

Information on Sales Arrangements
銷售安排資料

Name of the Phase : 期數名稱 :	Phase VI of Kowloon Station Development* (residential development, service apartment accommodation and car park therein known as "THE CULLINAN") 九龍站發展項目的第六期* (當中的住宅發展項目、服務式公寓樓宇及停車場為「天璽」)
Date of the Sale : 出售日期 :	From 12 October 2013 由 2013 年 10 月 12 日起
Time of Sale : 出售時間 :	<p><u>On 12 October 2013 :</u> (Venue 1) From 9:30 am to 8:00 pm (Venue 2) From 9:30 am to 8:00 pm <u>From 13 October 2013 to 14 October 2013 :</u> (Venue 1) From 11:00 am to 8:00 pm (Venue 2) No Service <u>From 15 October 2013 and thereafter :</u> (Venue 1) No Service (Venue 2) From 11:00 am to 8:00 pm</p> <p><u>2013 年 10 月 12 日 :</u> (地點一) 由上午 9 時 30 分至晚上 8 時 (地點二) 由上午 9 時 30 分至晚上 8 時 <u>2013 年 10 月 13 日至 2013 年 10 月 14 日 :</u> (地點一) 由上午 11 時至晚上 8 時 (地點二) 不設服務 <u>2013 年 10 月 15 日起 :</u> (地點一) 不設服務 (地點二) 由上午 11 時至晚上 8 時</p>
Place where the sale will take place : 出售地點 :	<p>(Venue 1) 8/F W Hong Kong, No.1 Austin Road West, Kowloon, Hong Kong (Venue 2) 86/F International Commerce Centre, No.1 Austin Road West, Kowloon, Hong Kong</p> <p>(地點一) 香港九龍柯士甸道西 1 號香港 W 酒店 8 樓 (地點二) 香港九龍柯士甸道西 1 號環球貿易廣場 86 樓</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 :	60

*** Remarks:**

Phase VI of Kowloon Station Development is the phase of which The Cullinan forms part. The Cullinan comprises Phase VI Residential Development, Phase VI Service Apartment Accommodation and Phase VI Car Park.

***備註 :**

九龍站發展項目的第六期為天璽所屬的期數。天璽包括第六期住宅發展項目、第六期服務式公寓樓宇及第六期停車場。

Description of the residential properties that will be offered to be sold :

將提供出售的指明住宅物業的描述 :

The following units in Tower 20 Zone 2 :

20A, 20B, 20C, 20D, 20E, 25A, 25B, 25C, 25D, 25E, 26A, 26B, 26C, 26D, 26E, 27A, 27B, 27C, 27D, 27E, 29A, 29B, 29C, 29D, 29E, 30A, 30B, 30C, 30D, 30E, 31A, 31B, 31C, 31D, 31E, 32A, 32B, 32C, 32D, 32E

The following units in Tower 21 Zone 3 :

69A, 70A, 71A, 72A, 73A, 75A, 76A, 77A

The following units in Tower 21 Zone 5 :

55C, 55H, 55J, 55K, 56C, 56H, 56J, 56K, 57C, 57H, 57J, 57K

以下在第 20 座第 2 區的單位 :

20A, 20B, 20C, 20D, 20E, 25A, 25B, 25C, 25D, 25E, 26A, 26B, 26C, 26D, 26E, 27A, 27B, 27C, 27D, 27E, 29A, 29B, 29C, 29D, 29E, 30A, 30B, 30C, 30D, 30E, 31A, 31B, 31C, 31D, 31E, 32A, 32B, 32C, 32D, 32E

以下在第 21 座第 3 區的單位 :

69A, 70A, 71A, 72A, 73A, 75A, 76A, 77A

以下在第 21 座第 5 區的單位 :

55C, 55H, 55J, 55K, 56C, 56H, 56J, 56K, 57C, 57H, 57J, 57K

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

On 12 October 2013 (“the first date of the sale”)

Balloting will be used to determine the order of priority. Persons interested in purchasing any of the specified residential properties (“the registrant(s)”) must follow the procedures below:-

1. Each of the registrants (if the registrant is a company, then any one of its directors) must submit personally
 - (a) only one Registration of Intent duly completed and signed by the registrant. Duplicated submission will not be accepted;
 - (b) the Registration of Intent shall be accompanied with cashier order(s). The number of cashier order(s) shall be equal to the number of residential property(ies) which the registrant(s) intends to purchase as indicated in the Registration of Intent, but such number of residential property(ies) shall in any event not exceed five (5). Each cashier order shall be in the sum of HK\$300,000 and made payable to “DEACONS”; and
 - (c) a copy of the registrant’s H.K.I.D. Card(s) / Passport(s) and (if applicable) copy of Business Registration Certificateto 8/F W Hong Kong, No.1 Austin Road West, Kowloon, Hong Kong on 6 October 2013 (from 2:00 pm to 8:00 pm) and during 7 October 2013 to 11 October 2013 (from 11:00 am to 8:00 pm).
2. The cashier order(s) will be used as part payment of the preliminary deposit for the purchase of the residential property(ies).
3. On the first date of the sale, the registrants (if the registrant is a company, then all of its directors) shall personally attend 86/F International Commerce Centre, No.1 Austin Road West, Kowloon, Hong Kong (“designated venue”) between 9:30 am and 10:30 am. Eligible registrant must bring along his/her original H.K.I.D. Card(s) / Passport(s) and (if applicable) copy of Business Registration Certificate and the receipt of Registration of Intent. After verification of the identity of the registrants, the registrants shall be eligible for participating in the balloting and all the registrant(s) of each Registration of Intent shall be entitled to only one lot. Registrant(s) who arrive at the designated venue later than 10:30 am on the first date of the sale shall not be eligible for participating in the balloting.
4. The balloting will take place at 11:00 am on the first date of the sale at the designated venue and will take place in batches.
5. The registrants shall proceed to select the specified residential properties which are still available at the time of selection in the order of priority according to the result of the balloting. The number of specified residential property(ies) to be purchased by the registrant(s) of a Registration of Intent shall not exceed the number of specified residential property(ies) which such registrant(s) intends to purchase as indicated in that Registration of Intent. However, only those registrants who satisfy the following requirements:
 - (a) each of the registrants of a Registration of Intent is a Hong Kong Permanent Resident(s) (“HKPR”); or
 - (b) one or more of the registrants of a Registration of Intent is a HKPR who purchases the

specified residential property(ies) jointly with one or more close relative (i.e. spouse, parents, children, brothers and sisters) who is/are not HKPR but is/are a registrant(s) of that Registration of Intent

will be entitled to select (but not more than one (1) residential property for the registrant(s) of each Registration of Intent) the following residential properties:

Units in Tower 20 Zone 2: 25A, 25B, 25C, 25D, 25E, 27A, 27B, 27C, 27D, 27E, 30A, 30B, 30C, 30D, 30E, 32A, 32B, 32C, 32D, 32E; Tower 21 Zone 3: 69A, 70A, 71A, 72A, 76A, 77A; Tower 21 Zone 5: 55C, 55H, 55J, 55K, 56C, 56H, 56J, 56K, 57C, 57H, 57J, 57K

6. If a registrant has successfully selected any of the residential properties, the registrant will be offered to view the selected residential property(ies) and if the registrant decides to purchase the selected residential property(ies), the registrant will enter into a Preliminary Agreement for Sale and Purchase of the residential property(ies) at 8/F W Hong Kong, No.1 Austin Road West, Kowloon, Hong Kong (if the registrant is a company, then all its directors should attend the signing of the Preliminary Agreement for Sale and Purchase).
7. If a registrant has not purchased any residential property or the number of specified residential property(ies) being purchased is less than the number of specified residential property(ies) which the registrant intends to purchase as indicated in the Registration of Intent, his/her unused cashier order(s) will be available for collection by the registrant in person at 8/F W Hong Kong, No.1 Austin Road West, Kowloon, Hong Kong on 13 October 2013 during 11:00 am to 8:00 pm or at 86/F International Commerce Centre, No.1 Austin Road West, Kowloon, Hong Kong on 14 October 2013 during 11:00 am to 8:00 pm. The Registrant must bring along his/her H.K.I.D. Card(s) / Passport(s) and (if applicable) copy of Business Registration Certificate and the receipt of Registration of Intent.

After the completion of the balloting and selection of the residential properties by the eligible registrant(s), the order of priority in the selection of the remaining residential properties will be on a first come first served basis. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting).

The Vendor also reserves its absolute right to adjust the time of balloting in view of the progress of verification of identities of registrants or the carrying out of other procedures.

On 13 October 2013 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 person interested in purchasing.

2013年10月12日(“該首日出售日期”) :

以抽籤方式決定選擇住宅物業的次序，有意購買該等指明住宅物業的人士(下稱「登記人」)須遵從下列程序 :-

1. 登記人(如登記人為公司，則任何一位董事)須親身於 2013 年 10 月 6 日(下午 2 時至晚上 8 時內)及 2013 年 10 月 7 日至 2013 年 10 月 11 日期間(上午 11 時至晚上 8 時內)到香港九龍九龍站柯士甸道西 1 號香港 W 酒店 8 樓遞交
 - (a) 已填妥及由登記人簽署的購樓意向登記表格，每位登記人只可遞交 1 份購樓意向登記，重複遞交將不會受理，
 - (b) 購樓意向登記表格須附有本票，本票的數目需與登記人於購樓意向登記表格內填寫的意欲購買的住宅物業數目相同，惟該住宅物業數目不能多於 5 個。每張本票金額為港幣\$300,000 及抬頭人須為「的近律師行」；及
 - (c) 登記人的香港身份證/護照及(如適用)商業登記證書副本。
2. 本票將會用作支付購買住宅物業的部份臨時訂金。
3. 登記人(如登記人為公司，則所有董事)須於該首日出售日期的上午 9 時 30 分至上午 10 時 30 分內攜同其香港身份證/護照正本及(如適用)商業登記證書副本及購樓意向登記收據，親臨香港九龍柯士甸道西 1 號環球貿易廣場 86 樓 (下稱「指定會場」)，經賣方確認並核實身份後方可享有抽籤資格，而每份購樓意向登記的所有登記人只可獲 1 個籌。於上午 10 時 30 分後才到達指定會場的登記人將不享有抽籤資格。
4. 抽籤程序將於該首日出售日期當天上午 11 時於指定會場進行，並分批次進行。
5. 登記人可根據抽籤結果順序選擇於當時仍可供選擇的指明住宅物業。每份購樓意向登記的登記人只可認購不多於購樓意向登記表格內所填寫的意欲購買的指明住宅物業數目。但只有符合以下要求的登記人，

- (a) 購樓意向登記的每一位登記人均是香港永久性居民；或
(b) 購樓意向登記的其中一位或多於一位登記人是香港永久性居民，其與一位或多位非香港永久性居民的近親(即配偶、父母、子女、兄弟或姊妹)以聯名方式購買指明住宅物業，而該等近親亦是該購樓意向登記的登記人。

方可有權選購(但每份購樓意向登記的登記人不可選購多於 1 個住宅物業)以下住宅物業：

在第 20 座 2 區的單位：25A, 25B, 25C, 25D, 25E, 27A, 27B, 27C, 27D, 27E, 30A, 30B, 30C, 30D, 30E, 32A, 32B, 32C, 32D, 32E; 第 21 座 3 區的單位：69A, 70A, 71A, 72A, 76A, 77A; 第 21 座 5 區的單位：55C, 55H, 55J, 55K, 56C, 56H, 56J, 56K, 57C, 57H, 57J, 57K

6. 成功選擇住宅物業的登記人將獲安排參觀其所選擇的住宅物業，如登記人決定購買其所選擇的住宅物業，登記人(如登記人為公司，則所有董事)須於香港九龍柯士甸道西 1 號香港 W 酒店 8 樓簽署臨時買賣合約。
7. 如登記人並無購入任何住宅物業或其購入之指明住宅物業數目未達其於購樓意向登記表格內所填寫意欲購買之數目，可分別於 2013 年 10 月 13 日上午 11 時至下午 8 時內親臨香港九龍柯士甸道西 1 號香港 W 酒店 8 樓辦理取回未使用的本票或於 2013 年 10 月 14 日上午 11 時至下午 8 時內親臨香港九龍柯士甸道西 1 號環球貿易廣場 86 樓辦理取回未使用的本票。登記人須攜同其香港身份證/護照正本及(如適用)商業登記證書副本及購樓意向登記收據。

抽籤認購完畢後，餘下的住宅物業將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有意購買的人士。

賣方亦保留絕對權力因應確認和核實登記人身份和其他程序之進度調整抽籤時間。

2013 年 10 月 13 日起：

以先到先得形式發售。如有任何爭議，賣方保留絕對權力分配任何指明住宅物業予任何有意購買的人士。

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點可供公眾免費領取：

From 11:00 am to 8:00 pm (daily)

8/F W Hong Kong, No.1 Austin Road West, Kowloon, Hong Kong (from 6 October 2013 to 14 October 2013)
86/F International Commerce Centre, No.1 Austin Road West, Kowloon, Hong Kong

After 8:00 pm to 11:00 am of the next day (daily)

3/F Lobby, International Commerce Centre, No.1 Austin Road West, Kowloon, Hong Kong

由上午 11 時至下午 8 時 (每日)

香港九龍柯士甸道西 1 號香港 W 酒店 8 樓 (由 2013 年 10 月 6 日至 2013 年 10 月 14 日)

香港九龍柯士甸道西 1 號環球貿易廣場 86 樓

下午 8 時後至翌日上午 11 時 (每日)

香港九龍柯士甸道西 1 號環球貿易廣場 3 樓大堂

Date of Issue :
發出日期：

8 October 2013
2013 年 10 月 8 日