

Information on Sales Arrangements
銷售安排資料

Sales Arrangements No.3B
 銷售安排第 3B 號

<p>Name of the Phase of the Development: 發展項目的期數的名稱：</p>	<p>Phase IXB of the LOHAS Park (GRAND MARINI)* 日出康城的第IXB期 (GRAND MARINI)*</p> <p>* The residential portion of Phase IXB of LOHAS Park is intended to be known as “GRAND MARINI” 日出康城第IXB期之住宅部份將被稱為“GRAND MARINI”</p>
<p>Date of the Sale: 出售日期：</p>	<p>From 26 October 2019 由 2019 年 10 月 26 日起</p>
<p>Time of the Sale: 出售時間：</p>	<p><u>On 26 October 2019 (“First Date of the Sale”):</u> From 10 a.m. to 8 p.m.</p> <p><u>From 27 October 2019 and thereafter:</u> From 11 a.m. to 8 p.m.</p> <p><u>2019 年 10 月 26 日 (「出售首日」):</u> 由上午 10 時至晚上 8 時</p> <p><u>2019 年 10 月 27 日及其後:</u> 由上午 11 時至晚上 8 時</p>
<p>Place where the sale will take place: 出售地點：</p>	<p>10/F, Tower 2, The Gateway, Harbour City, Tsim Sha Tsui, Kowloon, Hong Kong (“the Sales Office”) 香港九龍尖沙咀海港城港威大廈第二座 10 樓 (「售樓處」)</p>
<p>Number of specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的數目：</p>	<p>101</p>
<p>Description of the specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的描述：</p> <p>The following flats in Tower 2(2A) : 以下在第 2 座 (2A) 的單位：</p> <p>40A, 35A, 33A, 32A, 31A, 27A, 25A, 22A*, 21A*, 20A, 63C*, 57C*, 56C*, 52C*, 51C*, 46C*, 45C*, 42C*, 41C*, 40C*, 39C*, 31C, 30C, 29C*, 28C, 20C, 70D*, 67D^, 65D^, 63D, 62D*, 61D, 60D*</p> <p>The following flats in Tower 2(2B) : 以下在第 2 座 (2B) 的單位：</p>	

55A, 53A, 52A, 48A, 38A, 7A, 57B, 60C*, 59C*, 58C*, 57C, 56C*, 55C*, 53C*, 52C, 51C, 50C, 49C, 46C, 45C, 42C, 41C, 40C, 39C, 35C, 33C, 32C, 31C, 23C, 22C, 21C, 6C*, 70D, 65D*, 63D*, 62D*, 61D*, 60D*, 59D*, 58D*, 57D*, 55D*, 53D*, 52D*, 51D*, 50D*, 49D*, 46D*, 45D*, 42D^, 40D^, 39D^, 38D^, 35D^, 33D*, 32D*, 30D, 29D, 59E, 58E, 55E, 53E, 50E, 49E, 46E, 45E, 38E, 6E

*Sales of these units have been suspended from 5 January 2020. 此單位由 2020 年 1 月 5 日起暫不提供出售。

^Sales of these units have been suspended from 17 January 2020. 此單位由 2020 年 1 月 17 日起暫不提供出售。

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

- Balloting in the manner as described below will be used to determine the order of priority for selection of specified residential properties on the First Date of Sale.
於出售首日，揀選指明住宅物業的優先次序將以下列抽籤方式決定。
- Subsequent to the First Date of Sale, will be on first-come-first-served basis.
出售首日後，將會以先到先得形式發售。

Part (I) : Registration

第(I)部分：登記

1. All persons or companies (if the registrant is a company, then any one of its directors) must complete and return at most one Purchase Form distributed on the First Date of Sale and bring along the following **personally or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor attend to 10/F, Tower 2, The Gateway, Harbour City, Tsim Sha Tsui, Kowloon, Hong Kong (“the Sales Office”)** from 10:00 a.m. to 10:30 a.m. on the First Date of Sale (“the check-in timeslot for registrants”):-
所有個人或公司（如登記人為公司，則該公司任何一位董事）須於出售首日上午十時至上午十時半（下稱「登記人報到時段」）內親臨或由其按賣方規定的格式並有效地簽署的授權書所委任的授權人到臨香港九龍尖沙咀海港城港威大廈第二座 10 樓（下稱「售樓處」）即場填妥最多一份於出售首日所派發的購樓表格並攜同 :-
 - (a) relevant cashier order(s). The number of cashier order(s) shall be equal to the number of specified residential property(ies) which the registrant intends to select as indicated in the Purchase Form. Each cashier order shall be in the amount of HK\$100,000 and made payable to “DEACONS”, Please bring along blank cheque(s) for payment of balance of preliminary deposit(s) ;and
相關本票，本票的數目需與登記人於購樓表格內填寫的意欲揀選的指明住宅物業數目相同。每張本票金額為港幣\$100,000 及抬頭人為「的近律師行」，請備空白支票以備支付臨時訂金餘額；及
 - (b) copy(ies) of the H.K.I.D. Card(s) or Passport(s) (as the case may be) of (each of) the registrant(s) (if the registrant(s) is/are individual(s)) or copies of the valid Business Registration Certificate, Certificate of Incorporation and the latest Annual Return of (each of) the registrant(s) and the H.K.I.D. Card(s) or Passport(s) (as the case may be) of the director(s) of (each of) the registrant(s) (if the registrant(s) is/are company(ies)).
（每個）登記人的香港身份證或護照副本（視屬何種情況而定）（如登記人為個人）或有效商業登記證書、公司註冊證書、最新的周年申報表和董事的香港身份證或護照副本（視屬何種情況而定）（如登記人為公司）。

Part (II) : Balloting and selection of specified residential properties

第(II)部分：抽籤及揀選指明住宅物業

2. The order of priority of selection of the specified residential properties on the First Date of Sale and for selecting and purchasing the specified residential properties will determine by balloting.
出售首日揀選指明住宅物業的優先順序以及揀選及購買指明住宅物業會以抽籤決定。

a) **Balloting**
抽籤

- i) The priority of the selection of specified residential properties among all registrants will be determined by way of balloting. The balloting for the registrants will commence at 10:30 a.m. at the Sales Office on the First Date of Sale. The Vendor reserves the right at any time, for the purposes of maintaining order at the Sales Office and/or facilitating smooth sale of the specified residential properties, to adjust the time and date of the second round balloting. Any changes to the time and date of the second round balloting will be posted at the Sales Office. The registrant(s) will not be separately notified of such changes.

所有已填妥購樓表格之登記人的揀選指明住宅物業的先後次序會以抽籤決定。抽籤程序將於出售首日上午十時半或之後於售樓處進行。為了維持售樓處秩序及／或流暢地銷售指明住宅物業的目的，賣方保留權利在任何時間調整抽籤程序的時間和日期。任何抽籤程序的時間和日期的修改會張貼於售樓處。登記人將不獲另行通知該等修改。

- ii) The registrant(s) whose identity(ies) has/have been verified by the Vendor shall be allotted one lot. The registrant(s) who arrive at the Sales Office at any time later than “the check-in timeslot for registrants” shall not be eligible to participate in the Balloting. The results of the balloting, including registration number and “ballot result sequence” will be announced and/or posted by the Vendor at the Sales Office. The registrant(s) will not be separately notified of the ballot results.

經賣方確認並核實身份後，每一份購樓表格可獲分配 1 個籌號。於「登記人報到時段」後才到達額外指定會場的登記人，將不享有參與抽籤的資格。賣方會將抽籤結果，包括其籌號及「抽籤結果順序」於售樓處公布及／或貼出告示。登記人將不獲另行通知抽籤結果。

b) **Unit Selection**
揀樓

- i) Immediately after the balloting, the registrant(s) (if the registrant is a company, then any one of its directors) shall **personally or by attorney pursuant to a validly executed power of attorney in a form prescribed by the Vendor** select the specified residential properties which are still available at the time of selection in the order of priority according to the “ballot result sequence” and in an orderly manner and within reasonable time. Registrant(s) may select and purchase **at least one (1) and at most two (2)** specified residential properties. If the number of specified residential properties a registrant selects and purchases is more than the number of cashiers’ order(s) submitted, the registrant shall submit on spot one cashiers’ order (of the payee and amount as stated in paragraph 1(a) above) in respect of each such extra specified residential property to settle part of the preliminary deposit of that extra specified residential property (the balance of the preliminary deposit to be paid by cheque(s)). Where it is the turn of a registrant to select specified residential property(ies) and that registrant fails to make such a selection (whether or not there does not remain a sufficient number of specified residential property(ies) for fulfilling such criteria), such registrant will cease to be eligible for selection of any specified residential properties in the Unit Selection.

於完成抽籤後，每個登記人（如登記人為公司，則該公司任何一位董事）須根據「抽籤結果順序」有秩序地及於合理時間內親臨或由其按賣方規定的格式並有效地簽署的授權書所委任的授權人於售樓處揀選當時仍可供揀選的指明住宅物業。登記人可揀選及購買至少 1 個及最多 2 個指明住宅物業。倘登記人揀選及購買的指明住宅物業數目多於其所遞交之銀行本票數目，登記人須就每一個超出之指明住宅物業即場補交一張銀行本票（抬頭人及金額如上文第 1(a)段所述者）以支付該超出之指明住宅物業的部份臨時訂金（臨時訂金之餘額以支票支付）。如輪到登記人揀選指明住宅物業時因任何原因未作出如此揀選（不論是否因為剩下可供揀選的指明住宅物業數目不足以符合該準則），則該登記人將被取消揀樓時段內揀選任何指明住宅物業之資格。

- ii) (If the registrant(s) is/are individual(s)) If only one specified residential property is selected, the purchaser of such selected specified residential property shall be that individual registrant with or without one or more close relative(s) of that individual registrant; If two specified residential properties are selected, the purchaser of one of such selected specified residential properties shall be that individual registrant with or without one or more close relative(s) of that individual registrant, and the purchaser of the other of such selected specified residential properties shall be: (1) that

individual registrant (or any one or more persons comprising that registrant) with or without one or more close relative(s) of that individual registrant; or (2) one or more close relative(s) of that individual registrant.

(如登記人為個人) 如登記人只揀選一個指明住宅物業，該如此揀選指明住宅物業之買方須為該個人登記人，連同或不連同該個人登記人之一名或多名近親；如登記人揀選兩個指明住宅物業，其中一個如此揀選指明住宅物業之買方須為該個人登記人，連同或不連同該個人登記人之一名或多名近親；另一如此揀選指明住宅物業之買方須為：(1) 該個人登記人（或組成該個人登記人之一名或多名人士），連同或不連同該個人登記人之一名或多名近親；或(2) 該個人登記人之一名或多名近親。

- iii) (If the registrant is a company) The purchaser of at least one such selected specified residential property shall be that company registrant, and the purchaser of the other of such selected specified residential property (if any) shall be: (1) that company registrant; or (2) a company which is incorporated in Hong Kong and any one director of which must be the same person as any one director of that company registrant.

(如登記人為公司) 最少一個揀選指明住宅物業之買方須為該公司登記人；另一如此揀選指明住宅物業（如有）之買方須為：(1) 該公司登記人；或 (2) 一間香港註冊成立及其任何一名董事須與該公司登記人的任何一名董事為同一人的公司。

- iv) If a registrant has made a selection of specified residential property(ies) as aforesaid, but for whatever reason is/are unable or refuse to sign preliminary agreement for sale and purchase of any one of the selected specified residential properties, it will be deemed that the said registrant has given up the right to select and purchase the specified residential property(ies) in Unit Selection. In such event, such registrant will not be eligible to select any of the specified residential properties in Unit Selection on the First Date of the Sale.

如登記人已按上文揀選指明住宅物業但因任何理由未能或拒絕簽署任何一個已揀選之指明住宅物業的臨時買賣合約，該登記人將被視作放棄在揀樓時段內揀選及購買指明住宅物業的權利。在這種情況下，該登記人將不能繼續於出售首日揀樓時段內揀選任何指明住宅物業。

3. A “close relative” of a registrant shall mean a spouse, parent, child, parent-in-law, child-in-law, grandparent, grandchild and sibling or any person comprising the registrant provided that the registrant must provide the relevant supporting documents to the satisfaction of the Vendor to prove the relationship(s). The Vendor’s determination as to whether there is such a relationship shall be final.

一登記人之「近親」指該登記人或組成該登記人之任何個人的配偶、父母、子女、岳丈母、翁姑、女婿、媳婦、祖父母或外祖父母、孫子女或外孫子女及兄弟姊妹，惟該登記人須提供令賣方滿意的有關證明文件以茲證明其關係，賣方就是否有該關係的決定為最終決定。

4. The Vendor reserves its right to adjust the time of selection of specified residential properties in accordance with the progress of confirmation and verification of identities of registrants or the carrying out of other procedures.

賣方保留最終決定權因應確認和核實登記人身份和其他程序之進度調整選擇指明住宅物業之時間。

5. For the safety of the registrants and maintenance of order at the Sales Office, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above or Black Rainstorm Warning is in effect in Hong Kong or where the Vendor considers that there being an event affecting the safety or order in the Sales Office and/or the vicinity of any of foregoing, postpone, extend or modify the date, time, period, deadline or place of the submission of Registration of Intent or of any balloting, the check-in timeslot for registrants or selection of specified residential properties to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details will be announced on the website of the Phase of the Development and registrants will not be separately notified of the same.

為保障登記人安全及維持售樓處秩序，賣方保留絕對權力當八號或更高風球訊號或黑色暴雨警告在香港生效或賣方認為發生影響售樓處及/或任何上述地點之附近之安全或秩序之事件時，延後、延長或改動遞交購樓意向登記或任何抽籤、登記人報到時段或揀選指明住宅物業之日期、時間、期間、期限或地點至賣方認為合適的其他日期、時間、期間、期限或地點，詳情於發展項日期數網站公布，登記人將不獲另行通知。

6. After the selection of specified residential properties by the registrant(s) as aforesaid have been completed, the remaining available specified residential properties will be offered to be sold on a first come first served basis. The

Vendor does not accept any person interested in purchasing the specified residential properties having queued up before the Time of the Sale on the date concerned.

完成上述登記人選擇指明住宅物業程序後，餘下仍可出售之指明住宅物業將以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之意欲購買指明住宅物業之人士。

7. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）分配任何指明住宅物業予任何意欲購買的人士。

On 27 October 2019 and thereafter

First come first served. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any interested person by any method (including balloting).

Please refer to “Time of the Sale” in this document for the opening hours of the Sales Office. The Vendor does not accept any person interested in purchasing the specified residential properties having queued up before the Time of the Sale on the date concerned.

The Vendor reserves the right to close the Sales Office and Additional Designated Venue at any time if all the specified residential properties have been sold out. For the safety of the registrants and maintenance of order at the Sales Office and/or the Additional Designated Venue, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above or Black Rainstorm Warning is in effect in Hong Kong or where the Vendor considers that there being an event affecting the safety or order in the Sales Office, the Additional Designated Venue and/or the vicinity of any of foregoing, postpone or modify the date, time, period or place of sale to such other date, time, period or place as the Vendor may consider appropriate. Details will be announced on the website of the Phase of the Development and persons interested in purchasing the specified residential properties will not be separately notified of the same.

2019年10月27日及其後:

以先到先得形式發售。如有任何爭議，賣方保留絕對權力以任何方式（包括抽籤）分配任何指明住宅物業予任何意欲購買的人士。

售樓處的開放時間請參閱本文件中「出售時間」。賣方不接受相關日期出售時間前在場輪候之意欲購買指明住宅物業之人士。

賣方保留權利在所有指明住宅物業已售出的情況下於任何時間關閉售樓處及額外指定會場。為保障登記人安全及維持售樓處及/或額外指定會場秩序，賣方保留絕對權力當八號或更高風球訊號或黑色暴雨警告在香港生效或賣方認為發生影響售樓處、額外指定會場及/或任何上述地點之附近之安全或秩序之事件時，延後或改動發售之日期、時間、期間或地點至賣方認為合適的其他日期、時間、期間或地點，詳情於發展項日期數網站公布，意欲購買指明住宅物業之人士將不獲另行通知。

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

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

Please refer to the above method

請參照上述方法

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

載有上述銷售安排的資料的文件印本於下列地址可供公眾免費領取：

10/F, Tower 2, The Gateway, Harbour City, Tsim Sha Tsui, Kowloon, Hong Kong

香港九龍尖沙咀海港城港威大廈第二座 10 樓

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