價單 Price List

第一部份：基本資料　　Part 1: Basic Information

期數名稱 Name of Phase	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」) Phase VI of Kowloon Station Development (residential development, service apartment accommodation and car park therein known as "THE CULLINAN")	期數 (如有) Phase No. (if any)	第六期* Phase VI*
期數位置 Location of Phase	柯士甸道西1號 1 Austin Road West		
期數中的住宅物業的總數 The total number of residential properties in the phase of the development		825	

印製日期 Date of Printing	價單編號 Number of Price List
13 March 2015	2

Price List No. 2R

修改價單 (如有) Revision to Price List (if any)

修改日期 Date of Revision	經修改的價單編號 Numbering of Revised Price List	如物業價錢經修改，請以「√」標示 Please use "√" to indicate changes to prices of residential properties 價錢 Price
25 March 2015	2A	
11 May 2015	2B	
10 September 2015	2C	
03 March 2016	2D	
02 September 2016	2E	√
28 October 2016	2F	√
16 January 2017	2G	√
23 January 2017	2H	
11 May 2017	2I	√
28 September 2017	2J	√
12 April 2018	2K	√
03 May 2018	2L	√
26 July 2018	2M	√
13 September 2018	2N	√
01 November 2018	2O	√
26 June 2019	2P	
05 August 2020	2Q	
22 November 2022	2R	

* 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。

* 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.

第二部份：面積及售價資料 Part 2: Information on Area and Price

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	85	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~87,328,000~~ 125,753,000	~~634,873~~ ~~(58,966)~~ 914,222 (84,911)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	83	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~86,722,000~~ 114,473,000	~~630,467~~ ~~(58,556)~~ 832,216 (77,294)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	82	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~86,118,000~~ 107,648,000	~~626,076~~ ~~(58,149)~~ 782,599 (72,686)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	81	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~85,520,000~~ 100,914,000	~~621,729~~ ~~(57,745)~~ 733,643 (68,139)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	80	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~84,926,000~~ 95,966,000	~~617,410~~ ~~(57,344)~~ 697,671 (64,798)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	79	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~83,752,000~~ 90,452,000	~~608,875~~ ~~(56,551)~~ 657,584 (61,075)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

THE CULLINAN 天璽

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	78	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~83,752,000~~ 86,265,000	~~608,875~~ ~~(56,551)~~ 627,145 (58,248)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	77	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~82,596,000~~ 119,764,000	~~600,471~~ ~~(55,770)~~ 870,682 (80,867)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	76	A	137.552 (1,481) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	82,022,000	596,298 (55,383)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	75	A	136.455 (1,469) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~80,792,000~~ 117,149,000	~~592,078~~ ~~(54,998)~~ 858,517 (79,747)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	73	A	136.455 (1,469) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	80,231,000	587,967 (54,616)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	72	A	135.922 (1,463) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~79,347,000~~ 114,259,000	~~583,769~~ ~~(54,236)~~ 840,622 (78,099)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	71	A	136.988 (1,475) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	78,972,000	576,488 (53,540)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	70	A	135.922 (1,463) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	78,250,000	575,698 (53,486)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	69	A	135.922 (1,463) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	77,707,000	571,703 (53,115)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	68	A	135.922 (1,463) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	77,707,000	571,703 (53,115)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	67	A	135.922 (1,463) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	76,634,000	563,809 (52,381)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	85	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~40,864,000~~ 58,845,000	~~634,465~~ ~~(58,967)~~ 913,643 (84,913)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	83	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~40,581,000~~ 53,567,000	~~630,071~~ ~~(58,558)~~ 831,695 (77,297)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	82	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~40,298,000~~ 50,372,000	~~625,677~~ ~~(58,150)~~ 782,089 (72,687)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	81	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~40,018,000~~ 47,222,000	~~621,330~~ ~~(57,746)~~ 733,181 (68,141)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	80	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~39,740,000~~ 44,906,000	~~617,014~~ ~~(57,345)~~ 697,222 (64,799)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	79	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~39,192,000~~ 42,327,000	~~608,505~~ ~~(56,554)~~ 657,180 (61,078)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	78	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~39,192,000~~ 40,368,000	~~608,505~~ ~~(56,554)~~ 626,764 (58,251)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	77	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~38,651,000~~ 56,044,000	~~600,106~~ ~~(55,773)~~ 870,154 (80,872)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	76	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	38,382,000	595,929 (55,385)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	75	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~38,115,000~~ 55,266,000	~~591,784 (55,000)~~ 858,074 (79,749)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	73	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	37,850,000	587,669 (54,618)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	72	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~37,587,000~~ 54,126,000	~~583,586 (54,238)~~ 840,374 (78,104)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	71	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	37,326,000	579,533 (53,861)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	70	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	37,066,000	575,496 (53,486)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	69	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	36,808,000	571,491 (53,114)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	68	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	36,808,000	571,491 (53,114)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	67	B	64.407 (693) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	36,300,000	563,603 (52,381)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	85	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~78,540,000~~ 113,097,000	~~613,901~~ ~~(57,037)~~ 884,012 (82,133)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	83	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~77,993,000~~ 102,950,000	~~609,625~~ ~~(56,640)~~ 804,699 (74,764)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	82	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~77,451,000~~ 96,813,000	~~605,389~~ ~~(56,246)~~ 756,730 (70,307)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	81	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~76,912,000~~ 90,756,000	~~601,176~~ ~~(55,855)~~ 709,386 (65,908)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	80	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~76,379,000~~ 86,308,000	~~597,009~~ ~~(55,468)~~ 674,619 (62,678)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	79	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~75,324,000~~ 81,349,000	~~588,763~~ ~~(54,702)~~ 635,857 (59,077)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	78	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~75,324,000~~ 77,584,000	~~588,763~~ ~~(54,702)~~ 606,428 (56,343)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	77	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~74,283,000~~ 107,711,000	~~580,626~~ ~~(53,946)~~ 841,913 (78,221)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	76	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	73,767,000	576,593 (53,571)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	75	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~73,254,000~~ 106,218,000	~~572,583~~ ~~(53,198)~~ 830,243 (77,137)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	73	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	72,745,000	568,605 (52,829)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	72	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~72,239,000~~ 104,025,000	~~564,650~~ ~~(52,461)~~ 813,102 (75,545)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	71	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	71,737,000	560,726 (52,097)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	70	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	71,238,000	556,825 (51,734)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	69	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	70,744,000	552,964 (51,375)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	68	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	70,744,000	552,964 (51,375)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	67	C	127.936 (1,377) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	69,767,000	545,327 (50,666)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	85	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~71,349,000~~ 104,883,000	~~540,097~~ ~~(50,175)~~ 793,943 (73,757)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	83	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~70,853,000~~ 95,652,000	~~536,343~~ ~~(49,826)~~ 724,066 (67,266)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	82	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~70,361,000~~ 90,063,000	~~532,618~~ ~~(49,480)~~ 681,758 (63,335)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	81	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~69,872,000~~ 84,545,000	~~528,917 (49,136)~~ 639,988 (59,455)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	80	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~69,386,000~~ 80,488,000	~~525,238 (48,795)~~ 609,278 (56,602)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	79	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~68,429,000~~ 73,903,000	~~517,993 (48,122)~~ 559,430 (51,971)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	78	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~68,429,000~~ 70,482,000	~~517,993 (48,122)~~ 533,534 (49,565)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	77	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~67,484,000~~ 99,876,000	~~510,840 (47,457)~~ 756,041 (70,236)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	76	D	132.104 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	67,015,000	507,290 (47,127)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第20座 第1區 Tower 20 Zone 1	75	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~66,548,000~~ 98,491,000	~~503,762 (46,799)~~ 745,568 (69,262)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	73	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	66,085,000	500,257 (46,473)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	72	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~65,626,000~~ 96,471,000	~~496,783 (46,150)~~ 730,277 (67,842)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	71	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	65,171,000	493,338 (45,831)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	70	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	64,718,000	489,909 (45,512)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	69	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	64,267,000	486,495 (45,195)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	68	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	64,267,000	486,495 (45,195)	-	-	-	-	-	-	-	-	-	-
第20座 第1區 Tower 20 Zone 1	67	D	132.102 (1,422) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	63,380,000	479,781 (44,571)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第21座 第1區 Tower 21 Zone 1	89	A*	159.491 (1,717) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	115,883,000	726,580 (67,492)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	81	A	127.334 (1,371) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	122,725,000	963,804 (89,515)	-	-	-	67.417 (726)	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	81	B	143.527 (1,545) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	142,451,000	992,503 (92,201)	-	-	-	70.885 (763)	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	80	B	103.962 (1,119) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	60,637,000	583,261 (54,189)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	79	B	103.894 (1,118) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	59,746,000	575,067 (53,440)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	78	B	103.894 (1,118) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	59,746,000	575,067 (53,440)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	77	B	103.894 (1,118) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~58,922,000~~ 60,690,000	~~567,136~~ ~~(52,703)~~ 584,153 (54,284)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	76	B	103.894 (1,118) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	58,512,000	563,189 (52,336)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第21座 第3區 Tower 21 Zone 3	75	B	103.894 (1,118) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	58,105,000	559,272 (51,972)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	73	B	103.894 (1,118) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	57,701,000	555,383 (51,611)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	78	C	149.379 (1,608) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~88,415,000~~ 132,623,000	~~591,884~~ ~~(54,984)~~ 887,829 (82,477)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	77	C	149.379 (1,608) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	~~87,195,000~~ 89,811,000	~~583,717~~ ~~(54,226)~~ 601,229 (55,853)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	76	C	149.379 (1,608) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	86,589,000	579,660 (53,849)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	75	C	149.379 (1,608) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	85,987,000	575,630 (53,475)	-	-	-	-	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	81	D	135.393 (1,457) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	139,177,000	1,027,948 (95,523)	-	-	-	59.175 (637)	-	-	-	-	-	-
第21座 第3區 Tower 21 Zone 3	80	D	101.397 (1,091) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	61,249,000	604,051 (56,140)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

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.)	售價 (元) Price ($)	實用面積 每平方米/呎售價 元，每平方米 (元，每平方呎) Unit Rate of Saleable Area $ per sq. metre ($ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
第21座 第3區 Tower 21 Zone 3	79	D	101.397 (1,091) 露台 Balcony:0.000 (0) 工作平台 Utility Platform:0.000 (0)	60,403,000	595,708 (55,365)	-	-	-	-	-	-	-	-	-	-

Price List No. 2R

第三部份:其他資料　　Part 3:Other Information

(1) 準買家應參閱該期數的售樓說明書，以了解該期數的資料。
Prospective purchasers are advised to refer to the sales brochure for the Phase for information on the Phase.

(2) 根據 《一手住宅物業銷售條例》第 52(1)條及第 53(2)及(3)條，-
According to sections 52(1) and 53(2) and (3) of the Residential Properties (First-hand Sales) Ordinance,-

第 52(1)條 / Section 52(1)
在某人就指明住宅物業與擁有人訂立臨時買賣合約時，該人須向擁有人支付售價的 5%的臨時訂金。
A preliminary deposit of 5% of the purchase price is payable by a person to the owner on entering into a preliminary agreement for sale and purchase in respect of the specified residential property with the owner.

第 53(2)條 / Section 53(2)
如某人於某日期訂立臨時買賣合約，並於該日期後的 5 個工作日內，就有關住宅物業簽立買賣合約，則擁有人必須在該日期後的 8 個工作日內，簽立該買賣合約。
If a person executes an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase, the owner must execute the agreement for sale and purchase within 8 working days after that date.

第 53(3) 條 / Section 53(3)
如某人於某日期訂立臨時買賣合約，但沒有於該日期後的 5 個工作日內，就有關住宅物業簽立買賣合約，則 – (i) 該臨時合約即告終止; (ii) 有關的臨時訂金即予沒收; 及 (iii) 擁有人不得就該人沒有簽立買賣合約而針對該人提出進一步申索。
If a person does not execute an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase – (i) the preliminary agreement is terminated; (ii) the preliminary deposit is forfeited; and (iii) the owner does not have any further claim against the person for the failure.

(3) 實用面積及屬該住宅物業其他指明項目的面積是按 《一手住宅物業銷售條例》第 8 條及附表二第 2 部的計算得出的。
The saleable area and area of other specified items of the residential property are calculated in accordance with section 8 and Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

(4) 註：『售價』指本價單第二部份中所列之住宅物業的售價，而『樓價』指臨時買賣合約中訂明的住宅物業的實際售價。因應相關折扣 (如有) 按售價計算得出之價目，皆以向下捨入方式換算至百位數作為樓價。買方須為於同一份臨時買賣合約下購買的所有住宅物業選擇相同的付款計劃。
Note: “price” means the price of the residential property set out in Part 2 of this price list, and “purchase price” means the actual price of the residential property set out in the preliminary agreement for sale and purchase. The price obtained after applying the relevant discount(s) (if any) on the price will be rounded down to the nearest hundred to determine the purchase price. The Purchaser must choose the same payment plan for all the residential properties purchased under the same preliminary agreement for sale and purchase.

(4)(D1) 90 日付款計劃
90 Days Payment Plan

(4)(D1)(i) 支付條款
The Terms of Payment

買方於簽署臨時買賣合約時須繳付相等於樓價 5%之金額作為臨時訂金，其中港幣$500,000 作爲部分臨時訂金必須以銀行本票支付，臨時訂金的餘額可以支票支付，本票及支票抬頭請寫『的近律師行』。
Upon signing of the preliminary agreement for sale and purchase, the Purchaser shall pay the preliminary deposit which is equivalent to 5% of the purchase price. HK$500,000 being part of the preliminary deposit must be paid by cashier order(s) and the balance of the preliminary deposit may be paid by cheque(s). The cashier order(s) and cheque(s) should be made payable to "DEACONS".

1. 臨時訂金即樓價 5% (『臨時訂金』)於簽署臨時買賣合約時繳付，買方須於簽署臨時買賣合約的日期後 5 個工作日內簽署買賣合約。
   A preliminary deposit equivalent to 5% of the purchase price ("preliminary deposit") shall be paid upon signing of the preliminary agreement for sale and purchase. The agreement for sale and purchase shall be signed by the Purchaser within 5 working days after the date of signing of the preliminary agreement for sale and purchase.

2. 樓價 95%(樓價餘額)於簽署臨時買賣合約的日期後 90 日內繳付。
   95% of the purchase price (balance of purchase price) shall be paid within 90 days after the date of signing of the preliminary agreement for sale and purchase.

註：成交日不可早於簽署臨時買賣合約的日期後 90 日。
Remark: The date of completion shall not be earlier than 90 days after the date of signing of the preliminary agreement for sale and purchase.

(4)(D1)(ii) 售價獲得折扣的基礎
The basis on which any discount on the price is available

1. 付款計劃優惠
   Payment Plan Benefit

   選擇第(4)(D1)段所述的付款計劃之買方，可獲 2%售價折扣優惠。
   A 2% discount on the price would be offered to the Purchaser if the Purchaser elects the payment plan stated in paragraph (4)(D1).

2. 置業售價折扣
   Home Purchase Price Discount

   買方可獲2%售價折扣優惠。
   The Purchaser will be offered 2% discount on the price.

3. 特別折扣
Special Discount

買方可獲7%售價折扣優惠。
The Purchaser will be offered 7% discount on the price.

4. 新地會會員售價折扣優惠
Price Discount Offer for SHKP Club Member

如買方為新地會會員(即在簽署臨時買賣合約當日或之前，最少一位個人買方(如買方是以個人名義)或最少一位買方之董事(如買方是以公司名義)須為新地會會員)，買方可獲1%售價折扣優惠。
If the Purchaser is a SHKP Club member (i.e. at least one individual Purchaser (if the Purchaser is an individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation) is a SHKP Club member on or before the date of signing the preliminary agreement for sale and purchase), the Purchaser will be offered 1% discount on the price.

(4)(D1)(iii) 可就購買該期數中的指明住宅物業而連帶獲得的任何贈品、財務優惠或利益
Any gift, or any financial advantage or benefit, to be made available in connection with the purchase of a specified residential property in the Phase

除第(4)(D1)(ii)段所述之售價折扣(如適用)外，選擇第(4)(D1)段所述付款計劃之買方可享以下由 Harbour Vantage Limited (『發展商』)提供或安排的贈品、財務優惠或利益 (「發展商優惠」)。香港鐵路有限公司與發展商優惠無關，亦不會就有關發展商優惠的申索承擔任何責任。所有有關發展商優惠的申索及爭議，買方應根據下文直接聯絡發展商或相關提供者(視情況而定)。
In addition to the discount on the price mentioned in paragraph (4)(D1)(ii) (if applicable), the following gift, financial advantage or benefit (“the Developer’s Offers”) are offered or arranged by Harbour Vantage Limited (“the Developer”) to the Purchaser who chooses the payment plan mentioned in paragraph (4)(D1). MTR Corporation Limited is not related to the Developer’s Offers and shall not be responsible for any claims in respect of the Developer’s Offers. All claims and disputes in respect of the Developer’s Offers shall be directed to the Developer or the relevant provider(s) (as the case may be) as prescribed below.

1. 首 3 年保修優惠
First 3 Years Warranty Offer

在不影響買方於買賣合約下之權利的前提下，凡住宅物業(但不包括園景及盆栽(如有)及第(4)(D1)(iii)3 段所述的該廚櫃 (如有))有欠妥之處，而該欠妥之處並非由任何人(不包括發展商)之行為或疏忽造成，買方可於住宅物業的成交日起計 3 年內向發展商發出書面通知，發展商須在收到書面通知後在合理地切實可行的範圍內盡快自費作出修補。首 3 年保修優惠受其他條款及細則約束。
Without affecting the Purchaser’s rights under the agreement for sale and purchase, the Developer shall at its own cost and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 3 years from the date of completion of the sale and purchase of the residential property rectify any defects to the residential property (excluding the landscape area and potted plants (if any) and the kitchen cabinet (if any) as set out in paragraph (4)(D1)(iii)3 caused otherwise than by the act or neglect of any person (excluding the Developer). The First 3 Years Warranty Offer is subject to other terms and conditions.

2. 住戶停車位優惠
Offer of Residential Car Parking Space(s)

(a) 購買列於以下表1內的住宅物業之買方，將獲發展商邀請購買該期數的指定住戶停車位。買方須根據日後公佈的住戶停車位之銷售安排所規定的時限、條款及方法認購指定住戶停車位，否則其認購指定住戶停車位的優惠將會自動失效，買方不會為此獲得任何補償。
The Purchaser of a residential property set out in Table 1 below will be invited by the Developer to purchase the designated residential car parking space of the Phase. The Purchaser shall purchase the designated residential car parking space in accordance with time limit, terms and manner as prescribed by the sales arrangements of the residential car parking spaces to be announced. Otherwise, the offer to purchase the designated residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

表1
Table 1

大廈名稱 Block Name	樓層 Floor	單位 Unit	指定住戶停車位 Designated residential car parking space
第 21 座第1 區 Tower 21 Zone 1	89	A	8206 號車位 Car parking Space No. 8206
第21 座第3 區 Tower 21 Zone 3	81	A	8205 號車位 Car parking Space No. 8205
第 21 座第3 區 Tower 21 Zone 3	81	B	8203 號車位 Car parking Space No. 8203
第 21 座第3 區 Tower 21 Zone 3	81	D	8207 號車位 Car parking Space No. 8207

(b) 如屬以下情況：

(I) 一個列於以下表2內的住宅物業(『首單位』)及其他一個或多個列於以下表2及/或表3內的住宅物業(『關連單位』)是透過同一份臨時買賣合約及同一份買賣合約購買；及/或

(II) 一個首單位及其他一個或多個關連單位(不論是否包含於不同的臨時買賣合約)是透過同一份購樓意向登記購買，

就每一個符合上述(b)(I)及/或(b)(II)之購買組合而言，相關買方將獲認購由發展商決定的該期數的一個住戶停車位的權利。如購買組合涉及多於一份臨時買賣合約，則該相關買方須於簽署臨時買賣合約之時決定認購住戶停車位的權利屬於哪一份臨時買賣合約。如有任何爭議，發展商有全權及絕對酌情決定。買方須根據日後公佈的住戶停車位之銷售安排所規定的時限、條款及方法行使其認購住戶停車位的權利，否則其認購住戶停車位的權利將會自動失效，買方不會為此獲得任何補償。

If in any of the following cases:

(I) a residential property set out in Table 2 below (the "1st Unit") and one or more other residential properties set out in Table 2 and/or Table 3 below (the "Related Units") are purchased under the same preliminary agreement for sale and purchase and the same agreement for sale and purchase; and/or

(II) the 1st Unit and one or more Related Units are purchased under the same Registration of Intent (whether or not they are covered by separate preliminary agreement for sale and purchase),

then in respect of each combination of units satisfying (b)(I) and/or (b)(II) above, the relevant Purchaser will be offered an option to purchase one residential car parking space of the Phase as determined by the Developer. Where the combination of units involves more than one preliminary agreement for sale and purchase, the relevant Purchaser shall, upon signing of preliminary agreement(s) for sale and purchase, decide which preliminary agreement for sale and purchase the option shall be related to. In case of dispute, the Developer shall have the sole and absolute discretion to determine. The Purchaser shall exercise his/her/its option to purchase residential car parking space in accordance with time limit, terms and manner as prescribed by the sales arrangements of the residential car parking spaces to be announced. Otherwise, the option to purchase residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

表2
Table 2

大廈名稱 Block Name	樓層 Floor	單位 Unit
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	A
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	C
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	D
第 21 座第3 區 Tower 21 Zone 3	75 樓至78 樓 75/F to 78/F	C

表3
Table 3

大廈名稱 Block Name	樓層 Floor	單位 Unit
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	B

第 21 座第3 區 Tower 21 Zone 3	73 樓；75 樓至80 樓 73/F ; 75/F to 80/F	B
第 21 座第3 區 Tower 21 Zone 3	79 樓至80 樓 79/F to 80/F	D

(c) 購買列於以上表 2 內的住宅物業之買方(『指明買方』)，可就購買每個以上表 2 內的住宅物業獲一次參與抽籤的機會(『抽籤機會』)以選購由發展商決定的該期數的一個住戶停車位。但符合上述(b)(I)及/或(b)(II)之購買組合的買方，則不會就該組合涉及的單位享有抽籤機會。指明買方須根據賣方日後公佈的住戶停車位之銷售安排參與抽籤，以決定揀選及購買住戶停車位的優先次序。在每次抽籤時，可供選擇的住戶停車位數量將不少於累計已提供的抽籤機會的數目(發展商扣減已使用的抽籤機會及已失效的抽籤機會的數目後)的二分之一，數量以公佈住戶停車位之相關銷售安排當日為準。如指明買方不根據日後公佈的住戶停車位之銷售安排參與抽籤以選購住戶停車位，其抽籤機會將會自動失效，指明買方不會為此獲得任何補償。
The Purchaser of residential property set out in Table 2 above (“Specified Purchaser”) shall in respect of the purchase of each residential property set out in Table 2 above have one chance (“balloting chance”) to participate in the balloting for selection and purchase of one residential car parking space of the Phase as determined by the Developer. But the Purchaser(s) involved in the combination of units satisfying (b)(I) and/or (b)(II) above shall not be entitled to a balloting chance in respect of the units involved in such combination. The Specified Purchaser shall participate in the balloting to determine the order of priority for selection and purchase of the residential car parking spaces in accordance with the sales arrangement of the residential car parking spaces to be announced. In each balloting, the number of residential car parking spaces available for selection will not be less than one half of the total number of balloting chance offered by the Developer (after the Developer deducts the number of used balloting chance and lapsed balloting chance) as at the date of announcement of the relevant sales arrangement of the residential car parking spaces. If the Specified Purchaser does not participate in the balloting for selection and purchase of a residential car parking space in accordance with the sales arrangement of the residential car parking spaces to be announced, his/her/its balloting chance shall lapse automatically and the Specified Purchaser shall not be entitled to any compensation therefor.

(d) 關於購樓意向登記的資訊，請參閱賣方不時公佈的銷售安排。
For information regarding Registration of Intent, please refer to the sales arrangements to be announced by the Vendor from time to time.

(e) 住戶停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。在簽署住戶停車位的買賣合約之前，買方不享有任何住戶停車位的權益。
The price and sales arrangement details of residential car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later. Before the entering of an agreement for sale and purchase of the residential car parking space, the Purchaser shall not have any interest or right in any of the residential car parking spaces.

3. 送贈廚櫃優惠
Free Kitchen Cabinet Offer

於價單上設有符號“*”之住宅物業之買方，可免費獲贈將於該住宅物業內安裝之廚櫃(『該廚櫃』)。發展商或其代表不會就該廚櫃作出任何保證、保養或陳述，更不會就其將來狀況作出任何保證、保養或陳述。於成交日該廚櫃將以成交時之狀況連同住宅物業交予買方。在任何情況下，買方不得就該廚櫃提出任何異議或質詢。第(4)(D1)(iii)1 段所述的首 3 年保養優惠不適用於該廚櫃。本優惠受其他條款及條件約束。
The Purchaser of a residential property marked with “*” in the price list will be provided with the kitchen cabinet to be installed at the residential property (“kitchen cabinet”) free of charge. No warranty, maintenance or representation whatsoever is given by the Developer or any person on behalf of the Developer in any respect regarding the kitchen

cabinet. In particular, no warranty, maintenance or representation whatsoever is given as to the condition of the kitchen cabinet in future. The kitchen cabinet will be delivered to the Purchaser upon completion in such condition as at completion together with the residential property. In any event, no objection or requisitions whatsoever shall be raised by the Purchaser in respect of the kitchen cabinet. The First 3 Years Maintenance Offer as set out in paragraph (4)(D1)(iii)1 does not cover the kitchen cabinet. This offer is subject to other terms and conditions.

(4)(E1) 180 日付款計劃
180 Days Payment Plan

(4)(E1)(i) 支付條款
The Terms of Payment

買方於簽署臨時買賣合約時須繳付相等於樓價 5%之金額作為臨時訂金，其中港幣$500,000 作爲部分臨時訂金必須以銀行本票支付，臨時訂金的餘額可以支票支付，本票及支票抬頭請寫『的近律師行』。
Upon signing of the preliminary agreement for sale and purchase, the Purchaser shall pay the preliminary deposit which is equivalent to 5% of the purchase price. HK$500,000 being part of the preliminary deposit must be paid by cashier order(s) and the balance of the preliminary deposit may be paid by cheque(s). The cashier order(s) and cheque(s) should be made payable to "DEACONS".

1. 臨時訂金即樓價 5% (『臨時訂金』)於簽署臨時買賣合約時繳付，買方須於簽署臨時買賣合約的日期後 5 個工作日內簽署買賣合約。
   A preliminary deposit equivalent to 5% of the purchase price ("preliminary deposit") shall be paid upon signing of the preliminary agreement for sale and purchase. The agreement for sale and purchase shall be signed by the Purchaser within 5 working days after the date of signing of the preliminary agreement for sale and purchase.

2. 加付訂金即樓價 5%於簽署臨時買賣合約的日期後 90 日內繳付。
   A further deposit equivalent to 5% of the purchase price shall be paid within 90 days after the date of signing of the preliminary agreement for sale and purchase.

3. 樓價 90%(樓價餘額)於簽署臨時買賣合約的日期後 180 日內繳付。
   90% of the purchase price (balance of purchase price) shall be paid within 180 days after the date of signing of the preliminary agreement for sale and purchase.

註：成交日不可早於簽署臨時買賣合約的日期後 90 日。
Remark: The date of completion shall not be earlier than 90 days after the date of signing of the preliminary agreement for sale and purchase.

(4)(E1)(ii) 售價獲得折扣的基礎
The basis on which any discount on the price is available

1. 付款計劃優惠
   Payment Plan Benefit

   選擇第(4)(E1)段所述的付款計劃之買方，可獲 1%售價折扣優惠。
   A 1% discount on the price would be offered to the Purchaser if the Purchaser elects the payment plan stated in paragraph (4)(E1).

2. 置業售價折扣
Home Purchase Price Discount

買方可獲2%售價折扣優惠。
The Purchaser will be offered 2% discount on the price.

3. 特別折扣
Special Discount

買方可獲7%售價折扣優惠。
The Purchaser will be offered 7% discount on the price.

4. 新地會會員售價折扣優惠
Price Discount Offer for SHKP Club Member

如買方為新地會會員(即在簽署臨時買賣合約當日或之前，最少一位個人買方(如買方是以個人名義)或最少一位買方之董事(如買方是以公司名義)須為新地會會員)，買方可獲1%售價折扣優惠。
If the Purchaser is a SHKP Club member (i.e. at least one individual Purchaser (if the Purchaser is an individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation) is a SHKP Club member on or before the date of signing the preliminary agreement for sale and purchase), the Purchaser will be offered 1% discount on the price.

(4)(E1)(iii) 可就購買該期數中的指明住宅物業而連帶獲得的任何贈品、財務優惠或利益
Any gift, or any financial advantage or benefit, to be made available in connection with the purchase of a specified residential property in the Phase

除第(4)(E1)(ii)段所述之售價折扣(如適用)外，選擇第(4)(E1)段所述付款計劃之買方可享以下由 Harbour Vantage Limited (『發展商』)提供或安排的贈品、財務優惠或利益 (「發展商優惠」)。香港鐵路有限公司與發展商優惠無關，亦不會就有關發展商優惠的申索承擔任何責任。所有有關發展商優惠的申索及爭議，買方應根據下文直接聯絡發展商或相關提供者(視情況而定)。
In addition to the discount on the price mentioned in paragraph (4)(E1)(ii) (if applicable), the following gift, financial advantage or benefit (“the Developer’s Offers”) are offered or arranged by Harbour Vantage Limited (“the Developer”) to the Purchaser who chooses the payment plan mentioned in paragraph (4)(E1). MTR Corporation Limited is not related to the Developer’s Offers and shall not be responsible for any claims in respect of the Developer’s Offers. All claims and disputes in respect of the Developer’s Offers shall be directed to the Developer or the relevant provider(s) (as the case may be) as prescribed below.

1. 貸款優惠
Loan Benefit

買方可向發展商的指定財務機構申請以下其中一項貸款優惠：

The Purchaser may apply for ONLY ONE of the following loan benefits from the Developer's designated financing company:

(a) 備用第一按揭貸款(只適用於買方為個人或香港註冊成立的有限公司及其所有股東及董事均為個人)
Standby First Mortgage Loan (only applicable to the Purchaser who is individual or limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

備用第一按揭貸款的最高金額為淨樓價的70%，惟貸款金額不可超過應繳付之樓價餘額。首24個月之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率(『港元最優惠利率』)減2.85% p.a.，其後之按揭利率為港元最優惠利率加1% p.a.，利率浮動。詳情請參閱附錄1(a) 。
The maximum Standby First Mortgage Loan amount shall be 70% of the net purchase price, provided that the loan amount shall not exceed the balance of purchase price payable. Interest rate for the first 24 months shall be Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited ("Hong Kong Dollar Best Lending Rate") minus 2.85% p.a., thereafter at Hong Kong Dollar Best Lending Rate plus 1% p.a., subject to fluctuation. Please see Annex 1(a) for details.

(b) 備用第二按揭貸款(只適用於買方為個人或香港註冊成立的有限公司及其所有股東及董事均為個人)
Standby Second Mortgage Loan (only applicable to the Purchaser who is individual or limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

備用第二按揭貸款的最高金額為淨樓價的25%，惟第一按揭貸款(由第一按揭銀行提供)及備用第二按揭貸款總金額不可超過淨樓價的75%，或應繳付之樓價餘額，以較低者為準。有關按揭利率請參閱以下列表。詳情請參閱附錄1(b) 。
The maximum Standby Second Mortgage Loan amount shall be 25% of the net purchase price, provided that the total amount of first mortgage loan (offered by the first mortgagee bank) and the Standby Second Mortgage Loan shall not exceed 75% of the net purchase price, or the balance of purchase price payable, whichever is lower. The relevant interest rates are specified in the table below. Please see Annex 1(b) for details.

備用第二按揭貸款金額 The Amount of Standby Second Mortgage Loan	按揭利率 Interest rate
高於淨樓價的20%但不高於淨樓價的25% Higher than 20% of the net purchase price but not higher than 25% of the net purchase price	首24個月之按揭利率為2.18% p.a.，其後之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。 Interest rate for the first 24 months shall be 2.18%, thereafter at Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation.
不高於淨樓價的20% Not higher than 20% of the net purchase price	首24個月之按揭利率為1.98% p.a.，其後之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。 Interest rate for the first 24 months shall be 1.98%, thereafter at Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation.

(c) King's Key Plus (只適用於個人名義買方)
King's Key Plus (applicable only to the Purchaser(s) who is/are individual(s))

King's Key Plus 分為兩部份：A 部份(用於繳付樓價餘額)的最高貸款金額為樓價 90%及(如適用)B 部份(用於償還現有物業的按揭貸款)的最高貸款金額為樓價 30%。詳情請參閱附錄 1(c) 。
King's Key Plus is divided into two tranches: the maximum loan amount of Tranche A (for payment of the balance of the purchase price) shall be 90% of the purchase price and (if applicable) the maximum loan amount of Tranche B (for repayment of the mortgage loan of the Existing Property) shall be 30% of the purchase price. Please see Annex 1(c) for details.

上文『淨樓價』一詞指扣除所有現金回贈(如適用)後的住宅物業之樓價。
The term "net purchase price" above means the amount of the purchase price of the residential property after deducting all cash rebates (if applicable).

2. 首 3 年保修優惠
First 3 Years Warranty Offer

在不影響買方於買賣合約下之權利的前提下，凡住宅物業(但不包括園景及盆栽(如有)及第(4)(E1)(iii)4 段所述的該廚櫃 (如有))有欠妥之處，而該欠妥之處並非由任何人(不包括發展商)之行為或疏忽造成，買方可於住宅物業的成交日起計 3 年內向發展商發出書面通知，發展商須在收到書面通知後在合理地切實可行的範圍內盡快自費作出修補。首 3 年保修優惠受其他條款及細則約束。
Without affecting the Purchaser's rights under the agreement for sale and purchase, the Developer shall at its own cost and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 3 years from the date of completion of the sale and purchase of the residential property rectify any defects to the residential property (excluding the landscape area and potted plants (if any) and the kitchen cabinet (if any) as set out in paragraph (4)(E1)(iii)4 caused otherwise than by the act or neglect of any person (excluding the Developer). The First 3 Years Warranty Offer is subject to other terms and conditions.

3. 住戶停車位優惠
Offer of Residential Car Parking Space(s)

(a) 購買列於以下表1內的住宅物業之買方，將獲發展商邀請購買該期數的指定住戶停車位。買方須根據日後公佈的住戶停車位之銷售安排所規定的時限、條款及方法認購指定住戶停車位，否則其認購指定住戶停車位的優惠將會自動失效，買方不會為此獲得任何補償。
The Purchaser of a residential property set out in Table 1 below will be invited by the Developer to purchase the designated residential car parking space of the Phase. The Purchaser shall purchase the designated residential car parking space in accordance with time limit, terms and manner as prescribed by the sales arrangements of the residential car parking spaces to be announced. Otherwise, the offer to purchase the designated residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

表1
Table 1

大廈名稱 Block Name	樓層 Floor	單位 Unit	指定住戶停車位 Designated residential car parking space
第 21 座第1 區 Tower 21 Zone 1	89	A	8206 號車位 Car parking Space No. 8206
第21 座第3 區 Tower 21 Zone 3	81	A	8205 號車位 Car parking Space No. 8205
第 21 座第3 區 Tower 21 Zone 3	81	B	8203 號車位 Car parking Space No. 8203
第 21 座第3 區 Tower 21 Zone 3	81	D	8207 號車位 Car parking Space No. 8207

(b) 如屬以下情況：

(I) 一個列於以下表2內的住宅物業(『首單位』)及其他一個或多個列於以下表2及/或表3內的住宅物業(『關連單位』)是透過同一份臨時買賣合約及同一份買賣合約購買；及/或

(II) 一個首單位及其他一個或多個關連單位(不論是否包含於不同的臨時買賣合約)是透過同一份購樓意向登記購買，

就每一個符合上述(b)(I)及/或(b)(II)之購買組合而言，相關買方將獲認購由發展商決定的該期數的一個住戶停車位的權利。如購買組合涉及多於一份臨時買賣合約，則該相關買方須於簽署臨時買賣合約之時決定認購住戶停車位的權利屬於哪一份臨時買賣合約。如有任何爭議，發展商有全權及絕對酌情決定。買方須根據日後公佈的住戶停車位之銷售安排所規定的時限、條款及方法行使其認購住戶停車位的權利，否則其認購住戶停車位的權利將會自動失效，買方不會為此獲得任何補償。

If in any of the following cases:

(I) a residential property set out in Table 2 below (the "1st Unit") and one or more other residential properties set out in Table 2 and/or Table 3 below (the "Related Units") are purchased under the same preliminary agreement for sale and purchase and the same agreement for sale and purchase; and/or

(II) the 1st Unit and one or more Related Units are purchased under the same Registration of Intent (whether or not they are covered by separate preliminary agreement for sale and purchase),

then in respect of each combination of units satisfying (b)(I) and/or (b)(II) above, the relevant Purchaser will be offered an option to purchase one residential car parking space of the Phase as determined by the Developer. Where the combination of units involves more than one preliminary agreement for sale and purchase, the relevant

Purchaser shall, upon signing of preliminary agreement(s) for sale and purchase, decide which preliminary agreement for sale and purchase the option shall be related to. In case of dispute, the Developer shall have the sole and absolute discretion to determine. The Purchaser shall exercise his/her/its option to purchase residential car parking space in accordance with time limit, terms and manner as prescribed by the sales arrangements of the residential car parking spaces to be announced. Otherwise, the option to purchase residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

表2
Table 2

大廈名稱 Block Name	樓層 Floor	單位 Unit
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	A
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	C
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	D
第 21 座第3 區 Tower 21 Zone 3	75 樓至78 樓 75/F to 78/F	C

表3
Table 3

大廈名稱 Block Name	樓層 Floor	單位 Unit
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	B
第 21 座第3 區 Tower 21 Zone 3	73 樓；75 樓至80 樓 73/F ; 75/F to 80/F	B
第 21 座第3 區 Tower 21 Zone 3	79 樓至80 樓 79/F to 80/F	D

(c) 購買列於以上表 2 內的住宅物業之買方(『指明買方』)，可就購買每個以上表 2 內的住宅物業獲一次參與抽籤的機會(『抽籤機會』)以選購由發展商決定的該期數的一個住戶停車位。但符合上述(b)(I)及/或(b)(II)之購買組合的買方，則不會就該組合涉及的單位享有抽籤機會。指明買方須根據賣方日後公佈的住戶停車位之銷售安排參與抽籤，以決定揀選及購買住戶停車位的優先次序。在每次抽籤時，可供選擇的住戶停車位數量將不少於累計已提供的抽籤機會的數目(發展商扣減已使用的抽籤機會及已失效的抽籤機會的數目後)的二分之一，數量以公佈住戶停車位之相關銷售安排當日為準。如指明買方不根據日後公佈的住戶停車位之銷售安排參與抽籤以選購住戶停車位，其抽籤機會將會自動失效，指明買方不會為此獲得任何補償。

The Purchaser of residential property set out in Table 2 above ("Specified Purchaser") shall in respect of the purchase of each residential property set out in Table 2 above have one chance ("balloting chance") to participate in the balloting for selection and purchase of one residential car parking space of the Phase as determined by the Developer. But the Purchaser(s) involved in the combination of units satisfying (b)(I) and/or (b)(II) above shall not be entitled to a balloting chance in respect of the units involved in such combination. The Specified Purchaser shall participate in the balloting to determine the order of priority for selection and purchase of the residential car parking spaces in accordance with the sales arrangement of the residential car parking spaces to be announced. In each balloting, the number of residential car parking spaces available for selection will not be less than one half of the total number of balloting chance offered by the Developer (after the Developer deducts the number of used balloting chance and lapsed balloting chance) as at the date of announcement of the relevant sales arrangement of the residential car parking spaces. If the Specified Purchaser does not participate in the balloting for selection and purchase of a residential car parking space in accordance with the sales arrangement of the residential car parking spaces to be announced, his/her/its balloting chance shall lapse automatically and the Specified Purchaser shall not be entitled to any compensation therefor.

(d) 關於購樓意向登記的資訊，請參閱賣方不時公佈的銷售安排。
For information regarding Registration of Intent, please refer to the sales arrangements to be announced by the Vendor from time to time.

(e) 住戶停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。在簽署住戶停車位的買賣合約之前，買方不享有任何住戶停車位的權益。
The price and sales arrangement details of residential car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later. Before the entering of an agreement for sale and purchase of the residential car parking space, the Purchaser shall not have any interest or right in any of the residential car parking spaces.

4. 送贈廚櫃優惠
Free Kitchen Cabinet Offer

於價單上設有符號"*"之住宅物業之買方，可免費獲贈將於該住宅物業內安裝之廚櫃(『該廚櫃』)。發展商或其代表不會就該廚櫃作出任何保證、保養或陳述，更不會就其將來狀況作出任何保證、保養或陳述。於成交日該廚櫃將以成交時之狀況連同住宅物業交予買方。在任何情況下，買方不得就該廚櫃提出任何異議或質詢。第(4)(E1)(iii)2 段所述的首 3 年保養優惠不適用於該廚櫃。本優惠受其他條款及條件約束。
The Purchaser of a residential property marked with "*" in the price list will be provided with the kitchen cabinet to be installed at the residential property ("kitchen cabinet") free of charge. No warranty, maintenance or representation whatsoever is given by the Developer or any person on behalf of the Developer in any respect regarding the kitchen cabinet. In particular, no warranty, maintenance or representation whatsoever is given as to the condition of the kitchen cabinet in future. The kitchen cabinet will be delivered to the Purchaser upon completion in such condition as at completion together with the residential property. In any event, no objection or requisitions whatsoever shall be raised by the Purchaser in respect of the kitchen cabinet. The First 3 Years Maintenance Offer as set out in paragraph (4)(E1)(iii)2 does not cover the kitchen cabinet. This offer is subject to other terms and conditions.

(4)(F1) 360 日付款計劃
360 Days Payment Plan

(4)(F1)(i) 支付條款
The Terms of Payment

買方於簽署臨時買賣合約時須繳付相等於樓價 5%之金額作為臨時訂金，其中港幣$500,000 作爲部分臨時訂金必須以銀行本票支付，臨時訂金的餘額可以支票支付，本票及支票抬頭請寫『的近律師行』。
Upon signing of the preliminary agreement for sale and purchase, the Purchaser shall pay the preliminary deposit which is equivalent to 5% of the purchase price. HK$500,000 being part of the preliminary deposit must be paid by cashier order(s) and the balance of the preliminary deposit may be paid by cheque(s). The cashier order(s) and cheque(s) should be made payable to “DEACONS”.

1. 臨時訂金即樓價 5% (『臨時訂金』)於簽署臨時買賣合約時繳付，買方須於簽署臨時買賣合約的日期後 5 個工作日內簽署買賣合約。
   A preliminary deposit equivalent to 5% of the purchase price (“preliminary deposit”) shall be paid upon signing of the preliminary agreement for sale and purchase. The agreement for sale and purchase shall be signed by the Purchaser within 5 working days after the date of signing of the preliminary agreement for sale and purchase.

2. 加付訂金即樓價 5%於簽署臨時買賣合約的日期後 90 日內繳付。
   A further deposit equivalent to 5% of the purchase price shall be paid within 90 days after the date of signing of the preliminary agreement for sale and purchase.

3. 樓價 5%於簽署臨時買賣合約的日期後 180 日內繳付。
   5% of the purchase price shall be paid within 180 days after the date of signing of the preliminary agreement for sale and purchase.

4. 樓價 85%(樓價餘額)於簽署臨時買賣合約的日期後 360 日內繳付。
   85% of the purchase price (balance of purchase price) shall be paid within 360 days after the date of signing of the preliminary agreement for sale and purchase.

註：成交日不可早於簽署臨時買賣合約的日期後 90 日。
Remark: The date of completion shall not be earlier than 90 days after the date of signing of the preliminary agreement for sale and purchase.

(4)(F1)(ii) 售價獲得折扣的基礎
The basis on which any discount on the price is available

1. 付款計劃優惠
   Payment Plan Benefit

   無
   Nil

Price List No. 2R

2. 置業售價折扣
Home Purchase Price Discount

買方可獲2%售價折扣優惠。
The Purchaser will be offered 2% discount on the price.

3. 特別折扣
Special Discount

買方可獲7%售價折扣優惠。
The Purchaser will be offered 7% discount on the price.

4. 新地會會員售價折扣優惠
Price Discount Offer for SHKP Club Member

如買方為新地會會員(即在簽署臨時買賣合約當日或之前，最少一位個人買方(如買方是以個人名義)或最少一位買方之董事(如買方是以公司名義)須為新地會會員)，買方可獲1%售價折扣優惠。
If the Purchaser is a SHKP Club member (i.e. at least one individual Purchaser (if the Purchaser is an individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation) is a SHKP Club member on or before the date of signing the preliminary agreement for sale and purchase), the Purchaser will be offered 1% discount on the price.

(4)(F1)(iii) 可就購買該期數中的指明住宅物業而連帶獲得的任何贈品、財務優惠或利益
Any gift, or any financial advantage or benefit, to be made available in connection with the purchase of a specified residential property in the Phase

除第(4)(F1)(ii)段所述之售價折扣(如適用)外，選擇第(4)(F1)段所述付款計劃之買方可享以下由 Harbour Vantage Limited (『發展商』)提供或安排的贈品、財務優惠或利益 (「發展商優惠」)。香港鐵路有限公司與發展商優惠無關，亦不會就有關發展商優惠的申索承擔任何責任。所有有關發展商優惠的申索及爭議，買方應根據下文直接聯絡發展商或相關提供者(視情況而定)。
In addition to the discount on the price mentioned in paragraph (4)(F1)(ii) (if applicable), the following gift, financial advantage or benefit (“the Developer’s Offers”) are offered or arranged by Harbour Vantage Limited (“the Developer”) to the Purchaser who chooses the payment plan mentioned in paragraph (4)(F1). MTR Corporation Limited is not related to the Developer’s Offers and shall not be responsible for any claims in respect of the Developer’s Offers. All claims and disputes in respect of the Developer’s Offers shall be directed to the Developer or the relevant provider(s) (as the case may be) as prescribed below.

1. 貸款優惠
Loan Benefit

買方可向發展商的指定財務機構申請以下其中一項貸款優惠：

The Purchaser may apply for ONLY ONE of the following loan benefits from the Developer's designated financing company:

(a) 備用第一按揭貸款(只適用於買方為個人或香港註冊成立的有限公司及其所有股東及董事均為個人)
Standby First Mortgage Loan (only applicable to the Purchaser who is individual or limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

備用第一按揭貸款的最高金額為淨樓價的70%，惟貸款金額不可超過應繳付之樓價餘額。首24個月之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率(『港元最優惠利率』)減2.85% p.a.，其後之按揭利率為港元最優惠利率加1% p.a.，利率浮動。詳情請參閱附錄1(a) 。
The maximum Standby First Mortgage Loan amount shall be 70% of the net purchase price, provided that the loan amount shall not exceed the balance of purchase price payable. Interest rate for the first 24 months shall be Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited ("Hong Kong Dollar Best Lending Rate") minus 2.85% p.a., thereafter at Hong Kong Dollar Best Lending Rate plus 1% p.a., subject to fluctuation. Please see Annex 1(a) for details.

(b) 備用第二按揭貸款(只適用於買方為個人或香港註冊成立的有限公司及其所有股東及董事均為個人)
Standby Second Mortgage Loan (only applicable to the Purchaser who is individual or limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

備用第二按揭貸款的最高金額為淨樓價的25%，惟第一按揭貸款(由第一按揭銀行提供)及備用第二按揭貸款總金額不可超過淨樓價的75%，或應繳付之樓價餘額，以較低者為準。有關按揭利率請參閱以下列表。詳情請參閱附錄1(b) 。
The maximum Standby Second Mortgage Loan amount shall be 25% of the net purchase price, provided that the total amount of first mortgage loan (offered by the first mortgagee bank) and the Standby Second Mortgage Loan shall not exceed 75% of the net purchase price, or the balance of purchase price payable, whichever is lower. The relevant interest rates are specified in the table below. Please see Annex 1(b) for details.

備用第二按揭貸款金額 The Amount of Standby Second Mortgage Loan	按揭利率 Interest rate
高於淨樓價的20%但不高於淨樓價的25% Higher than 20% of the net purchase price but not higher than 25% of the net purchase price	首24個月之按揭利率為2.18% p.a.，其後之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。 Interest rate for the first 24 months shall be 2.18%, thereafter at Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation.
不高於淨樓價的20% Not higher than 20% of the net purchase price	首24個月之按揭利率為1.98% p.a.，其後之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。 Interest rate for the first 24 months shall be 1.98%, thereafter at Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation.

(c) King’s Key Plus (只適用於個人名義買方)
King’s Key Plus (applicable only to the Purchaser(s) who is/are individual(s))

King’s Key Plus 分為兩部份：A 部份(用於繳付樓價餘額)的最高貸款金額為樓價 90%及(如適用)B 部份(用於償還現有物業的按揭貸款)的最高貸款金額為樓價 30%。詳情請參閱附錄 1(c) 。
King’s Key Plus is divided into two tranches: the maximum loan amount of Tranche A (for payment of the balance of the purchase price) shall be 90% of the purchase price and (if applicable) the maximum loan amount of Tranche B (for repayment of the mortgage loan of the Existing Property) shall be 30% of the purchase price. Please see Annex 1(c) for details.

上文『淨樓價』一詞指扣除所有現金回贈(如適用)後的住宅物業之樓價。
The term “net purchase price” above means the amount of the purchase price of the residential property after deducting all cash rebates (if applicable).

2. 首 3 年保修優惠
First 3 Years Warranty Offer

在不影響買方於買賣合約下之權利的前提下，凡住宅物業(但不包括園景及盆栽(如有)及第(4)(F1)(iii)4 段所述的該廚櫃 (如有))有欠妥之處，而該欠妥之處並非由任何人(不包括發展商)之行為或疏忽造成，買方可於住宅物業的成交日起計 3 年內向發展商發出書面通知，發展商須在收到書面通知後在合理地切實可行的範圍內盡快自費作出修補。首 3 年保修優惠受其他條款及細則約束。
Without affecting the Purchaser’s rights under the agreement for sale and purchase, the Developer shall at its own cost and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 3 years from the date of completion of the sale and purchase of the residential property rectify any defects to the residential property (excluding the landscape area and potted plants (if any) and the kitchen cabinet (if any) as set out in paragraph (4)(F1)(iii)4 caused otherwise than by the act or neglect of any person (excluding the Developer). The First 3 Years Warranty Offer is subject to other terms and conditions.

3. 住戶停車位優惠
Offer of Residential Car Parking Space(s)

(a) 購買列於以下表1內的住宅物業之買方，將獲發展商邀請購買該期數的指定住戶停車位。買方須根據日後公佈的住戶停車位之銷售安排所規定的時限、條款及方法認購指定住戶停車位，否則其認購指定住戶停車位的優惠將會自動失效，買方不會為此獲得任何補償。
The Purchaser of a residential property set out in Table 1 below will be invited by the Developer to purchase the designated residential car parking space of the Phase. The Purchaser shall purchase the designated residential car parking space in accordance with time limit, terms and manner as prescribed by the sales arrangements of the residential car parking spaces to be announced. Otherwise, the offer to purchase the designated residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

表1
Table 1

大廈名稱 Block Name	樓層 Floor	單位 Unit	指定住戶停車位 Designated residential car parking space
第 21 座第1 區 Tower 21 Zone 1	89	A	8206 號車位 Car parking Space No. 8206
第21 座第3 區 Tower 21 Zone 3	81	A	8205 號車位 Car parking Space No. 8205
第 21 座第3 區 Tower 21 Zone 3	81	B	8203 號車位 Car parking Space No. 8203
第 21 座第3 區 Tower 21 Zone 3	81	D	8207 號車位 Car parking Space No. 8207

(b) 如屬以下情況：

(I) 一個列於以下表2內的住宅物業(『首單位』)及其他一個或多個列於以下表2及/或表3內的住宅物業(『關連單位』)是透過同一份臨時買賣合約及同一份買賣合約購買；及/或

(II) 一個首單位及其他一個或多個關連單位(不論是否包含於不同的臨時買賣合約)是透過同一份購樓意向登記購買，

就每一個符合上述(b)(I)及/或(b)(II)之購買組合而言，相關買方將獲認購由發展商決定的該期數的一個住戶停車位的權利。如購買組合涉及多於一份臨時買賣合約，則該相關買方須於簽署臨時買賣合約之時決定認購住戶停車位的權利屬於哪一份臨時買賣合約。如有任何爭議，發展商有全權及絕對酌情決定。買方須根據日後公佈的住戶停車位之銷售安排所規定的時限、條款及方法行使其認購住戶停車位的權利，否則其認購住戶停車位的權利將會自動失效，買方不會為此獲得任何補償。

If in any of the following cases:

(I) a residential property set out in Table 2 below (the “1st Unit”) and one or more other residential properties set out in Table 2 and/or Table 3 below (the “Related Units”) are purchased under the same preliminary agreement for sale and purchase and the same agreement for sale and purchase; and/or

(II) the 1st Unit and one or more Related Units are purchased under the same Registration of Intent (whether or not they are covered by separate preliminary agreement for sale and purchase),

then in respect of each combination of units satisfying (b)(I) and/or (b)(II) above, the relevant Purchaser will be offered an option to purchase one residential car parking space of the Phase as determined by the Developer. Where the combination of units involves more than one preliminary agreement for sale and purchase, the relevant Purchaser shall, upon signing of preliminary agreement(s) for sale and purchase, decide which preliminary agreement for sale and purchase the option shall be related to. In case of dispute, the Developer shall have the sole and absolute discretion to determine. The Purchaser shall exercise his/her/its option to purchase residential car parking space in accordance with time limit, terms and manner as prescribed by the sales arrangements of the residential car parking spaces to be announced. Otherwise, the option to purchase residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

表2
Table 2

大廈名稱 Block Name	樓層 Floor	單位 Unit
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	A
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	C
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	D
第 21 座第3 區 Tower 21 Zone 3	75 樓至78 樓 75/F to 78/F	C

表3
Table 3

大廈名稱 Block Name	樓層 Floor	單位 Unit
第 20 座第1 區 Tower 20 Zone 1	67 樓至73 樓；75 樓至83 樓；85 樓 67/F to 73/F ; 75/F to 83/F ; 85/F	B
第 21 座第3 區 Tower 21 Zone 3	73 樓；75 樓至80 樓 73/F ; 75/F to 80/F	B
第 21 座第3 區 Tower 21 Zone 3	79 樓至80 樓 79/F to 80/F	D

(c) 購買列於以上表 2 內的住宅物業之買方(『指明買方』)，可就購買每個以上表 2 內的住宅物業獲一次參與抽籤的機會(『抽籤機會』)以選購由發展商決定的該期數的一個住戶停車位。但符合上述(b)(I)及/或(b)(II)之購買組合的買方，則不會就該組合涉及的單位享有抽籤機會。指明買方須根據賣方日後公佈的住戶停車位之銷售安排參與抽籤，以決定揀選及購買住戶停車位的優先次序。在每次抽籤時，可供選擇的住戶停車位數量將不少於累計已提供的抽籤機會的數目(發展商扣減已使用的抽籤機會及已失效的抽籤機會的數目後)的二分之一，數量以公佈住戶停車位之相關銷售安排當日為準。如指明買方不根據日後公佈的住戶停車位之銷售安排參與抽籤以選購住戶停車位，其抽籤機會將會自動失效，指明買方不會為此獲得任何補償。

The Purchaser of residential property set out in Table 2 above (“Specified Purchaser”) shall in respect of the purchase of each residential property set out in Table 2 above have one chance (“balloting chance”) to participate in the balloting for selection and purchase of one residential car parking space of the Phase as determined by the Developer. But the Purchaser(s) involved in the combination of units satisfying (b)(I) and/or (b)(II) above shall not be entitled to a balloting chance in respect of the units involved in such combination. The Specified Purchaser shall participate in the balloting to determine the order of priority for selection and purchase of the residential car parking spaces in accordance with the sales arrangement of the residential car parking spaces to be announced. In each balloting, the number of residential car parking spaces available for selection will not be less than one half of the total number of balloting chance offered by the Developer (after the Developer deducts the number of used balloting chance and lapsed balloting chance) as at the date of announcement of the relevant sales arrangement of the residential car parking spaces. If the Specified Purchaser does not participate in the balloting for selection and purchase of a residential car parking space in accordance with the sales arrangement of the residential car parking spaces to be announced, his/her/its balloting chance shall lapse automatically and the Specified Purchaser shall not be entitled to any compensation therefor.

(d) 關於購樓意向登記的資訊，請參閱賣方不時公佈的銷售安排。
For information regarding Registration of Intent, please refer to the sales arrangements to be announced by the Vendor from time to time.

(e) 住戶停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。在簽署住戶停車位的買賣合約之前，買方不享有任何住戶停車位的權益。
The price and sales arrangement details of residential car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later. Before the entering of an agreement for sale and purchase of the residential car parking space, the Purchaser shall not have any interest or right in any of the residential car parking spaces.

4. 送贈廚櫃優惠
Free Kitchen Cabinet Offer

於價單上設有符號“*”之住宅物業之買方，可免費獲贈將於該住宅物業內安裝之廚櫃(『該廚櫃』)。發展商或其代表不會就該廚櫃作出任何保證、保養或陳述，更不會就其將來狀況作出任何保證、保養或陳述。於成交日該廚櫃將以成交時之狀況連同住宅物業交予買方。在任何情況下，買方不得就該廚櫃提出任何異議或質詢。第(4)(F1)(iii)2 段所述的首 3 年保養優惠不適用於該廚櫃。本優惠受其他條款及條件約束。
The Purchaser of a residential property marked with “*” in the price list will be provided with the kitchen cabinet to be installed at the residential property (“kitchen cabinet”) free of charge. No warranty, maintenance or representation whatsoever is given by the Developer or any person on behalf of the Developer in any respect regarding the kitchen cabinet. In particular, no warranty, maintenance or representation whatsoever is given as to the condition of the kitchen cabinet in future. The kitchen cabinet will be delivered to the Purchaser upon completion in such condition as at completion together with the residential property. In any event, no objection or requisitions whatsoever shall be raised by the Purchaser in respect of the kitchen cabinet. The First 3 Years Maintenance Offer as set out in paragraph (4)(F1)(iii)2 does not cover the kitchen cabinet. This offer is subject to other terms and conditions.

(4)(iv) 誰人負責支付買賣該期數中的指明住宅物業的有關律師費及印花稅
Who is liable to pay the solicitors' fees and stamp duty in connection with the sale and purchase of a specified residential property in the Phase

1. 如買方選用賣方指定之代表律師作為買方之代表律師處理其買賣合約及轉讓契，買方原須支付買賣合約及轉讓契兩項法律文件之律師費用(不包括雜費，雜費須由買方支付)將獲豁免。
If the Purchaser appoints the Vendor's solicitors to act on his/her behalf in the agreement for sale and purchase and the assignment in relation to the purchase, the legal cost (excluding disbursements, which shall be paid by the Purchaser) of the agreement for sale and purchase and the assignment to be borne by the Purchaser shall be waived.

2. 如買方選擇另聘代表律師為買方之代表律師處理其買賣合約及轉讓契，買賣雙方須各自負責有關買賣合約及轉讓契兩項法律文件之律師費用。
If the Purchaser chooses to instruct his/her/its own solicitors to act for him/her/it in relation to the agreement for sale and purchase and the assignment, each of the Developer and the Purchaser shall pay his/her/its own solicitors' legal fees in respect of the agreement for sale and purchase and the assignment.

3. 買方須支付一概有關臨時買賣合約、買賣合約及轉讓契之印花稅(包括但不限於任何買方提名書或轉售的印花稅、任何從價印花稅、額外印花稅、買家印花稅及任何與過期繳付任何印花稅有關的罰款、利息及附加費用)。
All stamp duty on the preliminary agreement for sale and purchase, the agreement for sale and purchase and the assignment (including without limitation any stamp duty on any nomination or sub-sale, any ad valorem stamp duty, special stamp duty, buyer's stamp duty and any penalty, interest and surcharge, etc. for late payment of any stamp duty) shall be borne by the Purchaser.

(4)(v) 買方須為就買賣該期數中的指明住宅物業簽立任何文件而支付的費用
Any charges that are payable by the Purchaser for execution of any document in relation to the sale and purchase of a specified residential property in the Phase.

製作、登記及完成公契及管理協議、副公契(如有)及管理協議及分副公契(如有)(統稱『公契』)之費用及附於公契之圖則費用的適當分攤、所購物業的業權契據及文件認證副本之費用、所購物業的買賣合約及轉讓契之圖則費、為申請豁免買家印花稅及/或從價印花稅較高稅率(第 1 標準)而須作出的任何法定聲明的費用、所購住宅的按揭(如有)之法律及其他費用及代墊付費用及其他有關所購物業的買賣的文件的所有法律及其他實際支出，均由買方負責。
The Purchaser shall bear and pay a due proportion of the costs for the preparation, registration and completion of the Deed of Mutual Covenant and Management Agreement and the Sub-Deed of Mutual Covenant and Management Agreement (if any) and the Sub-Sub-Deed of Mutual Covenant (if any) (collectively the "DMC") and the plans attached to the DMC, all costs for preparing certified copies of title deeds and documents of the property purchased, all plan fees for plans to be annexed to the agreement for sale and purchase and the assignment of the property purchased, the costs of any statutory declaration required for application for exemption of buyer's stamp duty and/or higher rates (Scale 1) of ad valorem stamp duty, all legal and other costs and disbursements in respect of any mortgage (if any) in respect of the property purchased and all legal costs and charges of any other documents relating to the sale and purchase of the property purchased.

備註：
Notes:

1. 根據香港金融管理局指引，銀行於計算按揭貸款成數時，必須先從樓價中扣除所有提供予買方就購買住宅物業而連帶獲得的全部現金回贈或其他形式的金錢獎賞或優惠 (如有)；而有關還款能力之要求(包括但不限於供款與入息比率之上限)將按個別銀行及香港金融管理局不時公佈之指引而變更。詳情請向有關銀行查詢。
According to Hong Kong Monetary Authority guidelines, the value of all cash rebates or other forms of monetary incentives or benefits (if any) made to the Purchaser in connection with the purchase of a residential property will be deducted from the purchase price when calculating the loan-to-value ratio by the bank; and the relevant repayment ability requirement (including but not limited to the cap of debt servicing ratio) may vary according to the banks themselves and the guidelines announced from time to time by Hong Kong Monetary Authority. For details, please enquire with the banks.

2. 所有就購買該期數中的指明住宅物業而連帶獲得的任何折扣、贈品、財務優惠或利益均只提供予臨時買賣合約中訂明的一手買方及不可轉讓。發展商有絕對酌情權決定買方是否符合資格可獲得該等折扣、贈品、財務優惠或利益。發展商亦保留解釋該等折扣、贈品、財務優惠或利益的相關條款的權利。如有任何爭議，發展商之決定為最終並對買方有約束力。
All of the discount, gift, financial advantage or benefit to be made available in connection with the purchase of a specified residential property in the Phase are offered to first-hand Purchaser as specified in the preliminary agreement for sale and purchase only and shall not be transferable. The Developer has absolute discretion in deciding whether a Purchaser is entitled to those discount, gift, financial advantage or benefit. The Developer also reserves the right to interpret the relevant terms and conditions of those discount, gift, financial advantage or benefit. In case of dispute, the Developer's decision shall be final and binding on the Purchasers.

3. 如買方希望更改付款計劃或更改任何已選擇之折扣、贈品、財務優惠或利益而須更新成交記錄冊內的記錄，可於不早於簽署臨時買賣合約後30日但不遲於付清樓價餘額之日前30日向發展商提出申請，並須向發展商繳付手續費$20,000及承擔有關律師費用及雜費(如有)。對前述更改之申請及申請條件的批准與否，視乎有關付款計劃、折扣、贈品、財務優惠或利益的有效性和發展商的最終決定。
If the Purchaser wishes to change the payment plan or change any of the selected discount(s), gift(s), financial advantage(s) or benefit(s) which requires update to the entry(ies) in the Register of Transactions , the Purchaser can apply to the Developer for such change not earlier than 30 days after the date of signing of the preliminary agreement for sale and purchase but not later than 30 days before the date of settlement of the balance of the purchase price, and pay a handling fee of $20,000 to the Developer and bear all related solicitor's costs and disbursements (if any). The approval or disapproval of the aforesaid application for change and the application conditions are subject to the availability of the relevant payment plan(s), discount(s), gift(s), financial advantage(s) or benefit(s) and the final decision of the Developer.

4. (如適用)所有由發展商將提供用以支付樓價餘額部份的現金回贈(以向上捨入方式換算至整數)，在符合提供現金回贈的相關先決條件的情況下，發展商保留權利以其他方法及形式將現金回贈支付予買方。
(If applicable) For all cash rebate(s) (rounded up to the nearest integer) that will be offered by the Developer for part payment of the balance of purchase price, subject to the relevant prerequisite for provision the cash rebate(s) being satisfied, the Developer reserves the right to pay the cash rebate(s) to the Purchaser by other method(s) and in other manner.

5. (如適用)發展商的指定財務機構沒有亦將不會委任任何人士(第三方)處理就向任何擬借款人或任何指明類別的擬借款人批出貸款，無論是促致、洽商、取得或申請貸款，或是擔保或保證該筆貸款的償還或有關事宜。

(If applicable) The Developer's designated financing company has not and will not appoint any person (third party) for or in relation to granting a loan to any intending borrower or any specified class of intending borrower, whether as to the procuring, negotiation, obtaining, application, guaranteeing or securing the repayment of such a loan.

6. (如適用)由發展商指定財務機構提供的任何貸款，其最高貸款金額、息率及條款僅供參考，買方實際可獲得的貸款金額、息率及條款須視乎指定財務機構的獨立批核結果而定，而且可能受法例及政府、香港金融管理局、銀行及相關監管機構不時發出之指引、公布、備忘等(不論是否對指定財務機構有約束力)影響。買方必須提供指定財務機構所要求的資料及文件，否則貸款將不會獲批核。

(If applicable) The maximum loan amount, interest rate and terms of any loan to be offered by the Developer's designated financing company are for reference only. The actual loan amount, interest rate and terms to be offered to the Purchaser shall be subject to the independent approval of the designated financing company, and may be affected by the laws and the guidelines, announcement, memorandum, etc. (whether the same is binding on the designated financing company) issued by the Government, Hong Kong Monetary Authority, banks and relevant regulatory authorities from time to time. The Purchaser shall provide information and documents requested from the designated financing company. Otherwise, the loan shall not be approved.

附錄 1(a)　備用第一按揭貸款(只適用於買方為個人或香港註冊成立的有限公司及其所有股東及董事均為個人)

Annex 1(a)　Standby First Mortgage Loan (only applicable to the Purchaser who is individual or limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

發展商的指定財務機構(『指定財務機構』)提供備用第一按揭貸款 (『第一按揭貸款』) 之主要條款如下:
The key terms of a Standby First Mortgage Loan ("First Mortgage Loan") offered by the Developer's designated financing company ("designated financing company") are as follows:

(I) 買方必須於付清樓價餘額之日前最少60日以書面向指定財務機構申請第一按揭貸款。
The Purchaser shall make a written application to the designated financing company for a First Mortgage Loan not less than 60 days before date of settlement of the balance of the purchase price.

(II) 第一按揭貸款的最高金額為有關付款計劃所述之淨樓價的70%，惟貸款金額不可超過應繳付之樓價餘額。首24個月之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率(『港元最優惠利率』)減2.85% p.a.，其後之按揭利率為港元最優惠利率加1% p.a.，利率浮動。
The maximum amount of the Standby First Mortgage Loan shall be 70% of the net purchase price as mentioned in the relevant payment plan, provided that the loan amount shall not exceed the balance of purchase price payable. Interest rate for the first 24 months shall be Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited ("Hong Kong Dollar Best Lending Rate") minus 2.85% p.a., thereafter at Hong Kong Dollar Best Lending Rate plus 1% p.a., subject to fluctuation.

(III) 指定財務機構會因應買方及其擔保人(如有)的信貸審查及評估結果，對有關付款計劃所述的貸款條款(包括但不限於貸款金額、利率、年期及/或其他條件)作出調整。
In accordance with the result of credit check and assessment of the Purchaser and his/her/its guarantor (if any), the designated financing company will adjust the loan term(s) (including but not limitation the loan amount, the interest rate, the tenor and/ or the other conditions) as set out in the relevant payment plan.

(IV) 第一按揭貸款以該住宅物業之第一法定按揭作抵押。
The First Mortgage Loan shall be secured by a first legal mortgage over the residential property.

(V) 該住宅物業只可供買方自住。
The residential property shall only be self-occupied by the Purchaser.

(VI) 第一按揭貸款年期最長為25年。
The maximum tenor of First Mortgage Loan shall be 25 years.

(VII) 買方須以按月分期償還第一按揭貸款。
The Purchaser shall repay the First Mortgage Loan by monthly instalments.

(VIII) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於在指定財務機構要求下提供信貸報告、最近2年的稅單、其他收入證明及/或銀行紀錄。指定財務機構會對買方及其擔保人(如有)進行信貸審查。
The Purchaser and his/her/its guarantor (if any) shall provide sufficient documents to prove his/her/its repayment ability, including without limitation the provision of credit report, Tax Demand Note of latest 2 years, other income proof and/or banking record upon request from the designated financing company. The designated financing company will conduct credit check on the Purchaser and his/her/its guarantor (if any).

(IX) 第一按揭貸款申請須由指定財務機構獨立審批。
The First Mortgage Loan shall be approved by the designated financing company independently.

(X) 買方須就申請第一按揭貸款支付港幣$5,000不可退還的申請手續費。
The Purchaser shall pay HK$5,000 being the non-refundable application fee for the First Mortgage Loan.

(XI) 所有第一按揭貸款法律文件須由賣方代表律師辦理，並由買方負責有關律師費用及雜費。買方可選擇另行自聘律師作為買方代表律師，在此情況下，買方亦須負責其代表律師有關第一按揭貸款的律師費用及雜費。
All legal documents of First Mortgage Loan shall be handled by the Vendor’s solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser. The Purchaser can choose to instruct his/her/its own solicitors to act for him/her/it, and in such event, the Purchaser shall also bear his/her/its own solicitors’ costs and disbursements relating to the First Mortgage Loan.

(XII) 買方敬請向指定財務機構查詢有關第一按揭貸款用途及詳情。第一按揭貸款批出與否、批出貸款金額、利率及其他條款，指定財務機構有最終決定權。不論審批結果如何，買方仍須按買賣合約完成住宅物業的交易及繳付住宅物業的樓價全數。
The Purchaser is advised to enquire with the designated financing company about the purpose and the details of the First Mortgage Loan. The approval or disapproval of the First Mortgage Loan, the approved loan amount, interest rate and other terms thereof are subject to the final decision of the designated financing company. Irrespective of the assessment result, the Purchaser shall complete the purchase of the residential property and shall pay the full purchase price of the residential property in accordance with the agreement for sale and purchase.

(XIII) 第一按揭貸款受其他條款及細則約束。
The First Mortgage Loan is subject to other terms and conditions.

(XIV) 發展商或賣方無給予或視之為已給予任何就第一按揭貸款之安排及批核的陳述或保證。發展商及賣方並沒有亦不會參與第一按揭貸款之安排。買方不得就由於或有關第一按揭貸款的批核及/或不批核及/或任何第一按揭貸款相關事宜而向發展商及/或賣方提出任何申索。
No representation or warranty is given or shall be deemed to have been given by the Developer or the Vendor as to the arrangement and the approval of the First Mortgage Loan. The Developer and the Vendor are not, and will not be, involved in the arrangements of the First Mortgage Loan. The Purchaser shall have no claims whatsoever against the Developer and/or the Vendor as a result of or in connection with the approval and/or disapproval of the First Mortgage Loan and/or any matters relating to the First Mortgage Loan.

附錄 1(b) 備用第二按揭貸款(只適用於買方為個人或香港註冊成立的有限公司及其所有股東及董事均為個人)

Annex 1(b) Standby Second Mortgage Loan (only applicable to the Purchaser who is individual or limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

發展商的指定財務機構(『指定財務機構』)提供備用第二按揭貸款 (『第二按揭貸款』) 之主要條款如下:

The key terms of a Standby Second Mortgage Loan ("Second Mortgage Loan") offered by the Developer's designated financing company ("designated financing company") are as follows:

(I) 買方必須於付清樓價餘額之日前最少60日以書面向指定財務機構申請第二按揭貸款。

The Purchaser shall make a written application to the designated financing company for a Second Mortgage Loan not less than 60 days before the date of settlement of the balance of the purchase price.

(II) 第二按揭貸款的最高金額為有關付款計劃所述之淨樓價的25%，惟第一按揭貸款(由第一按揭銀行提供)及第二按揭貸款總金額不可超過淨樓價的75%，或應繳付之樓價餘額，以較低者為準。有關按揭利率請參閱以下列表。

The maximum amount of the Second Mortgage Loan shall be 25% of the net purchase price as mentioned in the relevant payment plan, provided that the total amount of first mortgage loan (offered by the first mortgagee bank) and the Second Mortgage Loan shall not exceed 75% of the net purchase price, or the balance of purchase price payable, whichever is lower. The relevant interest rates are specified in the table below. Please see Annex 1(b) for details.

第二按揭貸款金額 The Amount of the Second Mortgage Loan	按揭利率 Interest rate
高於淨樓價的20%但不高於淨樓價的25% Higher than 20% of the net purchase price but not higher than 25% of the net purchase price	首24個月之按揭利率為2.18% p.a.，其後之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。 Interest rate for the first 24 months shall be 2.18%, thereafter at Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation.
不高於淨樓價的20% Not higher than 20% of the net purchase price	首24個月之按揭利率為1.98% p.a.，其後之按揭利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。 Interest rate for the first 24 months shall be 1.98%, thereafter at Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation.

(III) 指定財務機構會因應買方及其擔保人(如有)的信貸審查及評估結果，對有關付款計劃所述的貸款條款(包括但不限於貸款金額、利率、年期及/或其他條件)作出調整。

In accordance with the result of credit check and assessment of the Purchaser and his/her/its guarantor (if any), the designated financing company will adjust the loan term(s) (including but not limitation the loan amount, the interest rate, the tenor and/ or the other conditions) as set out in the relevant payment plan.

(IV) 第二按揭貸款以該住宅物業之法定按揭作抵押。

The Second Mortgage Loan shall be secured by a legal mortgage over the residential property.

(V) 該住宅物業只可供買方自住。
The residential property shall only be self-occupied by the Purchaser.

(VI) 第二按揭貸款年期最長為25年，或第一按揭貸款(由第一按揭銀行提供)之年期，以較短者為準。
The maximum tenor of Second Mortgage Loan shall be 25 years or the tenor of first mortgage loan (offered by the first mortgagee bank), whichever is shorter.

(VII) 買方須以按月分期償還第二按揭貸款。
The Purchaser shall repay the Second Mortgage Loan by monthly instalments.

(VIII) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於在指定財務機構要求下提供信貸報告、最近2年的稅單、其他收入證明及/或銀行紀錄。指定財務機構會對買方及其擔保人(如有)進行信貸審查。
The Purchaser and his/her/its guarantor (if any) shall provide sufficient documents to prove his/her/its repayment ability, including without limitation the provision of credit report, Tax Demand Note of latest 2 years, other income proof and/or banking record upon request from the designated financing company. The designated financing company will conduct credit check on the Purchaser and his/her/its guarantor (if any).

(IX) 第一按揭銀行須為指定財務機構所指定及轉介之銀行，買方並且須得到該銀行同意辦理第二按揭貸款。
The first mortgagee bank shall be nominated and referred by the designated financing company and the Purchaser shall obtain consent from the first mortgagee bank to apply for the Second Mortgage Loan.

(X) 第一按揭貸款(由第一按揭銀行提供)及第二按揭貸款須由有關承按機構獨立審批。
The first mortgage loan (offered by the first mortgagee bank) and the Second Mortgage Loan shall be approved by the relevant mortgagees independently.

(XI) 所有第二按揭貸款法律文件須由賣方代表律師辦理，並由買方負責有關律師費用及雜費。買方可選擇另行自聘律師作為買方代表律師，在此情況下，買方亦須負責其代表律師有關第二按揭貸款的律師費用及雜費。
All legal documents of the Second Mortgage Loan shall be handled by the Vendor’s solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser. The Purchaser can choose to instruct his/her/its own solicitors to act for him/her/it, and in such event, the Purchaser shall also bear his/her/its own solicitors’ costs and disbursements relating to the Second Mortgage Loan.

(XII) 買方須就申請第二按揭貸款支付港幣$5,000不可退還的申請手續費。
The Purchaser shall pay HK$5,000 being the non-refundable application fee for the Second Mortgage Loan.

(XIII) 買方敬請向指定財務機構查詢有關第二按揭貸款用途及詳情。第二按揭貸款批出與否、批出貸款金額、利率及其他條款，指定財務機構有最終決定權。不論審批結果如何，買方仍須按買賣合約完成住宅物業的交易及繳付住宅物業的樓價全數。
The Purchaser is advised to enquire with the designated financing company about the purpose and the details of the Second Mortgage Loan. The approval or disapproval of the Second Mortgage Loan, the approved loan amount, interest rate and other terms thereof are subject to the final decision of the designated financing company. Irrespective of the

assessment result, the Purchaser shall complete the purchase of the residential property and shall pay the full purchase price of the residential property in accordance with the agreement for sale and purchase.

(XIV) 此第二按揭貸款受其他條款及細則約束。
This Second Mortgage Loan is subject to other terms and conditions.

(XV) 發展商或賣方無給予或視之為已給予任何就第二按揭貸款之安排及批核的陳述或保證。發展商及賣方並沒有亦不會參與第二按揭貸款之安排。買方不得就由於或有關第二按揭貸款的批核及/或不批核及/或任何第二按揭貸款相關事宜而向發展商及/或賣方提出任何申索。
No representation or warranty is given or shall be deemed to have been given by the Developer or the Vendor as to the arrangement and the approval of the Second Mortgage Loan. The Developer and the Vendor are not, and will not be, involved in the arrangements of the Second Mortgage Loan. The Purchaser shall have no claims whatsoever against the Developer and/or the Vendor as a result of or in connection with the approval and/or disapproval of the Second Mortgage Loan and/or any matters relating to the Second Mortgage Loan.

備註：銀行會根據香港金融管理局的指引，將第二按揭貸款的條款納入銀行的按揭審批考慮。詳情請向有關銀行查詢。
Note: The bank will, in the course of approving any mortgage, take into account the terms and conditions of the Second Mortgage Loan in accordance with Hong Kong Monetary Authority guidelines. For details, please enquire with the banks.

附錄 1(c)　King’s Key Plus (只適用於個人名義買方)
Annex 1(c)　King’s Key Plus (applicable only to the Purchaser(s) who is/are individual(s))

買方可向發展商的指定財務機構(『指定財務機構』)申請King’s Key Plus (『樓價貸款』)，主要條款如下:
The Purchaser can apply to the Developer’s designated financing company (“designated financing company”) for the King’s Key Plus (“Payment Financing”). Key terms are as follows:

(I) 買方必須於付清樓價餘額之日前最少60日以書面向指定財務機構申請樓價貸款。
The Purchaser shall make a written application to the designated financing company for the Payment Financing not less than 60 days before date of settlement of the balance of the purchase price.

(II) 樓價貸款必須以該住宅物業之第一法定按揭及一個香港住宅物業(『現有物業』)之第一法定按揭作為抵押。以下為現有物業的基本要求：
The Payment Financing shall be secured by a first legal mortgage over the residential property and a first legal mortgage over a Hong Kong residential property (“Existing Property”). The following are the basic requirements of the Existing Property:

- 現有物業的業主(或其中一位業主)必須為買方(或買方其中一位)或買方的至親(即配偶、父母、子女、兄弟、姊妹、祖父母、外祖父母、孫、孫女、外孫或外孫女)或買方其中一位的至親；及
  The registered owner of the Existing Property (or any one of the registered owners) must be the Purchaser (or any one of the Purchasers) or a connected family member (i.e. spouse, parents, children, brothers, sisters, grandparents or grandchildren) of the Purchaser or a connected family member of any one of the Purchasers; and

- 現有物業的業權良好；及
  The title to the Existing Property is good; and

- 現有物業沒有出租；及
  The Existing Property is not leased out; and

- 現有物業沒有銀行按揭以外的其他按揭或產權負擔；及
  The Existing Property is not subject to any mortgage or incumbrance other than bank mortgage; and

- 現有物業不屬於村屋、1980年前發出入伙紙的單幢式住宅物業、有轉讓限制的物業或非屋苑式的離島物業等；及
  The Existing Property is not a village-type house, residential property in a single block with an Occupation Permit issued before 1980, property which is subject to alienation restrictions and non-estate-type property situated on the outlying islands, etc; and

- 現有物業的價值必須符合以下要求：
  The value of the Existing Property must satisfy the following requirement:

於申請樓價貸款時，現有物業的按揭情況： The mortgage status of the Existing Property at the time of application for the Payment Financing:	指定財務機構估算現有物業的價值 The designated financing company's valuation of the Existing Property
沒有任何按揭 does not have any mortgage	不低於住宅物業之樓價的40%(或總樓價的40%，如購買兩個或以上住宅物業) not less than 40% of the purchase price of the residential property (or 40% of the total purchase price, if two or above residential properties are purchased).
有銀行按揭 mortgaged to a bank	不低於住宅物業之樓價的60%(或總樓價的60%，如購買兩個或以上住宅物業) not less than 60% of the purchase price of the residential property (or 60% of the total purchase price, if two or above residential properties are purchased).

儘管符合上述要求，指定財務機構保留權利不接受現有物業作為抵押品。
Notwithstanding meeting the above requirements, the designated financing company reserves the right not to accept the Existing Property as security.

(III) 樓價貸款的最高金額為：
The maximum amount of Payment Financing shall be:

部份 Tranche	樓價貸款的最高金額 The maximum amount of Payment Financing
A 部份：用於繳付樓價餘額 Tranche A: for payment of the balance of the purchase price	• 樓價的80%及扣除所有發展商將提供用以支付樓價餘額部份的現金回贈(如有)後的金額(如現有物業的估算價值為樓價40%或以上，但少於樓價50%)；或 80% of the purchase price less all cash rebate(s) (if any) that will be offered by the Developer for part payment of the balance of purchase price (if the valuation of the Existing Property is 40% of the purchase price or above, but less than 50% of the purchase price); or • 樓價的90%及扣除所有發展商將提供用以支付樓價餘額部份的現金回贈(如有)後的金額(如現有物業的估算價值為樓價50%或以上)， 90% of the purchase price less all cash rebate(s) (if any) that will be offered by the Developer for part payment of the balance of purchase price (if the valuation of the Existing Property is 50% of the purchase price or above), 惟貸款金額不可超過應繳付之樓價餘額。 provided that the loan amount shall not exceed the balance of purchase price payable.

B 部份(如適用)：用於償還現有物業的按揭貸款 Tranche B (if applicable): for repayment of the mortgage loan of the Existing Property	• 樓價的10%(如現有物業的估算價值為樓價60%或以上，但少於樓價70%)；或 10% of the purchase price (if the valuation of the Existing Property is 60% of the purchase price or above, but less than 70% of the purchase price); or • 樓價的20%(如現有物業的估算價值為樓價70%或以上，但少於樓價80%)；或 20% of the purchase price (if the valuation of the Existing Property is 70% of the purchase price or above, but less than 80% of the purchase price) ; or • 樓價的30%(如現有物業的估算價值為樓價80%或以上)， 30% of the purchase price (if the valuation of the Existing Property is 80% of the purchase price or above), 惟貸款金額不可超過現有物業的按揭貸款餘額。 provided that the loan amount shall not exceed the balance of the mortgage loan of the Existing Property.

因應不同付款計劃的支付條款，如買方意欲申請最高貸款金額，可能須提前支付樓價餘額。指定財務機構會因應買方及其擔保人(如有)的信貸評估結果，對貸款金額作出調整。
Depending on the different terms of payment of the payment plans, the Purchaser intending to apply for the maximum loan amount may have to early settle the balance of purchase price. The designated financing company will adjust the loan amount in accordance with the credit assessment of the Purchaser and his/her guarantor (if any).

(IV) 該住宅物業只可供買方自住。
The residential property shall only be self-occupied by the Purchaser.

(V) 買方須提供指定財務機構所需文件，包括但不限於在指定財務機構要求下提供信貸報告、還款紀錄及/或銀行紀錄。指定財務機構會對買方及其擔保人(如有)進行信貸審查。
The Purchaser is required to provide necessary documents upon request from the designated financing company, including without limitation, credit report, repayment record and/or banking record. The designated financing company will conduct credit check on the Purchaser and his/her guarantor (if any).

(VI) 買方須提供於到期還款資金安排(例如：出售其他物業)，並提供相關文件證明(例如：其他物業資料)。
The Purchaser is required to provide the funding arrangement for repayment on maturity (for example: sale of other property(ies)) and provide the relevant documents (for example: information of the other property(ies)).

(VII) 樓價貸款申請須由指定財務機構獨立審批。
The Payment Financing shall be approved by the designated financing company independently.

(VIII) 樓價貸款必須一次過全部提取，並只可用於繳付樓價餘額及(如適用)償還現有物業的按揭貸款。如樓價貸款不足以償清現有物業的按揭貸款，現有物業的業主須自行安排資金以償清現有物業的按揭貸款。

The Payment Financing shall be fully drawn in one lump sum and shall only be applied for payment of the balance of purchase price and (if applicable) repayment of the mortgage loan of the Existing Property. If the mortgage loan of the Existing Property cannot be fully repaid by the Payment Financing, the registered owner of the Existing Property shall arrange his/her own funds to fully repay the mortgage loan of the Existing Property.

(IX) 樓價貸款的年期最長為 18 個月。
The maximum tenor of the Payment Financing shall be 18 months.

(X) 利率為1.98% p.a.。最終利率以指定財務機構審批結果而定。
Interest rate shall be 1.98%p.a.. The final interest rate will be subject to approval by the designated financing company.

(XI) 買方須以以下方式償還樓價貸款：
The Purchaser shall repay the Payment Financing in the following manner:

(i) 只須支付每月利息；及
pay monthly interest only; and

(ii) 於到期日，全數償還樓價貸款餘款及利息。
fully repay the balance of the Payment Financing and interest on the maturity date.

(XII) 買方可向指定財務機構申請附錄1(d)所述的延續貸款，於樓價貸款到期日用以償還樓價貸款的貸款A部份。延續貸款的最高金額為：
The Purchaser may apply to the designated financing company for the Extended Loan as set out in Annex 1(d) for repayment of the Tranche A of the Payment Financing upon the maturity date of the Payment Financing. The maximum amount of the Extended Loan shall be:

於申請樓價貸款時，現有物業的按揭情況： The mortgage status of the Existing Property at the time of application for the Payment Financing:	延續貸款的最高金額 The maximum amount of the Extended Loan
沒有任何按揭 does not have any mortgage	樓價貸款的到期日須償還的樓價貸款的貸款A部份的餘款減去樓價的10%。 the balance of the Tranche A of the Payment Financing repayable on maturity date of the Payment Financing less 10% of the purchase price.
有銀行按揭 mortgaged to a bank	樓價貸款的到期日須償還的樓價貸款的貸款A部份的餘款。 the balance of the Tranche A of the Payment Financing repayable on maturity date of the Payment Financing.

指定財務機構會因應買方及其擔保人(如有)的信貸評估結果，對貸款金額作出調整。詳情請參閱附錄 1(d)。
The designated financing company will adjust the loan amount in accordance with the credit assessment of the Purchaser and his/her guarantor (if any). Please see Annex 1(d) for details.

(XIII) 所有樓價貸款的法律文件須由賣方代表律師準備，並於賣方代表律師的辦事處簽署。買方無須支付任何申請貸款的手續費或法律費用(惟買方須自行支付為證明其現有物業良好業權之補契費用(如有))。如買方就樓價貸款另行自聘律師作為其代表律師，買方須負責其代表律師有關費用及雜費。如現有物業有按揭，買方須自行聘請律師辦理解除按揭手續並支付相關律師費用及雜費。

All legal documents of the Payment Financing shall be prepared by the Vendor's solicitors and signed at the office of the Vendor's solicitors. The Purchaser will not be charged any handling fee or legal fee for processing the loan application (except that the expenses for obtaining any missing title deeds (if any) in order to prove good title of the Existing Property shall be borne by the Purchaser). If the Purchaser shall instruct his/her own solicitors to act for him/her for the Payment Financing, the Purchaser shall bear his/her own solicitors' relevant costs and disbursements. If the Existing Property is mortgaged, the Purchaser shall instruct his/her own solicitors to handle the release of the mortgage and bear his/her own solicitors' relevant costs and disbursements.

(XIV)指定財務機構會因應買方及其擔保人(如有)的信貸審查及評估結果，對有關付款計劃所述的貸款條款(包括但不限於貸款金額、利率、年期及/或其他條件)作出調整。

In accordance with the result of credit check and assessment of the Purchaser and his/her guarantor (if any), the designated financing company will adjust the loan term(s) (including but not limitation the loan amount, the interest rate, the tenor and/ or the other conditions) as set out in the relevant payment plan.

(XV) 買方敬請向指定財務機構查詢有關貸款用途及詳情。貸款批出與否、批出貸款金額、利率及其他條款，指定財務機構有最終決定權。不論審批結果如何，買方仍須按買賣合約完成住宅物業的交易及繳付住宅物業的樓價全數。

The Purchaser is advised to enquire with the designated financing company about the purpose and details of the loan. The approval or disapproval of the loan, the approved loan amount, interest rate and other terms thereof are subject to the final decision of the designated financing company. Irrespective of the assessment result, the Purchaser shall complete the purchase of the residential property and shall pay the full purchase price of the residential property in accordance with the agreement for sale and purchase.

(XVI) 此貸款受其他條款及細則約束。

This loan is subject to other terms and conditions.

(XVII)發展商或賣方均無給予或視之為已給予任何就樓價貸款之安排及批核的陳述或保證。發展商及賣方並沒有亦不會參與樓價貸款之安排。買方不得就由於或有關樓價貸款的批核及/或不批核及/或任何樓價貸款相關事宜而向發展商及/或賣方提出任何申索。

No representation or warranty is given or shall be deemed to have been given by the Developer or the Vendor as to the arrangement and the approval of the Payment Financing. The Developer and the Vendor are not, and will not be, involved in the arrangements of the Payment Financing. The Purchaser shall have no claims whatsoever against the Developer and/or the Vendor as a result of or in connection with the approval and/or disapproval of the Payment Financing and/or any matters relating to the Payment Financing.

附錄 1(d)　　延續貸款 (只適用於個人名義買方)
Annex 1(d)　　Extended Loan (applicable only to the Purchaser(s) who is/are individual(s))

(I) 買方必須於有關貸款(指附錄 1(c)所述之 King’s Key Plus)到期日前最少 60 日以書面方式向指定財務機構申請延續貸款 (『延續貸款』)。
The Purchaser shall make a written application to the designated financing company for the Extended Loan (“Extended Loan”) not less than 60 days before the maturity date of the relevant loan (refer to King’s Key Plus as set out in Annex 1(c)).

(II) 延續貸款的最高金額請參閱有關貸款的附錄。
The maximum amount of the Extended Loan shall be as mentioned in the Annex of the relevant loan.

(III) 延續貸款必須以該住宅物業之第一法定按揭作為抵押。
The Extended Loan shall be secured by a first legal mortgage over the residential property.

(IV) 該住宅物業只可供買方自住。
The residential property shall only be self-occupied by the Purchaser.

(V) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於在指定財務機構要求下提供信貸報告、最近 2 年的稅單、其他收入證明及/或銀行紀錄。指定財務機構會對買方及其擔保人(如有)進行信貸審查。
The Purchaser and his/her guarantor (if any) shall provide sufficient documents to prove his/her repayment ability, including without limitation the provision of credit report, Tax Demand Note of latest 2 years, other income proof and/or banking record upon request from the designated financing company. The designated financing company will conduct credit check on the Purchaser and his/her guarantor (if any).

(VI) 延續貸款申請須由指定財務機構獨立審批。
The Extended Loan shall be approved by the designated financing company independently.

(VII) 延續貸款必須一次過全部提取，並只可用於償還有關貸款餘款。
The Extended Loan shall be fully drawn in one lump sum and shall only be applied for repayment of the balance of the relevant loan.

(VIII) 延續貸款年期最長為 20 年。
The maximum tenor of the Extended Loan shall be 20 years.

(IX) 利率為香港上海匯豐銀行有限公司不時報價之港元最優惠利率加1% p.a.，利率浮動。最終利率以指定財務機構審批結果而定。
Interest rate shall be Hong Kong Dollar Best Lending Rate quoted from time to time by The Hongkong and Shanghai Banking Corporation Limited plus 1% p.a., subject to fluctuation. The final interest rate will be subject to approval by the designated financing company.

(X) 買方須以按月分期償還延續貸款。
The Purchaser shall repay the Extended Loan by monthly instalments.

(XI) 所有延續貸款的法律文件須由賣方代表律師辦理，並由買方負責有關律師費用及雜費。買方可選擇另行自聘律師作為買方代表律師，在此情況下，買方亦須負責其代表律師有關延續貸款的律師費用及雜費。
All legal documents of the Extended Loan shall be handled by the Vendor's solicitors and all the costs and disbursements relating thereto shall be borne by the Purchaser. The Purchaser can choose to instruct his/her own solicitors to act for him/her, and in such event, the Purchaser shall also bear his/her own solicitors' costs and disbursements relating to the Extended Loan.

(XII) 買方須就申請延續貸款支付港幣$5,000不可退還的申請手續費。
The Purchaser shall pay HK$5,000 being the non-refundable application fee for the Extended Loan.

(XIII) 指定財務機構會因應買方及其擔保人(如有)的信貸審查及評估結果，對有關付款計劃所述的貸款條款(包括但不限於貸款金額、利率、年期及/或其他條件)作出調整。
In accordance with the result of credit check and assessment of the Purchaser and his/her guarantor (if any), the designated financing company will adjust the loan term(s) (including but not limitation the loan amount, the interest rate, the tenor and/or the other conditions) as set out in the relevant payment plan.

(XIV) 買方敬請向指定財務機構查詢有關延續貸款用途及詳情。延續貸款批出與否、批出貸款金額、利率及其他條款，指定財務機構有最終決定權。
The Purchaser is advised to enquire with the designated financing company about the purpose and the details of the Extended Loan. The approval or disapproval of the Extended Loan, the approved loan amount, interest rate and other terms thereof are subject to the final decision of the designated financing company.

(XV) 延續貸款受其他條款及細則約束。
The Extended Loan is subject to other terms and conditions.

(XVI) 發展商或賣方無給予或視之為已給予任何就延續貸款之安排及批核的陳述或保證。發展商及賣方並沒有亦不會參與延續貸款之安排。買方不得就由於或有關延續貸款的批核及/或不批核及/或任何延續貸款相關事宜而向發展商及/或賣方提出任何申索。
No representation or warranty is given or shall be deemed to have been given by the Developer or the Vendor as to the arrangement and the approval of the Extended Loan. The Developer and the Vendor are not, and will not be, involved in the arrangements of the Extended Loan. The Purchaser shall have no claims whatsoever against the Developer and/or the Vendor as a result of or in connection with the approval and/or disapproval of the Extended Loan and/or any matters relating to the Extended Loan.

(5) 賣方已委任地產代理在該期數中的指明住宅物業的出售過程中行事：
The Vendor has appointed estate agents to act in the sale of any specified residential property in the Phase:

賣方委任的代理：
Agent appointed by the Vendor:

新鴻基地產代理有限公司
Sun Hung Kai Real Estate Agency Limited

新鴻基地產代理有限公司委任的次代理：
Sub-agents appointed by Sun Hung Kai Real Estate Agency Limited:

中原地產代理有限公司 CENTALINE PROPERTY AGENCY LIMITED
世紀 21 集團有限公司及旗下特許經營商 CENTURY 21 GROUP LIMITED AND FRANCHISEES
高力國際物業代理有限公司 COLLIERS INTERNATIONAL AGENCY LIMITED
晉誠地產代理有限公司 EARNEST PROPERTY AGENCY LIMITED
金豐易居國際置業代理有限公司 E-HOUSE INTERNATIONAL ESTATE AGENCY LIMITED
景鴻環球集團有限公司 EK INTERNATIONAL HOLDINGS LIMITED
香港置業(地產代理)有限公司 HONG KONG PROPERTY SERVICES (AGENCY) LIMITED
康業服務有限公司 HONG YIP SERVICE CO LTD
仲量聯行有限公司 JONES LANG LASALLE LIMITED
啟勝地產代理有限公司 KAI SHING (REA) LIMITED
萊坊(香港)有限公司 KNIGHT FRANK HONG KONG LIMITED
領高地產代理有限公司 LEADING PROPERTIES AGENCY LIMITED
利斯蘇富比國際房地產 LIST SOTHEBY’S INTERNATIONAL REALTY
文迪投資顧問有限公司 MANDARIN INVESTMENT CONSULTANT LIMITED
美聯物業代理有限公司 MIDLAND REALTY INTERNATIONAL LIMITED
云房網絡(香港)代理有限公司 QFANG NETWORK (HONGKONG) AGENCY LIMITED
利嘉閣地產有限公司 RICACORP PROPERTIES LIMITED
第一太平戴維斯住宅代理有限公司 SAVILLS REALTY LIMITED

請注意: 任何人可委任任何地產代理在購買該期數中的指明住宅物業的過程中行事，但亦可以不委任任何地產代理。
Please note that a person may appoint any estate agent to act in the purchase of any specified residential property in the Phase. Also, that person does not necessarily have to appoint any estate agent.

(6) 賣方就該期數指定的互聯網網站的網址為: **www.thecullinan.com.hk**

The address of the website designated by the Vendor for the Phase is: **www.thecullinan.com.hk**