i) Electrical fittings (including safety devices)	Faceplate for all switches and power sockets are provided. Miniature circuit breaker distribution board is provided for each house	
		(ii) Whether conduits are concealed or exposed	Conduits are partly concealed and partly exposed. Other than those parts of the conduits concealed within concrete, the rest of them are exposed. Exposed conduits may be covered or hidden by false ceiling, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials	
		(iii) Location and number of power points and air-conditioner points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"	
h	Gas Supply	Type and system	Gas supply pipe is provided and connected to gas hob	
		Location	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"	
i	Washing Machine Connection Point	Design	Water inlet connection point (15mm in diameter) and water outlet connection point (40mm in diameter) are provided for washing machine	
		Location	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"	
j	Water Supply	(i) Material of water pipes	Copper pipes for cold and hot water supply system	
		(ii) Whether water pipes are concealed or exposed	Other than those parts of the water pipes concealed within concrete, the rest of them are exposed. The exposed water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials	
		(iii) Whether hot water is available	Hot water is available in Kitchen, Master Bathroom, Bathroom and Lavatory	

洋房
House

4. Miscellaneous					
Item		Description			
a	Lifts	(i) Brand name and model number	Schindler (Model no. 5500)		
		(ii) Number of lifts and floors served by them	Number of lifts	Location	Floor served
			1	House 1	B/F to 1/F
			1	House 2	B/F to 1/F
			1	House 3	B/F to 1/F
			1	House 5	B/F to 1/F
			1	House 6	B/F to 1/F
			1	House 7	B/F to 1/F
			1	House 8	B/F to 1/F
			1	House 9	B/F to 1/F
			1	House 10	B/F to 1/F
			1	House 11	B/F to 1/F
			1	House 12	B/F to 1/F
			1	House 15	B/F to 1/F
			1	House 16	B/F to 1/F
			1	House 17	B/F to 1/F
b	Letter Box	Material	Aluminium		
c	Refuse Collection	(i) Means of refuse collection	Refuse will be collected by cleaner		
		(ii) Location of refuse room	Refuse will be centrally handled in refuse storage chamber on B/F		
d	Water Meter, Electricity Meter and Gas Meter		(i) Location	(ii) Whether they are separate or communal meters for residential properties	
		Water meter	In common water meter cabinet on B/F	Separate meter	
		Electricity meter	In common electrical meter room on B/F	Separate meter	
		Gas meter	In the carpark on B/F of individual house	Separate meter	

洋房

House

5. Security Facilities	
Security system and equipment (including details of built-in provisions and their locations)	<p>CCTV cameras are provided at entrance gate, landscaped area, car park, driveway, clubhouse and common area of the Development</p> <p>Video door phone, glass break sensor, door / window magnetic contact, passive infrared motion sensor and motion sensor are provided for each house</p> <p>Proximity card access system is provided at entrance gate of the Development and the clubhouse</p> <p>For the location of glass break sensor, door / window magnetic contact, passive infrared motion sensor, motion sensor and video door phone, please refer to "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"</p>
6. Appliances	
For brand name and model number of the appliances, please refer to "APPLIANCES SCHEDULE"	

The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

第1座及第2座
Tower 1 & Tower 2

1. 外部裝修物料			
細項		描述	
a	外牆	裝修物料的類型	大廈外牆鋪砌幕牆、玻璃掛飾、鋁質掛飾、仿石磚及天然石
b	窗	框的用料	氟碳噴塗鋁質窗框
		玻璃的用料	客廳、飯廳、主人睡房、睡房及主人浴室窗安裝透明雙層中空玻璃配低幅射鍍膜。廚房、工作間、洗手間及浴室窗安裝透明玻璃窗。以下單位除外：- 第1座及第2座7樓A單位：睡房2安裝透明玻璃窗 第1座及第2座地下至3樓及5樓至6樓B單位：主人浴室及浴室1安裝奶白色疊層玻璃窗
c	窗台	窗台的用料	不適用
		窗台板的裝修物料	不適用
d	花槽	裝修物料的類型	不適用
e	陽台或露台	裝修物料的類型	(i) 露台 圍欄：玻璃圍欄及鋁質扶手 天花：吸音天花。以下單位除外：- 第1座及第2座7樓A單位：鋁板天花 牆身：天然石及鋁質掛飾。以下單位除外：- 第1座及第2座7樓A單位：牆身鋪砌玻璃掛飾 地台：瓷磚 (ii) 沒有陽台
		是否有蓋	露台有蓋，以下單位除外：- 第1座及第2座7樓之A單位：露台屬於部分有蓋
f	乾衣設施	類型及用料	不適用

2. 室內裝修物料				
細項		描述		
a	大堂		牆壁裝修物料的類型	地板裝修物料的類型
		地庫入口升降機大堂	天然石、木面板、不銹鋼面板及牆紙面板	天花板裝修物料的類型
		住宅升降機大堂 (第1座及第2座地下至3樓及5樓至6樓)	天然石、木面板、不銹鋼面板、玻璃飾面及牆紙面板	外露表面裝置石膏板及木面板假天花、髹乳膠漆及特色油漆
		私人升降機大堂 (第1座及第2座7樓)	天然石、木面板、不銹鋼面板及玻璃飾面	外露表面裝置石膏板及木面板假天花、金屬及髹乳膠漆
			天然石	外露表面裝置木面板假天花及油漆飾面板

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Tower 1 & Tower 2

2. 室內裝修物料						
細項		描述				
b	內牆及天花板		牆壁裝修物料的類型		天花板裝修物料的類型	
		客廳及飯廳	乳膠漆(第1座3樓A單位除外) 木皮飾面板、金屬、玻璃及布板(只適用於第1座3樓A單位)		外露表面髹乳膠漆。部份天花位置裝置石膏板假天花、假陣及髹乳膠漆(第1座3樓A單位除外) 外露表面裝置石膏板假天花、假陣、髹乳膠漆、木皮飾面、金屬及銀箔外觀飾面(只適用於第1座3樓A單位)	
		睡房	乳膠漆(第1座3樓A單位除外) 以下只適用於第1座3樓A單位： 主人睡房：木皮飾面板、牆紙、金屬及仿皮布料面板 睡房1：木皮飾面板、鏡面及布板 睡房2：木皮框連裝飾及布板		外露表面髹乳膠漆。部份天花位置裝置石膏板假天花、假陣及髹乳膠漆(第1座3樓A單位除外) 外露表面裝置石膏板假天花、假陣、髹乳膠漆(只適用於第1座3樓A單位)	
c	內部地板		地板用料		牆腳線用料	
		客廳及飯廳	複合木地板，另鋪砌天然石於近露台門(如有)及花園門(如有)位置(第1座3樓A單位除外) 複合木地板，另鋪砌天然石於近廚房、露台門(如有)及花園門(如有)位置(只適用於第1座3樓A單位)		木皮飾面牆腳線(第1座3樓A單位除外) 金屬牆腳線(只適用於第1座3樓A單位)	
		睡房	複合木地板，另鋪砌天然石於近平台門(如有)及工作平台門(如有)位置		木皮飾面牆腳線(第1座3樓A單位除外) 金屬牆腳線(只適用於第1座3樓A單位)	
d	浴室		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	
		裝修物料的類型	外露部份鋪砌天然石	外露部份鋪砌天然石	外露表面設石膏板假天花及髹乳膠漆	
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			
e	廚房		牆壁裝修物料的類型	地板裝修物料的類型	天花板裝修物料的類型	灶台裝修物料的類型
		裝修物料的類型	外露部份鋪砌天然石及不銹鋼板	外露部份鋪砌天然石	外露表面設石膏板假天花及髹乳膠漆	實體面材
		牆壁的裝修物料是否鋪至天花板	鋪至假天花水平			

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Tower 1 & Tower 2

3. 室內裝置					
細項		描述			
			用料	裝修物料	配件
a	門	單位入口大門	實心防火木掩門	木皮飾面板	門鎖連門柄、防盜眼、氣鼓、防盜鏈及門擋
		廚房門	實心防火木掩門配防火玻璃視窗	木皮飾面板(第1座3樓A單位除外)	門柄、氣鼓及門擋
				木皮飾面板及金屬(只適用於第1座3樓A單位)	
		廚房門(近工作間1)	實心木掩門(第1座及第2座地下單位除外)	木皮飾面板	門鎖連門柄、氣鼓及門擋
		主人睡房及睡房門	實心木掩門	木皮飾面板(第1座3樓A單位除外)	門鎖連門柄及門擋
				木皮飾面板及金屬(只適用於第1座3樓A單位)	
		主人浴室及浴室門	實心木掩門	i) 木皮飾面板(第1座3樓A單位之浴室2(近睡房2門)除外)	門鎖連門柄、門擋及衣鈎(浴室2(近飯廳門)除外) 門鎖連門柄及門擋(只適用於浴室2(近飯廳門))
				ii) 木皮飾面板配木百葉(只適用於第1座地下A單位之主人浴室及第1座及第2座地下至3樓及5樓至6樓B單位之浴室2(近主人浴室門))	
				iii) 木皮飾面板及布板(只適用於第1座3樓A單位之浴室2(近睡房2門))	
				iv) 木皮飾面板及金屬(只適用於第1座3樓A單位之浴室2(近飯廳))	
		客廁門	實心木掩門	木皮飾面板	門鎖連門柄及門擋
		工作間門	實心木掩門(只適用於第1座地下A單位)	木皮飾面板	門鎖連門柄及門擋
		工作間1門	實心木掩門	木皮飾面板	(i) 門柄及門擋 (第2座地下A單位除外)
					(ii) 門鎖連門柄及門擋 (只適用於第2座地下A單位)
		工作間2門	實心木掩門	木皮飾面板	門鎖連門柄及門擋
		士多房門	實心木掩門	木皮飾面板	門鎖連門柄及門擋

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Tower 1 & Tower 2

3. 室內裝置					
細項		描述			
			用料	裝修物料	配件
a	門	洗手間門	(i) 金屬框玻璃趟門(第1座及第2座地下A單位除外)	強化蝕砂玻璃	門柄
			(ii) 金屬框玻璃摺門(只適用於第1座及第2座地下A單位)	強化蝕砂玻璃	門柄
		花園門	鋁框玻璃趟門	有色玻璃	門鎖連門柄
		工作平台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		露台門	(i) 鋁框玻璃趟門	有色玻璃	門鎖連門柄
			(ii) 鋁框玻璃掩門(只適用於第1座及第2座7樓A單位)	有色玻璃	門鎖連門柄及氣鼓
		平台門	鋁框玻璃掩門	有色玻璃	門鎖連門柄及氣鼓
		前庭門	鋁框玻璃摺門	有色玻璃	門鎖連門柄
		天台門	金屬掩門	金屬板	門鎖連門柄
		私人升降機大堂門	實心防火木掩門	木皮飾面板	門鎖連門柄、氣鼓及門擋
b	浴室		類型	用料	
		(i) 裝置及設備的類型及用料	洗面盆櫃檯面	天然石	
			洗面盆櫃	主人浴室：木製洗面盆櫃配以木皮飾面板、天然石、不銹鋼板及皮革飾面 浴室：木製洗面盆櫃配以木皮飾面板、天然石及不銹鋼板	
			鏡櫃	木製鏡櫃配以木皮飾面板、金屬及鏡飾面板連玻璃層板	
			洗面盆水龍頭	鍍鉻	
			洗面盆	陶瓷	
			座廁	陶瓷	
			衣鈎及廁紙架	鍍鉻	
			毛巾架	不銹鋼	
			化妝鏡	鍍鉻	
		(ii) 供水系統的類型及用料	冷水供應	銅喉	
			熱水供應	配有隔熱絕緣保護之銅喉	
		(iii) 沐浴設施(包括花灑或浴缸(如適用的話))	花灑套裝	鍍鉻	
			浴缸水龍頭	鍍鉻	
			浴缸	瓷釉壓製鋼	
			淋浴間	強化清玻璃 (以下單位不設淋浴間： 第1座及第2座地下至3樓及5樓至6樓A單位之浴室1 第1座及第2座地下至3樓及5樓至6樓B單位之浴室2 第1座及第2座7樓A單位之浴室3)	

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Tower 1 & Tower 2

3. 室內裝置				
細項		描述		
b	浴室	(iv) 浴缸大小(如適用的話)		第1座及第2座
				地下至3樓及5樓至6樓
				7樓
				A單位
			主人浴室	B單位
				A單位
				毫米
				毫米
c	廚房	(i) 洗滌盆的用料	不銹鋼	
		(ii) 供水系統的用料	冷水供應採用銅喉及熱水供應採用配有隔熱絕緣保護之銅喉	
		(iii) 廚櫃的用料及裝修物料	木製廚櫃配亞克力飾面板及膠板(以下單位除外) 第1座及第2座7樓A單位：木製廚櫃配高光烤漆飾面板及木皮飾面板	
		(iv) 所有其他裝置及設備的類型	鍍鉻水龍頭	
d	睡房	裝置(包括嵌入式衣櫃)的類型及用料	以下只適用於第1座3樓A單位：- 主人睡房：嵌入式木皮飾面木製櫃、皮革飾面木製層架配金屬框及金屬框玻璃趟門 睡房2：嵌入式皮革飾面木製書架	
e	電話	接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
f	天線	接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
g	電力裝置	(i) 供電附件(包括安全裝置)	提供開關掣及插座之面板。每戶均裝有微型斷路器配箱	
		(ii) 導管是隱藏或外露	導管部份隱藏及部份外露。除部份隱藏於混凝土內之導管外，其他部份的導管均為外露。外露的導管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏	
		(iii) 電插座及空調機接駁點的位置及數目	請參閱“住宅物業機電裝置數量說明表”	
h	氣體供應	類型及系統	設置煤氣喉接駁煤氣煮食爐	
		位置	請參閱“住宅物業機電裝置數量說明表”	
i	洗衣機接駁點	設計	設有洗衣機來水接駁喉位(直徑為15毫米)及去水接駁喉位(直徑為40毫米)	
		位置	請參閱“住宅物業機電裝置數量說明表”	
j	供水	(i) 水管的用料	冷熱水供水系統採用銅喉管	
		(ii) 水管是隱藏或外露	除部份隱藏於混凝土內之水管外，其他部份的水管均為外露。外露的水管可能被假天花、假陣、貯存櫃、覆面、非混凝土間牆，指定之槽位或其他物料遮蓋或隱藏	
		(iii) 有否熱水供應	廚房、主人浴室、浴室、洗手間及客廁有熱水供應	

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

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Tower 1 & Tower 2

4. 雜項					
細項		描述			
a	升降機	(i) 品牌名稱及產品型號	迅達（型號：5500）		
		(ii) 升降機的數目及到達的樓層	升降機數目	位置	到達的樓層
			2	第1座	地庫至3樓及5樓至7樓
			2	第2座	地庫至3樓及5樓至7樓
b	信箱	用料	不銹鋼		
c	垃圾收集	(i) 垃圾收集的方法	由清潔工人收集垃圾		
		(ii) 垃圾房的位置	垃圾收集及物料回收房位於第1座及第2座每層住宅樓層，並於地庫設垃圾存放房作中央處理		
d	水錶、電錶及氣體錶		(i) 位置	(ii) 就住宅單位而言是獨立抑或公用的錶	
		水錶	每座地下之公共水錶櫃內	獨立錶	
		電錶	每層住宅樓層之公共電錶櫃內	獨立錶	
		氣體錶	每個單位的廚房內	獨立錶	

5. 保安設施	
保安系統及設備(包括嵌入式的裝備的細節及其位置)	發展項目正門入口、園景地方、每座升降機大堂、停車場、車路、升降機、會所及公用地方均裝設有閉路電視 住戶單位均備有視像對講機 智能咭識別系統設於發展項目正門入口、地庫及地下升降機大堂、升降機、會所及地庫大堂信箱 有關玻璃破碎感測器、門／窗磁接觸感測器、被動式紅外線動作感測器及視像對講機的位置，請參考“住宅物業機電裝置數量說明表”

6. 設備
有關設備的品牌名稱和產品型號，請參考"設備說明表"

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

第1座及第2座
Tower 1 & Tower 2

1. Exterior finishes				
Item		Description		
a	External wall	Type of finishes	External wall of tower finished with curtain wall, glass claddings, aluminium claddings, artificial granite tiles and natural stone	
b	Window	Material of the frame	Aluminium window frame finished with fluorocarbon coating	
		Material of the glass	Clear insulated-Glass-Unit (IGU) with low emissivity coating windows are installed in living room, dining room, master bedroom, bedroom and master bathroom. Clear glass windows are installed in kitchen, utility room, lavatory and bathroom. The following units are excepted : - Unit A on 7/F of Tower 1 and Tower 2 : clear glass windows are installed in bedroom 2 Unit B on G/F to 3/F and 5/F to 6/F of Tower 1 and Tower 2 : milky white laminated glass windows are installed in master bathroom and bathroom 1	
c	Bay window	Material of bay windows	Not applicable	
		Material of window sill finishes	Not applicable	
d	Planter	Type of finishes	Not applicable	
e	Verandah or balcony	Type of finishes	(i) Balconies Balustrade : Glass balustrade with aluminium top rail Ceiling : Acoustic ceiling. The following units are excepted : - Unit A on 7/F of Tower 1 and Tower 2 : Aluminium ceiling Wall : Natural stone and aluminium cladding. The following units are excepted : - Unit A on 7/F of Tower 1 and Tower 2 : Wall is finished with glass cladding Floor : Porcelain tiles (ii) There is no verandah.	
		Whether it is covered	Balconies are covered, the following units are expected : - Unit A on 7/F of Tower 1 and Tower 2 : Balcony is partially covered	
f	Drying facilities for clothing	Type and material	Not applicable	

2. Interior finishes					
Item		Description			
a	Lobby		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling
		B/F Entrance Lift Lobby	Natural stone, wood panel, stainless steel panel and wallcovering panel	Natural stone	Suspended gypsum board and wood panel false ceiling, emulsion paint and special paint to exposed surface
		Residential Lift Lobby (G/F to 3/F and 5/F to 6/F of Tower 1 and Tower 2)	Natural stone, wood panel, stainless steel panel, glass panel and wallcovering panel	Natural stone	Suspended gypsum board and wood panel false ceiling, metal and emulsion paint to exposed surface
		Private Lift Lobby (7/F of Tower 1 and Tower 2)	Natural stone, wood panel, stainless steel panel and glass panel	Natural stone	Suspended wood panel false ceiling and lacquer paint panel to exposed surface

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Tower 1 & Tower 2

2. Interior finishes						
Item		Description				
b	Internal wall and ceiling		Type of finishes for Wall		Type of finishes for Ceiling	
		Living Room and Dining Room	Emulsion paint (except Unit A on 3/F of Tower 1) Wood veneer panel, metal, glass and fabric panel (applicable to Unit A on 3/F of Tower 1 only)		Emulsion paint to exposed surfaces. Partial areas of ceiling are equipped with suspended gypsum board false ceiling, bulkhead and painted with emulsion paint (except Unit A on 3/F of Tower 1) Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint, wood veneer panel, metal and silver leaf outlook finish to exposed surface (applicable to Unit A on 3/F of Tower 1 only)	
		Bedroom	Emulsion paint (except Unit A on 3/F of Tower 1) The followings are applicable to Unit A on 3/F of Tower 1 only: Master Bedroom: Wood veneer panel, wallpaper, metal and vinyl fabric panel Bedroom 1: Wood veneer panel, mirror and fabric panel Bedroom 2: Wood veneer frame with decoration and fabric panel		Emulsion paint to exposed surfaces. Partial areas of ceiling are equipped with suspended gypsum board false ceiling, bulkhead and painted with emulsion paint (except Unit A on 3/F of Tower 1) Suspended gypsum board false ceiling, bulkhead and painted with emulsion paint to exposed surface (applicable to Unit A on 3/F of Tower 1 only)	
c	Internal floor		Material of Floor		Material of Skirting	
		Living Room and Dining Room	Engineering timber floorings and finished with natural stone next to Balcony door (if provided) and Garden door (if provided) (Except Unit A on 3/F of Tower 1) Engineering timber floorings and finished with natural stone next to Kitchen, Balcony door (if provided) and Garden door (if provided) (applicable to Unit A on 3/F of Tower 1 only)		Wood veneer skirting (except Unit A on 3/F of Tower 1) Metal skirting (applicable to Unit A on 3/F of Tower 1 only)	
		Bedroom	Engineering timber floorings and finished with natural stone next to Flat Roof door (if provided) and Utility Platform door (if provided)		Wood veneer skirting (except Unit A on 3/F of Tower 1) Metal skirting (applicable to Unit A on 3/F of Tower 1 only)	
d	Bathroom		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling	
		Type of Finishes	Natural stone on exposed surface	Natural stone on exposed surface	Suspended gypsum board false ceiling with emulsion paint to exposed surface	
		Whether the wall finishes run up to ceiling	Up to false ceiling level			
e	Kitchen		Type of finishes for Wall	Type of finishes for Floor	Type of finishes for Ceiling	Type of finishes for Cooking Bench
		Type of Finishes	Natural stone and stainless steel panel on exposed surface	Natural stone on exposed surface	Suspended gypsum board false ceiling with emulsion paint to exposed surface	Solid surface material
		Whether the wall finishes run up to ceiling	Up to false ceiling level			

第1座及第2座
Tower 1 & Tower 2

3. Interior fittings					
Item		Description			
			Materials	Finishes	Accessories
a	Doors	Unit entrance door	Solid core fire rated timber swing door	Wood veneer panel	Lockset with door handle, eye viewer, door closer, door chain and door stopper
		Kitchen door	Solid core fire rated timber swing door with fire rated vision panel	Wood veneer panel (except Unit A on 3/F of Tower 1)	Door handle, door closer and door stopper
				Wood veneer panel and metal (applicable to Unit A on 3/F of Tower 1 only)	
		Kitchen door (near Utility Room 1)	Solid core timber swing door (except G/F units of Tower 1 and Tower 2)	Wood veneer panel	Lockset with door handle, door closer and door stopper
		Master Bedroom and Bedroom door	Solid core timber swing door	Wood veneer panel (except Unit A on 3/F of Tower 1)	Lockset with door handle and door stopper
				Wood veneer panel and metal (applicable to Unit A on 3/F of Tower 1 only)	
		Master Bathroom and Bathroom door	Solid core timber swing door	(i) Wood veneer panel (except Bathroom 2 (door near Bedroom 2) of Unit A on 3/F of Tower 1)	Lockset with door handle, door stopper and robe hook (except Bathroom 2 (door near Dining Room)) Lockset with door handle and door stopper (applicable to Bathroom 2 (door near Dining Room) only)
				(ii) Wood veneer panel with timber louver (applicable to Master Bathroom in Unit A on G/F of Tower 1 and Bathroom 2 (door near to Master Bathroom) in Unit B on G/F to 3/F and 5/F to 6/F of Tower 1 and 2 only)	
				(iii) Wood veneer panel and fabric panel (applicable to Bathroom 2 (door near Bedroom 2) of Unit A on 3/F of Tower 1 only)	
				(iv) Wood veneer panel and metal (applicable to Bathroom 2 (door near Dining Room) of Unit A on 3/F of Tower 1 only)	
		Powder Room door	Solid core timber swing door	Wood veneer panel	Lockset with door handle and door stopper
		Utility Room door	Solid core timber swing door (applicable to Unit A on G/F of Tower 1 only)	Wood veneer panel	Lockset with door handle and door stopper
		Utility Room 1 door	Solid core timber swing door	Wood veneer panel	(i) Door handle and door stopper (except Unit A on G/F of Tower 2)
					(ii) Lockset with door handle and door stopper (applicable to Unit A on G/F of Tower 2 only)
		Utility Room 2 door	Solid core timber swing door	Wood veneer panel	Lockset with door handle and door stopper
		Store door	Solid core timber swing door	Wood veneer panel	Lockset with door handle and door stopper
		Lavatory door	(i) Metal framed glass sliding door (except Unit A on G/F of Tower 1 and Tower 2)	Acid etched tempered glass	Door handle
			(ii) Metal framed glass folding door (applicable to Unit A on G/F of Tower 1 and Tower 2 only)	Acid etched tempered glass	Door handle
		Garden door	Aluminium framed glass sliding door	Tinted glass	Lockset with door handle
		Utility Platform door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
		Balcony door	(i) Aluminium framed glass sliding door	Tinted glass	Lockset with door handle
			(ii) Aluminium framed glass swing door (applicable to Unit A on 7/F of Tower 1 and Tower 2 only)	Tinted glass	Lockset with door handle and door closer
		Flat Roof door	Aluminium framed glass swing door	Tinted glass	Lockset with door handle and door closer
		Terrace door	Aluminium framed glass folding door	Tinted glass	Lockset with door handle
		Roof door	Metal swing door	Metal plate	Lockset with door handle
		Private Lift Lobby door	Solid core fire rated timber swing door	Wood veneer panel	Lockset with door handle, door closer and door stopper

第1座及第2座
Tower 1 & Tower 2

3. Interior fittings						
Item		Description				
b	Bathroom		Type	Material		
		(i) Type and material of fittings and equipment	Basin counter top	Natural stone		
			Basin cabinet	Master Bathroom : Wooden basin cabinet with wood veneer panel, natural stone and stainless steel panel and leather Bathroom : Wooden basin cabinet with wood veneer panel, natural stone and stainless steel panel		
			Mirror cabinet	Wooden mirror cabinet with wood veneer panel, metal, mirror panel and glass shelves		
			Wash basin mixer	Chrome plated		
			Wash basin	Vitreous china		
			Water closet	Vitreous china		
			Robe hook and toilet paper holder	Chrome plated		
			Towel rack	Stainless steel		
			Cosmetic mirror	Chrome plated		
		(ii) Type and material of water supply system	Cold water supply	Copper water pipes		
			Hot water supply	Copper water pipes with thermal insulation		
		(iii) Type and material of bathing facilities (including shower or bath tub (if applicable))	Shower set	Chrome plated		
			Bath mixer	Chrome plated		
			Bath tub	Enamelled pressed steel		
			Shower compartment	Clear tempered glass (Shower compartment is not provided for the following units : Bathroom 1 of Unit A on G/F to 3/F and 5/F to 6/F of Tower 1 and Tower 2 Bathroom 2 of Unit B on G/F to 3/F and 5/F to 6/F of Tower 1 and Tower 2 Bathroom 3 of Unit A on 7/F of Tower 1 and Tower 2)		
		(iv) Size of bath tub (if applicable)		Tower 1 and Tower 2		
				G/F to 3/F and 5/F to 6/F		7/F
				Unit A	Unit B	Unit A
				mm	mm	mm
			Master Bathroom	1700(L) x 750(W) x 410(H)	1700(L) x 750(W) x 410(H)	1800(L) x 800(W) x 430(H)
			Bathroom 1	1600(L) x 700(W) x 410(H)	-	1600(L) x 700(W) x 410(H)
			Bathroom 2	-	1600(L) x 700(W) x 410(H)	1600(L) x 700(W) x 410(H)
			Bathroom 3	-	-	1600(L) x 700(W) x 410(H)

第1座及第2座
Tower 1 & Tower 2

3. Interior fittings			
Item		Description	
c	Kitchen	(i) Material of sink unit	Stainless steel
		(ii) Material of water supply system	Copper water pipes are used for cold water supply and copper water pipes with thermal insulation are used for hot water supply
		(iii) Material and finishes of kitchen cabinet	Wooden kitchen cabinet with acrylic panel and plastic panel (except the following units) Unit A on 7/F of Tower 1 and Tower 2: Wooden kitchen cabinet with high gloss lacquer panel and wood veneer panel
		(iv) Type of all other fittings and equipment	Chrome plated mixer
d	Bedroom	Type and material of fittings (including built-in wardrobe)	The followings are applicable to Unit A on 3/F of Tower 1 only:- Master Bedroom: Built-in wooden cabinet with wood veneer panel and wooden shelf with leather panel with metal frame and metal framed glass sliding door Bedroom 2: Built-in wooden shelf with leather panel
e	Telephone	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
f	Aerials	Location and number of connection points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
g	Electrical Installations	(i) Electrical fittings (including safety devices)	Faceplate for all switches and power sockets are provided. Miniature circuit breaker distribution board is provided for each unit
		(ii) Whether conduits are concealed or exposed	Conduits are partly concealed and partly exposed. Other than those parts of the conduits concealed within concrete, the rest of them are exposed. Exposed conduits may be covered or hidden by false ceiling, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials
		(iii) Location and number of power points and air-conditioner points	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
h	Gas Supply	Type and system	Gas supply pipe is provided and connected to gas hob
		Location	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
i	Washing Machine Connection Point	Design	Water inlet connection point (15mm in diameter) and water outlet connection point (40mm in diameter) are provided for washing machine
		Location	Please refer to the "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"
j	Water Supply	(i) Material of water pipes	Copper pipes for cold and hot water supply system
		(ii) Whether water pipes are concealed or exposed	Other than those parts of the water pipes concealed within concrete, the rest of them are exposed. The exposed water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials
		(iii) Whether hot water is available	Hot water is available in Kitchen, Master bathroom, Bathroom, Lavatory and Powder room

第1座及第2座
Tower 1 & Tower 2

4. Miscellaneous					
Item		Description			
a	Lifts	(i) Brand name and model number	Schindler (Model No. 5500)		
		(ii) Number of lifts and floors served by them	Number of lifts	Location	Floor served
			2	Tower 1	B/F to 3/F and 5/F to 7/F
			2	Tower 2	B/F to 3/F and 5/F to 7/F
b	Letter Box	Material	Stainless steel		
c	Refuse Collection	(i) Means of refuse collection	Refuse will be collected by cleaner		
		(ii) Location of refuse room	Refuse Storage and Material Recovery Room at each residential floor of Tower 1 and Tower 2 and centrally handled at refuse storage chamber on B/F.		
d	Water Meter, Electricity Meter and Gas Meter		(i) Location	(ii) Whether they are separate or communal meters for residential properties	
		Water meter	In common water meter cabinet on G/F of each Tower	Separate meter	
		Electricity meter	In common electric meter cabinet on each residential floor	Separate meter	
		Gas meter	In the kitchen of each residential unit	Separate meter	
5. Security Facilities					
Security system and equipment (including details of built-in provisions and their locations)		CCTV cameras are provided at entrance gate, landscaped area, each tower's lift lobbies, car park, driveway, lift cars, clubhouse and common area of the Development Video door phone is provided for each residential unit Proximity card access system is provided at entrance gate of the Development, lift lobbies on B/F and G/F, liftcars, clubhouse and mailboxes at lift lobbies on B/F For the location of glass break sensor, door / window magnetic contact, passive infrared motion sensor and video door phone, please refer to "SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS OF RESIDENTIAL PROPERTIES"			
6. Appliances					
For brand name and model number of the appliances, please refer to "APPLIANCES SCHEDULE"					

The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
電磁爐 Induction Hob	Miele	CS1222	Y	Y	Y	Y	Y
煤氣單頭煮食爐 Single Gas Hob	Miele	CS 1028 G	Y	Y	Y	Y	Y
煤氣雙頭煮食爐 Double Gas Hob	Miele	CS 1013-1	Y	Y	Y	Y	Y
中式煮食爐 Chinese Wok & Western 2 Burner	Unico	Square 1	Y	-	-	-	-
中式抽油煙機 Exhaust Hood for Chinese Wok	Unico	FH 1000	Y	-	-	-	-
抽油煙機 Cooker Hood	Miele	DA5320 W	Y	Y	Y	Y	Y
雪櫃 Refrigerator	Sub-Zero	ICBBI-48S	Y	Y	Y	Y	Y
	White-Westinghouse	WRC44W	-	Y	-	-	-
	ROSIERES	RBCP 3183 NF/E	-	Y	-	-	-
焗爐 Oven	Miele	H 6890 BP	Y	Y	Y	Y	Y
蒸爐 Steamer	Miele	DG 6800	Y	Y	Y	Y	Y
微波爐 Microwave Oven	Miele	M6262	Y	Y	Y	Y	Y
洗衣機 Washer	Miele	WKB 120	Y	Y	Y	Y	Y
乾衣機 Dryer	Miele	TKB 340 WP	Y	Y	Y	Y	Y
洗碗碟機 Dishwasher	Miele	G6660 SCVi	Y	Y	Y	Y	Y
酒櫃 Wine Cellar	Miele	KWT 1612 VI	Y	Y	Y	Y	Y
咖啡機 Coffee Machine	Miele	CVA 6401	Y	Y	Y	Y	Y
保暖櫃 Warming Drawer	Miele	ESW 6214	Y	Y	Y	Y	Y
藍芽喇叭 Bluetooth Speaker	Egiaudio	EG41018	Y	Y	Y	Y	Y
視像對講機 Video Door Phone	Comelit	COD. 6802W	Y	Y	Y	Y	Y
電熱水爐 Electric Water Heater	電寶 Hotpool	HPI-6	Y	Y	Y	Y	Y
	電寶 Hotpool	HPI-8	-	-	-	-	-
	威能 Vaillant	VED E 21/7 B INT	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 21/7 E INT	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 27/7 E INT	Y	Y	Y	Y	Y

備註：

1. "Y" 表示此設備於該住宅物業內提供及／或安裝。

2. 不設別墅4。

Notes：

1. "Y" means such appliance(s) is / are provided and / or installed in the residential property.

2. No designation of Villa 4.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
換氣暖風機 Thermo Ventilator	樂聲 Panasonic	FV-40BD1H	Y	Y	Y	Y	Y
抽氣扇 Exhaust Fan	樂聲 Panasonic	FV-12NS3H	Y	Y	Y	Y	Y
	樂聲 Panasonic	FV-18NF3H	Y	Y	Y	Y	Y
	樂聲 Panasonic	FV-20NS3H	-	-	-	-	Y
	樂聲 Panasonic	FV-23NL3H	Y	-	-	-	-
可變冷媒流量空調機(室內機) Variable Refrigerant Volume Air-conditioner (Indoor Unit)	大金 Daikin	FXDP22QPVC	Y	Y	Y	Y	Y
	大金 Daikin	FXDP36QPVC	Y	Y	Y	Y	Y
	大金 Daikin	FXDP45QPVC	Y	Y	Y	Y	Y
	大金 Daikin	FXDP56QPVC	Y	Y	Y	Y	Y
	大金 Daikin	FXDP63QPVC	-	Y	Y	Y	-
	大金 Daikin	FXDP71QPVC	Y	Y	Y	Y	Y
	大金 Daikin	FXDP90QPVC	Y	Y	Y	Y	Y
	大金 Daikin	FXDP112QPVC	Y	-	-	-	-
可變冷媒流量空調機(室外機) Variable Refrigerant Volume Air-conditioner (Outdoor Unit)	大金 Daikin	RJZQ4AAV	-	Y	Y	Y	Y
	大金 Daikin	RJZQ5AAV	Y	-	-	-	-
	大金 Daikin	RUXYQ8AB	Y	-	-	-	-
	大金 Daikin	RUXYQ10AB	Y	-	-	-	-
	大金 Daikin	RUXYQ14AB	-	Y	Y	Y	Y
	大金 Daikin	RUXYQ16AB	-	Y	Y	Y	Y
	大金 Daikin	RUXYQ22AB	Y	-	-	-	-

備註：

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2. 不設別墅4。

Notes :

1. "Y" means such appliance(s) is / are provided and / or installed in the residential property.

2. No designation of Villa 4.

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設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
電磁爐 Induction Hob	Miele	CS1222	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
煤氣單頭煮食爐 Single Gas Hob	Miele	CS 1028 G	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
煤氣雙頭煮食爐 Double Gas Hob	Miele	CS 1013-1	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
抽油煙機 Cooker Hood	Miele	DA422-6	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
雪櫃 Refrigerator	Sub-Zero	ICBBI-48S	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
焗爐 Oven	Miele	H 6890 BP	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
蒸爐 Steamer	Miele	DG 6800	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
微波爐 Microwave Oven	Miele	M6262	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	-	Y
洗衣機 Washer	Miele	WKB 120	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
乾衣機 Dryer	Miele	TKB 340 WP	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
洗碗碟機 Dishwasher	Miele	G6660 SCVi	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
酒櫃 Wine Cellar	Miele	KWT 6312 UGS	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
咖啡機 Coffee Machine	Miele	CVA 6431	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
保暖櫃 Warming Drawer	Miele	EGW 6210	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	-	Y
藍芽喇叭 Bluetooth Speaker	Egiaudio	EG 41018	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
視像對講機 Video Door Phone	Comelit	COD. 6802W	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
電熱水爐 Electric Water Heater	電寶 Hotpool	HPI-8	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 21/7 B INT	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 21/7 E INT	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 27/7 E INT	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y

備註：

1. "Y" 表示此設備於該住宅物業內提供及／或安裝。

2. 不設洋房4、洋房13及洋房14。

Notes：

1. "Y" means such appliance(s) is / are provided and / or installed in the residential property.

2. No designation of House 4, House 13 and House 14.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

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設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
換氣暖風機 Thermo Ventilator	樂聲 Panasonic	FV-40BD1H	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
抽氣扇 Exhaust Fan	樂聲 Panasonic	FV-12NS3H	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	樂聲 Panasonic	FV-15NS3H	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	樂聲 Panasonic	FV-18NF3H	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
1拖2分體式空調機(室內機) Multi Split Type Air-conditioner (Indoor Unit)	大金 Daikin	FTXS20DVMA	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FDXS50CVMA	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
1拖2分體式空調機(室外機) Multi Split Type Air-conditioner (Outdoor Unit)	大金 Daikin	3MXS52EVMA	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
可變冷媒流量空調機(室內機) Variable Refrigerant Volume Air-conditioner (Indoor Unit)	大金 Daikin	FXDP22QPVC	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FXDP36QPVC	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FXDP45QPVC	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FXDP56QPVC	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FXDP71QPVC	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
可變冷媒流量空調機(室外機) Variable Refrigerant Volume Air-conditioner (Outdoor Unit)	大金 Daikin	RUXYQ10AB	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y

備註：

1. "Y" 表示此設備於該住宅物業內提供及／或安裝。

2. 不設洋房4、洋房13及洋房14。

Notes :

1. "Y" means such appliance(s) is / are provided and / or installed in the residential property.

2. No designation of House 4, House 13 and House 14.

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設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	第1座 Tower 1					第2座 Tower 2				
			地下 G/F		1樓至3樓及5樓至6樓 1/F to 3/F and 5/F to 6/F		7樓 7/F	地下 G/F		1樓至3樓及5樓至6樓 1/F to 3/F and 5/F to 6/F		7樓 7/F
			A	B	A	B	A	A	B	A	B	A
電磁爐 Induction Hob	Miele	CS1212-1I	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Miele	CS1222	-	-	-	-	Y	-	-	-	-	Y
煤氣單頭煮食爐 Single Gas Hob	Miele	CS 1018	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Miele	CS 1028 G	-	-	-	-	Y	-	-	-	-	Y
煤氣雙頭煮食爐 Double Gas Hob	Miele	CS 1013-1	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
抽油煙機 Cooker Hood	Miele	DA422-6	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
雪櫃 Refrigerator	Miele	KFN 14827 SDEed/ cs-2	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Miele	K 14820 SDed/cs	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Sub-Zero	ICBBI-48S	-	-	-	-	Y	-	-	-	-	Y
焗爐 Oven	Miele	H 6890 BP	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
蒸爐 Steamer	Miele	DG 6800	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
微波爐 Microwave Oven	Miele	M6262	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
洗衣機 Washer	Miele	WDA 101	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Miele	WKB 120	-	-	-	-	Y	-	-	-	-	Y
乾衣機 Dryer	Miele	TDA 140 C	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Miele	TKB 340 WP	-	-	-	-	Y	-	-	-	-	Y
洗碗碟機 Dishwasher	Miele	G6660 SCVi	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
酒櫃 Wine Cellar	Miele	KWT 6321 UG	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	Miele	KWT 6312 UGS	-	-	-	-	Y	-	-	-	-	Y
咖啡機 Coffee Machine	Miele	CVA 6431	-	-	-	-	Y	-	-	-	-	Y

備註：

1. "Y" 表示此設備於該住宅物業內提供及／或安裝。

2. 第1座及第2座均不設4樓。

Notes :

1. "Y" means such appliance(s) is / are provided and / or installed in the residential property.

2. No designation of 4/F in Tower 1 and Tower 2.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	第1座 Tower 1					第2座 Tower 2				
			地下 G/F		1樓至3樓及5樓至6樓 1/F to 3/F and 5/F to 6/F		7樓 7/F	地下 G/F		1樓至3樓及5樓至6樓 1/F to 3/F and 5/F to 6/F		7樓 7/F
			A	B	A	B	A	A	B	A	B	A
保暖櫃 Warming Drawer	Miele	EGW 6210	-	-	-	-	Y	-	-	-	-	Y
藍芽喇叭 Bluetooth Speaker	Egiaudio	EG 41018	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
視像對講機 Video Door Phone	Comelit	COD. 6802W	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
電熱水爐 Electric Water Heater	電寶 Hotpool	HPI-6	-	-	-	-	Y	-	-	-	-	Y
	電寶 Hotpool	HPI-8	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 21/7 B INT	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 21/7 E INT	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	威能 Vaillant	VED E 27/7 E INT	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
換氣暖風機 Thermo Ventilator	樂聲 Panasonic	FV-40BD1H	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	樂聲 Panasonic	FV-40BE2H	-	-	-	-	Y	-	-	-	-	Y
抽氣扇 Exhaust Fan	樂聲 Panasonic	FV-12NS3H	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	樂聲 Panasonic	FV-15NS3H	-	-	-	-	Y	-	-	-	-	Y
	樂聲 Panasonic	FV-18NF3H	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	樂聲 Panasonic	FV-20NS3H	-	-	-	-	Y	-	-	-	-	Y
1拖1分體式空調機(室內機) Single Split Type Air-conditioner (Indoor Unit)	大金 Daikin	FBQ71EVE	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	大金 Daikin	FDXS50CVMA	-	-	-	-	Y	-	-	-	-	Y
	大金 Daikin	FDXS60CVMA	-	-	-	-	Y	-	-	-	-	Y
1拖1分體式空調機(室外機) Single Split Type Air-conditioner (Outdoor Unit)	大金 Daikin	RZQ71LV1	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	大金 Daikin	RXS50FVMA	-	-	-	-	Y	-	-	-	-	Y
	大金 Daikin	RXS60FVMA	-	-	-	-	Y	-	-	-	-	Y

備註：

- "Y" 表示此設備於該住宅物業內提供及／或安裝。
- 第1座及第2座均不設4樓。

Notes :

- "Y" means such appliance(s) is / are provided and / or installed in the residential property.
- No designation of 4/F in Tower 1 and Tower 2.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

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設備說明表
Appliances Schedule

設備 Appliance	品牌 Brand	型號 Model No.	第1座 Tower 1					第2座 Tower 2				
			地下 G/F		1樓至3樓及5樓至6樓 1/F to 3/F and 5/F to 6/F		7樓 7/F	地下 G/F		1樓至3樓及5樓至6樓 1/F to 3/F and 5/F to 6/F		7樓 7/F
			A	B	A	B	A	A	B	A	B	A
1拖2分體式空調機(室內機) Multi Split Type Air-conditioner (Indoor Unit)	大金 Daikin	FTXS20DVMA	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FDXS35CVMA	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	大金 Daikin	FDXS50CVMA	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
	大金 Daikin	FDXS60CVMA	Y	-	-	-	Y	Y	-	-	-	Y
1拖2分體式空調機(室外機) Multi Split Type Air-conditioner (Outdoor Unit)	大金 Daikin	3MXS52EVMA	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	大金 Daikin	3MXS68EVMA	-	Y	-	Y	Y	-	Y	-	Y	Y
	大金 Daikin	4MXS80EVMA	Y	-	Y	-	Y	Y	-	Y	-	Y
可變冷媒流量空調機(室內機) Variable Refrigerant Volume Air-conditioner (Indoor Unit)	大金 Daikin	FXDP71QPVC	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	大金 Daikin	FXDP90QPVC	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
可變冷媒流量空調機(室外機) Variable Refrigerant Volume Air-conditioner (Outdoor Unit)	大金 Daikin	RJZQ6AAV	Y	Y	Y	Y	-	Y	Y	Y	Y	-
	大金 Daikin	RJZQ8AAV	-	-	-	-	Y	-	-	-	-	Y

備註：

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Notes：

1. "Y" means such appliance(s) is / are provided and / or installed in the residential property.

2. No designation of 4/F in Tower 1 and Tower 2.

賣方承諾如發展項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。

The Vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the Development, lifts or appliances of comparable quality will be installed.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
花園入口 Garden Entrance	門鈴按鈕 Door Bell Button	1	1	1	1	1
別墅入口 Main Entrance	訪客對話機 Visitor Panel	1	1	1	1	1
	燈位 Lighting Point	2	1	1	1	1
	電視／電台天線接駁位 TV/FM Connection Point	3	1	3	3	3
	電話接駁位 Telephone Connection point	3	1	3	3	3
	互聯網接駁位 Internet Connection Point	3	1	3	3	3
	USB插座 USB Socket Outlet	3	-	3	3	3
	13A 單位電插座 13A Single Socket Outlet	14	3	11	11	9
	13A 雙位電插座 13A Twin Socket Outlet	-	2	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	6	4	9	9	8
	燈掣 Lighting Switch	9	5	9	9	7
	燈掣及抽氣扇開關 Switch for Lighting & Exhaust Fan	1	1	1	1	1
	燈掣、抽氣扇及電熱水爐開關 Switch for Lighting, Exhaust Fan & Electric Water Heater	-	1	1	1	1
	電動升降柱開關 Switch for Electric Bollard	1	-	-	-	-
	燈位 Lighting Point	31	31	23	23	22
	無線網絡接入點 Wifi Access Point	2	2	2	2	2
	視像對講機 Video Door Phone	1	1	1	1	1
	保安系統控制 Controller for Security System	1	-	-	-	-
	保安系統開關掣 Local switch for Security System	4	2	2	2	2
	玻璃破碎感測器 Glass Break Sensor	5	7	7	7	7
	動作感測器 Motion Sensor	1	1	1	1	1
	門／窗磁接觸感測器 Door / Window Magnetic Contact	9	5	5	5	5

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
主人睡房 Master Bedroom	電視/電台天線接駁位 TV/FM Connection Point	2	1	2	2	2
	電話接駁位 Telephone Connection point	2	1	2	2	2
	互聯網接駁位 Internet Connection Point	3	1	3	3	3
	USB插座 USB Socket Outlet	2	-	2	2	2
	13A 單位電插座 13A Single Socket Outlet	14	4	12	12	11
	13A 雙位電插座 13A Twin Socket Outlet	-	7	-	-	-
	燈掣 Lighting Switch	5	9	5	5	5
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1
	燈位 Lighting Point	18	28	13	13	17
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	3	5	4	5	5
	無線網絡接入點 Wifi Access Point	2	2	2	2	2
	對講機 Intercom	1	1	1	1	1
睡房 1 Bedroom 1	電視/電台天線接駁位 TV/FM Connection Point	1	1	1	1	1
	電話接駁位 Telephone Connection point	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1
	USB插座 USB Socket Outlet	1	-	1	1	1
	13A 單位電插座 13A Single Socket Outlet	5	1	6	6	7
	13A 雙位電插座 13A Twin Socket Outlet	-	3	-	-	-
	對講機 Intercom	1	-	1	1	1
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	3
	燈掣 Lighting Switch	3	2	1	1	1
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	-	-	-	1
	燈位 Lighting Point	5	5	2	2	6
	無線網絡接入點 Wifi Access Point	-	-	-	-	1
	保安系統開關掣 Local switch for Security System	2	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	1	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	2	-	-	-	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
睡房 2 Bedroom 2	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1
	電話接駁位 Telephone Connection point	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1
	USB插座 USB Socket Outlet	1	-	1	1	1
	13A 單位電插座 13A Single Socket Outlet	6	3	5	5	5
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1
	燈掣 Lighting Switch	2	3	1	1	2
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1
	燈位 Lighting Point	4	7	4	2	4
	無線網絡接入點 Wifi Access Point	1	-	-	-	-
	對講機 Intercom	1	1	1	1	1
睡房 3 Bedroom 3	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1
	電話接駁位 Telephone Connection point	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1
	USB插座 USB Socket Outlet	1	-	1	1	1
	13A 單位電插座 13A Single Socket Outlet	7	3	5	5	5
	13A 雙位電插座 13A Twin Socket Outlet	-	1	-	-	-
	燈掣 Lighting Switch	2	2	2	2	1
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	-	-	-	-
	燈位 Lighting Point	5	7	1	1	1
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	2	2	1
	對講機 Intercom	1	1	1	1	1
睡房 4 Bedroom 4	電視／電台天線接駁位 TV/FM Connection Point	1	-	-	-	-
	電話接駁位 Telephone Connection point	1	-	-	-	-
	互聯網接駁位 Internet Connection Point	1	-	-	-	-
	USB插座 USB Socket Outlet	1	-	-	-	-
	13A 單位電插座 13A Single Socket Outlet	6	-	-	-	-
	燈掣 Lighting Switch	2	-	-	-	-
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	-	-	-	-
	燈位 Lighting Point	2	-	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	-	-	-	-
	對講機 Intercom	1	-	-	-	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
一樓走廊 1/F Corridor	13A 單位電插座 13A Single Socket Outlet	-	1	1	1	-
	燈掣 Lighting Switch	-	2	4	4	4
	燈位 Lighting Point	-	11	8	8	6
家庭廳 Family Room	電視/電台天線接駁位 TV/FM Connection Point	1	-	-	-	-
	電話接駁位 Telephone Connection point	1	-	-	-	-
	互聯網接駁位 Internet Connection Point	1	-	-	-	-
	USB插座 USB Socket Outlet	1	-	-	-	-
	13A 單位電插座 13A Single Socket Outlet	5	-	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	-	-	-	-
	燈掣 Lighting Switch	5	-	-	-	-
	燈位 Lighting Point	11	-	-	-	-
	對講機 Intercom	1	-	-	-	-
	無線網絡接入點 Wifi Access Point	1	-	-	-	-
主人浴室 Master Bathroom	13A 單位電插座 13A Single Socket Outlet	11	13	13	13	13
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1
	鬚刨插座 Shaver Unit	2	2	2	2	2
	燈位 Lighting Point	15	15	15	15	15
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	2	2	2	2	2

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
浴室 1 Bathroom 1	13A 單位電插座 13A Single Socket Outlet	5	5	5	5	5
	鬚刨插座 Shaver Unit	1	1	1	1	1
	燈位 Lighting Point	3	3	3	3	3
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	1	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	1	-	-	-	-
浴室 2 Bathroom 2	13A 單位電插座 13A Single Socket Outlet	5	5	5	5	5
	鬚刨插座 Shaver Unit	1	1	1	1	1
	燈位 Lighting Point	4	3	3	3	3
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1
浴室 3 Bathroom 3	13A 單位電插座 13A Single Socket Outlet	5	5	5	5	5
	鬚刨插座 Shaver Unit	1	1	1	1	1
	燈位 Lighting Point	3	3	3	3	3
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1
浴室 4 Bathroom 4	13A 單位電插座 13A Single Socket Outlet	5	-	-	-	-
	鬚刨插座 Shaver Unit	1	-	-	-	-
	燈位 Lighting Point	4	-	-	-	-
	換氣暖風機控制 Thermal Ventilator Controller	1	-	-	-	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

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住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
客廁 Powder Room	13A 單位電插座 13A Single Socket Outlet	-	2	3	3	3
	鬚刨插座 Shaver Unit	-	1	1	1	1
	燈位 Lighting Point	-	2	2	2	2
衣帽間 Walk in Wardrobe (近睡房1 near Bedroom 1)	13A 單位電插座 13A Single Socket Outlet	-	-	1	1	-
	13A 雙位電插座 13A Twin Socket Outlet	-	1	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	-	-	-	1	-
	燈位 Lighting Point	-	3	4	4	-
	燈掣 Lighting Switch	-	1	1	1	-
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	-	1	1	1	-
	無線網絡接入點 Wifi Access Point	-	1	1	1	-
	對講機 Intercom	-	1	-	-	-
衣帽間 Walk in Wardrobe (近睡房3 near Bedroom 3)	13A 單位電插座 13A Single Socket Outlet	-	1	1	1	1
	13A 雙位電插座 13A Twin Socket Outlet	-	1	-	-	-
	燈位 Lighting Point	-	2	2	2	2
	燈掣 Lighting Switch	-	1	1	1	1
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	-	1	1	1	1
	無線網絡接入點 Wifi Access Point	-	1	1	1	1
洗手間 Lavatory	燈位 Lighting Point	2	1	2	2	2
	玻璃破碎感測器 Glass Break Sensor	1	1	1	1	1
	門/窗磁接觸感測器 Door / Window Magnetic Contact	2	1	1	1	1
儲物室 1 Store Room 1	13A 單位電插座 13A Single Socket Outlet	1	-	-	-	-
	燈掣 Lighting Switch	1	-	-	-	-
	燈位 Lighting Point	2	-	-	-	-
儲物室 2 Store Room 2	13A 單位電插座 13A Single Socket Outlet	1	-	-	-	-
	燈掣 Lighting Switch	1	-	-	-	-
	燈位 Lighting Point	1	-	-	-	-
工作間 Utility Room	互聯網接駁位 Internet Connection Point	-	3	3	3	-
	電話接駁位 Telephone Connection point	-	1	1	1	-
	13A 單位電插座 13A Single Socket Outlet	-	5	5	4	-
	13A 雙位電插座 13A Twin Socket Outlet	-	2	3	4	-
	門鈴 Door Bell	-	1	1	1	-
	燈掣 Lighting Switch	-	3	2	2	-
	燈掣與電熱水爐開關 Switch for Lighting & Electrical Water Heater	-	1	1	1	-
	燈位 Lighting Point	-	4	5	4	-
	空調總控制系統 Controller for Air Conditioning System	-	2	2	2	-
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	-	1	1	1	-
	洗衣機來水位 Water Inlet Connection Point for Washing Machine	-	1	1	1	-
	視像對講機 Video Door Phone	-	1	1	1	-
	電製箱 Electric Distribution Board	-	2	2	2	-
	保安系統開關掣 Local switch for Security System	-	1	1	1	-
	保安系統控制 Controller for Security System	-	1	1	1	-
	緊急警報按鈕 Panic Alarm Button	-	1	1	1	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。
2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.
2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
工作間 1 Utility Room 1	互聯網接駁位 Internet Connection Point	3	-	-	-	-
	電話接駁位 Telephone Connection point	1	-	-	-	-
	13A 單位電插座 13A Single Socket Outlet	3	-	-	-	1
	13A 雙位電插座 13A Twin Socket Outlet	2	-	-	-	-
	門鈴 Door Bell	1	-	-	-	-
	燈掣 Lighting Switch	2	-	-	-	1
	燈掣與電熱水爐開關 Switch for Lighting & Electrical Water Heater	1	-	-	-	-
	燈位 Lighting Point	3	-	-	-	1
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	1	-	-	-	-
	洗衣機來水位 Water Inlet Connection Point for Washing Machine	1	-	-	-	-
	空調總控制系統 Controller for Air Conditioning System	2	-	-	-	-
	視像對講機 Video Door Phone	1	-	-	-	-
	電掣箱 Electric Distribution Board	2	-	-	-	-
	保安系統開關掣 Local switch for Security System	2	-	-	-	-
	緊急警報按鈕 Panic Alarm Button	1	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	1	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	2	-	-	-	-
工作間 2 Utility Room 2	互聯網接駁位 Internet Connection Point	-	-	-	-	3
	電話接駁位 Telephone Connection Point	-	-	-	-	1
	13A 單位電插座 13A Single Socket Outlet	1	-	-	-	4
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	2
	門鈴 Door Bell	-	-	-	-	1
	燈掣 Lighting Switch	1	-	-	-	2
	燈掣與電熱水爐開關 Switch for Lighting & Electrical Water Heater	-	-	-	-	1
	燈位 Lighting Point	4	-	-	-	3
	空調總控制系統 Controller for Air Conditioning System	-	-	-	-	2
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	-	-	-	-	1
	洗衣機來水位 Water Inlet Connection Point for Washing Machine	-	-	-	-	1
	電掣箱 Electric Distribution Board	-	-	-	-	2
	保安系統開關掣 Local switch for Security System	-	-	-	-	1
	緊急警報按鈕 Panic Alarm Button	-	-	-	-	1
	玻璃破碎感測器 Glass Break Sensor	-	-	-	-	1
	視像對講機 Video Door Phone	-	-	-	-	1
	保安系統控制 Controller for Security System	-	-	-	-	1
	門/窗磁接觸感測器 Door / Window Magnetic Contact	-	-	-	-	2

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
廚房 Kitchen	互聯網接駁位 Internet Connection Point	1	-	-	-	-
	電視/電台天線接駁位 TV/FM Connection Point	1	-	-	-	-
	13A 單位電插座 13A Single Socket Outlet	8	4	4	4	4
	焗爐雙極開關掣 Double Pole Switch for Oven	1	1	1	1	1
	電磁爐雙極開關掣 Double Pole Switch for Induction Hob	1	1	1	1	1
	蒸爐雙極開關掣 Double Pole Switch for Steamer	1	1	1	1	1
	燈掣 Lighting Switch	1	-	-	-	1
	燈掣與抽氣扇開關 Switch for Lighting & Exhaust Fan	-	1	1	1	1
	燈位 Lighting Point	15	6	6	6	9
	保安系統開關掣 Local switch for Security System	1	1	1	1	1
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	2	1	1	1	1
	門/窗磁接觸感測器 Door / Window Magnetic Contact	4	3	3	3	3
地下升降機大堂 G/F Lift Lobby	13A 單位電插座 13A Single Socket Outlet	1	1	1	1	1
	燈掣 Lighting Switch	2	2	2	2	2
	燈位 Lighting Point	11	7	8	9	13
	保安系統開關掣 Local switch for Security System	1	1	1	1	1
	保安系統控制 Controller for Security System	1	1	1	1	1
	動作感測器 Motion Sensor	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	1	1	1	1	1
	門/窗磁接觸感測器 Door / Window Magnetic Contact	3	3	3	3	3
二樓升降機大堂 2/F Lift Lobby	13A 單位電插座 13A Single Socket Outlet	1	1	1	1	1
	燈掣 Lighting Switch	2	1	2	2	2
	燈位 Lighting Point	2	3	2	2	2

備註：

1. “1, 2, ……”表示提供於該住宅物業內的裝置數量。

2. 不設別墅4。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	別墅 Villa 1	別墅 Villa 2	別墅 Villa 3	別墅 Villa 5	別墅 Villa 6
天台升降機大堂 R/F Lift Lobby	13A 雙位電插座 13A Twin Socket Outlet	-	1	-	-	-
	燈掣 Lighting Switch	2	3	2	2	2
	燈位 Lighting Point	-	4	-	-	-
	對講機 Intercom	1	1	1	1	1
	保安系統開關掣 Local switch for Security System	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	1	1	1	1	1
	動作感測器 Motion Sensor	1	1	1	1	1
內置樓梯 Internal Staircase	燈掣 Lighting Switch	-	-	-	-	2
	燈位 Lighting Point	37	30	39	39	40
地下停車位 G/F Carpark	燈位 Lighting Point	20	19	15	15	15
	電動車充電位 Electric Vehicle Charging Point	3	2	2	2	2
	動作感測器 Motion Sensor	1	1	1	1	1
花園 Garden	13A 單位電插座 13A Single Socket Outlet	3	3	4	4	3
	燈位 Lighting Point	45	32	32	32	33
	被動式紅外線動作感測器 Passive Infrared Motion Sensor	5	4	4	4	4
車路 Driveway	燈位 Lighting Point	10	-	-	-	-
一樓平台 1/F Flat Roof	13A 單位電插座 13A Single Socket Outlet	2	-	-	-	-
	燈位 Lighting Point	6	1	1	1	-
二樓平台 2/F Flat Roof	13A 單位電插座 13A Single Socket Outlet	2	-	1	1	1
	燈位 Lighting Point	3	2	3	3	3
天台 Roof	13A 單位電插座 13A Single Socket Outlet	2	1	2	2	2
	燈位 Lighting Point	7	5	5	5	5
頂層天台 Top Roof	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	4	3	3	3	3
消防泵房 Fire Service Pump Room	燈掣 Lighting Switch	1	1	1	1	1
	燈位 Lighting Point	2	2	2	2	2
地下管道槽 G/F Pipe Duct	燈掣 Lighting Switch	2	3	2	2	2
	燈位 Lighting Point	1	1	1	1	1
	升降機控制箱 Lift Supervisory Panel	1	1	1	1	1
	電掣箱 Electric Distribution Board	2	2	2	2	2

備註：

- “1, 2, ……”表示提供於該住宅物業內的裝置數量。
- 不設別墅4。

Notes：

- “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.
- No designation of Villa 4.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
洋房入口 House Entrance	訪客對話機 Visitor Panel	1	1	1	1	1	1	1	1	1	1	1	1	1	1
客廳及飯廳 Living Room and Dining Room	電視／電台天線接駁位 TV/FM Connection Point	3	3	3	3	3	3	3	3	3	3	3	3	2	3
	電話接駁位 Telephone Connection Point	3	3	3	3	3	3	3	3	3	3	3	3	2	3
	互聯網接駁位 Internet Connection Point	3	3	3	3	3	3	3	3	3	3	3	3	2	3
	USB插座 USB Socket Outlet	3	3	3	3	3	3	3	3	3	3	3	3	2	3
	13A 單位電插座 13A Single Socket Outlet	12	12	12	12	12	12	12	12	12	12	12	12	5	12
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	燈掣 Lighting Switch	5	5	5	5	5	5	5	5	5	5	5	5	3	5
	燈掣及抽氣扇開關 Switch for Lighting & Exhaust Fan	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣、抽氣扇及熱水爐開關 Switch for Lighting, Exhaust Fan & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	19	19	19	19	19	19	19	19	19	19	19	19	57	19
	無線網絡接入點 Wifi Access Point	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	視像對講機 Video Door Phone	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統控制 Controllor for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統開關掣 Local switch for Security System	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	動作感測器 Motion Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	4	4	4	4	4	4	4	4	4	4	4	4	4	4
	門／窗磁接觸感測器 Door / Window Magnetic Contact	7	7	7	7	7	7	7	7	7	7	7	7	7	8

備註：

1. “1, 2, ……”表示提供於該住宅物業內的裝置數量。

2. 不設洋房4、洋房13及洋房14。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of House 4, House 13 and House 14.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
主人睡房 Master Bedroom	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	-	1
	13A 單位電插座 13A Single Socket Outlet	6	6	6	6	6	6	6	6	6	6	6	6	3	6
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	1	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	3	3	3	3	3	3	3	3	3	3	3	3	4	3
	按摩缸、抽氣扇及電熱水爐開關 Switch for Jacuzzi, Exhaust Fan & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	4	4	4	4	4	4	4	4	4	4	4	4	7	4
	無線網絡接入點 Wifi Access Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	對講機 Intercom	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統開關掣 Local switch for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
睡房1 Bedroom 1	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A 單位電插座 13A Single Socket Outlet	5	5	5	5	5	5	5	5	5	5	5	5	3	5
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	1	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	3	1
	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	8	1
	保安系統開關掣 Local switch for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	玻璃破碎探测器 Glass Break Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	門／窗磁接觸感測器 Door / Window Magnetic Contact	2	2	2	2	2	2	2	2	2	2	2	2	2	2

備註：

- “1, 2, ……”表示提供於該住宅物業內的裝置數量。
- 不設洋房4、洋房13及洋房14。

Notes：

- “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.
- No designation of House 4, House 13 and House 14.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
睡房 2 Bedroom 2	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	-	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	-	1
	13A 單位電插座 13A Single Socket Outlet	5	5	5	5	5	5	5	5	5	5	5	5	-	5
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	2	-
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	4	1
睡房 3 Bedroom 3	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A 單位電插座 13A Single Socket Outlet	6	6	6	6	6	6	6	6	6	6	6	6	-	6
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	-	-	-	-	-	-	2	-
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	3	3	3	3	3	3	3	3	3	3	3	3	11	3
儲物室 Store Room	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	1	2
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
主人浴室 Master Bathroom	13A 單位電插座 13A Single Socket Outlet	4	4	4	4	4	4	4	4	4	4	4	4	4	4
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	6	6	6	6	6	6	6	6	6	6	6	6	6	6
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	天幕窗簾控制器 Controller for Electric Skylight Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1

備註：

1. “1, 2, ……”表示提供於該住宅物業內的裝置數量。

2. 不設洋房4、洋房13及洋房14。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of House 4, House 13 and House 14.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
浴室 1 Bathroom 1	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	4	4	4	4	4	4	4	4	4	4	4	4	4	4
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1
浴室 2 Bathroom 2	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	4	4	4	4	4	4	4	4	4	4	4	4	4	4
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1
浴室 3 Bathroom 3	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	4	4	4	4	4	4	4	4	4	4	4	4	4	4
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1	1	1	1	1	1	1	1	1	1
洗手間 Lavatory	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
工作間 Utility Room	互聯網接駁位 Internet Connection Point	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	13A 雙位電插座 13A Twin Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	1	2
	燈掣 Lighting Switch	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣、抽氣扇及電熱水爐開關 Switch for Lighting, Exhaust Fan & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	空調機開關掣 Switch for A/C Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	空調總控制系統 Controller for Air Conditioning System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電掣箱 Electric Distribution Board	3	3	3	3	3	3	3	3	3	3	3	3	3	3
	電梯控制箱 Lift Supervisory Panel	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	緊急警報按鈕 Panic Alarm Button	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統閃燈警鐘 Audio / Visual Security Alarm	1	1	1	1	1	1	1	1	1	1	1	1	1	1

備註：

- “1, 2, ……”表示提供於該住宅物業內的裝置數量。
- 不設洋房4、洋房13及洋房14。

Notes：

- “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.
- No designation of House 4, House 13 and House 14.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
廚房 Kitchen	13A 單位電插座 13A Single Socket Outlet	7	7	7	7	7	7	7	7	7	7	7	7	4	7
	焗爐雙極開關掣 Double Pole Switch for Oven	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電磁爐雙極開關掣 Double Pole Switch for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	蒸爐雙極開關掣 Double Pole Switch for Steamer	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣及抽氣扇開關 Switch for Lighting & Exhaust Fan	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	10	10	10	10	10	10	10	10	10	10	10	10	10	10
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	洗衣機來水位 Water Intlet Connection Point for Washing Machine	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統開關掣 Local switch for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	門/窗磁接觸感測器 Door / Window Magnetic Contact	3	3	3	3	3	3	3	3	3	3	3	3	3	3
內置樓梯 Internal Staircase	燈掣 Lighting Switch	7	7	7	7	7	7	7	7	7	7	7	7	7	7
	燈位 Lighting Point	31	31	31	31	31	31	31	31	31	31	31	31	31	31
	對講機 Intercom	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統開關掣 Local switch for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	動作感測器 Motion Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
一樓走廊 1/F Corridor	13A 單位電插座 13A Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	燈位 Lighting Point	7	7	7	7	7	7	7	7	7	7	7	7	8	7
	無線網絡接入點 Wifi Access Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
地庫升降機大堂 B/F Lift Lobby	13A 單位電插座 13A Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	燈位 Lighting Point	4	4	4	4	4	4	4	4	4	4	4	4	6	4
	保安系統開關掣 Local switch for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統控制 Controller for Security System	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	動作感測器 Motion Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	門/窗磁接觸感測器 Door / Window Magnetic Contact	1	1	1	1	1	1	1	1	1	1	1	1	1	1

備註：

1. “1, 2, ……”表示提供於該住宅物業內的裝置數量。

2. 不設洋房4、洋房13及洋房14。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of House 4, House 13 and House 14.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	洋房 House 1	洋房 House 2	洋房 House 3	洋房 House 5	洋房 House 6	洋房 House 7	洋房 House 8	洋房 House 9	洋房 House 10	洋房 House 11	洋房 House 12	洋房 House 15	洋房 House 16	洋房 House 17
地庫停車場 B/F Carpark	13A 單位電插座 13A Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	13	13	13	13	13	13	13	13	13	13	15	13	13	13
	電動車充電位 Electric Vehicle Charging Point	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	無線網絡接入點 Wifi Access Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	訪客對話機 Visitor Panel	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	動作感測器 Motion Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	網絡攝像機 Internet Protocol Camera	1	1	1	1	1	1	1	1	1	1	1	1	1	1
花園 Garden	13A 單位電插座 13A Single Socket Outlet	3	3	3	3	3	3	3	3	3	3	3	3	3	3
	燈位 Lighting Point	16	17	17	17	17	17	17	17	17	17	17	17	17	17
	被動式紅外線動作感測器 Passive Infrared Motion Sensor	2	2	2	2	2	2	2	2	2	2	2	2	2	3
	門/窗磁接觸感測器 Door / Window Magnetic Contact	1	1	1	1	1	1	1	1	1	1	1	1	1	1
平台 Flat Roof	13A 單位電插座 13A Single Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	3	3	3	3	3	3	3	3	3	3	3	3	3	3
	被動式紅外線動作感測器 Passive Infrared Motion Sensor	1	1	1	1	1	1	1	1	1	1	1	1	1	1
天台 Roof	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	燈位 Lighting Point	14	14	14	14	14	14	14	14	14	14	14	14	12	14
	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	3	3	3	3	3	3	3	3	3	3	3	3	3	3

備註：

1. “1, 2, ……”表示提供於該住宅物業內的裝置數量。

2. 不設洋房4、洋房13及洋房14。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of House 4, House 13 and House 14.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
大門入口 Main Entrance	門鈴按鈕 Door Bell Push Button	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
客廳及飯廳 Living Room and Dining Room	電視／電台天線接駁位 TV/FM Connection Point	2	2	2	2	2	2	1	2	2	2	2	2	2	2	2	2
	電話接駁位 Telephone Connection Point	2	2	2	2	2	2	1	2	2	2	2	2	2	2	2	2
	互聯網接駁位 Internet Connection Point	2	2	2	2	2	2	1	2	2	2	2	2	2	2	2	2
	USB插座 USB Socket Outlet	2	2	2	2	2	2	1	2	2	2	2	2	2	2	2	2
	13A 單位電插座 13A Single Socket Outlet	10	10	10	10	10	10	1	10	10	10	10	10	10	10	10	10
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	3	-	-	-	-	-	-	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	燈掣 Lighting Switch	5	5	5	5	5	5	3	5	4	5	5	5	5	5	5	4
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	8	8	8	8	8	8	22	8	16	8	8	8	8	8	8	16
	無線網絡接入點 Wifi Access Point	2	2	2	2	2	2	2	2	1	2	2	2	2	2	2	1
	視像對講機 Video Door Phone	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統開關掣 Local switch for Security System	1	1	-	-	-	-	-	-	1	1	1	-	-	-	-	1
	保安系統控制 Controller for Security System	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	2	2	-	-	-	-	-	-	-	2	2	-	-	-	-	-
	門／窗磁接觸感測器 Door / Window Magnetic Contact	4	4	-	-	-	-	-	-	-	4	4	-	-	-	-	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
主人睡房 Master Bedroom	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	-	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	2	1	1	1	1	1	1	1	1	1
	13A 單位電插座 13A Single Socket Outlet	7	6	7	6	7	6	9	6	6	7	6	7	6	7	6	6
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	2	2	2	2	2	2	1	2	1	2	2	2	2	2	2	1
	燈掣 Lighting Switch	1	1	1	1	1	1	2	1	3	1	1	1	1	1	1	3
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1	-
	按摩浴缸、抽氣扇及電熱水爐開關 Switch for Jacuzzi, Exhaust Fan & Electric Water Heater	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	4	3	4	3	4	3	5	3	7	4	3	4	3	4	3	7
	對講機 Intercom	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	保安系統開關掣 Local switch for Security System	1	1	-	-	-	-	-	-	1	1	1	-	-	-	-	1
	玻璃破碎感測器 Glass Break Sensor	2	2	-	-	-	-	-	-	-	2	2	-	-	-	-	-
	門／窗磁接觸感測器 Door / Window Magnetic Contact	2	2	-	-	-	-	-	-	-	2	2	-	-	-	-	-
睡房 1 Bedroom 1	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	-	1	2	1	1	1	1	1	1	2
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	-	1	1	1	1	1	1	1	1	1
	13A 單位電插座 13A Single Socket Outlet	6	6	5	5	5	5	2	5	6	6	6	5	5	5	5	6
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	1	-	-	-	-	-	-	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	1	1	2	2	2	2	1	2	2	1	1	2	2	2	2	2
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	1	2	1	2	1	2	1	2	8	1	2	1	2	1	2	8
	保安系統開關掣 Local switch for Security System	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	門／窗磁接觸感測器 Door / Window Magnetic Contact	4	2	-	-	-	-	-	-	-	4	2	-	-	-	-	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
睡房 2 Bedroom 2	電視／電台天線接駁位 TV/FM Connection Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電話接駁位 Telephone Connection Point	1	1	1	1	1	1	2	1	1	1	1	1	1	1	1	1
	互聯網接駁位 Internet Connection Point	1	1	1	1	1	1	2	1	1	1	1	1	1	1	1	1
	USB插座 USB Socket Outlet	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A 單位電插座 13A Single Socket Outlet	5	5	5	5	5	5	1	5	6	5	5	5	5	5	5	6
	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	2	-	-	-	-	-	-	-	-	-
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	1	1	1	1	1	1	2	1	1	1	1	1	1	1	1	1
	燈掣及電熱水爐開關 Switch for Lighting & Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	3	3	3	3	3	3	1	3	3	3	3	3	3	3	3	3
	保安系統開關掣 Local switch for Security System	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	玻璃破碎探測器 Glass Break Sensor	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	門／窗磁接觸感測器 Door / Window Magnetic Contact	2	2	-	-	-	-	-	-	-	2	2	-	-	-	-	-
睡房 3 Bedroom 3	電視／電台天線接駁位 TV/FM Connection Point	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	電話接駁位 Telephone Connection Point	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	互聯網接駁位 Internet Connection Point	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	USB插座 USB Socket Outlet	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	13A 單位電插座 13A Single Socket Outlet	-	-	-	-	-	-	-	-	5	-	-	-	-	-	-	5
	預留電窗簾接駁點 Reserved Connection Point for Electric Curtain	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2
	燈掣、抽氣扇及電熱水爐開關 Switch for Lighting & Exhaust Fan & Electric Water Heater	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
主人浴室 Master Bathroom	13A 單位電插座 13A Single Socket Outlet	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	7	8	7	8	7	8	7	8	7	7	8	7	8	7	8	7
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1	-
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	2	2	-	-	-	-	-	-	-	2	2	-	-	-	-	-
浴室 1 Bathroom 1	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	4	4	4	4	4	4	4	4	5	4	4	4	4	4	4	5
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1	-
	玻璃破碎感測器 Glass Break Sensor	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
浴室 2 Bathroom 2	13A 單位電插座 13A Single Socket Outlet	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	鬚刨插座 Shaver Unit	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈位 Lighting Point	4	4	4	4	4	4	4	4	5	4	4	4	4	4	4	5
	換氣暖風機控制 Thermal Ventilator Controller	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1	-
浴室 3 Bathroom 3	13A 單位電插座 13A Single Socket Outlet	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2
	鬚刨插座 Shaver Unit	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	-	-	-	-	-	-	-	-	4	-	-	-	-	-	-	4
客廁 Powder Room	13A 單位電插座 13A Single Socket Outlet	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2
	鬚刨插座 Shaver Unit	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
洗手間 Lavatory	燈位 Lighting Point	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
工作間 Utility Room	互聯網接駁位 Internet Connection Point	2	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	電話接駁位 Telephone Connection Point	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	13A 雙位電插座 13A Twin Socket Outlet	3	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	門鈴 Door Bell	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	燈掣 Lighting Switch	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	燈位 Lighting Point	2	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	電掣箱 Electric Distribution Board	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	視像對講機 Video Door Phone	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	保安系統開關掣 Local switch for Security System	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	保安系統閃燈警鐘 Audio / Visual Security Alarm	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	緊急警報按鈕 Panic Alarm Button	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	3	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
工作間 1 Utility Room 1	互聯網接駁位 Internet Connection Point	-	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	電話接駁位 Telephone Connection Point	-	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	13A 雙位電插座 13A Twin Socket Outlet	-	2	2	2	2	2	2	2	2	3	2	2	2	2	2	2
	門鈴 Door Bell	-	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣 Lighting Switch	-	1	1	1	1	1	1	1	2	1	1	1	1	1	1	2
	燈位 Lighting Point	-	1	1	1	1	1	1	1	3	2	1	1	1	1	1	3
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1
	洗衣機來水位 Water Intlet Connection Point for Washing Machine	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
工作間 1 Utility Room 1	電掣箱 Electric Distribution Board	-	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	視像對講機 Video Door Phone	-	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	保安系統控制 Controller for Security System	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	保安系統開關掣 Local switch for Security System	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
	保安系統閃燈警鐘 Audio / Visual Security Alarm	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	-	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	緊急警報按鈕 Panic Alarm Button	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	-	1	-	-	-	-	-	-	-	3	1	-	-	-	-	-
工作間 2 Utility Room 2	13A 雙位電插座 13A Twin Socket Outlet	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
	13A 單位電插座 13A Single Socket Outlet	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1
	燈掣 Lighting Switch	-	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1
	燈掣、抽氣扇及電熱水爐開關 Switch for Lighting, Exhaust Fan & Electric Water Heater	-	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1
	燈位 Lighting Point	-	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1
	空調機開關掣 Switch for A/C Unit	-	1	1	1	1	1	1	1	1	-	1	1	1	1	1	1
	玻璃破碎感測器 Glass Break Sensor	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
	保安系統開關掣 Local switch for Security System	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
	保安系統閃燈警鐘 Audio / Visual Security Alarm	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
	緊急警報按鈕 Panic Alarm Button	-	1	-	-	-	-	-	-	-	-	1	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	-	2	-	-	-	-	-	-	-	-	2	-	-	-	-	-

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

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住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
廚房 Kitchen	13A 單位電插座 13A Single Socket Outlet	4	4	4	4	4	4	4	4	8	4	4	4	4	4	4	8
	燈掣 Lighting Switch	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	5	5	5	5	5	5	5	5	11	5	5	5	5	5	5	11
	焗爐雙極開關掣 Double Pole Switch for Oven	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	電磁爐雙極開關掣 Double Pole Switch for Induction Hob	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	蒸爐雙極開關掣 Double Pole Switch for Steamer	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	洗衣機去水位 Water Outlet Connection Point for Washing Machine	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	洗衣機來水位 Water Intlet Connection Point for Washing Machine	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	電熱水爐隔離開關掣 Isolator for Electric Water Heater	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
	燈掣及抽氣扇開關 Switch for Lighting & Exhaust Fan	1	1	2	2	2	2	2	2	2	1	1	2	2	2	2	2
	保安系統開關掣 Local switch for Security System	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	玻璃破碎感測器 Glass Break Sensor	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
	門/窗磁接觸感測器 Door / Window Magnetic Contact	2	2	-	-	-	-	-	-	-	2	2	-	-	-	-	-
露台 Balcony	燈位 Lighting Point	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
	被動式紅外線動作感測器 Passive Infrared Motion Sensor	1	1	-	-	-	-	-	-	-	1	1	-	-	-	-	-
工作平台 Utility Platform	燈位 Lighting Point	-	-	1	1	1	1	1	1	1	-	-	1	1	1	1	1
士多房 Store	13A 雙位電插座 13A Twin Socket Outlet	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
前庭 Terrace	13A 單位電插座 13A Single Socket Outlet	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	燈位 Lighting Point	-	-	-	-	-	-	-	-	3	-	-	-	-	-	-	3

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes：

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

住宅物業機電裝置數量說明表
Schedule of Mechanical & Electrical Provisions of Residential Properties

位置 Location	類型 Type	第1座 Tower 1									第2座 Tower 2						
		地下 G/F		1樓 1/F		2樓及 5樓至6樓 2/F and 5/F to 6/F		3樓 3/F		7樓 7/F	地下 G/F		1樓 1/F		2樓至3樓及 5樓至6樓 2/F to 3/F and 5/F to 6/F		7樓 7/F
		A	B	A	B	A	B	A	B	A	A	B	A	B	A	B	A
平台 Flat Roof	燈位 Lighting Point	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
	被動式紅外線動作感測器 Passive Infrared Motion Sensor	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1
天台 Roof	13A 單位電插座 13A Single Socket Outlet	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2
	燈位 Lighting Point	-	-	-	-	-	-	-	-	13	-	-	-	-	-	-	9
	被動式紅外線動作感測器 Passive Infrared Motion Sensor	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	2
空調機平台 A/C Platform	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	4	2	4	4	4	4	4	4	6	3	1	3	4	4	4	6
外牆 External Wall	室外空調機隔離開關掣 Isolator for Outdoor Air Conditioner	-	2	-	-	-	-	-	-	-	1	3	1	-	-	-	-
私人升降機大堂 Private Lift Lobby	燈位 Lighting Point	-	-	-	-	-	-	-	-	1	-	-	-	-	-	-	1

備註：

1. “1, 2, ……” 表示提供於該住宅物業內的裝置數量。

2. 不設4樓。

Notes :

1. “1, 2, ……”denotes the quantity of such provision(s) provided in the residential unit.

2. No designation of 4/F.

24 服務協議 SERVICE AGREEMENTS

食水及沖廁水由水務署供應。
電力由中華電力有限公司供應。
煤氣由香港中華煤氣有限公司供應。

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

25 地稅 GOVERNMENT RENT

賣方有法律責任繳付發展項目內每一住宅物業直至有關的住宅物業轉讓契之日期（包括簽署轉讓契當日）之地稅。

The Vendor is liable to pay the Government rent in respect of each of the residential properties in the Development up to and including the date of the Assignment of the relevant residential property.

26 買方的雜項付款 MISCELLANEOUS PAYMENTS BY PURCHASER

1. 在向買方交付指明住宅物業在空置情況下的管有權時，買方須負責向擁有人補還有關單位之水、電力及氣體的按金。
2. 在交付時，買方不須向擁有人支付清理廢料的費用。
3. 縱使上述繳付金額在售樓說明書的印製日期仍有待確定，買方仍須在交付時繳付上述按金及費用。

備註：

在交付時，買方須根據公契向發展項目的管理人（而非賣方）支付清理廢料的費用，而如賣方已支付清理廢料的費用，買方須向賣方補還清理廢料的費用。

1. On the delivery of the vacant possession of the specified residential property to the purchaser, the purchaser is liable to reimburse the owner for the deposits for water, electricity and gas.
2. On that delivery, the purchaser is not liable to pay to the owner a debris removal fee.
3. The purchaser is liable to pay the above deposits and fee on that delivery notwithstanding that the exact amount is yet to be ascertained at the date on which the sales brochure is printed.

Note:

On that delivery, the purchaser is liable to pay a debris removal fee to the manager of the development (not the Vendor) under the deed of mutual covenant, and where the Vendor has paid that debris removal fee, the purchaser shall reimburse the Vendor for the same.

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

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

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

1. 批地文件規定，發展項目中的住宅物業的擁有人須自費維修任何斜坡，該規定的條款如下：

(i) (a) 承授人須自費在批地文件附圖上用綠色間黑斜線顯示的範圍（「綠色間黑斜線範圍」）進行與完成地政總署署長（「署長」）全權指定之岩土勘察、斜坡維護、山泥傾瀉預防、緩解及補救工程，致使署長滿意。承授人必須於批地文件的整個批租年期內自費維持綠色間黑斜線範圍，包括內及其上的所有土地、斜坡處理工程、護土構築物、岩土構築物、排水渠及任何其他工程，及安裝其上或伸越毗鄰範圍之所有泥釘，以保持良好和修繕妥當的狀況，致使署長滿意。如綠色間黑斜線範圍於批地文件的批租年期的任何時間發生山泥傾瀉、土地下陷或泥土剝落，承授人必須自費復原及修繕該部分並連同任何署長認為受影響的毗鄰或毗連土地（署長決定為最終決定並對承授人具約束力），致使署長滿意。承授人須就一切因該等山泥傾瀉、土地下陷或泥土剝落導致之訴訟、司法程序、費用、損害賠償和支出對政府、其代理人及承辦商作出彌償。承授人須時刻確保綠色間黑斜線範圍不可進行非法挖掘或傾倒廢物，及在署長書面同意之下承授人可豎設圍欄或其他阻礙物以防止非法挖掘或傾倒廢物。除因違反批地文件任何條文而享有的權利或濟助外，署長可隨時以書面要求承授人進行指定之岩土勘察、斜坡維護、山泥傾瀉預防、緩解及補救工程及維持、復原及修繕任何因受該等山泥傾瀉、土地下陷或泥土剝落所影響的土地、構築物或工程，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可立即執行和進行任何必要的工程，且承授人須應要求向政府償還工程費用。

(b) 即使按上述第(i) (a)段已獲授權，承授人於綠色間黑斜線範圍或其任何部分之責任和權利在收到政府通知後便立即中止，承授人亦不得因此對政府、署長、或其授權人員就有關中止而蒙受之損失、損壞或干擾或引致之開支提出任何申索。唯該中止無損政府按上述第(i) (a)段之下任何有關在中止前之違約、不履行責任、或不遵守條約可享之任何權利或濟助。

(ii) (a) 若有或曾有任何土地之削去、清除或後移，或任何種類的堆土、填土或斜坡整理工程，不論該等工程是否已獲署長事先書面同意，不論處於該土地內或任何政府土地上，不論其目的是為塑造、平整或發展該土地或承授人於批地文件下須進行的其他工程或為任何其他目的而進行，承授人須自費進行及建造該等有需要之斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程，以保護及支持該土地內的該等土地及任何相鄰或毗連之政府土地或已出租土地，及排除及預防其後發生的任何泥土剝落、山泥傾瀉或土地下陷。承授人須於批地文件批租年期所有時間自費維持上述土地、斜坡整理工程、擋土牆或其他支撐、防護措施、排水系統或附屬或其他工程，並保持在良好和修繕妥當的狀態，致使署長滿意。

(b) 上述第(ii) (a)段不損害政府在批地文件下的權利。

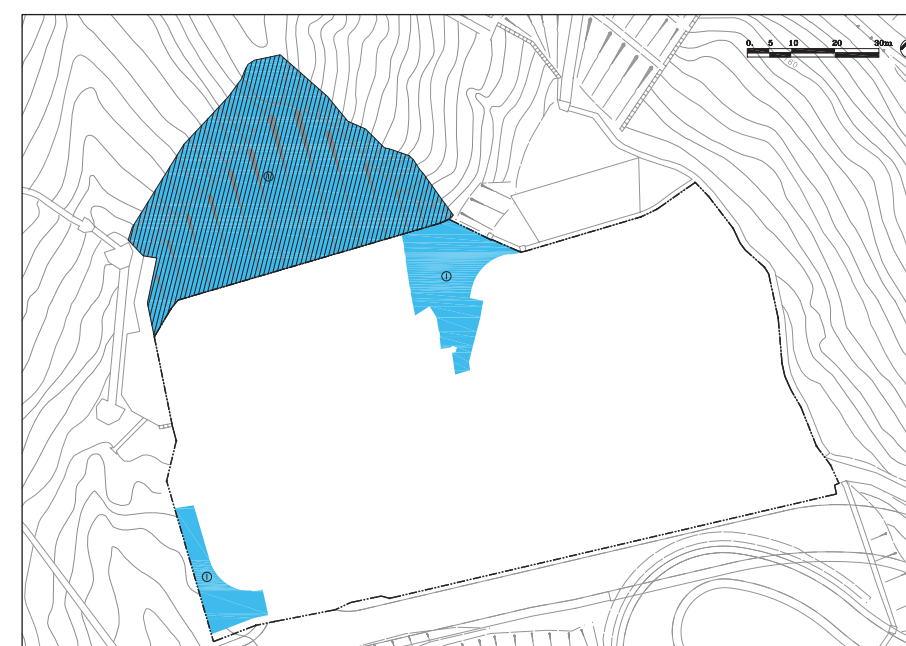
(c) 若由於承授人進行的塑造、平整、發展或者其他工程或其他任何原因而於任何時間內造成任何泥土剝落、山泥傾瀉或土地下陷，承授人須自費修葺使之恢復原狀致使署長滿意，並須彌償政府、其代理及承辦商因該等泥土剝落、山泥傾瀉或土地下陷而將會或可能作出、蒙受或招致的所有成本、費用、損害賠償、索求及申索。

(d) 除任何在批地文件訂明就違反當中任何條文而享有的權利或濟助外，署長有權書面要求承授人進行、建造及保養上述土地、斜坡整理工程、擋土牆、或其他支撐、防護措施和排水系統或附屬或其他工程，或就任何泥土剝落、山泥傾瀉或土地下陷進行修葺使之恢復原狀，且如承授人忽略或未能在指明期限內遵行該通知致使署長滿意，署長可立即執行和進行任何有需要的工程，而承授人須應要求向政府償還該工程的費用並連同任何行政及專業費用及收費。

備註： 本段中提述「承授人」一詞，如文意允許或要求，包括其遺囑執行人、遺產管理人、承讓人及（如為法團）其繼承人和承讓人。

2. 每名擁有人均須分擔維修工程的費用。

3. 斜坡、護土牆或有關構築物（如有）之位置，請參閱以下之圖則（位置以靛藍色表示）。



■ 斜坡、護土牆或有關構築物
—— 發展項目界線

備註： 上圖僅作顯示斜坡、護土牆或有關構築物的位置，圖中所示之其他事項未必能反映其最新狀況。

4. 根據公契，發展項目的管理人獲擁有人授權進行維修工程。

1. The Land Grant requires the owners of the residential properties in the Development to maintain any slope at their own cost. The terms of the requirement are as follows:

(i) (a) The grantee shall at his own expense carry out and complete to the satisfaction of the Director of Lands ("Director") such geotechnical investigations and such slope treatment, landslide preventive, mitigation and remedial works on the area shown coloured green hatched black on the plan annexed to the Land Grant ("the Green Hatched Black Area") as the Director in his absolute discretion may require and shall, at all times during the term of the Land Grant, at his own expense, maintain in good and substantial repair and condition to the satisfaction of the Director the Green Hatched Black Area including all land, slope treatment works, earth-retaining structures, geotechnical structure, drainage and any other works therein and thereon and all soil nails which are installed thereon and extend to the adjacent areas of the Green Hatched Black Area. In the event that any landslide, subsidence or falling away occurs within the Green Hatched Black Area at any time during the term of the Land Grant, the grantee shall at his own expense reinstate and make good the same to the satisfaction of the Director together with any adjacent or adjoining area which, in the opinion of the Director (whose opinion shall be final and binding on the grantee), have also been affected. The grantee shall indemnify the Government, its agents and contractors against all claims, proceedings, costs, damages and expenses whatsoever incurred by reason of such landslide, subsidence or falling away. The grantee shall ensure at all times that there shall be no illegal excavation or dumping on the Green Hatched Black Area and, subject to the prior written approval of the Director, the grantee may erect fences or other barriers for the prevention of such illegal excavation or dumping. In addition to any other rights or remedies the Director may have in respect of any breach of the Land Grant, the Director may at any time by notice in writing call upon the grantee to carry out such geotechnical investigations, slope treatment, landslide preventive, mitigation and remedial works and to maintain, reinstate and make good any land, structure or works affected by such landslide, subsidence or falling away, and if the grantee shall neglect or fail to comply with such notice to the satisfaction of the Director within the period specified therein, the Director may, after the expiry of such period, execute and carry out the required works and the grantee shall on demand repay to the Government the cost thereof.

(b) Notwithstanding paragraph (i)(a) above, the obligations and rights of the grantee in respect of the Green Hatched Black Area or any part thereof under this paragraph (i) shall absolutely determine upon the Government giving to the grantee notice to that effect, and no claim whatsoever shall be made against the Government or the Director or his authorized officer by the grantee in respect of any loss, damage or disturbance suffered or any expense incurred as a result of such determination. However, such determination shall be without prejudice to any rights or remedies of the Government in respect of any antecedent breach, non-performance or non-observance of paragraph (i)(a) above.

(ii) (a) 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, whether with or without the prior written consent of the Director, either within the lot or on any Government land, which is or was done for the purpose of or in connection with the formation, levelling or development of the lot or any part thereof or any other works required to be done by the grantee under the Land Grant, or for any other purpose, 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 then or at any time thereafter be necessary to protect and support such land within the lot and also any adjacent or adjoining Government or leased land and to obviate and prevent any falling away, landslide or subsidence occurring thereafter. The grantee shall at all times during the term of the Land Grant maintain at his own expense 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.

(b) Nothing in paragraph (ii)(a) above shall prejudice the Government's rights under the Land Grant.

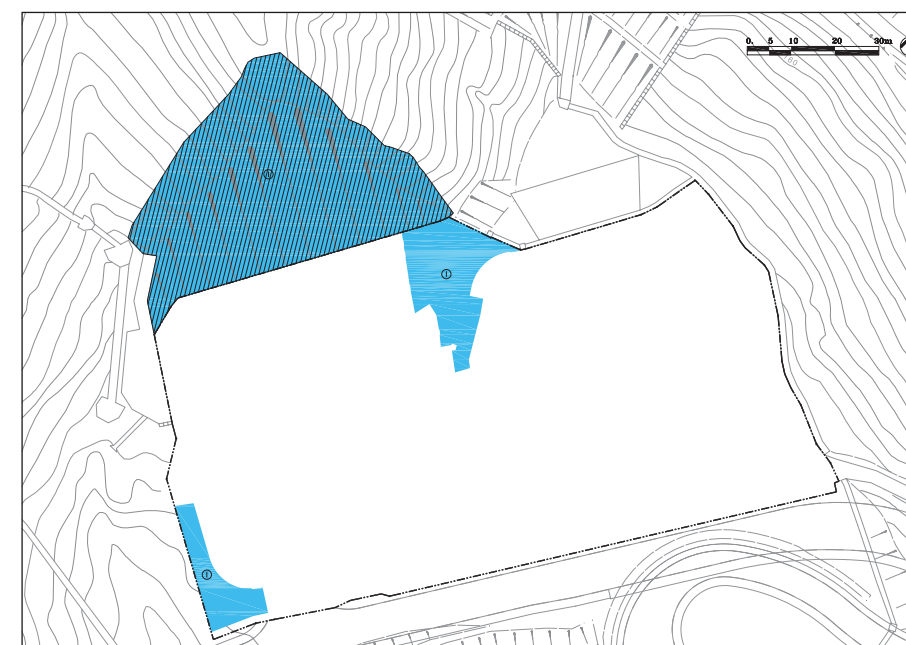
(c) In the event that as a result of or arising out of any formation, levelling, development or other works done by the grantee or owing to any other reason, any falling away, landslide or subsidence occurs at any time, whether in or from any land, within the lot or from any adjacent or adjoining Government or leased land, 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, landslide or subsidence.

(d) In addition to any other rights or remedies provided in the Land Grant for breach thereof, 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, landslide 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 any necessary works and the grantee shall on demand repay to the Government the cost thereof, together with any administrative or professional fees and charges.

Note : The expression "grantee" as mentioned in this paragraph, where the context so admits or requires includes his executors, administrators and assigns and in case of a corporation its successors and assigns.

2. Each of the owners is obliged to contribute towards the costs of the maintenance work.

3. Please refer to the plan below for the location of the slope structures, retaining walls or related structures (if any)(the location is coloured in indigo).



① SLOPE STRUCTURES, RETAINING WALLS OR RELATED STRUCTURES
— DEVELOPMENT BOUNDARY

Remark : The plan is for showing the locations of the slope structures, retaining walls or related structures only. Other matters shown in this plan may not reflect their latest conditions.

4. Under the Deed of Mutual Covenant, the manager of the Development has the owners' authority to carry out the maintenance work.

29 修訂 MODIFICATION

本發展項目現時並沒有向政府提出申請修訂批地文件。

No existing application to the Government for a modification of the land grant for the Development has been made.

I) 噪音緩解措施

i. 噪音影響評估

根據批地文件特別條件第(37)條，賣方須遞交噪音影響評估給地政總署署長批核，並執行噪音緩解措施。賣方已進行噪音影響評估。

ii 噪音影響評估報告

根據批地文件特別條件第(37)條獲批的噪音影響評估報告(參考編號為7076377/D01/04 — 修訂本4.3及日期為2017年2月)(「噪音影響評估報告」)可於售樓處供準買家免費參閱(索取影印本須付影印費)。

iii. 噪音緩解措施

根據噪音影響評估報告第2.6節，發展項目內將會興建及執行下文“噪音緩解措施總覽”所列之噪音緩解措施(「噪音緩解措施」)。噪音緩解措施之詳情，請參閱噪音影響評估報告。

iv. 噪音緩解措施總覽

a. 建築物後移

第1座及第2座以及別墅1至6盡量貼近北面地界，盡量遠離主要噪音來源，尤其是龍翔道。

b. 2米後退

洋房1至17的1樓沿南面地界後退2米以提供額外的噪音屏障效果。

II) 鄰近發展項目的擬建項目

與賣方有關聯之公司擁有新九龍內地段第6533號(「該鄰近土地」)，並正進行建造工程。該鄰近土地不構成本發展項目的部分。於該鄰近土地或附近道路上不時進行(包括夜間)之工程、使用、處置或發展可能對本發展項目住宅物業之享用，如通行、景觀、噪音、沙塵及/或周邊環境方面，造成重大影響。

D) NOISE MITIGATION MEASURES

i. Noise Impact Assessment

The Special Condition No. (37) of the Land Grant requires the submission by the Vendor to the Director of Lands a noise impact assessment (NIA) for approval and the implementation of the Noise Mitigation Measures. Noise impact assessment has been carried out by the Vendor.

ii. Noise Impact Assessment Report

A noise impact assessment report (reference number 7076377/D01/04 – Revision 4.3 dated February 2017) (the “NIAR”) has been approved under the Special Condition No. (37) of the Land Grant. The NIAR will be available in the sales office for inspection by prospective purchaser free of charge (photocopies will be available on payment of photocopying charges).

iii. Noise Mitigation Measures

According to section 2.6 of the NIAR, the noise mitigation measures specified in the “Schedule of Noise Mitigation Measures” below (the “Noise Mitigation Measures”) will be constructed and implemented in the Development. The Noise Mitigation Measures are more particularly described in the NIAR.

iv. Schedule of Noise Mitigation Measures

a. Building Setback

Tower 1 and Tower 2 and Villas 1 to 6 are deposited close to the northern boundary to provide maximum setback from the major noise sources, especially Lung Cheung Road.

b. 2m Setback

A 2m setback is provided at the first floor of Houses 1 to 17 located along the southern boundary to provide additional noise shielding effect.

II) Proposed Development at Neighbouring Site of the Development

A company related to the Vendor owns and is developing a construction site at New Kowloon Inland Lot No.6533 ("Neighbouring Site"). The Neighbouring Site does not form part of the Development. The works, use, disposal or development from time to time (including nighttime) of the Neighbouring Site and surrounding roadworks may materially affect the enjoyment of the residential properties in the Development in terms of access, views, noise, dust and/ or other aspects of the surrounding environment.

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

The address of the website designated by the Vendor for the Development for the purposes of Part 2 of the Residential Properties (First-hand Sales) Ordinance (Cap. 621) is: www.themontrouge.com.hk

獲寬免總樓面面積的設施分項
Breakdown of GFA Concessions Obtained for All Features

於印製售樓說明書前呈交予並已獲建築事務監督批准的一般建築圖則上有關總樓面面積寬免的分項的最新資料，請見下表。

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

		面積 (平方米) Area (m²)
根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積 Disregarded GFA under Building (Planning) Regulations 23(3)(b)		
1.	停車場及上落客貨地方 (公共交通總站除外) Carpark and loading / unloading area excluding public transport terminus	4466.366
2.	機房及相類設施 Plant rooms and similar services	
2.1	所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或規例限制的強制性設施或必要機房，例如升降機機房、電訊及廣播設備室、垃圾及物料回收房等 Mandatory feature or essential plant room, area of which is limited by respective Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) or regulation such as lift machine room, telecommunications and broadcasting (TBE) room, refuse storage and material recovery chamber, etc.	121.401
2.2	所佔面積不受任何《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或規例限制的強制性設施或必要機房，例如僅供消防裝置及設備佔用的房間、電錶房、電力變壓房、食水及鹹水缸等 Mandatory feature or essential plant room, area of which is NOT limited by any PNAP or regulation such as room occupied solely by fire services installations (FSI) and equipment, meter room, transformer room, potable and flushing water tank, etc.	964.890
2.3	非強制性或非必要機房，例如空調機房、風櫃房等 Non-mandatory or non-essential plant room such as air-conditioning plant room, air handling unit (AHU) room, etc.	不適用 N/A
根據聯合作業備考第1號及第2號提供的環保設施 Green Features under Joint Practice Notes 1 and 2		
3.	露台 Balcony	85.744
4.	加闊的公用走廊及升降機大堂 Wider common corridor and lift lobby	不適用 N/A
5.	公用空中花園 Communal sky garden	不適用 N/A
6.	隔聲鰭 Acoustic fin	不適用 N/A
7.	翼牆、捕風器及風斗 Wing wall, wind catcher and funnel	不適用 N/A

8.	非結構預製外牆 Non-structural prefabricated external wall	236.923
9.	工作平台 Utility platform	24.000
10.	隔音屏障 Noise barrier	不適用 N/A
適意設施 Amenity Features		
11.	供保安人員和管理處員工使用的櫃檯、辦公室、儲物室、警衛室和廁所、業主立案法團辦公室 Counter, office, store, guard room and lavatory for watchman and management staff, Owners' Corporation Office	16.514
12.	住宅康樂設施，包括僅供康樂設施使用的中空、機房、游泳池的濾水器機房、有蓋人行道等 Residential Recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway etc serving solely the recreational facilities	533.186
13.	有上蓋的園景區及遊樂場 Covered landscaped and play area	不適用 N/A
14.	橫向屏障/有蓋人行道、花棚 Horizontal screens / covered walkways, trellis	不適用 N/A
15.	擴大升降機井道 Larger lift shaft	14.508
16.	煙囪管道 Chimney shaft	不適用 N/A
17.	其他非強制性或非必要機房，例如鍋爐房、衛星電視共用天線房 Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room	不適用 N/A
18.	強制性設施或必要機房所需的管槽、氣槽 Pipe duct, air duct for mandatory feature or essential plant room	9.182
19.	非強制性設施或非必要機房所需的管槽、氣槽 Pipe duct, air duct for non-mandatory or non-essential plant room	不適用 N/A
20.	環保系統及設施所需的機房、管槽及氣槽 Plant room, pipe duct, air duct for environmentally friendly system and feature	10.177
21.	複式住宅單位及洋房的中空 Void in duplex domestic flat and house	77.155
22.	伸出物，如空調機箱及伸出外牆超過750毫米的平台 Projections such as air-conditioning box and platform with a projection of more than 750 mm from the external wall	不適用 N/A

其他寬免項目 Other Exempted Items		
23.	庇護層，包括庇護層兼空中花園 Refuge floor including refuge floor cum sky garden	不適用 N/A
24.	其他伸出物 Other projections	不適用 N/A
25.	公共交通總站 Public transport terminus	不適用 N/A
26.	共用構築物及樓梯 Party structure and common staircase	不適用 N/A
27.	僅供獲接納不計入總樓面面積的樓層使用的樓梯、升降機槽及垂直管道的水平面積 Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA	不適用 N/A
28.	公眾通道 Public passage	不適用 N/A
29.	因建築物後移導致的覆蓋面積 Covered set back area	不適用 N/A
額外總樓面面積 Bonus GFA		
30.	額外總樓面面積 Bonus GFA	不適用 N/A

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

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

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申請建築物總樓面面積寬免的資料
INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING

建築物的環境評估

Environmental Assessment of the Building

綠色建築認證

在印刷此售樓說明書或其附頁前，本物業根據香港綠色建築議會有限公司頒授 / 發出的綠建環評認證評級。

暫定評級
銀級



暫定
銀級
NB V1.2 2016

HKGBC
綠建環評

申請編號: PAS0022/18

Green Building Certification

Assessment result under the **BEAM Plus** certification conferred / issued by Hong Kong Green Building Council Limited (HKGBC) for the building prior to the printing of the sales brochure or its addenda.

Provisional
SILVER



PROVISIONAL
SILVER
NB V1.2 2016

HKGBC
BEAM Plus

Application no.: PAS0022/18

發展項目的公用部分的預計能量表現或消耗

Estimated Energy Performance or Consumption for the Common Parts of the Development

於印製售樓說明書前呈交予建築事務監督發展項目的公用部份的預計能量表現或消耗的最近期資料：

Latest information on the estimated energy performance or consumption for the common parts of the Development as submitted to the Building Authority prior to the printing of the sales brochure:

第I部分 Part I	
提供中央空調 Provision of Central Air Conditioning	是 YES
提供具能源效益的設施 Provision of Energy Efficient Features	是 YES
擬安裝的具能源效益的設施：- Energy Efficient Features proposed:	1. 公用地方低能耗照明 Lower lighting power density in common area
	2. 停車場一氧化碳感應器 Car park CO sensors

第II部分：擬興建樓宇/部分樓宇預計每年能源消耗量(註腳1)：- Part II : The predicted annual energy use of the proposed building / part of building (Note 1)					
位置 Location	使用有關裝置的內部樓面面積(平方米) Internal Floor Area Served (m²)	基線樓宇(註腳2)每年能源消耗量 Annual Energy Use of Baseline Building (Note 2)		擬興建樓宇每年能源消耗量 Annual Energy Use of Proposed Building	
		電力 千瓦小時/平方米/年 Electricity kWh / m² / annum	煤氣/石油氣 用量單位/平方米/年 Town Gas / LPG unit / m² / annum	電力 千瓦小時/平方米/年 Electricity kWh / m² / annum	煤氣/石油氣 用量單位/平方米/年 Town Gas / LPG unit / m² / annum
有使用中央屋宇裝備裝置(註腳3)的部分 Area served by central building services installation (Note 3)	3,434.289	321.18	不適用 N/A	217.566	不適用 N/A

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第III部分：以下裝置乃按機電工程署公布的相關實務守則設計：- Part III : The following installations are designed in accordance with the relevant Codes of Practices published by the Electrical & Mechanical Services Department (EMSD)			
裝置類型 Type of Installations	是 YES	否 NO	不適用 N/A
照明裝置 Lighting Installations	✓		
空調裝置 Air Conditioning Installations	✓		
電力裝置 Electrical Installations	✓		
升降機及自動梯的裝置 Lift & Escalator Installations	✓		
以總能源為本的方法 Performance-based Approach			✓

- 註腳：

 - 一般而言，一棟樓宇的預計“每年能源消耗量”愈低，其節約能源的效益愈高。如一棟樓宇預計的“每年能源消耗量”低於該樓宇的“基線樓宇每年能源消耗量”，則代表預計該樓宇的能源應用較其基線樓宇有效，削減幅度愈大則代表有關樓宇能源節約的效益愈高。
預計每年能源消耗量[以耗電量(千瓦小時/平方米/年)及煤氣/石油氣消耗量(用量單位/平方米/年)計算]，指將發展項目的每年能源消耗總量除以使用有關裝置的內部樓面面積所得出的商，其中：-
(a) “每年能源消耗量”與新建樓宇BEAM Plus標準(現行版本)第4節及附錄8中的「年能源消耗」具有相同涵義；及
(b) 樓宇、空間或單位的“內部樓面面積”，指外牆及/或共用牆的內壁之內表面起量度出來的樓面面積。”
 - “基準樓宇”與新建樓宇 BEAM Plus 標準(現行版本)第 4 節及附錄 8 中的“基準建築物模式(零分標準)”具有相同涵義。
 - “中央屋宇裝備裝置”與樓宇的屋宇裝備裝置能源效益實務守則(2010年2月版)(草稿)中的涵義相同。
- Notes:

 - In general, the lower the estimated "Annual Energy Use" of the building, the more efficient of the building in terms of energy use. For example, if the estimated "annual energy use of proposed building" is less than the estimated "annual energy use of baseline building", it means the predicted use of energy is more efficient in the proposed building than in the baseline building. The larger the reduction, the greater the efficiency.

The predicted annual energy use, in terms of electricity consumption (kWh/m²/annum) and town gas/LPG consumption (unit/m²/annum), of the Development by the internal floor area served, where: (a) "total annual energy use" has the same meaning of "annual energy use" under Section 4 and Appendix 8 of the BEAM Plus for New Buildings (current version); and (b)"internal floor area", in relation a building, a space or a unit means the floor area of all enclosed space measured to the internal faces of enclosing external and/or party walls.
 - "Baseline Building" has the same meaning as "Baseline Building Model (zero-credit benchmark)" under Section 4 and Appendix 8 of the BEAM Plus for New Building (current version).
 - "Central Building Services Installation" has the same meaning as that in the Code of Practice for Energy Efficiency of Building Services Installations in Buildings (February 2010 edition) (Draft).

發展項目及其周邊地區日後可能出現改變。
There may be future changes to the Development and the surrounding areas.

印製日期：2019年2月4日
Date of Printing：4 February 2019

Mont Rouge Sales Brochure
Examination Record
緹山 售樓說明書
檢視紀錄

Examination / Revision Date 檢視 / 修改日期	Revision Made 所作修改	
	Page Number 頁次	Revision Made 所作修改
2019年5月3日 3 May 2019	14	更新發展項目的所在位置圖 Location plan of the Development is updated
	26, 27, 30, 34, 50, 52, 66, 72, 78, 84 & 90	更新發展項目的住宅物業的樓面平面圖 Floor Plans of Residential Properties in the Development is updated
	149	更新立面圖 Elevation Plan is updated
	156-221	更新裝置、裝修物料及設備 Fittings, Finishes and Appliances is updated
2019年5月30日 30 May 2019	42 & 44	更新發展項目的住宅物業的樓面平面圖 Floor Plans of Residential Properties in the Development is updated
2019年8月29日 29 August 2019	9	更新賣方及有參與發展項目的其他人的資料 Information on Vendor and Others Involved in the Development is updated
	14	更新發展項目的所在位置圖 Location plan of the Development is updated
	49	更新發展項目的住宅物業的樓面平面圖 Floor Plans of Residential Properties in the Development is updated
2019年10月4日 4 October 2019	199-202 & 204-207	更新裝置、裝修物料及設備 Fittings, Finishes and Appliances is updated
2019年12月13日 13 December 2019	14	更新發展項目的所在位置圖 Location plan of the Development is updated
	204, 218, 219 & 221	更新裝置、裝修物料及設備 Fittings, Finishes and Appliances is updated

www.TheMontRouge.com.hk

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

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