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MOUNT NICHOLSON

SALES BROCHURE 售樓說明書
Phase I 第一期



You are advised to take the following steps before purchasing first-hand residential properties.

For all first-hand residential properties

1. Important information

- Make reference to the materials available on the Sales of First-hand Residential Properties Electronic Platform (SRPE) (www.srpe.gov.hk) on the first-hand residential property market.
- Study the information on the website designated by the vendor for the development, including the sales brochure, price lists, documents containing the sales arrangements, and the register of transactions of a development.
- Sales brochure for a development will be made available to the general public at least 7 days immediately before a date of sale while price list and sales arrangements will be made available at least 3 days immediately before the date of sale.
- Information on transactions can be found on the register of transactions on the website designated by the vendor for the development and the SRPE.

2. Fees, mortgage loan and property price

- Calculate the total expenses of the purchase, such as solicitors' fees, mortgage charges, insurance fees and stamp duties.
- Check with banks to find out if you will be able to obtain the needed mortgage loan, select the appropriate payment method and calculate the amount of the mortgage loan to ensure it is within your repayment ability.
- Check recent transaction prices of comparable properties for comparison.
- Check with the vendor or the estate agent the estimated management fee, the amount of management fee payable in advance (if any), special fund payable (if any), the amount of reimbursement of the deposits for water, electricity and gas (if any), and/or the amount of debris removal fee (if any) you have to pay to the vendor or the manager of the development.

3. Price list, payment terms and other financial incentives

- Vendors may not offer to sell all the residential properties that are covered in a price list. To know which residential properties the vendors may offer to sell, pay attention to the sales arrangements which will be announced by the vendors at least 3 days before the relevant residential properties are offered to be sold.
- Pay attention to the terms of payment as set out in a price list. If there are discounts on the price, gift, or any financial advantage or benefit to be made available in connection with the purchase of the residential properties, such information will also be set out in the price list.
- If you intend to opt for any mortgage loan plans offered by financial institutions specified by the vendor, before entering into a preliminary agreement for sale and purchase (PASP), you must study the details of various mortgage loan plans¹ as set out in the price list concerned. If you have any questions about these mortgage loan plans, you should check with the financial institutions concerned direct before entering into a PASP.

4. Property area and its surroundings

- Pay attention to the area information in the sales brochure and price list, and price per square foot/metre in the price list. According to the Residential Properties (First-hand Sales) Ordinance (Cap. 621) (the Ordinance), vendors can only present the area and price per square foot and per square metre of a residential property using saleable area. Saleable area, in relation to a residential property, means the floor area of the residential property, and includes the floor area of every one of the following to the extent that it forms part of the residential property - (i) a balcony; (ii) a utility platform; and (iii) a verandah. The saleable area excludes the area of the following which forms part of the residential property - air-conditioning plant room; bay window; cockloft; flat roof; garden; parking space; roof; stairhood; terrace and yard.
- Floor plans of all residential properties in the development have to be shown in the sales brochure. In a sales brochure, floor plans of residential properties in the development must state the external and internal dimensions of each residential property². The external and internal dimensions of residential properties as provided in the sales brochure exclude plaster and finishes. You are advised to note this if you want to buy furniture before handing over of the residential property.
- Visit the development site and get to know the surroundings of the property (including transportation and community facilities). Check town planning proposals and decisions which may affect the property. Take a look at the location plan, aerial photograph, outline zoning plan and cross-section plan that are provided in the sales brochure.

5. Sales brochure

- Ensure that the sales brochure obtained is the latest version. According to the Ordinance, the sales brochure made available to the public should be printed or examined, or examined and revised within the previous 3 months.
- In respect of an uncompleted development, the vendor may alter the building plans (if any) whenever the vendor considers necessary. To know the latest information of an uncompleted development, keep paying attention to any revised sales brochures made available by the vendor.
- Read through the sales brochure and in particular, check the following information in the sales brochure –
 - whether there is a section on “relevant information” in the sales brochure, under which information on any matter that is known to the

vendor but is not known to the general public, and is likely to affect the enjoyment of a residential property will be set out. Please note that information contained in a document that has been registered with the Land Registry will not be regarded as “relevant information”;

- the cross-section plan showing a cross-section of the building in relation to every street adjacent to the building, and the level of every such street in relation to a known datum and to the level of the lowest residential floor of the building. This will help you visualize the difference in height between the lowest residential floor of a building and the street level, regardless of how that lowest residential floor is named;
- interior and exterior fittings and finishes and appliances;
- the basis on which management fees are shared;
- whether individual owners have obligations or need to share the expenses for managing, operating and maintaining the public open space or public facilities inside or outside the development, and the location of the public open space or public facilities; and
- whether individual owners have responsibility to maintain slopes.

6. Government land grant and deed of mutual covenant (DMC)

- Read the Government land grant and the DMC (or the draft DMC). Information such as ownership of the rooftop and external walls can be found in the DMC. The vendor will provide copies of the Government land grant and the DMC (or the draft DMC) at the place where the sale is to take place for free inspection by prospective purchasers.
- Check the Government land grant on whether individual owners are liable to pay Government rent.
- Check the DMC on whether animals can be kept in the residential property.

7. Information on Availability of Residential Properties for Selection at Sales Office

- Check with the vendor which residential properties are available for selection. If a “consumption table” is displayed by the vendor at the sales office, you may check from the table information on the progress of sale on a date of sale, including which residential properties are offered for sale at the beginning of that date of sale and which of them have been selected and sold during that date of sale.
- Do not believe in rumours about the sales condition of the development and enter into a PASP rashly.

8. Register of Transactions

- Pay attention to the register of transactions for a development. A vendor must, within 24 hours after entering into a PASP with a purchaser, enter transaction information of the PASP in the register of transactions. The vendor must, within 1 working day after entering into an agreement for sale and purchase (ASP), enter transaction information of the ASP in the register of transactions. Check the register of transactions of the concerned development to learn more about the sales condition of the development.
- Never take the number of registrations of intent or cashier orders a vendor has received for the purpose of registration as an indicator of the sales volume of a development. The register of transactions for a development is the most reliable source of information from which members of the public can grasp the daily sales condition of the development.

9. Agreement for sale and purchase

- Ensure that the PASP and ASP include the mandatory provisions as required by the Ordinance.
- Pay attention that fittings, finishes and appliances to be included in the sale and purchase of the property are inserted in the PASP and ASP.
- Pay attention to the area plan annexed to the ASP which shows the total area which the vendor is selling to you. The total area which the vendor is selling to you is normally greater than the saleable area of the property.
- Pay attention to the vendor's right to alter the building plans (if any) for an uncompleted development. The mandatory provisions to be incorporated in an ASP for uncompleted development as required by the Ordinance include a provision requiring the vendor to notify the purchaser in writing of such alteration if the same affects in any way the property within 14 days after its having been approved by the Building Authority.
- A preliminary deposit of **5%** of the purchase price is payable by you to the owner (i.e. the seller) on entering into a PASP.
- If you do not execute the ASP within **5 working days** (working day means a day that is not a general holiday or a Saturday or a black rainstorm warning day or gale warning day) after entering into the PASP, the PASP is terminated, the preliminary deposit (i.e. 5% of the purchase price) is forfeited, and the owner (i.e. the seller) does not have any further claim against you for not executing the ASP.
- If you execute the ASP within 5 working days after the signing of the PASP, the owner (i.e. the seller) must execute the ASP within 8 working days after entering into the PASP.
- The deposit should be made payable to the solicitors' firm responsible for stakeholding purchasers' payments for the property

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

10. Expression of intent of purchasing a residential property

- Note that vendors (including their authorized representative(s)) should not seek or accept any specific or general expression of intent of purchasing any residential property before the relevant price lists for such properties are made available to the public. You therefore should not make such an offer to the vendors or their authorized representative(s).
- Note that vendors (including their authorized representative(s)) should not seek or accept any specific expression of intent of purchasing a particular residential property before the sale of the property has commenced. You therefore should not make such an offer to the vendors or their authorized representative(s).

11. Appointment of estate agent

- Note that if the vendor has appointed one or more than one estate agents to act in the sale of any specified residential property in the development, the price list for the development must set out the name of all the estate agents so appointed as at the date of printing of the price list.
- You may appoint any estate agent (not necessarily from those estate agency companies appointed by the vendor) to act in the purchase of any specified residential property in the development, and may also not appoint any estate agent to act on your behalf.
- Before you appoint an estate agent to look for a property, you should –
 - find out whether the agent will act on your behalf only. If the agent also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest;
 - find out whether any commission is payable by you to the estate agent and, if so, its amount and the time of payment; and
 - note that only licensed estate agents or salespersons may accept your appointment. If in doubt, you should request the estate agent or salesperson to produce his/her Estate Agent Card, or check the Licence List on the Estate Agents Authority website: www.eaa.org.hk.

12. Appointment of solicitor

- Consider appointing your own solicitor to protect your interests. If the solicitor also acts for the vendor, he/she may not be able to protect your best interests in the event of a conflict of interest.
- Compare the charges of different solicitors.

For first-hand uncompleted residential properties

13. Pre-sale Consent

- For uncompleted residential property under the Lands Department Consent Scheme, seek confirmation from the vendor whether the “Pre-sale Consent” has been issued by the Lands Department for the development.

14. Show flats

- While the vendor is not required to make any show flat available for viewing by prospective purchasers or the general public, if the vendor wishes to make available show flats of a specified residential property, the vendor must first of all make available an unmodified show flat of that residential property and that, having made available such unmodified show flat, the vendor may then make available a modified show flat of that residential property. In this connection, the vendor is allowed to make available more than one modified show flat of that residential property.
- If you visit the show flats, you should always look at the unmodified show flats for comparison with the modified show flats. That said, the Ordinance does not restrict the discretion of the vendor in arranging the sequence of the viewing of unmodified and modified show flats.
- Sales brochure of the development should have been made available to the public when the show flat is made available for viewing. You are advised to get a copy of the sales brochure and make reference to it when viewing the show flats.
- You may take measurements in modified and unmodified show flats, and take photographs or make video recordings of unmodified show flats, subject to reasonable restriction(s) which may be set by the vendor for ensuring safety of the persons viewing the show flat.

For first-hand uncompleted residential properties and completed residential properties pending compliance

15. Estimated material date and handing over date

- Check the estimated material date³ for the development in the sales brochure –
 - The estimated material date for a development in the sales brochure is not the same as the date on which a residential property is handed over to purchaser. The latter is normally later than the former. However, the handing over date may be earlier than the estimated material date set out in the sales brochure in case of earlier completion of the development.
- Handing over date
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring the vendor to apply in writing for an Occupation Document / a Certificate of Compliance or the Director of Lands’ Consent to Assign (as the case may be) in respect of the development within 14 days after the estimated material date as stipulated in the ASP.

- > For development subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within one month after the issue of the Certificate of Compliance or the Consent to Assign, whichever first happens; or
- > For development not subject to the Lands Department Consent Scheme, the vendor is required to notify the purchaser in writing that the vendor is in a position validly to assign the property within 6 months after the issue of the Occupation Document including Occupation Permit.
- The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision requiring completion of the sale and purchase within 14 days after the date of the notification aforesaid. Upon completion, the vendor shall arrange handover of the property to the purchaser.
- Authorized Person (AP) may grant extension(s) of time for completion of the development beyond the estimated material date.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance include a provision that the AP of a development may grant an extension of time for completion of the development beyond the estimated material date having regard to delays caused exclusively by any one or more of the following reasons:
 - > strike or lock-out of workmen;
 - > riots or civil commotion;
 - > force majeure or Act of God;
 - > fire or other accident beyond the vendor’s control;
 - > war; or
 - > inclement weather.
 - The AP may grant more than once such an extension of time depending on the circumstances. That means handover of the property may be delayed.
 - The mandatory provisions to be incorporated in an ASP as required by the Ordinance also include a provision requiring the vendor to, within 14 days after the issue of an extension of time granted by the AP, furnish the purchaser with a copy of the relevant certificate of extension.
- Ask the vendor if there are any questions on handing over date.

For first-hand completed residential properties

16. Vendor’s information form

- Ensure that you obtain the “vendor’s information form(s)” printed within the previous 3 months in relation to the residential property/properties you intend to purchase.

17. Viewing of property

- Ensure that, before you purchase a residential property, you are arranged to view the residential property that you would like to purchase or, if it is not reasonably practicable to view the property in question, a comparable property in the development, unless you agree in writing that the vendor is not required to arrange such a comparable property for viewing for you. You are advised to think carefully before signing any waiver.
- You may take measurements, take photographs or make video recordings of the property, unless the property is held under a tenancy or reasonable restriction(s) is/are needed to ensure safety of the persons viewing the property.

For complaints and enquiries relating to the sales of first-hand residential properties by the vendors which the Ordinance applies, please contact the Sales of First-hand Residential Properties Authority –

Website : www.srpa.gov.hk	Telephone : 2817 3313
Email : enquiry_srpa@hd.gov.hk	Fax : 2219 2220

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NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

Other useful contacts:

Consumer CouncilWebsite : www.consumer.org.hk

Telephone : 2929 2222

Email : cc@consumer.org.hk

Fax : 2856 3611

Estate Agents AuthorityWebsite : www.eaa.org.hk

Telephone : 2111 2777

Email : enquiry@eaa.org.hk

Fax : 2598 9596

Real Estate Developers Association of Hong Kong

Telephone : 2826 0111

Fax : 2845 2521

Sales of First-hand Residential Properties Authority

March 2023

¹ The details of various mortgage loan plans include the requirements for mortgagors on minimum income level, the loan limit under the first mortgage and second mortgage, the maximum loan repayment period, the change of mortgage interest rate throughout the entire repayment period, and the payment of administrative fees.

² According to section 10(2)(d) in Part 1 of Schedule 1 to the Ordinance, each of the floor plans of the residential properties in the development in the sales brochure must state the following—

- (i) the external dimensions of each residential property;
- (ii) the internal dimensions of each residential property;
- (iii) the thickness of the internal partitions of each residential property;
- (iv) the external dimensions of individual compartments in each residential property.

According to section 10(3) in Part 1 of Schedule 1 to the Ordinance, if any information required by section 10(2)(d) in Part 1 of Schedule 1 to the Ordinance is provided in the approved building plans for the development, a floor plan must state the information as so provided.

³ Generally speaking, "material date" means the date on which the conditions of the land grant are complied with in respect of the development, or the date on which the development is completed in all respects in compliance with the approved building plans or the conditions subject to which the certificate of exemption is issued. For details, please refer to section 2 of the Ordinance.

您在購置一手住宅物業之前，應留意下列事項：

適用於所有一手住宅物業

1. 重要資訊

- 瀏覽一手住宅物業銷售資訊網(下稱「銷售資訊網」)(網址：www.srpe.gov.hk)，參考「銷售資訊網」內有關一手住宅物業的市場資料。
- 閱覽賣方就該發展項目所指定的互聯網網站內的有關資訊，包括售樓說明書、價單、載有銷售安排的文件，及成交紀錄冊。
- 發展項目的售樓說明書，會在該項目的出售日期前最少七日向公眾發布，而有關價單和銷售安排，亦會在該項目的出售日期前最少三日公布。
- 在賣方就有關發展項目所指定的互聯網網站，以及「銷售資訊網」內，均載有有關物業成交資料的成交紀錄冊，以供查閱。

2. 費用、按揭貸款和樓價

- 計算置業總開支，包括律師費、按揭費用、保險費，以及印花稅。
- 向銀行查詢可否取得所需的按揭貸款，然後選擇合適的還款方式，並小心計算按揭貸款金額，以確保貸款額沒有超出本身的負擔能力。
- 查閱同類物業最近的成交價格，以作比較。
- 向賣方或地產代理瞭解，您須付予賣方或該發展項目的管理人的預計的管理費、管理費上期金額(如有)、特別基金金額(如有)、補還的水、電力及氣體按金(如有)，以及/或清理廢料的費用(如有)。

3. 價單、支付條款，以及其他財務優惠

- 賣方未必會把價單所涵蓋的住宅物業悉數推售，因此應留意有關的銷售安排，以了解賣方會推售的住宅物業為何。賣方會在有關住宅物業推售日期前最少三日公布銷售安排。
- 留意價單所載列的支付條款。倘買家可就購置有關住宅物業而連帶獲得價格折扣、贈品，或任何財務優惠或利益，上述資訊亦會在價單內列明。
- 如您擬選用由賣方指定的財務機構提供的各類按揭貸款計劃，在簽訂臨時買賣合約前，應先細閱有關價單內列出的按揭貸款計劃資料¹。如就該些按揭貸款計劃的詳情有任何疑問，應在簽訂臨時買賣合約前，直接向有關財務機構查詢。

4. 物業的面積及四周環境

- 留意載於售樓說明書和價單內的物業面積資料，以及載於價單內的每平方呎/每平方米售價。根據《一手住宅物業銷售條例》(第621章)(下稱「條例」)，賣方只可以實用面積表達住宅物業的面積和每平方呎及平方米的售價。就住宅物業而言，實用面積指該住宅物業的樓面面積，包括在構成該物業的一部分的範圍內的以下每一項目的樓面面積：(i)露台；(ii)工作平台；以及(iii)陽台。實用面積並不包括空調機房、窗台、閣樓、平台、花園、停車位、天台、梯屋、前庭及庭院的每一項目的面積，即使該些項目構成該物業的一部分的範圍。
- 售樓說明書必須顯示發展項目中所有住宅物業的樓面平面圖。在售樓說明書所載有關發展項目中住宅物業的每一份樓面平面圖，均須述明每個住宅物業的外部 and 內部尺寸²。售樓說明書所提供有關住宅物業外部和內部的尺寸，不會把批盪和裝飾物料包括在內。買家收樓前如欲購置家具，應留意這點。
- 親臨發展項目的所在地實地視察，以了解有關物業的四周環境(包括交通和社區設施)；亦應查詢有否任何城市規劃方案和議決，會對有關的物業造成影響；參閱載於售樓說明書內的位置圖、鳥瞰照片、分區計劃大綱圖，以及橫截面圖。

5. 售樓說明書

- 確保所取得的售樓說明書屬最新版本。根據條例，提供予公眾的售樓說明書必須是在之前的三個月之內印製或檢視、或檢視及修改。
- 如屬未落成發展項目，賣方在認為有需要時可改動建築圖則(如有的話)，因此應留意由賣方提供的任何經修改的售樓說明書，以了解有關未落成發展項目的最新資料。
- 閱覽售樓說明書，並須特別留意以下資訊：
 - 售樓說明書內有否關於「有關資料」的部分，列出賣方知悉但並非為一般公眾人士所知悉，關於相當可能對享用有關住宅物業造成重大影響的事宜的資料。請注意，已在土地註冊處註冊的文件，其內容不會被視為「有關資料」；
 - 橫截面圖會顯示有關建築物相對毗連該建築物的每條街道的橫截面，以及每條上述街道與已知基準面和該建築物最低的一層住宅樓層的水平相對的水平。橫截面圖能以圖解形式，顯示出建築物最低一層住宅樓層和街道水平的高低差距，不論該最低住宅樓層以何種方式命名；

- 室內和外部的裝置、裝修物料和設備；
- 管理費按甚麼基準分擔；
- 小業主有否責任或需要分擔管理、營運或維持有關發展項目以內或以外的公眾休憩用地或公共設施的開支，以及有關公眾休憩用地或公共設施的位置；以及
- 小業主是否須要負責維修斜坡。

6. 政府批地文件和公契

- 閱覽政府批地文件和公契(或公契擬稿)。公契內載有天台和外牆業權等相關資料。賣方會在售樓處提供政府批地文件和公契(或公契擬稿)的複本，供準買家免費閱覽。
- 留意政府批地文件內所訂明小業主是否須要負責支付地稅。
- 留意公契內訂明有關物業內可否飼養動物。

7. 售樓處內有關可供揀選住宅物業的資料

- 向賣方查詢清楚有哪些一手住宅物業可供揀選。若賣方在售樓處內展示「消耗表」，您可從該「消耗表」得悉在每個銷售日的銷售進度資料，包括在該個銷售日開始時有哪些住宅物業可供出售，以及在該個銷售日內有哪些住宅物業已獲揀選及售出。
- 切勿隨便相信有關發展項目銷情的傳言，倉卒簽立臨時買賣合約。

8. 成交紀錄冊

- 留意發展項目的成交紀錄冊。賣方須於臨時買賣合約訂立後的24小時內，於紀錄冊披露該臨時買賣合約的資料，以及於買賣合約訂立後一個工作天內，披露該買賣合約的資料。您可透過成交紀錄冊得悉發展項目的銷售情況。
- 切勿將賣方接獲用作登記的購樓意向書或本票的數目視為銷情指標。發展項目的成交紀錄冊才是讓公眾掌握發展項目每日銷售情況的最可靠資料來源。

9. 買賣合約

- 確保臨時買賣合約和買賣合約包含條例所規定的強制性條文。
- 留意有關物業買賣交易所包括的裝置、裝修物料和設備，須在臨時買賣合約和買賣合約上列明。
- 留意夾附於買賣合約的圖則。該圖則會顯示所有賣方售予您的物業面積，而該面積通常較該物業的實用面積為大。
- 留意賣方有權改動未落成發展項目的建築圖則(如有的話)。如屬未落成發展項目，條例規定物業的買賣合約須載有強制性條文，列明如有關改動在任何方面對該物業造成影響，賣方須在改動獲建築事務監督批准後的14日內，將該項改動以書面通知買家。
- 訂立臨時買賣合約時，您須向擁有人(即賣方)支付樓價**5%**的臨時訂金。
- 如您在訂立臨時買賣合約後**五個工作日**(工作日指並非公眾假日、星期六、黑色暴雨警告日或烈風警告日的日子)之內，沒有簽立買賣合約，該臨時買賣合約即告終止，有關臨時訂金(即樓價的5%)會被沒收，而擁有人(即賣方)不得因您沒有簽立買賣合約而對您提出進一步申索。
- 在訂立臨時買賣合約後的五個工作日之內，倘您簽立買賣合約，則擁有人(即賣方)必須在訂立該臨時買賣合約後的八個工作日之內簽立買賣合約。
- 有關的訂金，應付予負責為所涉物業擔任保證金保存人的律師事務所。

10. 表達購樓意向

- 留意在賣方(包括其獲授權代表)就有關住宅物業向公眾提供價單前，賣方不得尋求或接納任何對有關住宅物業的購樓意向(不論是否屬明確選擇購樓意向)。因此您不應向賣方或其授權代表提出有關意向。
- 留意在有關住宅物業的銷售開始前，賣方(包括其獲授權代表)不得尋求或接納任何對該物業的有明確選擇購樓意向。因此您不應向賣方或其授權代表提出有關意向。

11. 委託地產代理

- 留意倘賣方委任一個或多於一個地產代理，以協助銷售其發展項目內任何指明住宅物業，該發展項目的價單必須列明在價單印刷日期當日所有獲委任為地產代理的姓名/名稱。
- 您可委託任何地產代理(不一定是賣方所指定的地產代理)，以協助您購置發展項目內任何指明住宅物業；您亦可不委託任何地產代理。

NOTES TO PURCHASERS OF FIRST-HAND RESIDENTIAL PROPERTIES

一手住宅物業買家須知

- 委託地產代理以物色物業前，您應該 —
 - 了解該地產代理是否只代表您行事。該地產代理若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益；
 - 了解您須否支付佣金予該地產代理。若須支付，有關的佣金金額和支付日期為何；以及
 - 留意只有持牌地產代理或營業員才可以接受您的委託。如有疑問，應要求該地產代理或營業員出示其「地產代理證」，或瀏覽地產代理監管局的網頁(網址：www.eaa.org.hk)，查閱牌照目錄。

12. 委聘律師

- 考慮自行委聘律師，以保障您的利益。該律師若同時代表賣方行事，倘發生利益衝突，未必能夠保障您的最大利益。
- 比較不同律師的收費。

適用於一手未落成住宅物業

13. 預售樓花同意書

- 洽購地政總署「預售樓花同意方案」下的未落成住宅物業時，應向賣方確認地政總署是否已就該發展項目批出「預售樓花同意書」。

14. 示範單位

- 賣方不一定須設置示範單位供準買家或公眾參觀，但賣方如為某指明住宅物業設置示範單位，必須首先設置該住宅物業的無改動示範單位，才可設置該住宅物業的經改動示範單位，並可以就該住宅物業設置多於一個經改動示範單位。
- 參觀示範單位時，務必視察無改動示範單位，以便與經改動示範單位作出比較。然而，條例並沒有限制賣方安排參觀無改動示範單位及經改動示範單位的先後次序。
- 賣方設置示範單位供公眾參觀時，應已提供有關發展項目的售樓說明書。因此，緊記先行索取售樓說明書，以便在參觀示範單位時參閱相關資料。
- 您可以在無改動示範單位及經改動示範單位中進行量度，並在無改動示範單位內拍照或拍攝影片，惟在確保示範單位參觀者人身安全的前提下，賣方可能會設定合理的限制。

適用於一手未落成住宅物業及尚待符合條件的已落成住宅物業

15. 預計關鍵日期及收樓日期

- 查閱售樓說明書中有關發展項目的預計關鍵日期³。
 - 售樓說明書中有關發展項目的預計關鍵日期並不同買家的「收樓日期」。買家的「收樓日期」一般會較發展項目的預計關鍵日期遲。然而，假若發展項目比預期早落成，「收樓日期」可能會較售樓說明書列出的預計關鍵日期為早。
- 收樓日期
 - 條例規定買賣合約須載有強制性條文，列明賣方須於買賣合約內列出的預計關鍵日期後的14日內，以書面為發展項目申請佔用文件、合格證明書，或地政總署署長的轉讓同意(視屬何種情況而定)。
 - 如發展項目屬地政總署預售樓花同意方案所規管，賣方須在合格證明書或地政總署署長的轉讓同意發出後的一個月內(以較早者為準)，就賣方有能力有效地轉讓有關物業一事，以書面通知買家；或
 - 如發展項目並非屬地政總署預售樓花同意方案所規管，賣方須在佔用文件(包括佔用許可證)發出後的六個月內，就賣方有能力有效地轉讓有關物業一事，以書面通知買家。
 - 條例規定買賣合約須載有強制性條文，列明有關物業的買賣須於賣方發出上述通知的日期的14日內完成。有關物業的買賣完成後，賣方將安排買家收樓事宜。
- 認可人士可批予在預計關鍵日期之後完成發展項目
 - 條例規定買賣合約須載有強制性條文，列明發展項目的認可人士可以在顧及純粹由以下一個或多於一個原因所導致的延遲後，批予在預計關鍵日期之後，完成發展項目：
 - 工人罷工或封閉工地；
 - 暴動或內亂；
 - 不可抗力或天災；
 - 火警或其他賣方所不能控制的意外；
 - 戰爭；或
 - 惡劣天氣。

- 發展項目的認可人士可以按情況，多於一次批予延後預計關鍵日期以完成發展項目，即收樓日期可能延遲。
 - 條例規定買賣合約須載有強制性條文，列明賣方須於認可人士批予延期後的14日內，向買家提供有關延期證明書的文本。
- 如對收樓日期有任何疑問，可向賣方查詢。

適用於一手已落成住宅物業

16. 賣方資料表格

- 確保取得最近三個月內印製有關您擬購買的一手已落成住宅物業的「賣方資料表格」。

17. 參觀物業

- 購置住宅物業前，確保已獲安排參觀您打算購置的住宅物業。倘參觀有關物業並非合理地切實可行，則應參觀與有關物業相若的物業，除非您以書面同意賣方無須開放與有關物業相若的物業供您參觀。您應仔細考慮，然後才決定是否簽署豁免上述規定的書面同意。
- 除非有關物業根據租約持有，或為確保物業參觀者的人身安全而須設定合理限制，您可以對該物業進行量度、拍照或拍攝影片。

任何與賣方銷售受條例所規管的一手住宅物業有關的投訴和查詢，請與一手住宅物業銷售監管局聯絡。

網址：www.srpa.gov.hk

電話：2817 3313

電郵：enquiry_srpa@hd.gov.hk

傳真：2219 2220

其他相關聯絡資料：

消費者委員會

網址：www.consumer.org.hk

電話：2929 2222

電郵：cc@consumer.org.hk

傳真：2856 3611

地產代理監管局

網址：www.eaa.org.hk

電話：2111 2777

電郵：enquiry@eaa.org.hk

傳真：2598 9596

香港地產建設商會

電話：2826 0111

傳真：2845 2521

一手住宅物業銷售監管局

2023年3月

¹ 按揭貸款計劃的資料包括有關按揭貸款計劃對借款人的最低收入的要求、就第一按揭連同第二按揭可獲得的按揭貸款金額上限、最長還款年期、整個還款期內的按揭利率變化，以及申請人須繳付的手續費。

² 根據條例附表1第1部第10(2)(d)條述明，售樓說明書內顯示的發展項目中的住宅物業的每一份樓面平面圖須述明以下各項

(i) 每個住宅物業的外部尺寸；

(ii) 每個住宅物業的內部尺寸；

(iii) 每個住宅物業的內部間隔的厚度；

(iv) 每個住宅物業內個別分隔室的外部尺寸。

根據條例附表1第1部第10(3)條，如有關發展項目的經批准的建築圖則，提供條例附表1第1部第10(2)(d)條所規定的資料，樓面平面圖須述明如此規定的該資料。

³ 一般而言，「關鍵日期」指該項目符合批地文件的條件的日期，或該項目在遵照經批准的建築圖則的情況下或按照豁免證明書的發出的條件在各方面均屬完成的日期。有關詳情請參閱條例第2條。

INFORMATION ON THE PHASE
期數的資料

Name of the Phase of the Development

Phase I of Mount Nicholson

發展項目期數名稱

Mount Nicholson 第一期

Name of the street at which the Phase is situated and the street number

8 Mount Nicholson Road

期數所位於的街道名稱及門牌號數

聶歌信山道8號

Houses

Total number of houses

The Phase consists of 17 houses

洋房

洋房的總數

期數包含17座洋房

House numbering

House 1-3, 5-12 & 15-20

洋房的門牌號數

洋房1-3、5-12及15-20

Omitted house numbering

House 4, 13 & 14

被略去的門牌號數

洋房4、13及14

INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE PHASE
賣方及有參與期數的其他人的資料

Vendor

Market Prospect Limited

Holding Companies of the Vendor

Not applicable

Authorized Person for the Phase

Mr. Artur C. K. Au-Yeung

The firm or corporation of which an authorized person for the Phase is a proprietor, director or employee in his or her professional capacity

Wong & Ouyang (HK) Ltd

Building Contractor for the Phase

Gammon Construction Limited

The firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase

Woo Kwan Lee & Lo

Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Phase

Hang Seng Bank Limited, The Hongkong and Shanghai Banking Corporation Limited, Bank of China (Hong Kong) Limited
(note: the loan(s) concerned has/have been repaid in full)

Other person who has made a loan for the construction of the Phase

Not applicable

賣方

顯領有限公司

賣方的控權公司

不適用

期數的認可人士

歐陽治經先生

期數的認可人士以其專業身分擔任經營人、董事或僱員的商號或法團

王歐陽(香港)有限公司

期數的承建商

金門建築有限公司

就期數中的住宅物業的出售而代表擁有人行事的律師事務所的名稱

胡關李羅律師行

已為期數的建造提供貸款或已承諾為該項建造提供融資的認可機構

恒生銀行有限公司、香港上海滙豐銀行有限公司、中國銀行(香港)有限公司
(註：相關貸款已清償)

已為期數的建造提供貸款的其他人

不適用

RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE PHASE

有參與期數的各方的關係

There does not exist any relationship referred to in section 3 of Part 1 of Schedule 1 of the Residential Properties (First-hand Sales) Ordinance.

並無任何《一手住宅物業銷售條例》附表1第1部第3條提及的關係。

INFORMATION ON DESIGN OF THE PHASE

期數的設計的資料

There are no non-structural prefabricated external walls forming part of the enclosing walls of the Phase.

期數沒有構成圍封牆的一部分的非結構的預製外牆。

There are no curtain walls forming part of the enclosing walls of the Phase.

期數沒有構成圍封牆的一部分的幕牆。

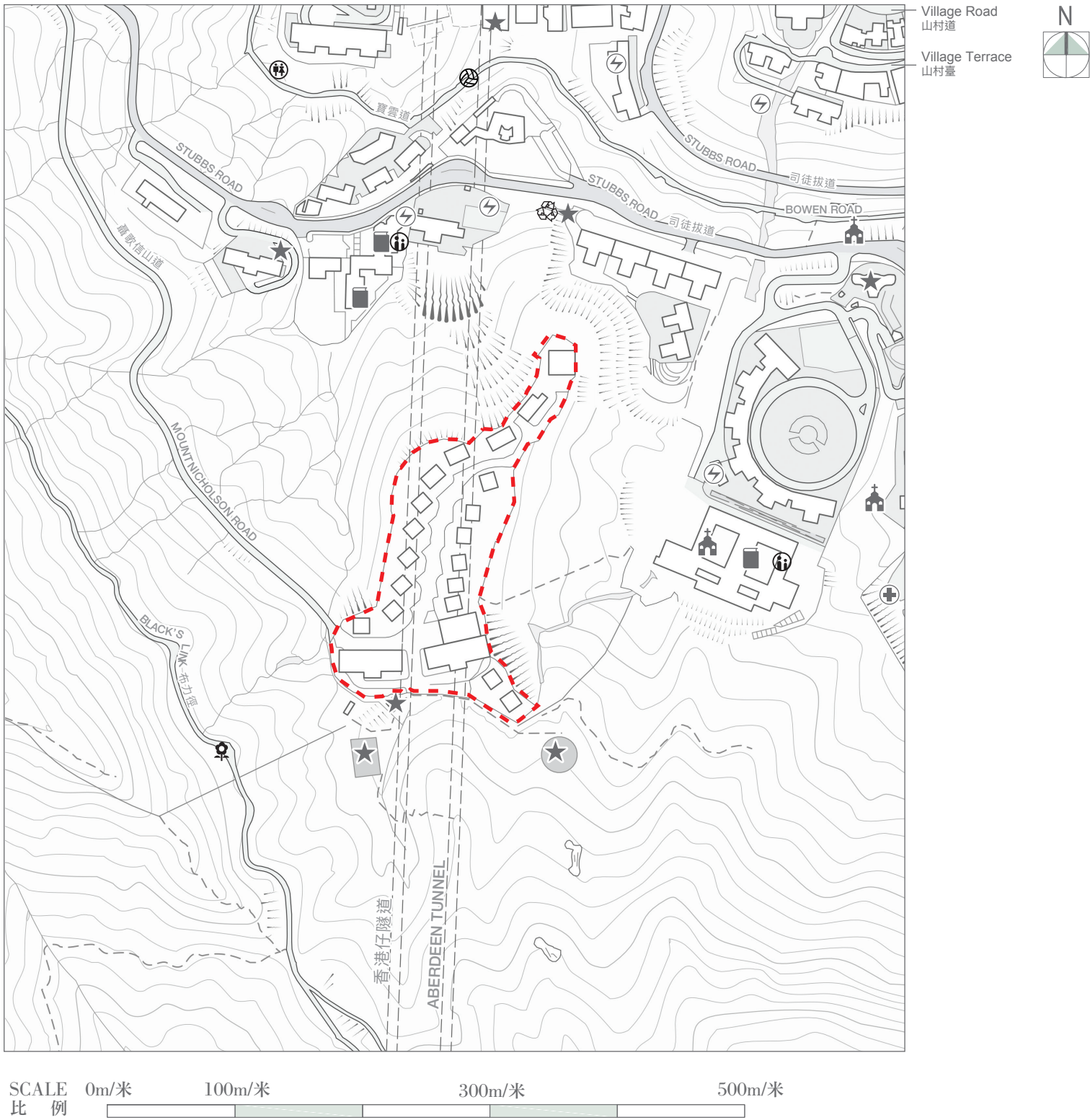
INFORMATION ON PROPERTY MANAGEMENT
物業管理的資料

Person appointed as the manager of the Phase under the deed of mutual covenant that has been executed:
Mount Nicholson Property Management Limited

根據已簽立的公契，獲委任為該期數的管理人：
Mount Nicholson Property Management Limited

LOCATION PLAN OF THE DEVELOPMENT

發展項目的所在位置圖



Boundary of the Development 發展項目的界線

The Location Plan is made with reference to the survey sheet No. T11-SW-D dated 26 April 2025 from Survey and Mapping Office of the Lands Department, with adjustments where necessary.
此位置圖參考於2025年4月26日修訂之地政總署之測繪處之繪圖編號T11-SW-D編製，有需要處經修正處理。

NOTATION 圖例

	Power plant (including electricity sub-stations)	發電廠(包括電力分站)
	Public utility installation	公用事業設施裝置
	Religious institution (including church, temple and Tsz Tong)	宗教場所(包括教堂、廟宇及祠堂)
	School (including kindergarten)	學校(包括幼稚園)
	Hospital	醫院
	Public convenience	公廁
	Social welfare facilities (including elderly centre and home for the mentally disabled)	社會福利設施(包括老人中心及弱智人士護理院)
	Sports facilities (including sports ground and swimming pool)	體育設施(包括運動場及游泳池)
	Public park	公園
	Refuse collection point	垃圾收集站

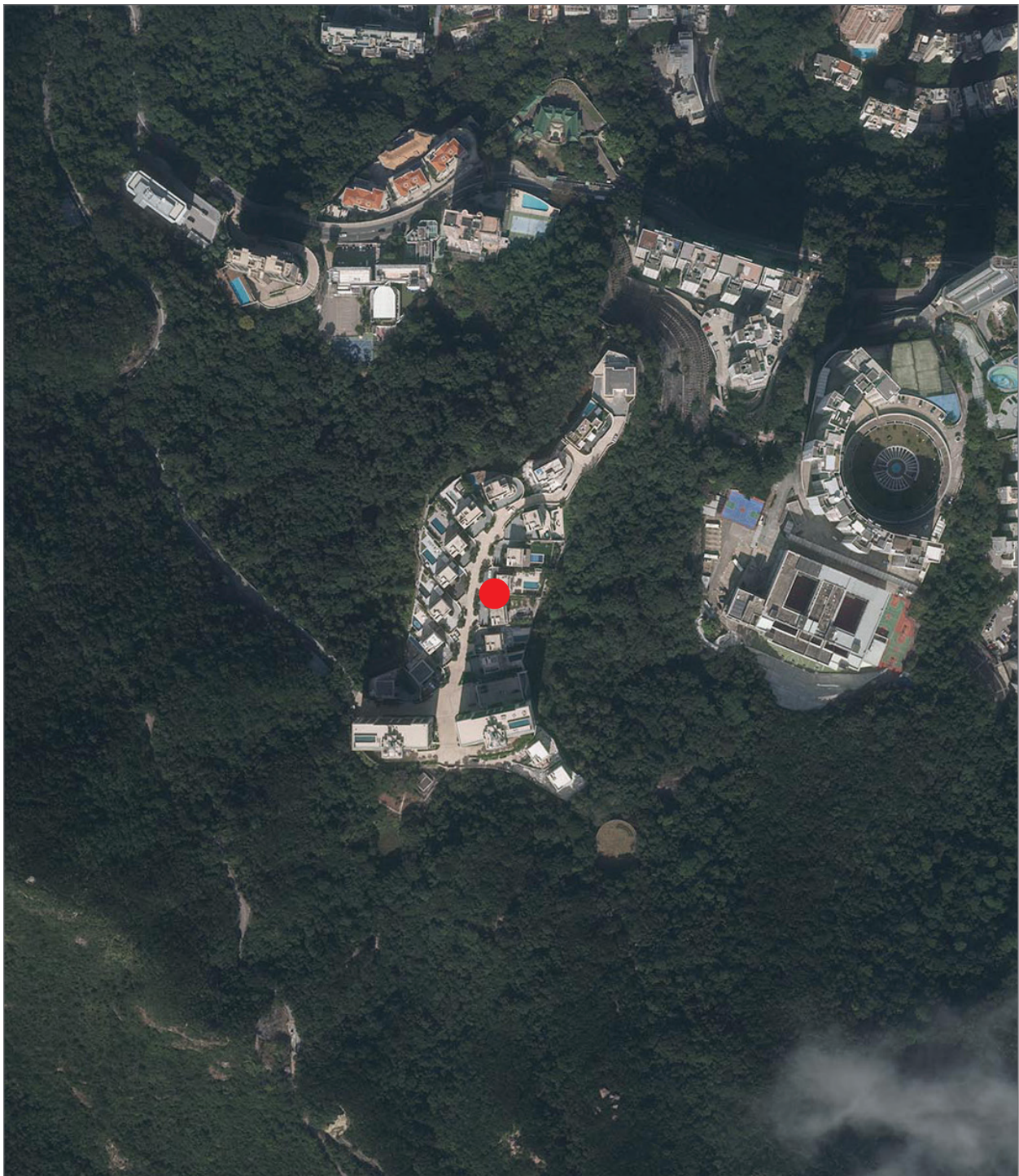
Notes:

- The map is provided by the CSDI Portal and intellectual property rights are owned by the Government of the HKSAR.
- The vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- Due to technical reasons (such as the shape of the Development), the Location Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance.

備註：

- 地圖由空間數據共享平台提供，香港特別行政區政府為知識產權擁有人。
- 賣方建議準買方到該發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 因技術原因(例如發展項目之形狀)，所在位置圖所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。

AERIAL PHOTOGRAPH OF THE PHASE
期數的鳥瞰照片



● Location of the Phase 期數的位置

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Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 6,000 feet, photo No. E212818C, dated 22 November 2023.
摘錄自地政總署測繪處於2023年11月22日在6,000呎飛行高度拍攝之鳥瞰照片，編號為E212818C。

- Notes:
- 1. The aerial photograph is available for free inspection during normal office hours at the sales office.
 - 2. Due to technical reasons (such as the shape of the Phase), the aerial photograph may show more than the area required under the “Residential Properties (First-hand Sales) Ordinance”.

- 備註：
- 1. 該鳥瞰照片存於售樓處，於正常辦公時間內供免費查閱。
 - 2. 因技術原因(例如期數之形狀)，鳥瞰照片所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。



This blank area falls outside the coverage of the relevant aerial photograph
鳥瞰照片並不覆蓋本空白範圍



● 期數的位置

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Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 6,000 feet, photo No. E224561C, dated 7 August 2024.

摘錄自地政總署測繪處於2024年8月7日在6,000呎飛行高度拍攝之鳥瞰照片，編號為E224561C。

Notes:

1. The aerial photograph is available for free inspection during normal office hours at the sales office.
2. Due to technical reasons (such as the shape of the Phase), the aerial photograph may show more than the area required under the “Residential Properties (First-hand Sales) Ordinance”.

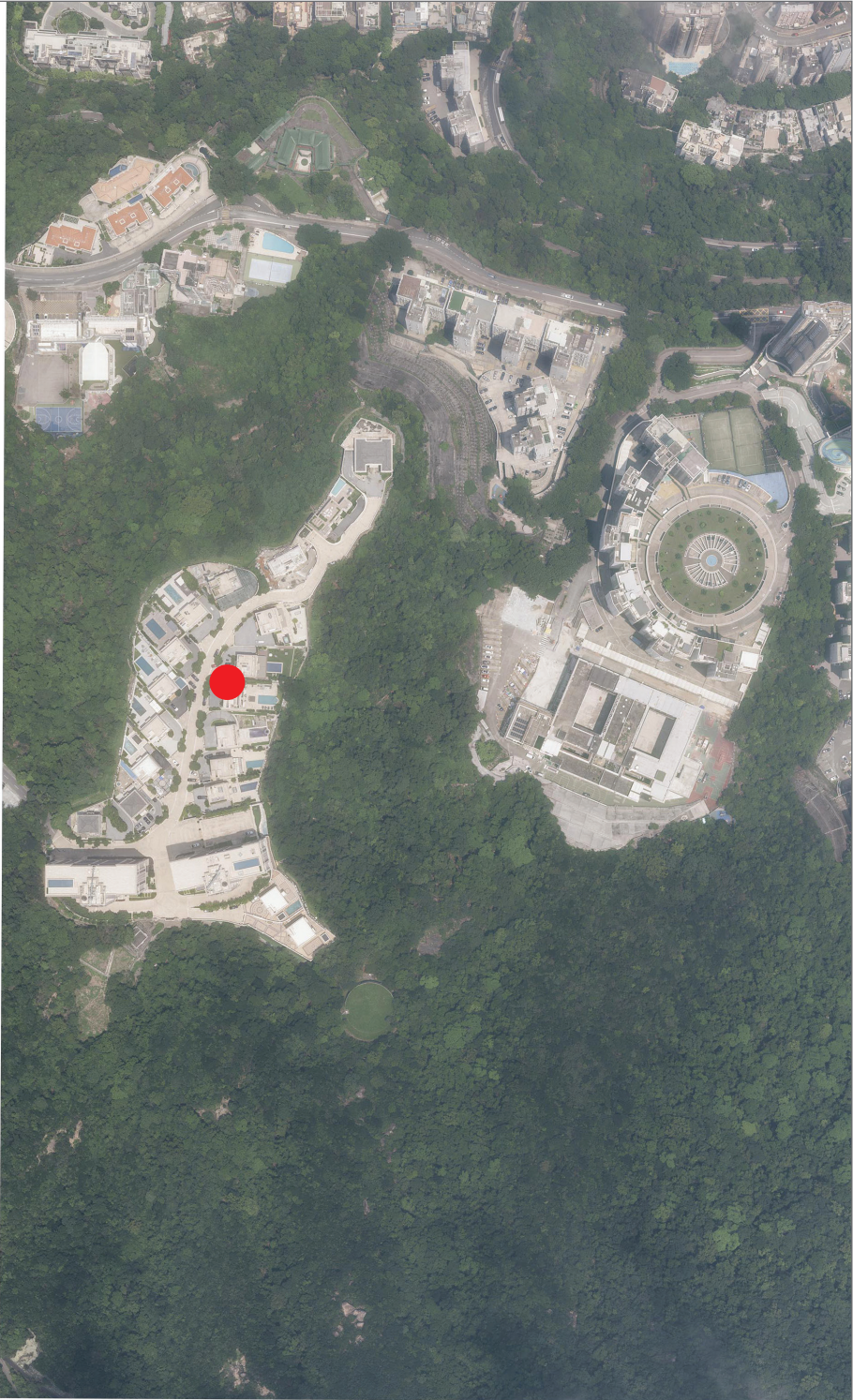
備註：

1. 該鳥瞰照片存於售樓處，於正常辦公時間內供免費查閱。
2. 因技術原因(例如期數之形狀)，鳥瞰照片所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。

AERIAL PHOTOGRAPH OF THE PHASE

期數的鳥瞰照片

This blank area falls outside the coverage of the relevant aerial photograph
鳥瞰照片並不覆蓋本空白範圍



● 期數的位置

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Adopted from part of the aerial photograph taken by the Survey and Mapping Office of Lands Department at a flying height of 6,000 feet, photo No. E224653C, dated 7 August 2024.
摘錄自地政總署測繪處於2024年8月7日在6,000呎飛行高度拍攝之鳥瞰照片，編號為E224653C。

Notes:

- 1. The aerial photograph is available for free inspection during normal office hours at the sales office.
- 2. Due to technical reasons (such as the shape of the Phase), the aerial photograph may show more than the area required under the “Residential Properties (First-hand Sales) Ordinance”.

備註：

- 1. 該鳥瞰照片存於售樓處，於正常辦公時間內供免費查閱。
- 2. 因技術原因(例如期數之形狀)，鳥瞰照片所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。

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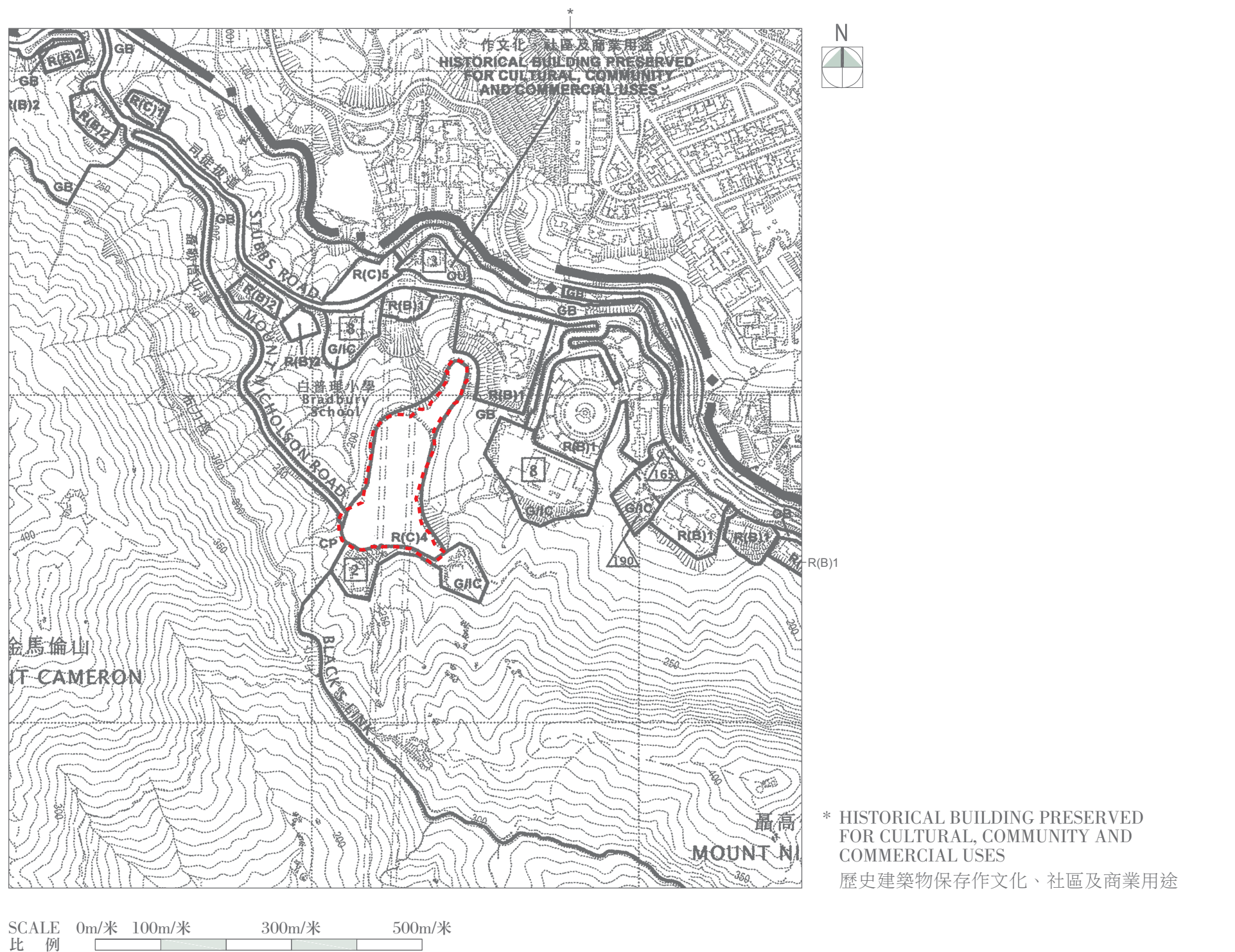
AERIAL PHOTOGRAPH OF THE PHASE 期數的鳥瞰照片

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Boundary of the Development 發展項目的界線

Part of the approved The Peak Area Outline Zoning Plan with plan No.S/H14/13 gazetted on 6 April 2018.
摘錄自2018年4月6日憲報公布之山頂區分區計劃大綱核准圖，圖則編號為S/H14/13。

NOTATION 圖例

ZONES 地帶

R(B)	Residential (Group B)	住宅(乙類)
R(C)	Residential (Group C)	住宅(丙類)
G/C	Government, Institution or Community	政府、機構或社區
OU	Other Specified Uses	其他指定用途
GB	Green Belt	綠化地帶
CP	Country Park	郊野公園

COMMUNICATIONS 交通

Major Road and Junction	主要道路及路口
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MISCELLANEOUS 其他

Boundary of Planning Scheme	規劃範圍界線
Boundary of Country Park	郊野公園界線
Building Height Control Zone Boundary	建築物高度管制區界線
Maximum Building Height (in metres above principal datum)	最高建築物高度 (在主水平基準上若干米)
Maximum Building Height (in number of storeys)	最高建築物高度 (樓層數目)

Notes:

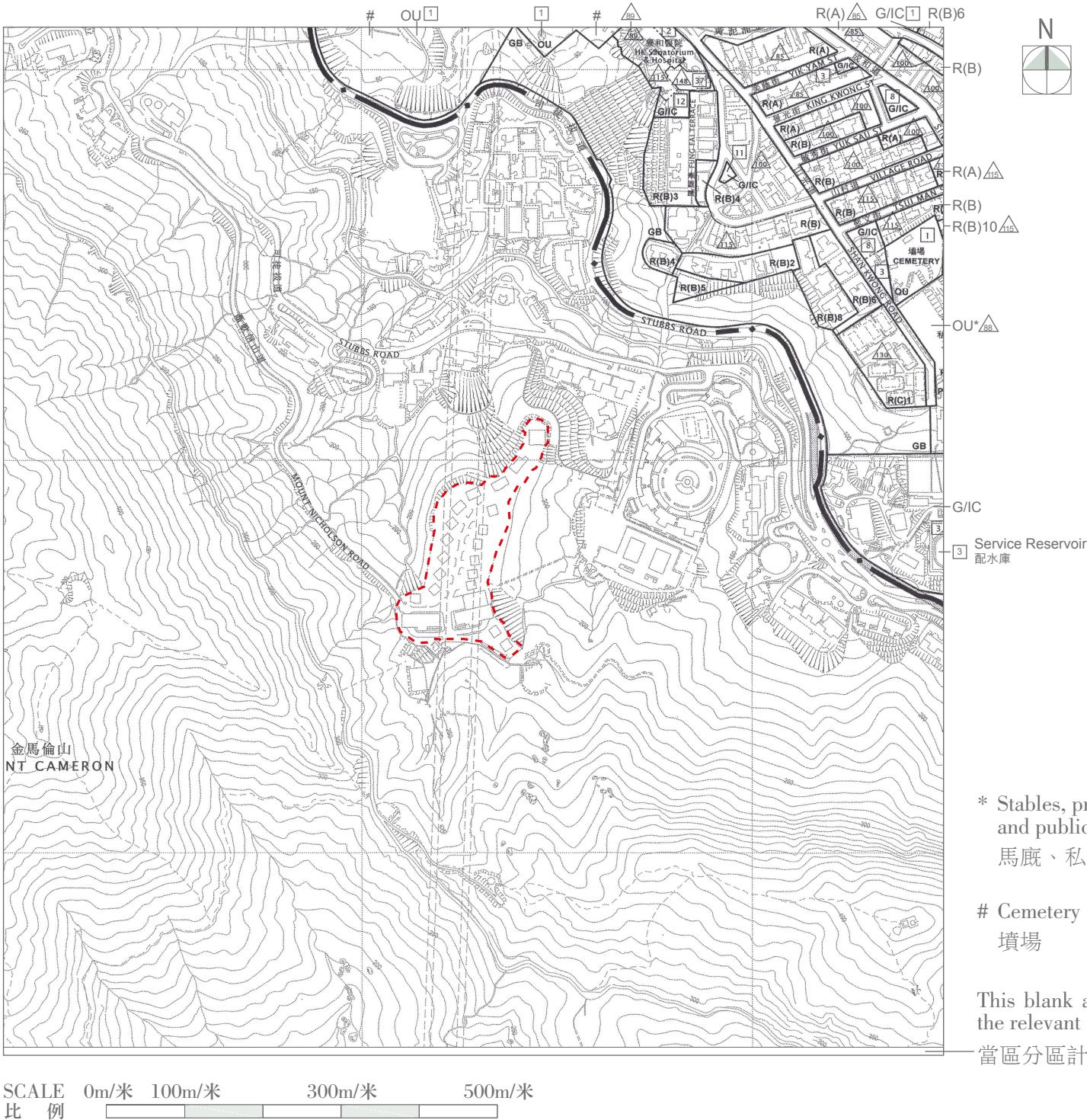
- The last updated version of the Outline Zoning Plan and the attached schedule as of the date of printing of the sales brochure are available for free inspection during normal office hours at the sales office.
- The map, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with permission of the Director of Lands © The Government of Hong Kong SAR.
- The vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- Due to technical reasons (such as the shape of the Development), the Outline Zoning Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance.

備註：

- 在印製售樓說明書當日適用的最近更新版本分區計劃大綱圖及其附表存於售樓處，於正常辦公時間內供免費查閱。
- 地圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。
- 賣方建議準買方到該發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 因技術原因(例如發展項目之形狀)，分區計劃大綱圖所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。

OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT

關乎發展項目的分區計劃大綱圖等



Boundary of the Development 發展項目的界線

Part of the approved Wong Nai Chung Outline Zoning Plan with plan No. S/H7/21 gazetted on 4 December 2020.
摘錄自2020年12月4日憲報公布之黃泥涌分區計劃大綱核准圖，圖則編號為S/H7/21。

NOTATION 圖例

ZONES 地帶

	Residential (Group A)	住宅(甲類)
	Residential (Group B)	住宅(乙類)
	Residential (Group C)	住宅(丙類)
	Government, Institution or Community	政府、機構或社區
	Other Specified Uses	其他指定用途
	Green Belt	綠化地帶

COMMUNICATIONS 交通

	Major Road and Junction	主要道路及路口
	Elevated Road	高架道路

Notes:

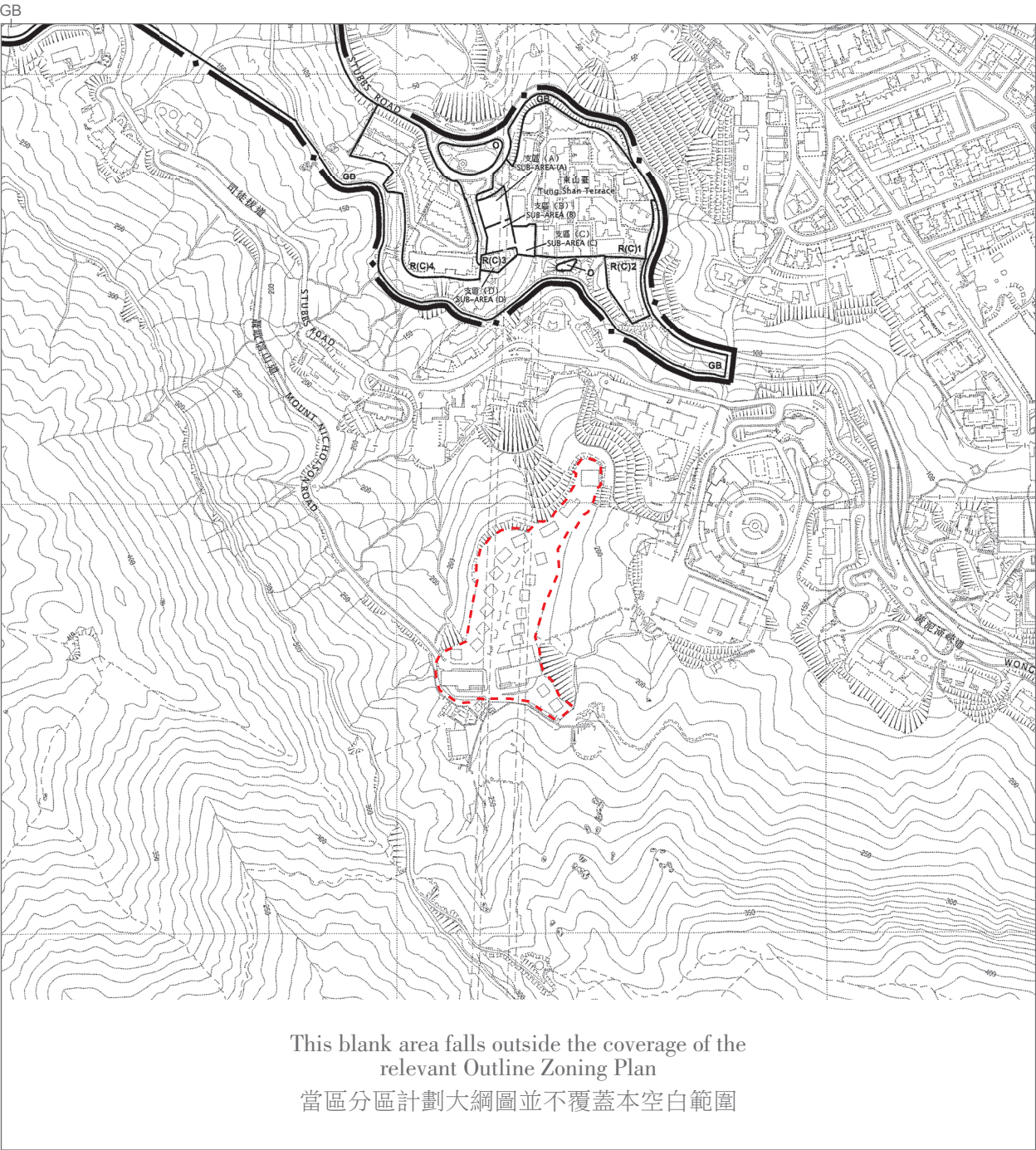
- The last updated version of the Outline Zoning Plan and the attached schedule as of the date of printing of the sales brochure are available for free inspection during normal office hours at the sales office.
- The map, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with permission of the Director of Lands © The Government of Hong Kong SAR.
- The vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- Due to technical reasons (such as the shape of the Development), the Outline Zoning Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance.

MISCELLANEOUS 其他

	Boundary of Planning Scheme	規劃範圍界線
	Building Height Control Zone Boundary	建築物高度管制區界線
	Maximum Building Height (in metres above principal datum)	最高建築物高度 (在主水平基準上若干米)
	Maximum Building Height (in number of storeys)	最高建築物高度 (樓層數目)

備註：

- 在印製售樓說明書當日適用的最近更新版本分區計劃大綱圖及其附表存於售樓處，於正常辦公時間內供免費查閱。
- 地圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。
- 賣方建議準買方到該發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 因技術原因(例如發展項目之形狀)，分區計劃大綱圖所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。






SCALE 0m/米 100m/米 300m/米 500m/米
比 例

 Boundary of the Development 發展項目的界線

Part of the approved Mid-Levels East Outline Zoning Plan with plan No.S/H12/14 gazetted on 10 October 2024.
摘錄自2024年10月10日憲報公布之半山區東部分區計劃大綱核准圖，圖則編號為S/H12/14。

NOTATION 圖例

ZONES 地帶

	Residential (Group C)	住宅(丙類)
	Open Space	休憩用地
	Green Belt	綠化地帶

COMMUNICATIONS 交通

	Major Road and Junction	主要道路及路口
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MISCELLANEOUS 其他

	Boundary of Planning Scheme	規劃範圍界線
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Notes:

- The last updated version of the Outline Zoning Plan and the attached schedule as of the date of printing of the sales brochure are available for free inspection during normal office hours at the sales office.
- The map, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with permission of the Director of Lands © The Government of Hong Kong SAR.
- The vendor advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- Due to technical reasons (such as the shape of the Development), the Outline Zoning Plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance.

備註：

- 在印製售樓說明書當日適用的最近更新版本分區計劃大綱圖及其附表存於售樓處，於正常辦公時間內供免費查閱。
- 地圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。
- 賣方建議準買方到該發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 因技術原因(例如發展項目之形狀)，分區計劃大綱圖所顯示的範圍可能多於《一手住宅物業銷售條例》所要求。

OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT
關乎發展項目的分區計劃大綱圖等

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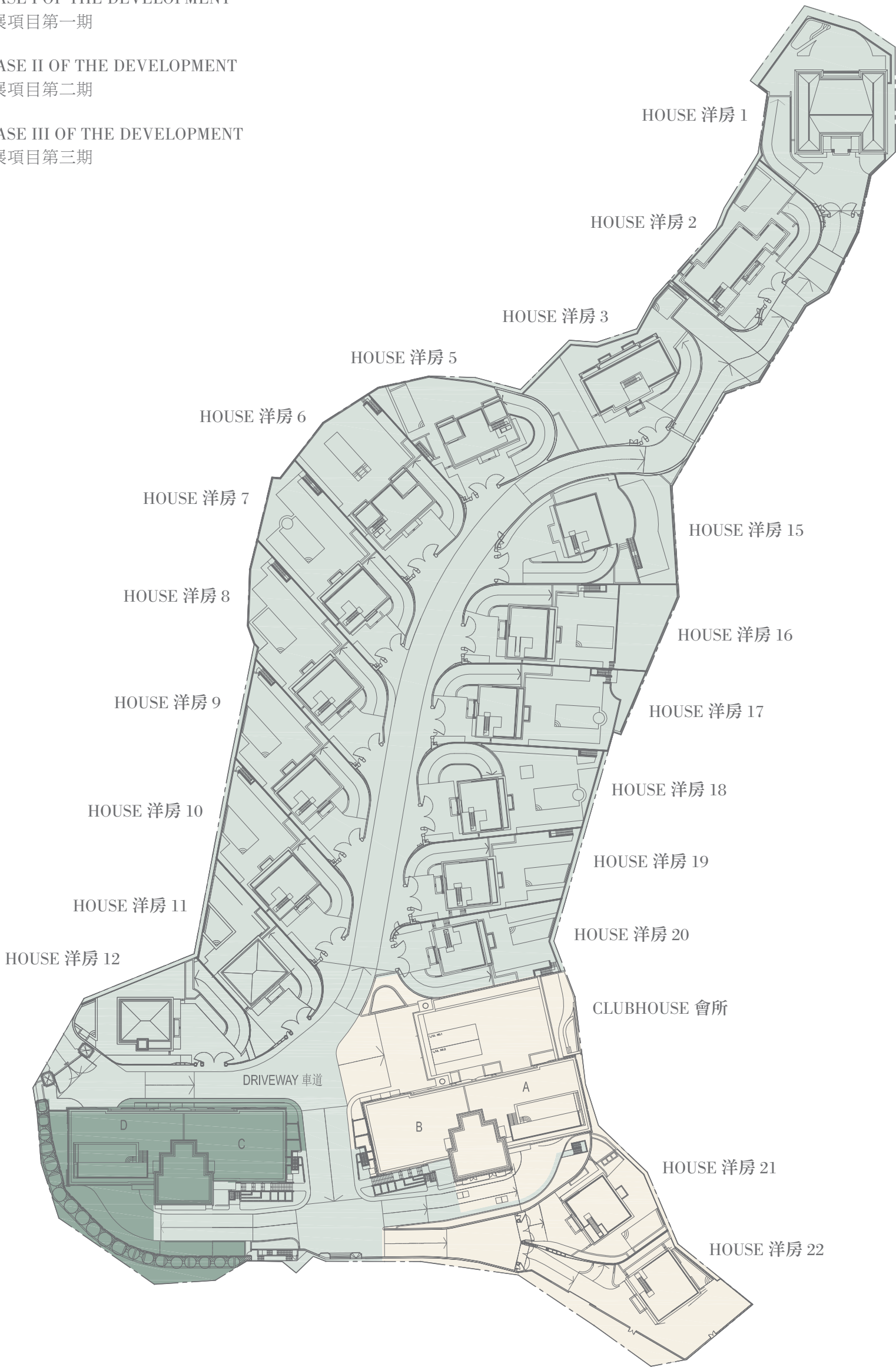
LAYOUT PLAN OF THE DEVELOPMENT
發展項目的布局圖

--- BOUNDARY LINE OF DEVELOPMENT
發展項目的地界線

PHASE I OF THE DEVELOPMENT
發展項目第一期

PHASE II OF THE DEVELOPMENT
發展項目第二期

PHASE III OF THE DEVELOPMENT
發展項目第三期



SCALE 0m/米 30m/米 60m/米
比 例

Notes:

This plan shows the layout of the Development from an aerial view only. The boundaries and areas of the phases on different floors could be different from those shown here.

備註：

本圖僅顯示從上空鳥瞰可見之發展項目布局。各期數於不同樓層上的邊界和範圍可能與本圖所示者不同。

FLOOR PLANS OF RESIDENTIAL
PROPERTIES IN THE PHASE
期數的住宅物業的樓面平面圖

HOUSE 洋房
1-3, 5-12 AND 及 15-20

FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE PHASE 期數的住宅物業的樓面平面圖

Legend of Terms and Abbreviations used on floor plans 平面圖中所使用名詞及簡稱之圖例

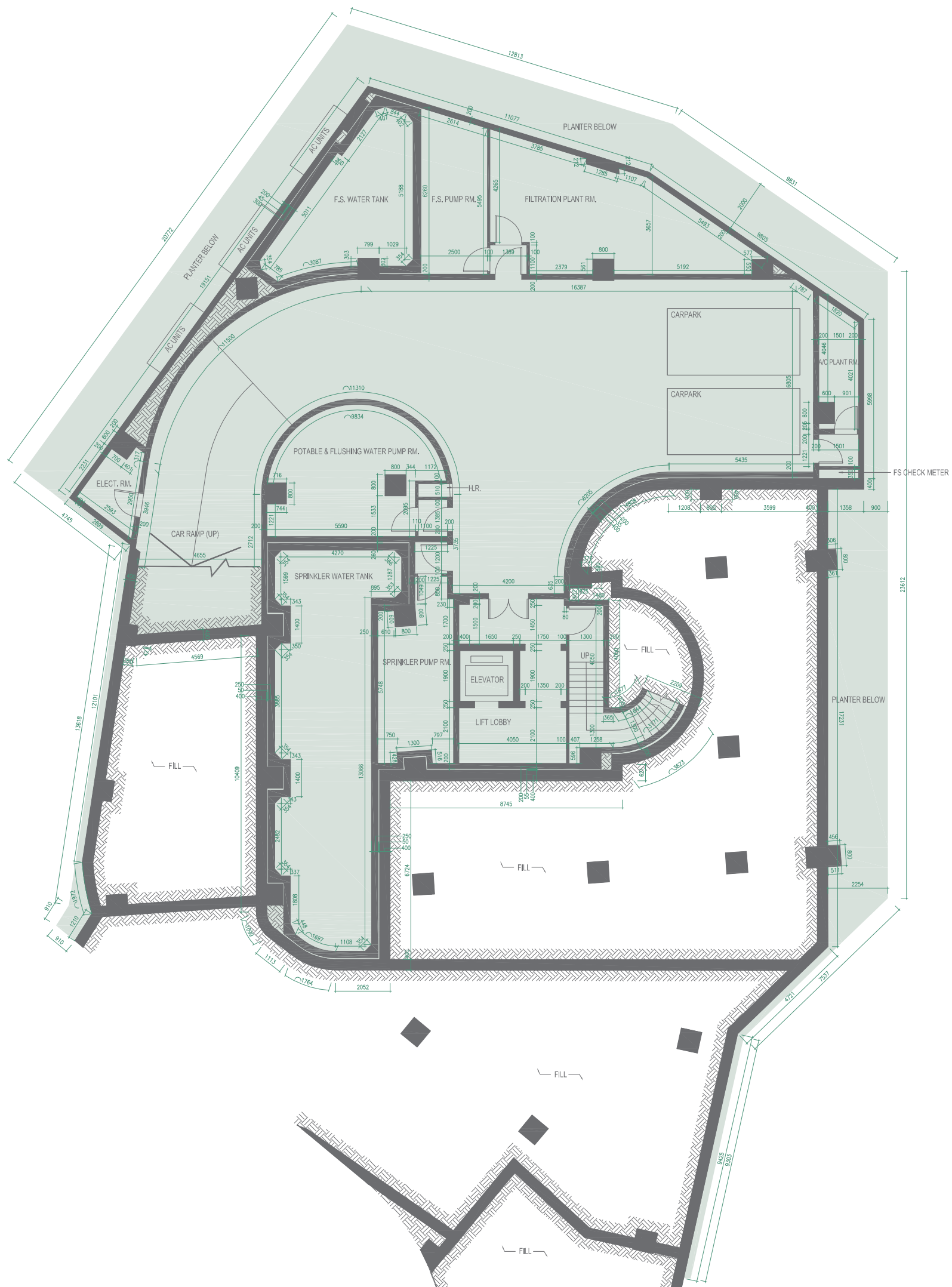
A/C Platform = Air-Conditioning Platform	空調機平台
A/C Plant Rm. = Air-Conditioning Plant Room	空調機房
A/C Units = Air-Conditioning Units	空調機
A/C Units at H/L = Air-Conditioning Units at High Level	空調機安裝在高位
Balcony	露台
Bathsuite	浴室
Carpark	停車位
Car Ramp	汽車斜道
Dining Room	宴會飯廳
DN = Down	向下
Dressing Room	衣帽間
Elect. Rm. = Electrical Room	電錶房
Elevator	升降機
Ensuite	套房
Existing Slope	現存的斜坡
Family Dining Room	家庭飯廳
Family Room	起居室
Fill	回填
Filtration Plant Rm. = Filtration Plant Room	泳池濾水泵房
Flat Roof	平台
Flushing Water Pump Rm. = Flushing Water Pump Room	沖廁水泵房
Foyer	前廳
F.S. Cabinet = Fire Services Cabinet	消防掣箱
F.S. Check Meter Cabinet = Fire Services Check Meter Cabinet	消防錶箱
F.S. Pump Rm. = Fire Services Pump Room	消防泵房
F.S. & Sprinkler Cabinet = Fire Services and Sprinkler Cabinet	消防及花灑掣箱
F.S. Water Tank = Fire Services Water Tank	消防水缸
Gallery	迴廊
Garden	花園
Garden Below	下層花園
Gas Meter Cabinet	煤氣錶箱
Guest / Staff	客房 / 傭人臥室
Her Bathsuite	女主人浴室
Her Chamber	女主人寢室
Her Dressing Room	女主人衣帽間
His Bathsuite	男主人浴室
His Chamber	男主人寢室
His Dressing Room	男主人衣帽間
H.R. = Hose Reel	消防喉轆
Kitchen	廚房
Lift Lobby	升降機大堂
Living Room	客廳
M. = Motor Cycle Parking Space	電單車停車位
Master Bathsuite	主人浴室
Media Room	影音室
Multi-Purpose Room	多用途房間
Onsen	日式浴室
Pantry	茶水間
P.D. = Pipe Duct	管槽
Pitch Roof	斜屋頂
Planter	花槽
Planter Below	下層花槽
Potable & Flushing Water Pump Rm. = Potable & Flushing Water Pump Room	食水和沖廁水泵房
Potable Water Pump Rm. = Potable Water Pump Room	食水泵房
Restroom	洗手間
Sitting Room	偏廳
Skylight	天窗
Sprinkler Cabinet	消防花灑掣箱
Sprinkler Pump Rm. = Sprinkler Pump Room	消防花灑泵房
Sprinkler Water Tank	消防花灑水缸
Staff Room	傭人房
Store	儲物室
Study	書房
Swimming Pool	游泳池
Tea Room	茶室
The Great Chamber	主人廂房
UP	向上
Water Meter Cabinet	水錶箱
Yard	庭院

Note applicable to this section:

本節適用之備註：

Floor-to-floor height: refer to the height between the top surface of the structural slab of the floor and the top surface of the structural slab of its immediate upper floor

層與層之間的高度：指該樓層之石屎地台面與上一層石屎地台面之高度距離



 FILL 回填

Floor Plan B/F 地庫平面圖

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.00m, 3.15m, 4.00m and 4.40m.

The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2635 sq. ft. / 244.799 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

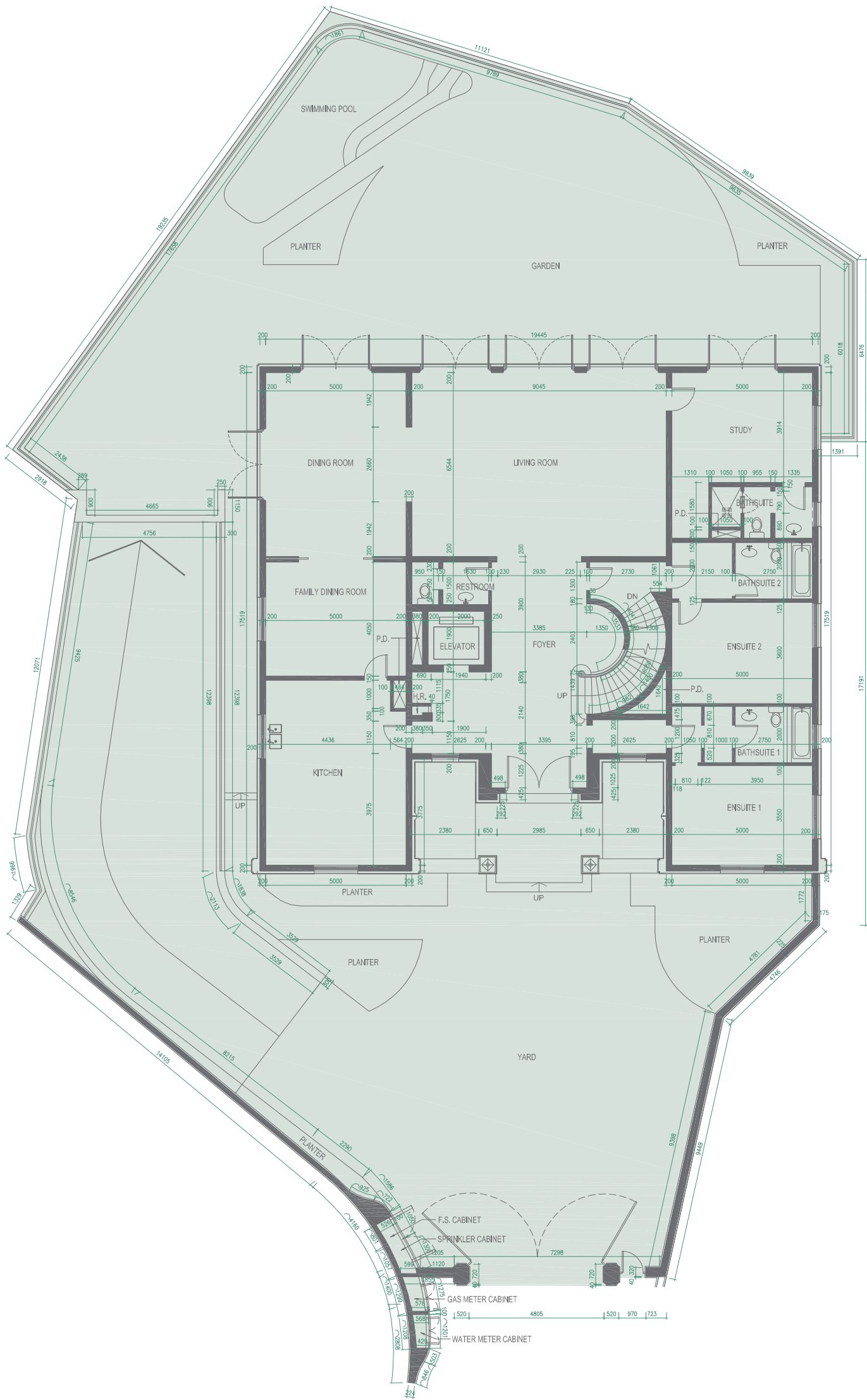
住宅物業的層與層之間的高度為：3.00米、3.15米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2635平方呎/244.799平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖

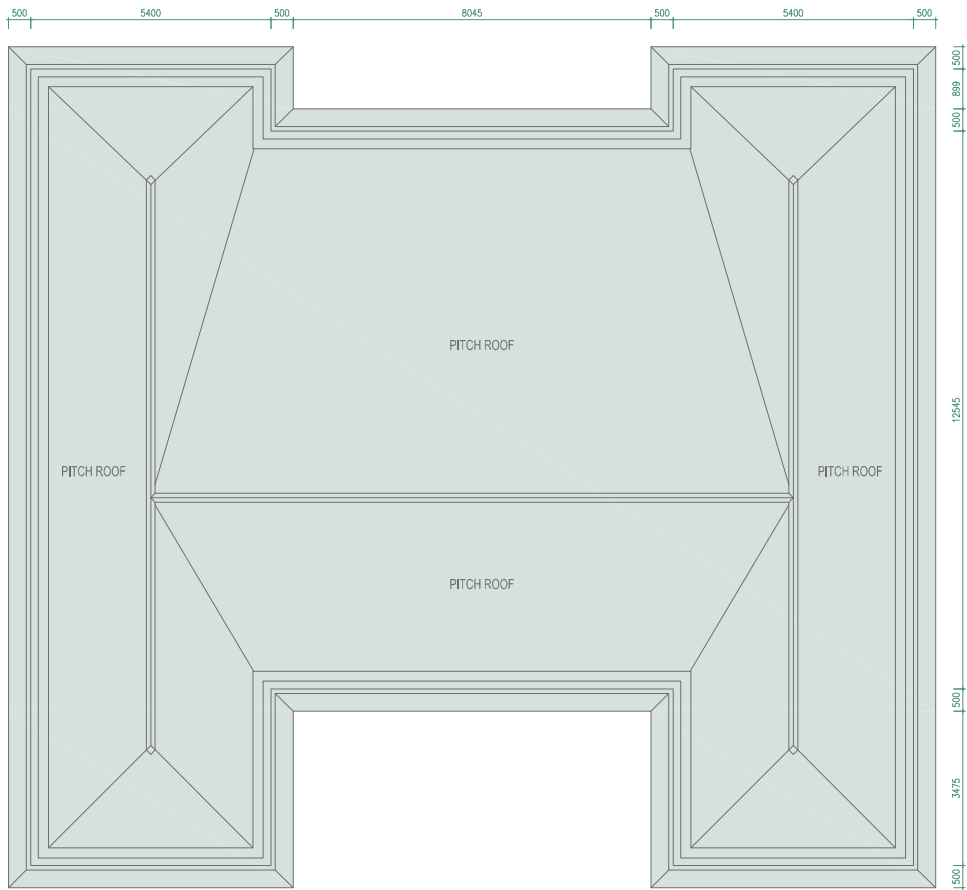
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm, 200mm and 225mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米、200毫米及225毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan 1/F 一樓平面圖

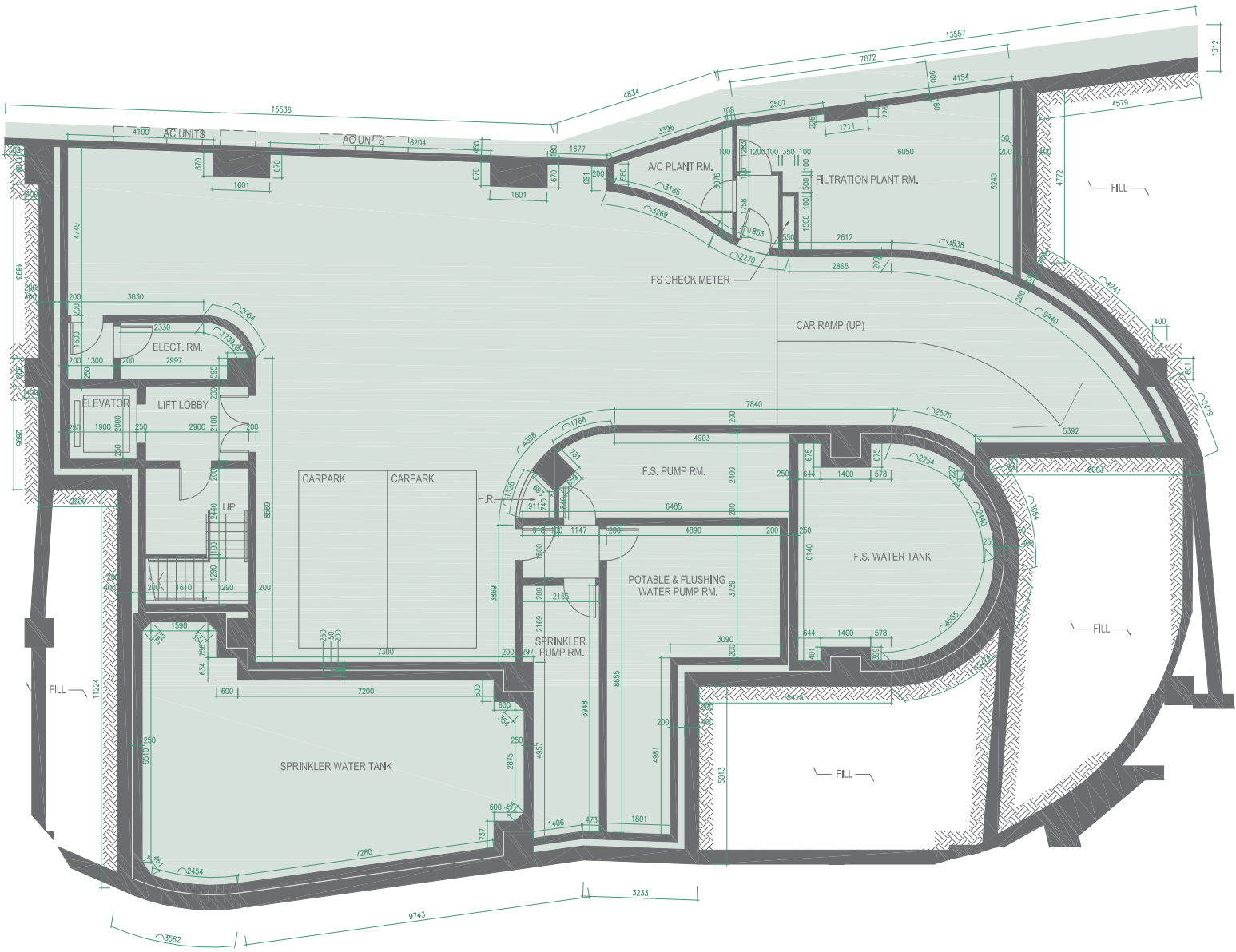


Floor Plan R/F 天台平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F (with pitch roof): 3.75m to 5.25m.
The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 200mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

住宅物業的層與層之間的高度為一樓(斜屋頂)：3.75米至5.25米。
住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、200毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖

 FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

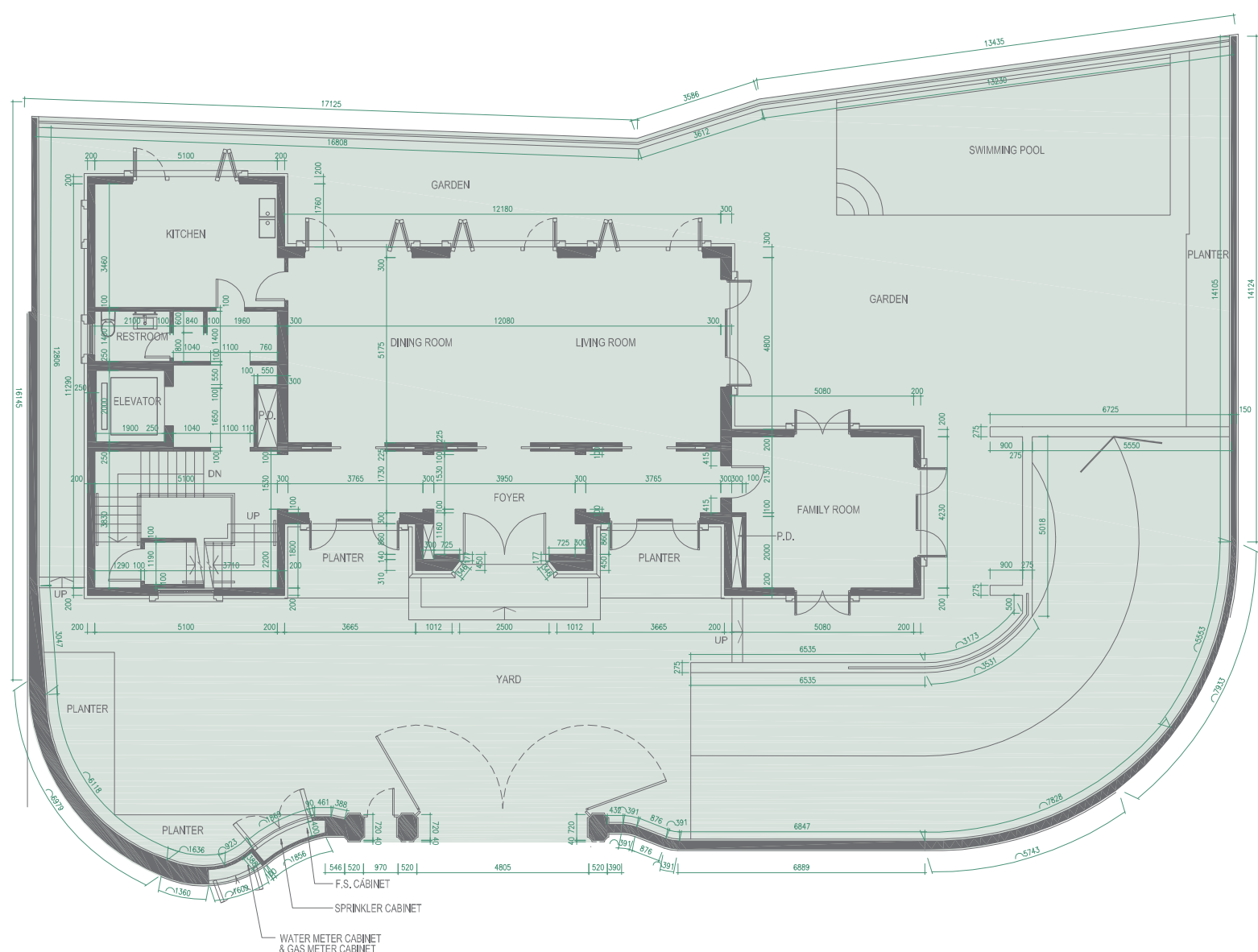
Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2749 sq. ft. / 255.350 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2749平方呎/255.350平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm and 350mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米及350毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

HOUSE 洋房2



The floor-to-floor height of the residential property on 1/F: 3.73m and 4.00m; 2/F: 4.00m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 2/F: 150mm, 175mm and 350mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 2 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Partition wall for shower area of Bathsuite 1 on 1/F has been partially replaced by glass wall and the glass door for shower area has been removed.
2. Layout of partition wall between Dressing Room and Bathsuite 3 on 1/F has been amended.
3. Sliding door of Bathsuite 3 on 1/F has been changed to swing door.
4. Positions of sanitary fittings and drainage works within Bathsuite 3 on 1/F have been amended.
5. Non-structural wall between Her Dressing Room and Her Bathsuite on 2/F has been shifted and direction of swing doors have been amended.
6. Partition walls within Her Bathsuite on 2/F have been slightly shifted and partially changed to glass walls.
7. Layout of sanitary fittings in Her Bathsuite on 2/F have been amended.
8. Partition wall adjacent to staircase on 1/F has been partially removed.

住宅物業的層與層之間的高度為一樓：3.73米及4.00米；二樓：4.00米。
住宅物業的樓板(不包括灰泥)的厚度為一樓及二樓：150毫米、175毫米及350毫米。

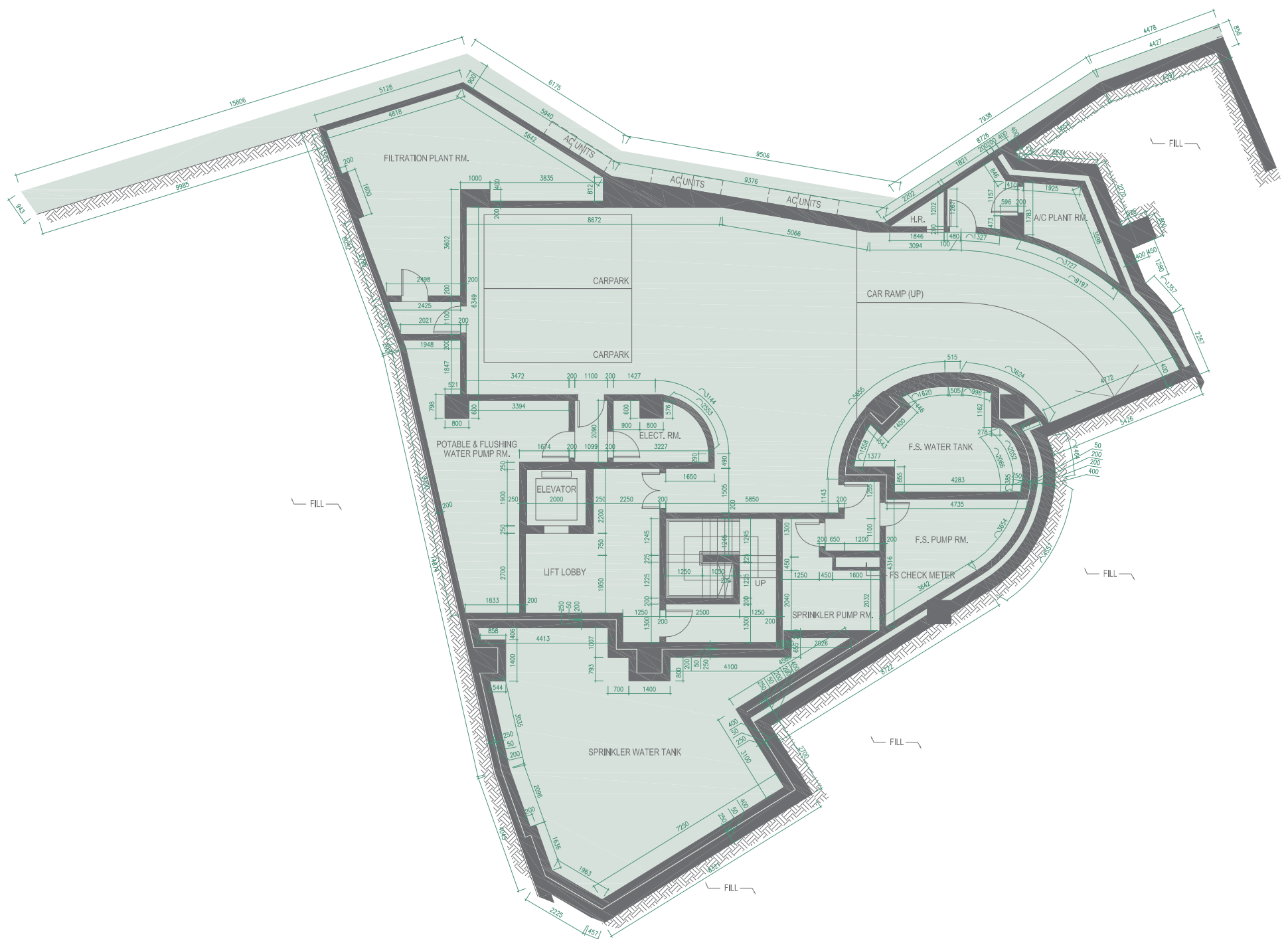
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房2此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓浴室1淋浴間的部份間隔牆更改為玻璃牆及淋浴間玻璃門已移除。
2. 一樓浴室3及衣帽間之間的間隔牆布局已改動。
3. 一樓浴室3的趟門更改為擺門。
4. 一樓浴室3衛浴潔具及排水渠位置改動。
5. 二樓女主人衣帽間與女主人浴室之間的非結構牆移位，及擺門方向改動。
6. 二樓女主人浴室內間隔牆移位及更改部份間隔牆為玻璃牆。
7. 二樓女主人浴室內衛浴潔具的布局改動。
8. 一樓樓梯旁的部份間隔牆已移除。



Floor Plan B/F 地庫平面圖

 FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.65m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2644 sq. ft. / 245.618 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

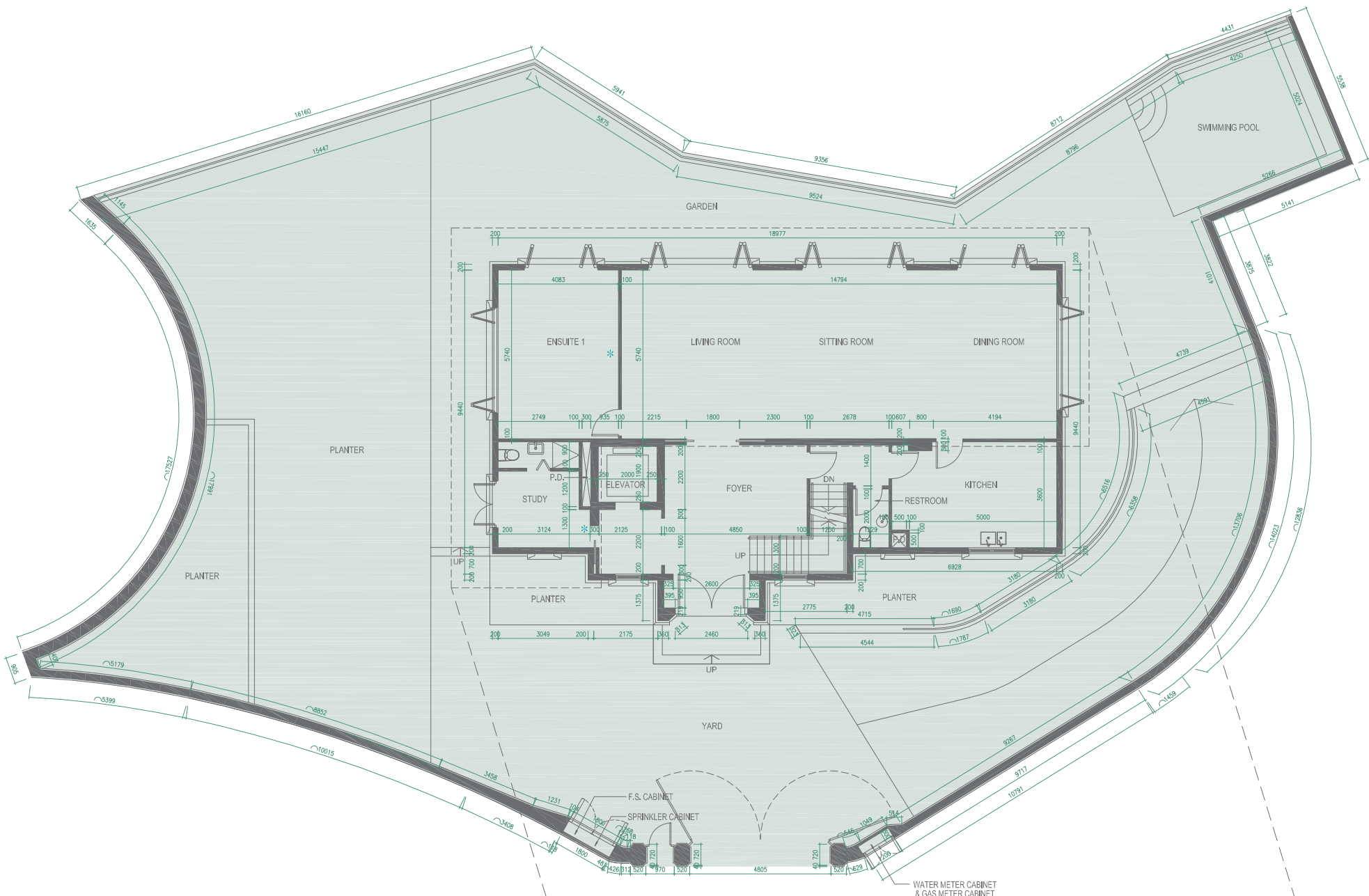
住宅物業的層與層之間的高度為：3.65米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。

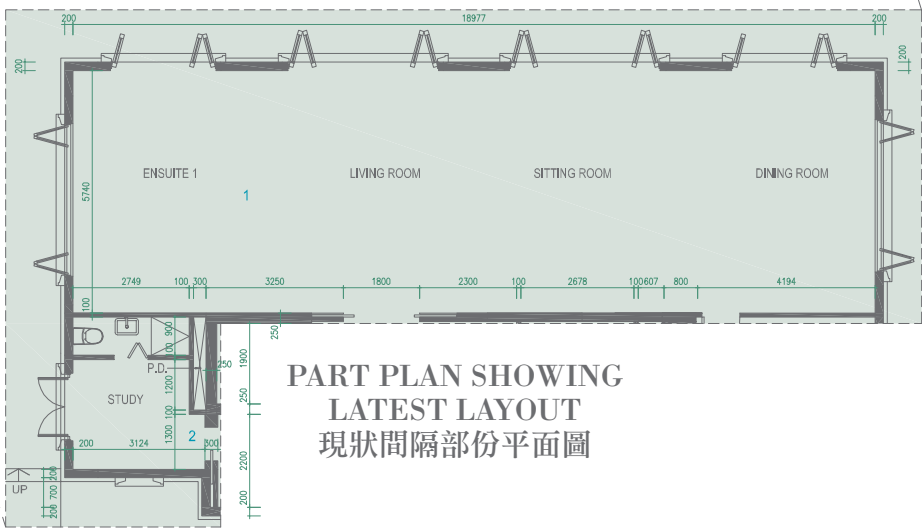
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2644平方呎/245.618平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖



SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm, 200mm and 300mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
* This part of House 3 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:
1. Non-structural wall and door between Living Room and Ensuite 1 on G/F have been removed.
2. Non-structural wall of Study on G/F has been amended and the sliding door has been shifted accordingly.

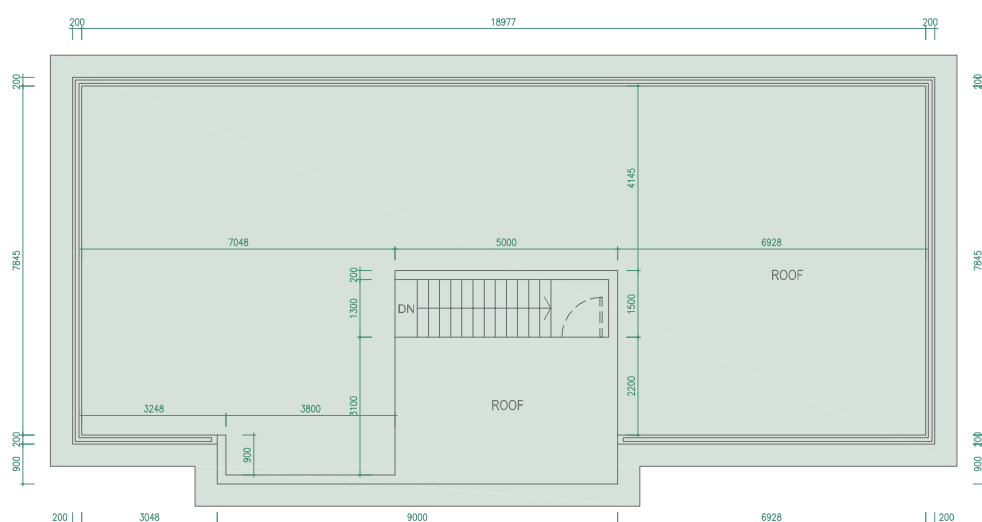
住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米、200毫米及300毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
* 洋房3此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：
1. 地下客廳與套房1之間的非結構牆及門已移除。
2. 地下書房的非結構牆改動及相應趟門移位。



PART PLAN SHOWING LATEST LAYOUT
現狀間隔部份平面圖



Floor Plan 1/F 一樓平面圖



Floor Plan R/F 天台平面圖

The floor-to-floor height of the residential property on 1/F: 3.65m, 3.70m, 3.75m and 4.00m; 2/F: 4.00m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 200mm, 250mm and 300mm; 2/F: 150mm, 200mm, 250mm, 275mm and 300mm.

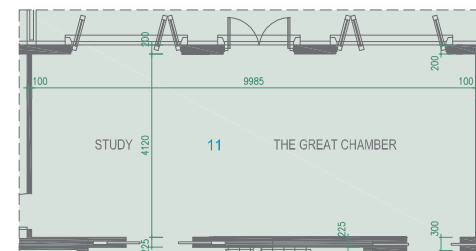
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

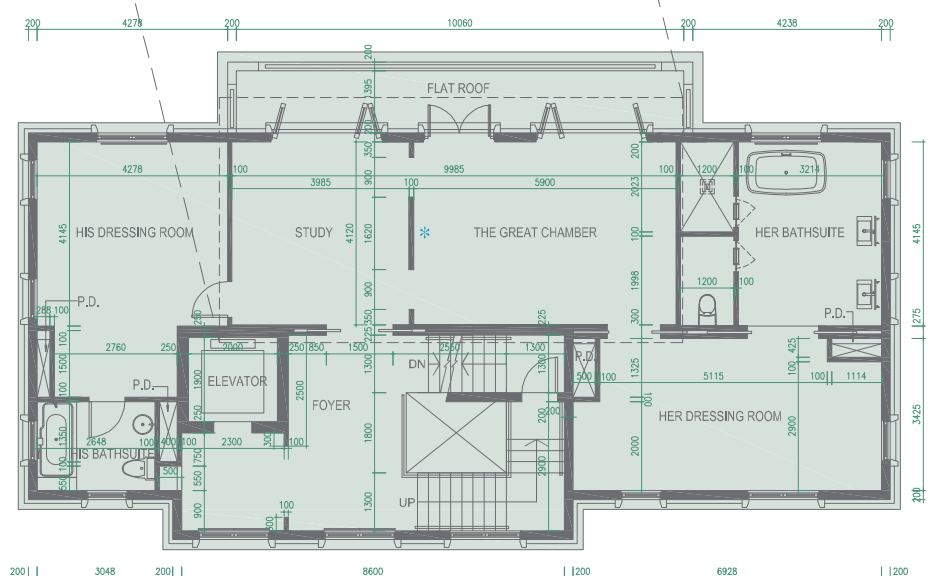
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 3 has been altered by way of minor works or exempted building works under the Building Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Non-structural wall between Ensuite 2 and Dressing Room on 1/F has been amended and the sliding door has been removed.
2. Sliding door of Bathsuite 2 on 1/F has been changed to swing door.
3. Non-structural wall between Dressing Room and Bathsuite 2 on 1/F has been amended.
4. Positions of sanitary fittings and drainage works within Bathsuite 2 on 1/F have been amended.
5. Non-structural wall of Foyer on 1/F has been amended.
6. Non-structural wall has been added to Ensuite 3 on 1/F.
7. Non-structural wall of Bathsuite 3 on 1/F has been amended.
8. The partition wall for shower area in Bathsuite 3 has been altered to glass wall.
9. Non-structural wall between Dressing Room and Bathsuite 3 on 1/F has been amended.
10. Non-structural walls have been added to Dressing Room of Ensuite 3 on 1/F.
11. Non-structural wall between The Great Chamber and Study on 2/F has been removed.



PART PLAN SHOWING LATEST LAYOUT
現狀間隔部份平面圖



Floor Plan 2/F 二樓平面圖

SCALE 0m/米 4m/米 8m/米
比 例

住宅物業的層與層之間的高度為一樓：3.65米、3.70米、3.75米及4.00米；二樓：4.00米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、200毫米、250毫米及300毫米；二樓：150毫米、200毫米、250毫米、275毫米及300毫米。

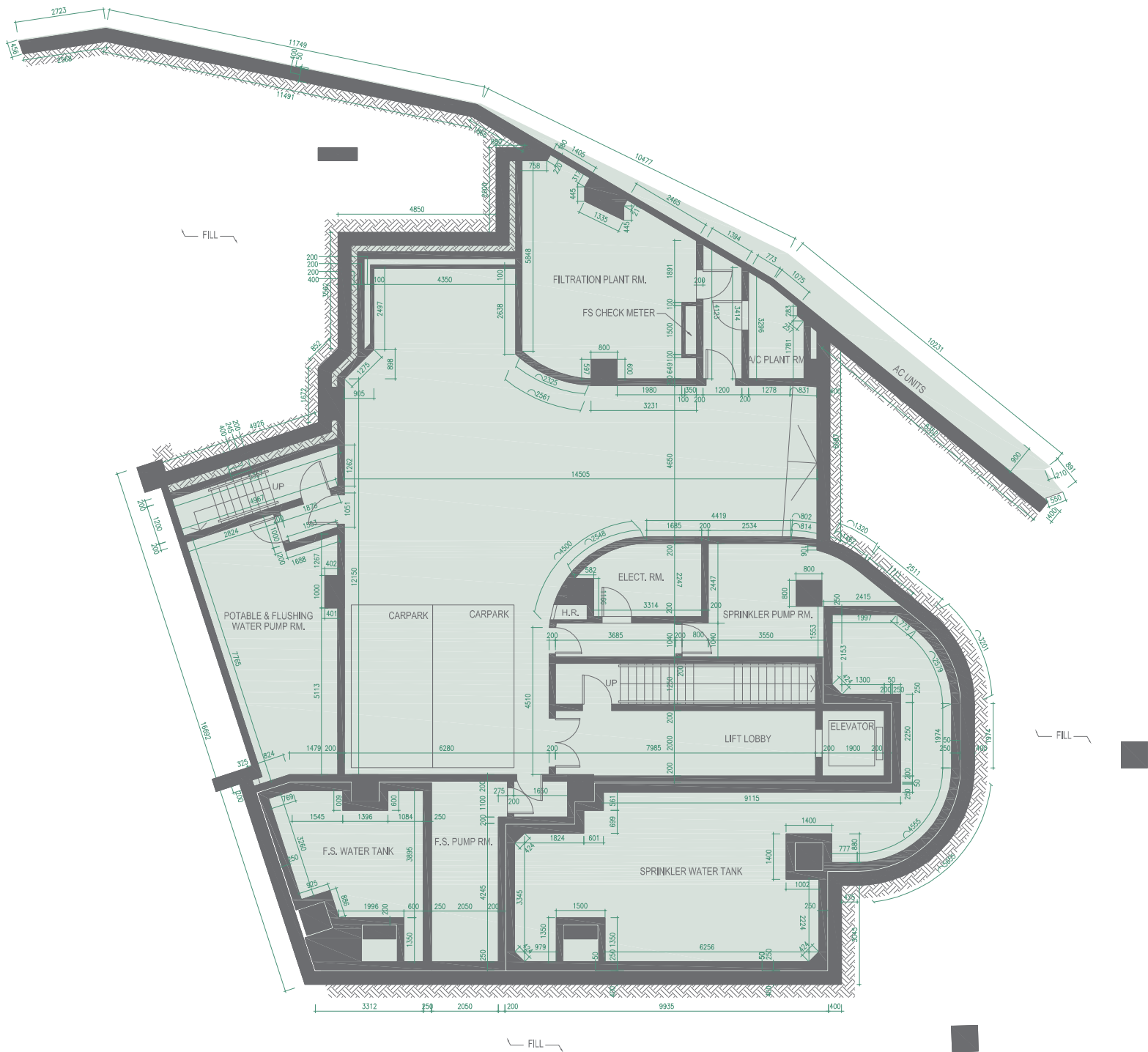
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房3此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓套房2與衣帽間之間的非結構牆改動及趟門已移除。
2. 一樓浴室2的趟門更改為擺門。
3. 一樓浴室2與衣帽間之間的非結構牆改動。
4. 一樓浴室2衛浴潔具及排水渠位置改動。
5. 一樓前廳的非結構牆改動。
6. 一樓套房3新增非結構牆。
7. 一樓浴室3的非結構牆改動。
8. 一樓浴室3更改淋浴間的間隔牆為玻璃牆。
9. 一樓浴室3與衣帽間之間的非結構牆改動。
10. 一樓套房3內衣帽間新增非結構牆。
11. 二樓主人廂房與書房之間的非結構牆已移除。



Floor Plan B/F 地庫平面圖

 FILL 回填

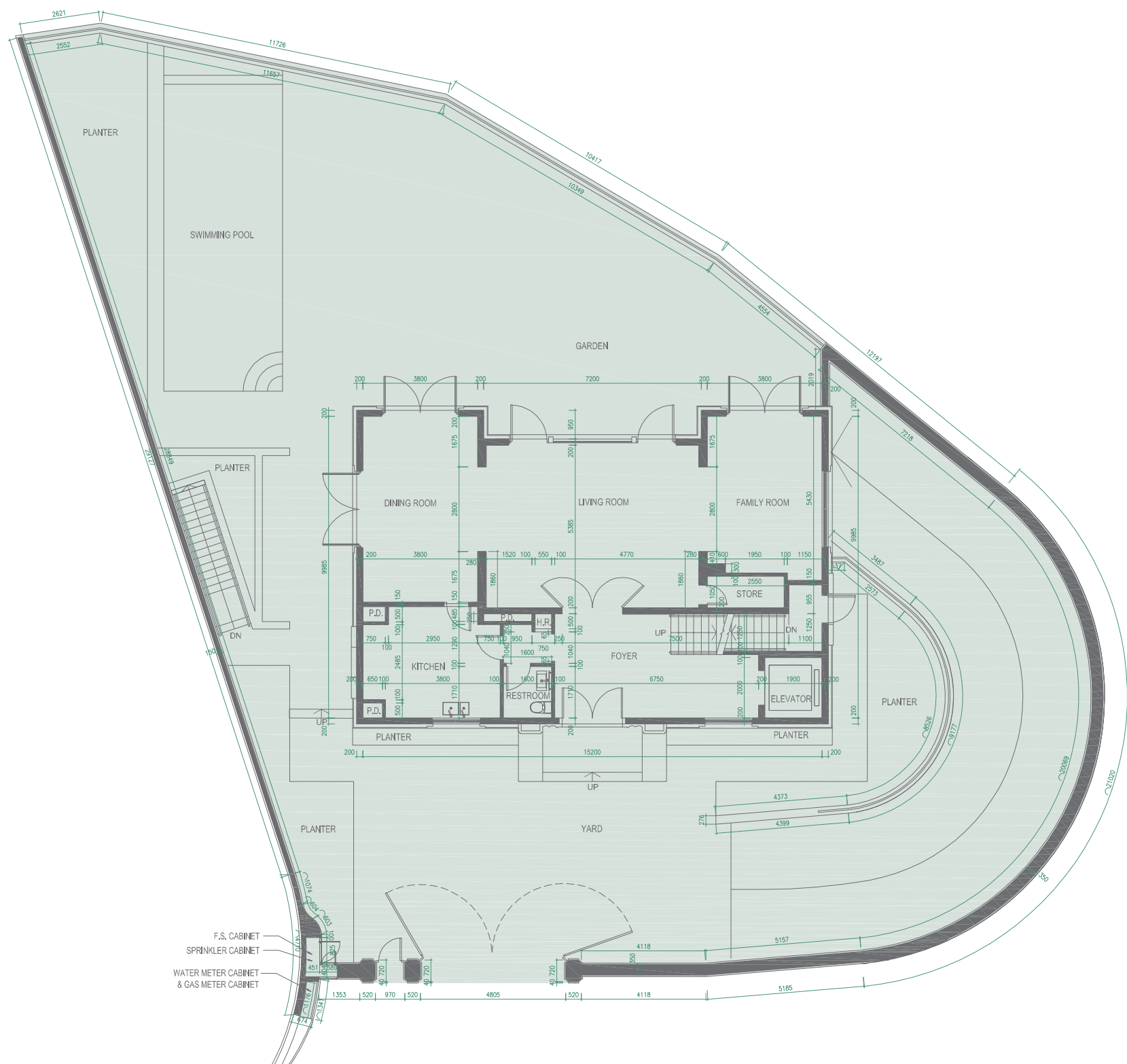
SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 300mm and 700mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2775 sq. ft. / 257.809 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、300毫米及700毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2775平方呎/257.809平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.25m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm, 200mm and 225mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

住宅物業的層與層之間的高度為：4.25米及4.50米。

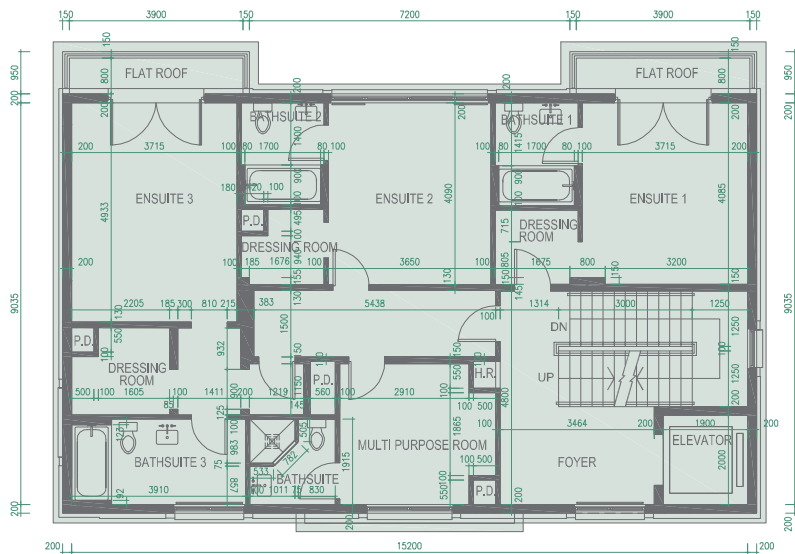
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米、200毫米及225毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

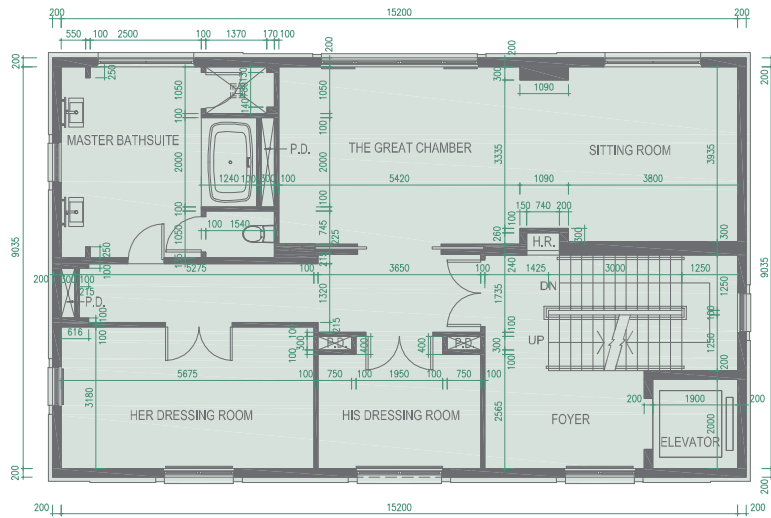
備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

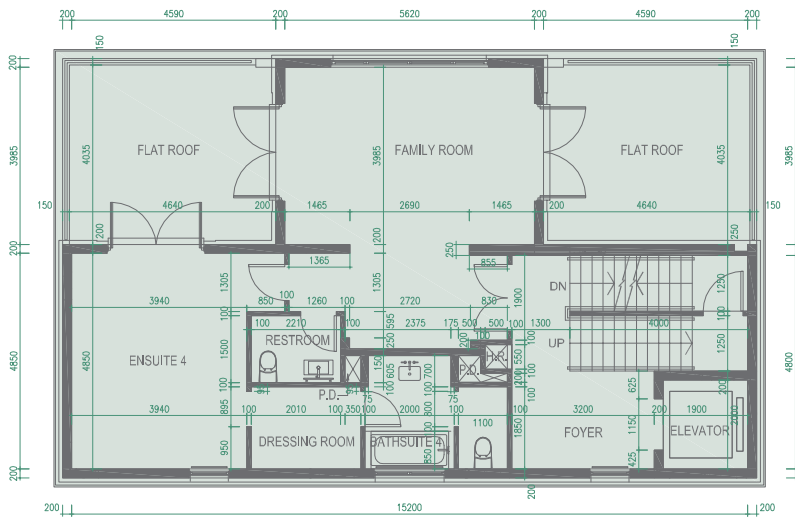
HOUSE 洋房5



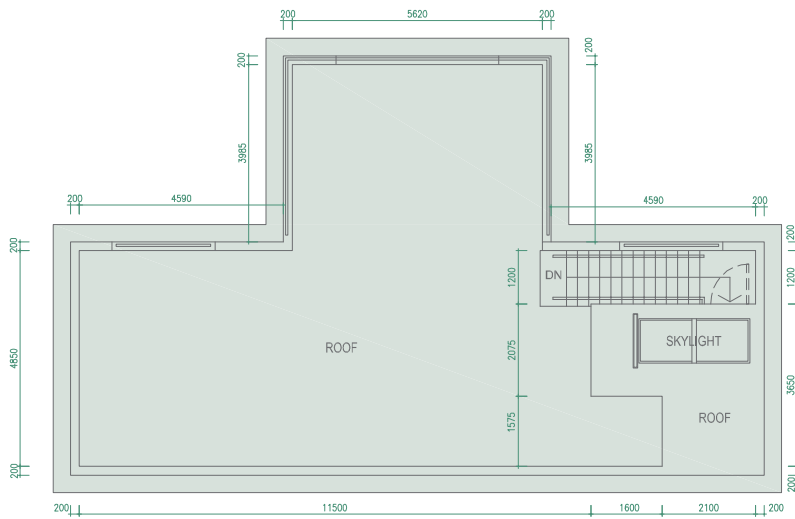
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F: 3.70m and 4.00m; 2/F: 3.70m, 3.75m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 175mm, 200mm and 225mm; 2/F and 3/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

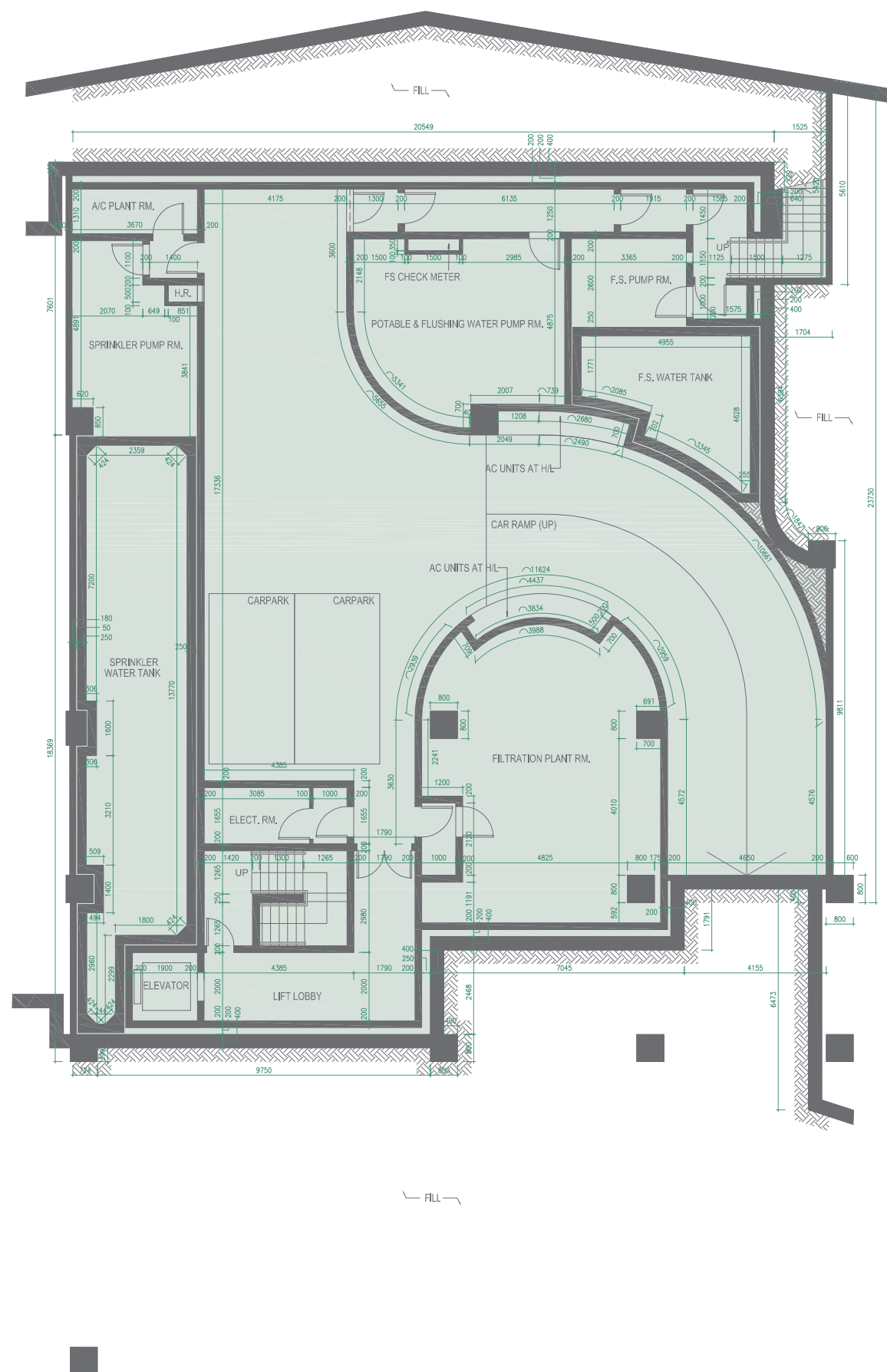
住宅物業的層與層之間的高度為一樓：3.70米及4.00米；二樓：3.70米、3.75米及4.00米；3/F：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、175毫米、200毫米及225毫米；二樓及三樓：150毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖

 FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2941 sq. ft. / 273.257 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。

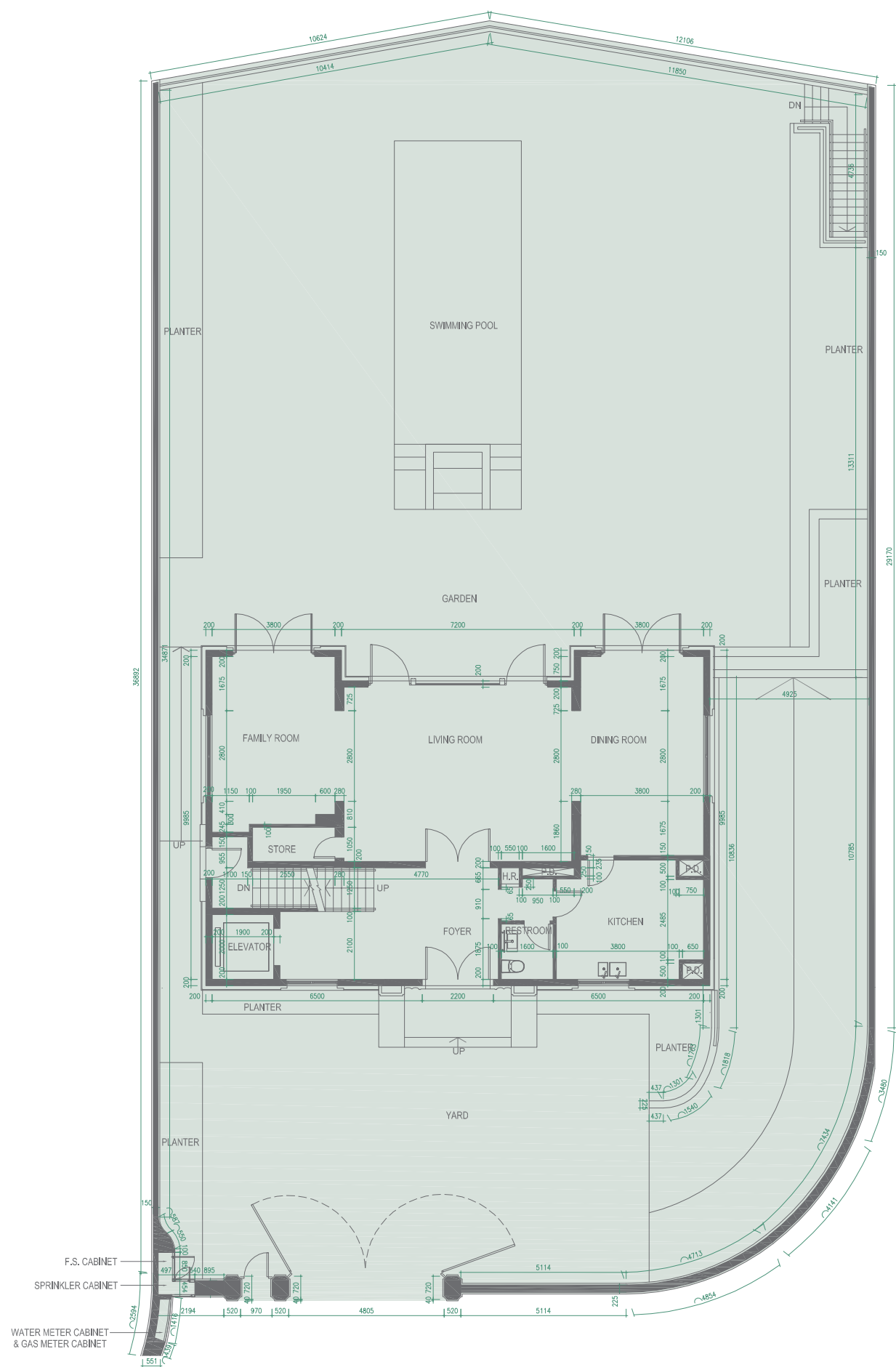
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2941平方呎/273.257平方米)。實用面積並不包括空調機房面積。

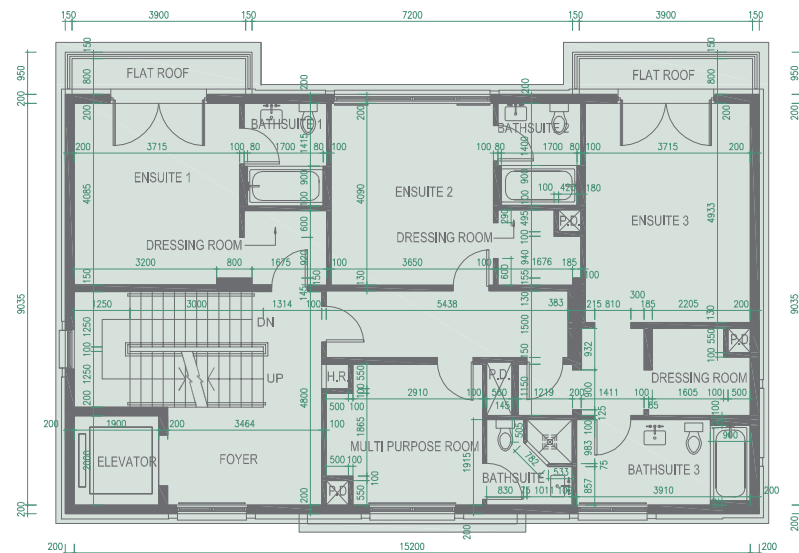


Floor Plan G/F 地下平面圖

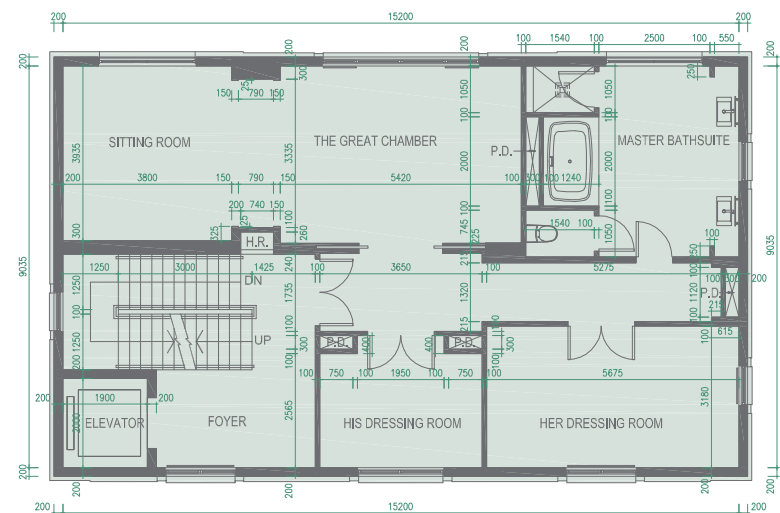
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.25m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm, 200mm and 225mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

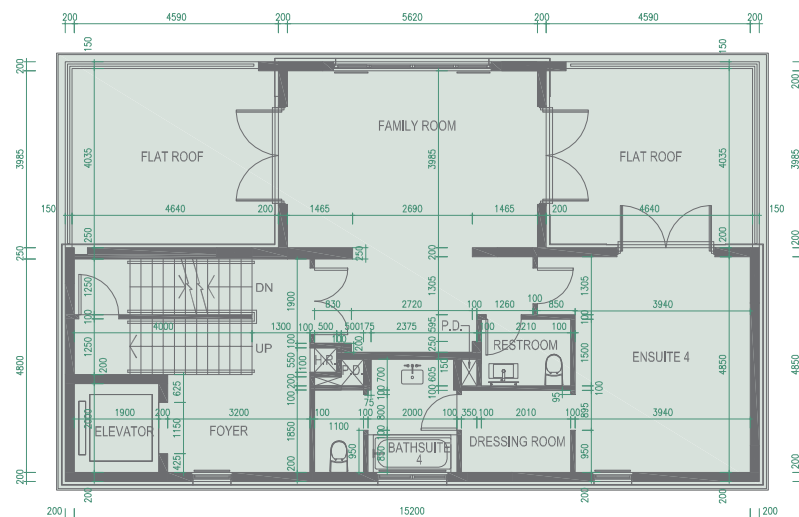
住宅物業的層與層之間的高度為：4.25米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米、200毫米及225毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



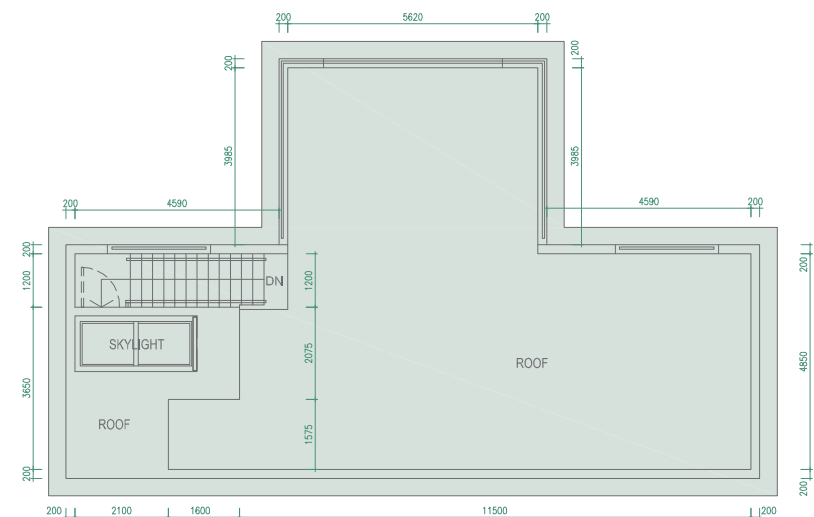
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F: 3.70m and 4.00m; 2/F: 3.70m, 3.75m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F, 2/F and 3/F: 150mm, 175mm, 200mm and 225mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

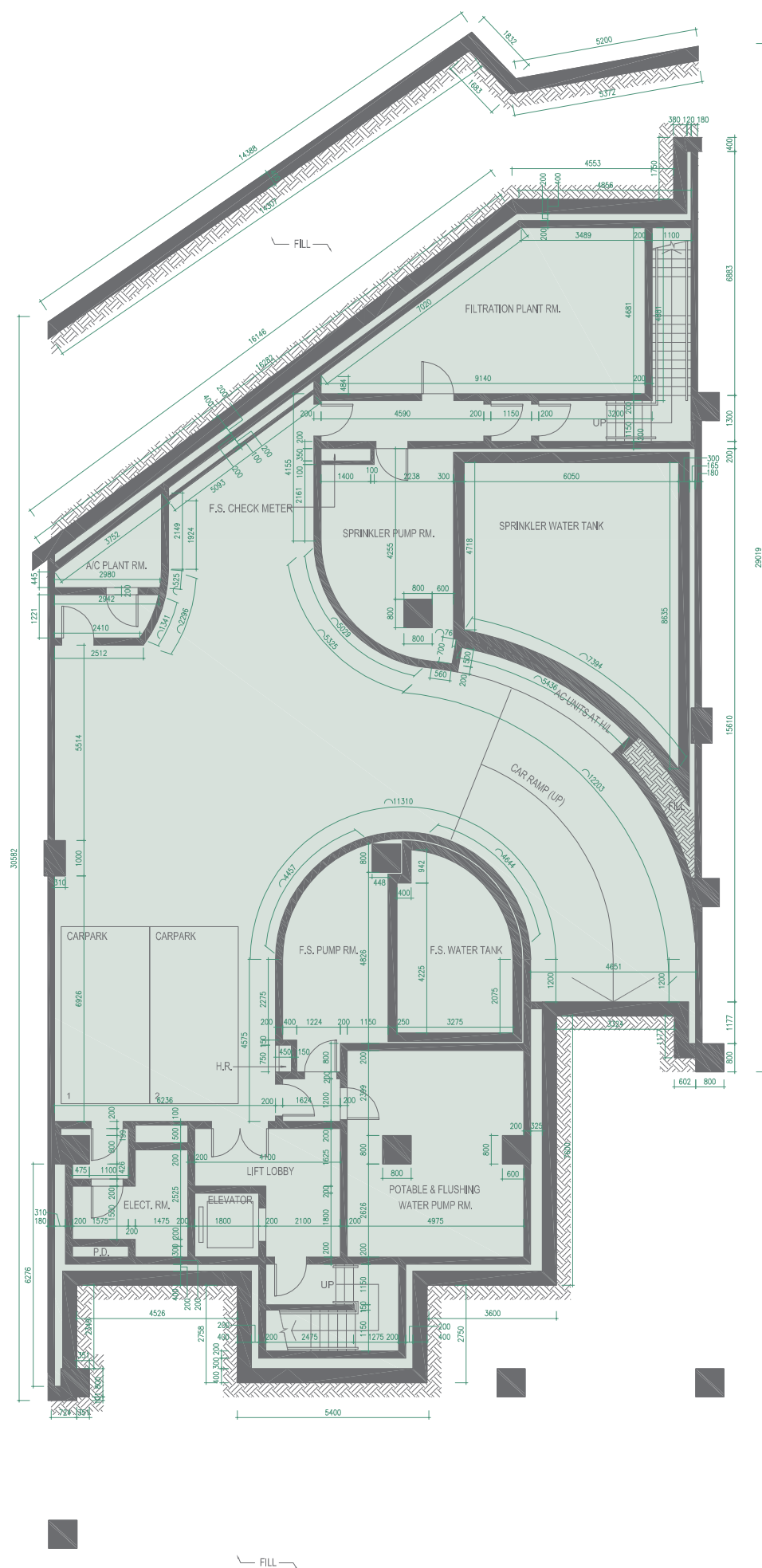
住宅物業的層與層之間的高度為一樓：3.70米及4.00米；二樓：3.70米、3.75米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓、二樓及三樓：150毫米、175毫米、200毫米及225毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

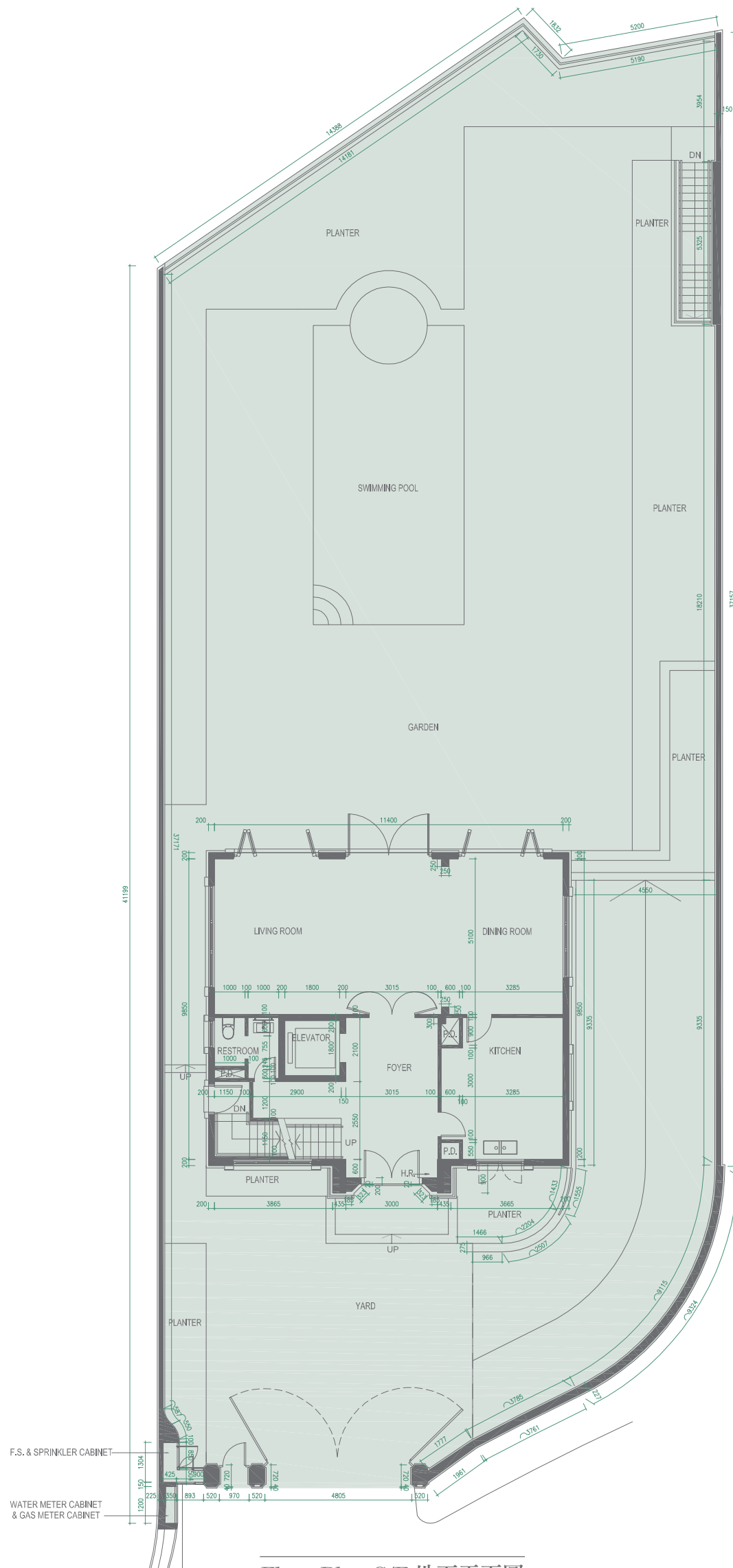
 FILL 回填

Notes:

- SCALE 0m/米 4m/米 8m/米
比 例

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2586平方呎/240.225平方米)。實用面積並不包括空調機房面積。



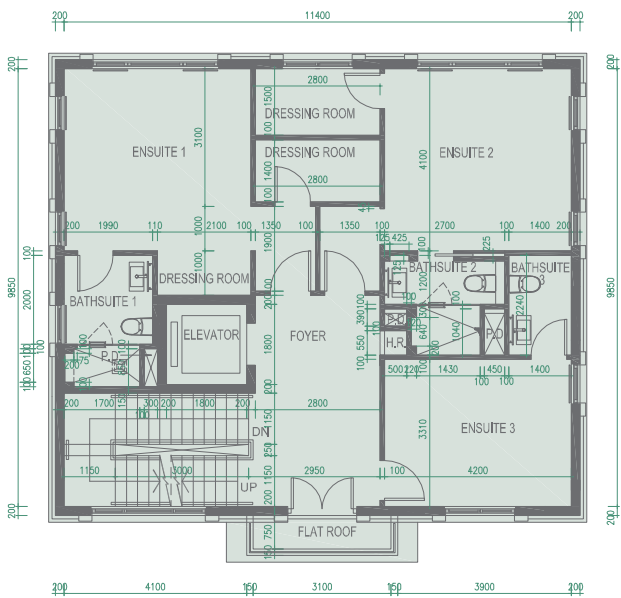
Floor Plan G/F 地下平面圖

SCALE 0m/米 4m/米 8m/米
比 例

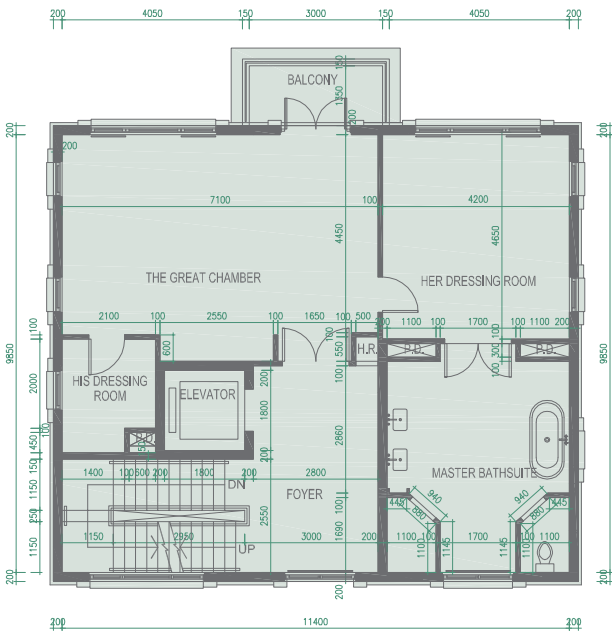
The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 200mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、200毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

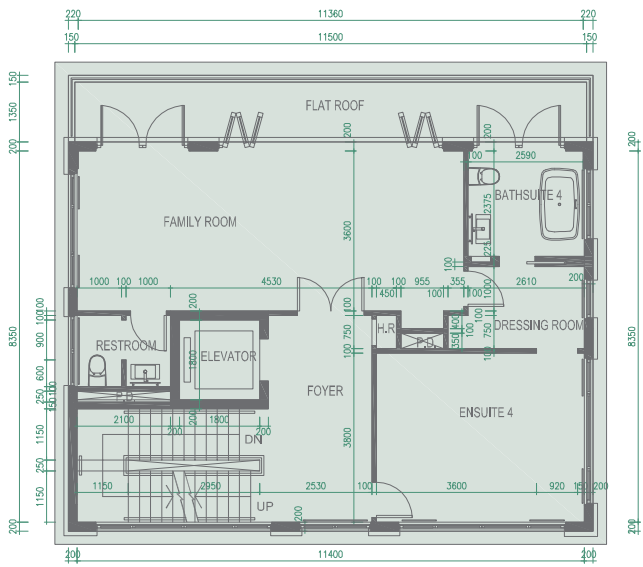
HOUSE 洋房7



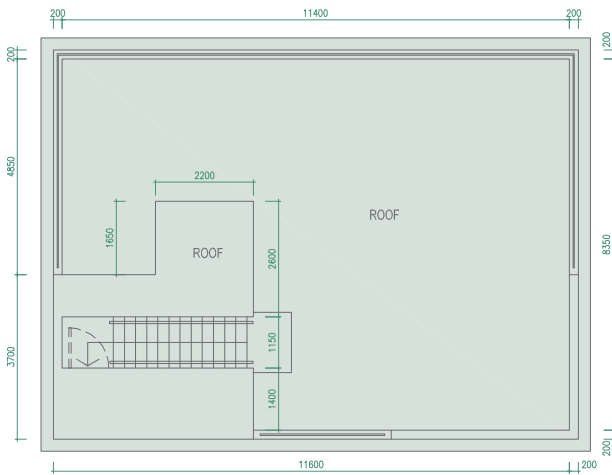
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

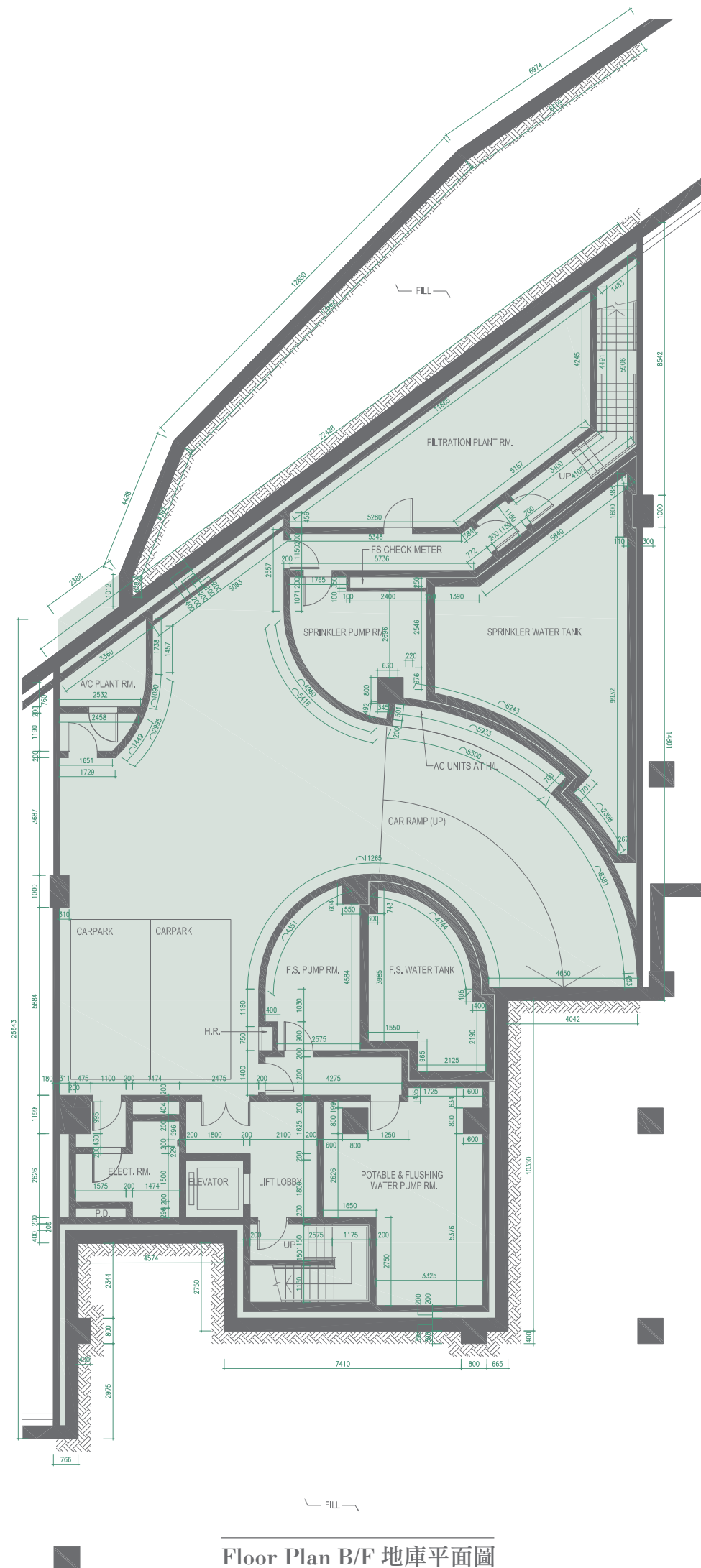
住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖

 FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 275mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2576 sq. ft. / 239.358 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

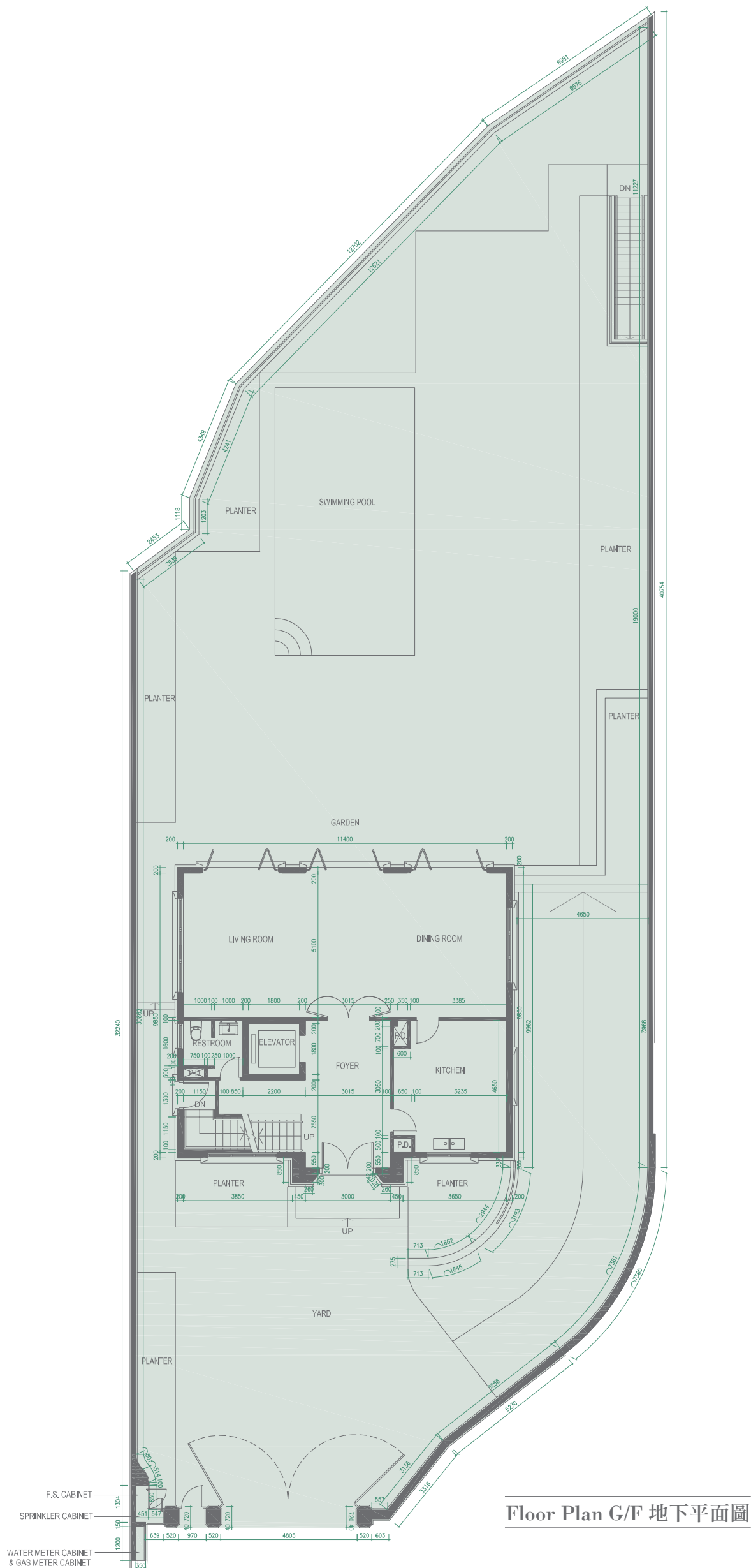
住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、275毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2576平方呎/239.358平方米)。實用面積並不包括空調機房面積。

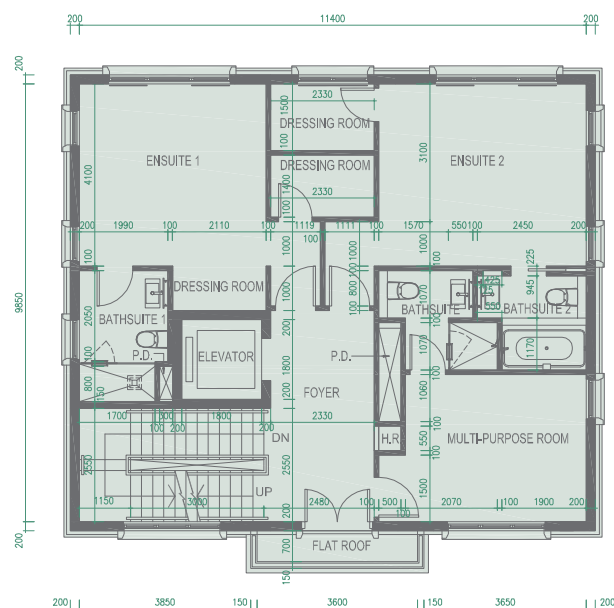


Floor Plan G/F 地下平面圖

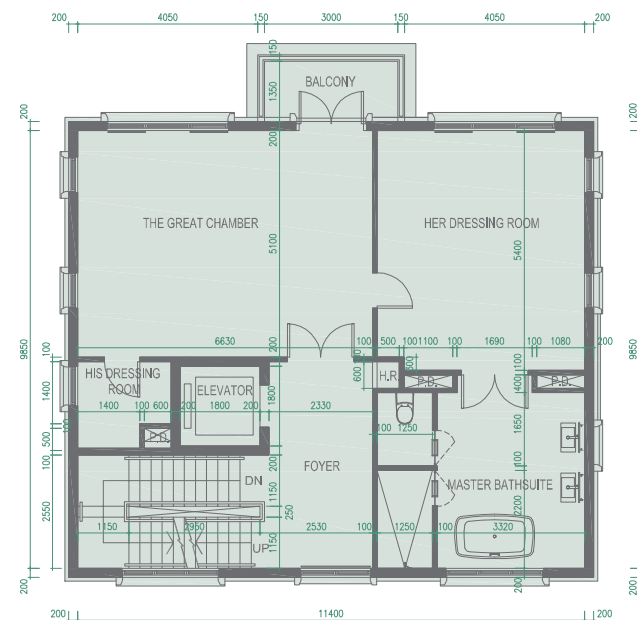
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 200mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

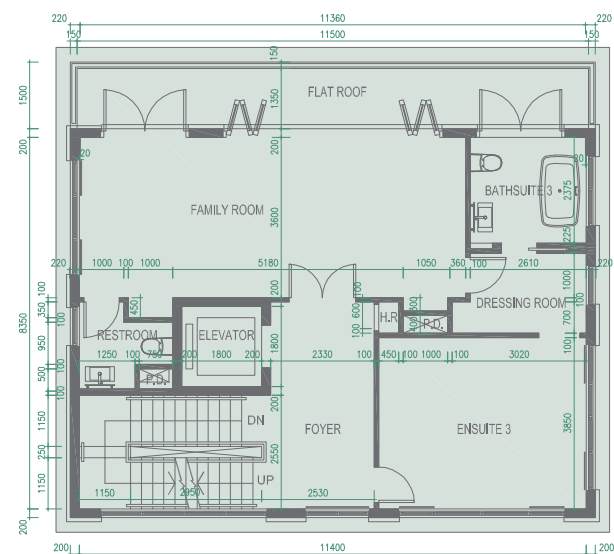
住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、200毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



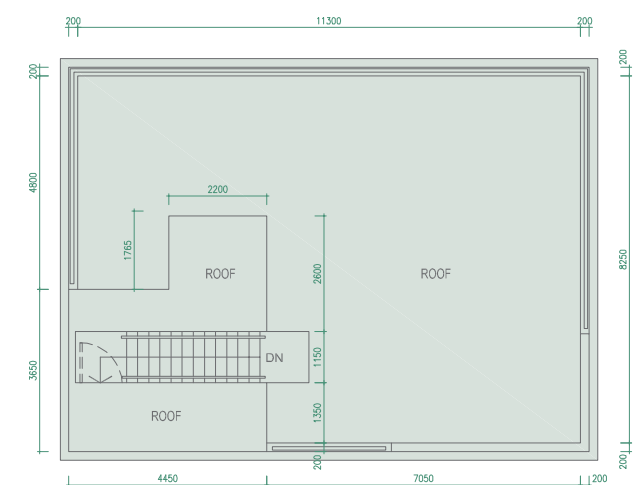
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

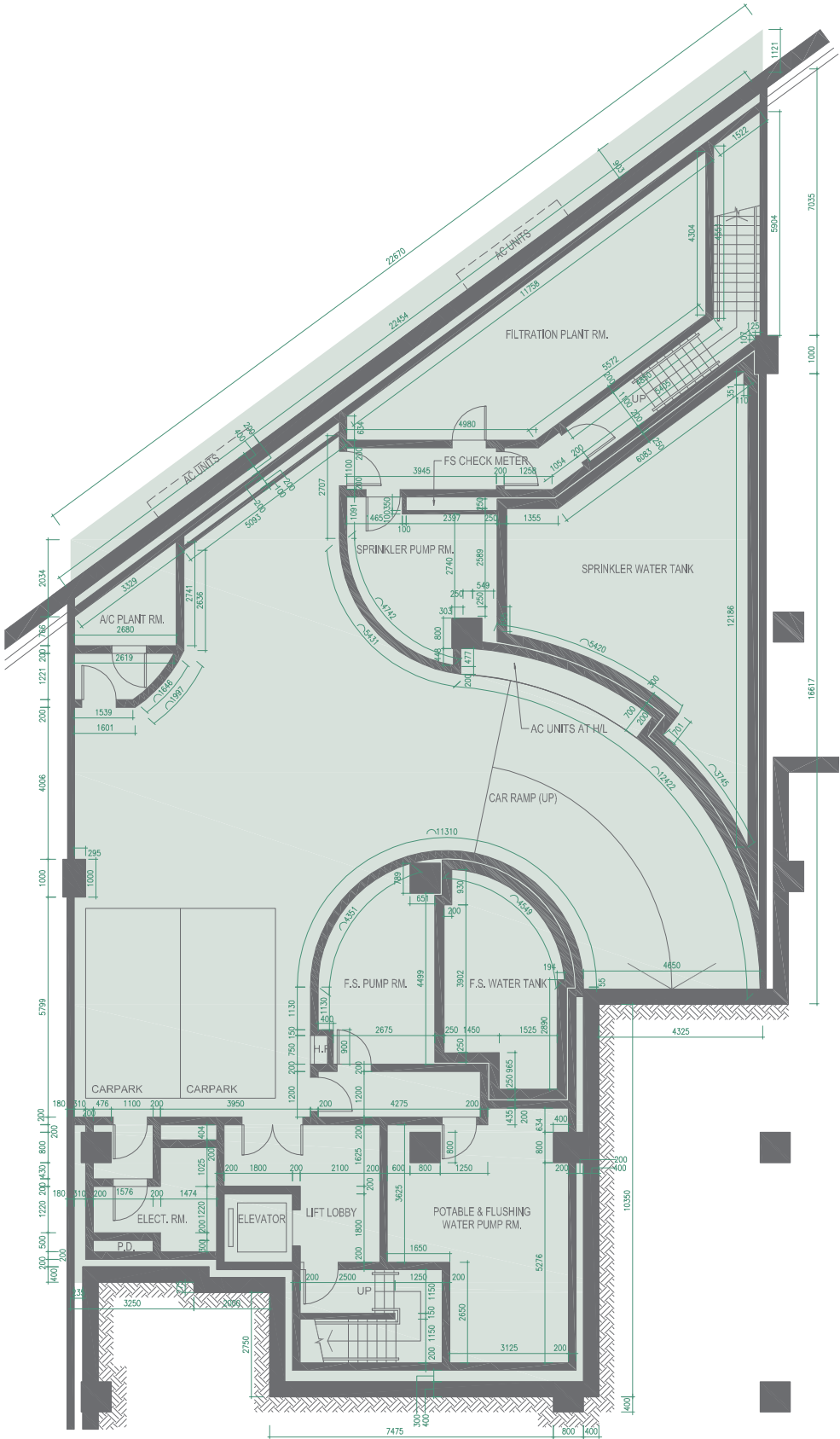
住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖

 FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 275mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2607 sq. ft. / 242.164 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、275毫米及700毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2607平方呎/242.164平方米)。實用面積並不包括空調機房面積。

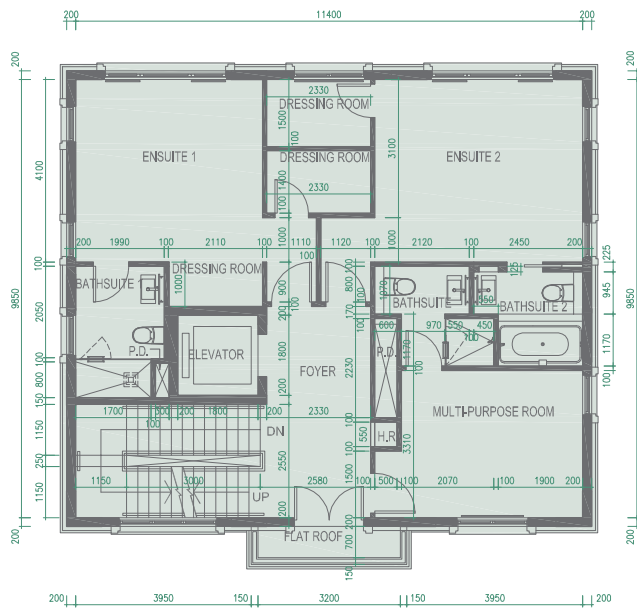


Floor Plan G/F 地下平面圖

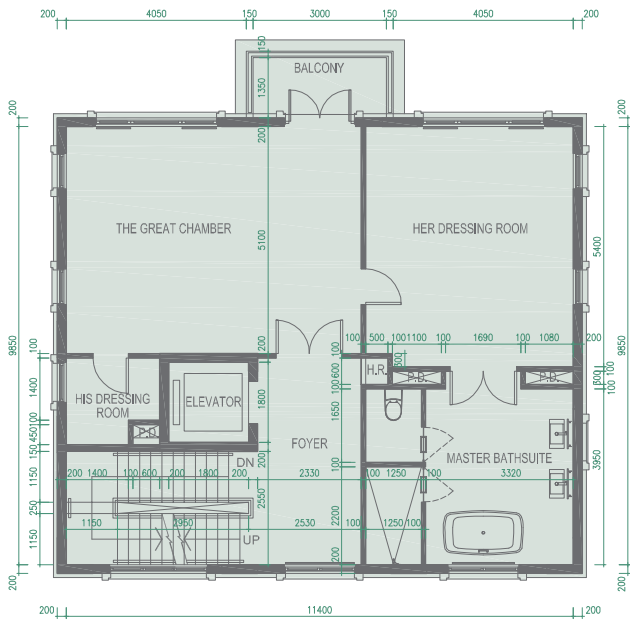
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm, 200mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

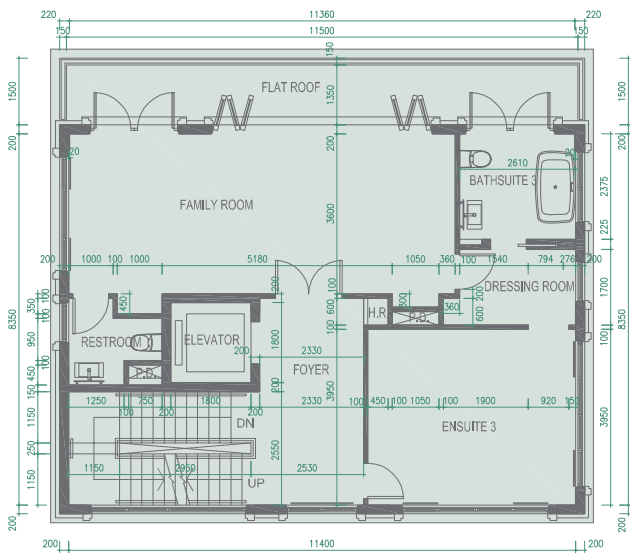
住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米、200毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



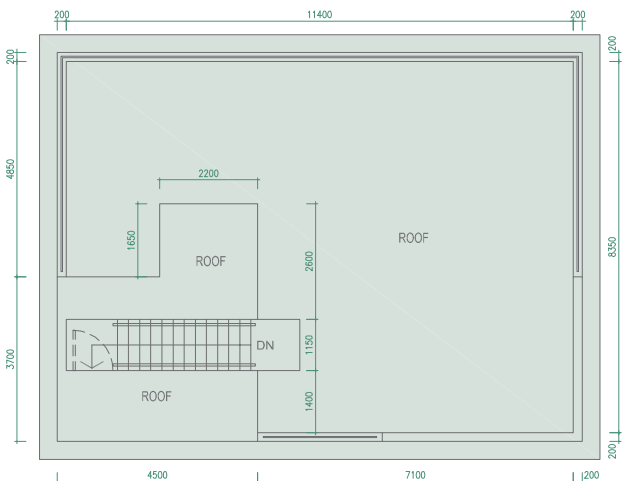
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

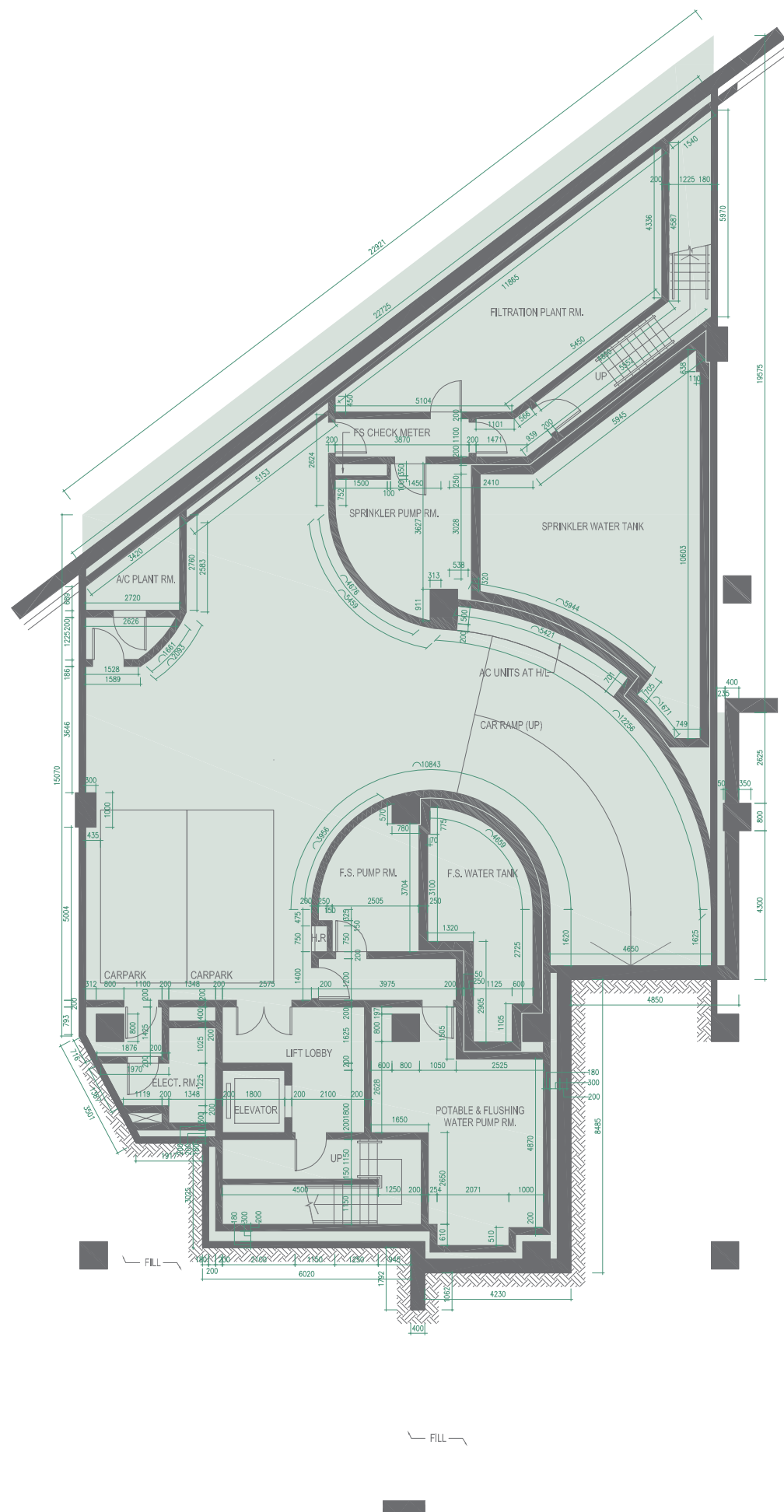
住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖

FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 275mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

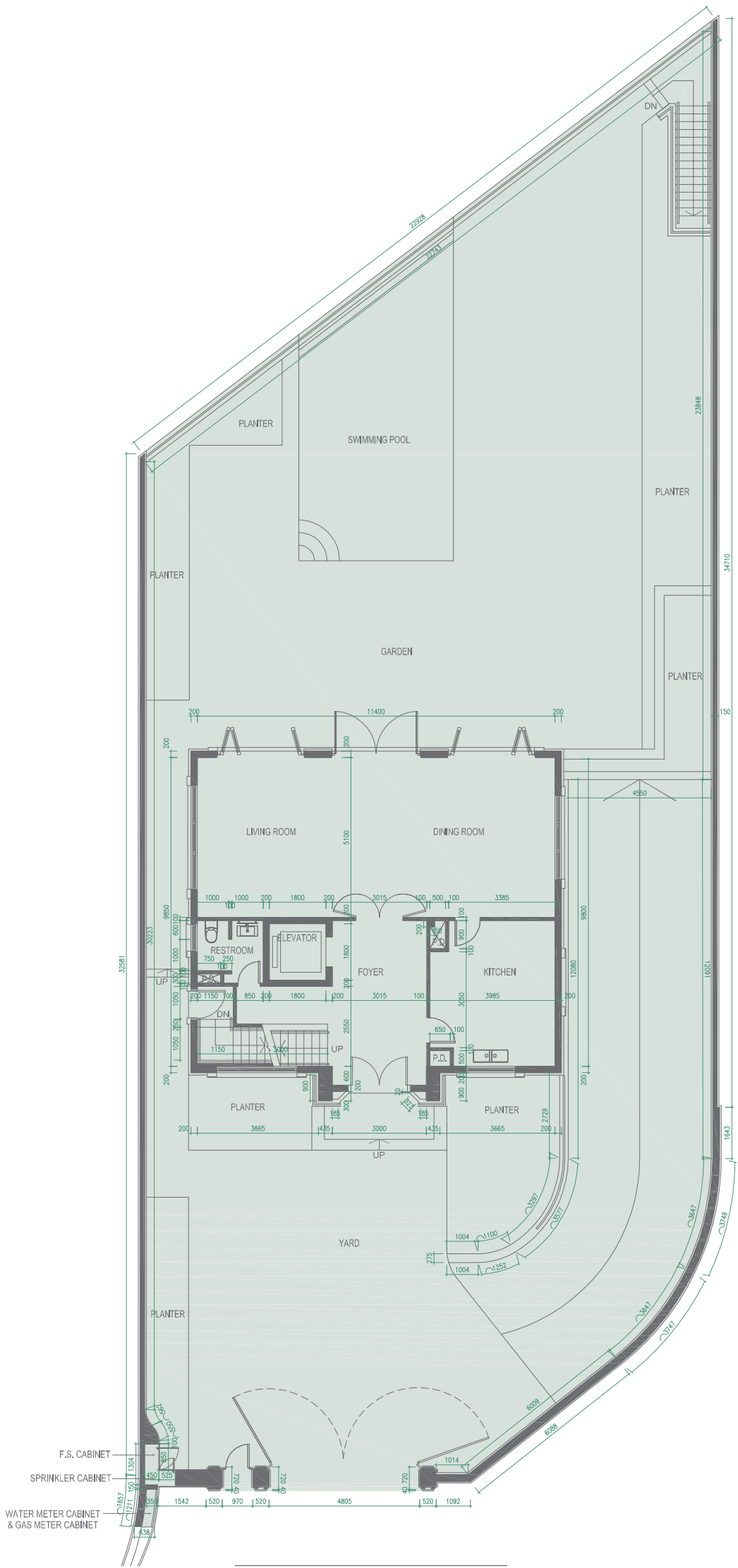
- Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
- Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2507 sq. ft. / 232.942 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、275毫米及700毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

- 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
- 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2507平方呎/232.942平方米)。實用面積並不包括空調機房面積。

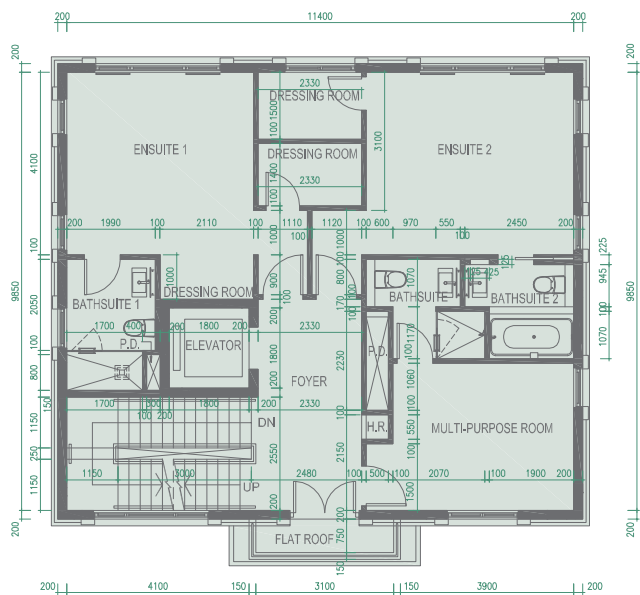


Floor Plan G/F 地下平面圖

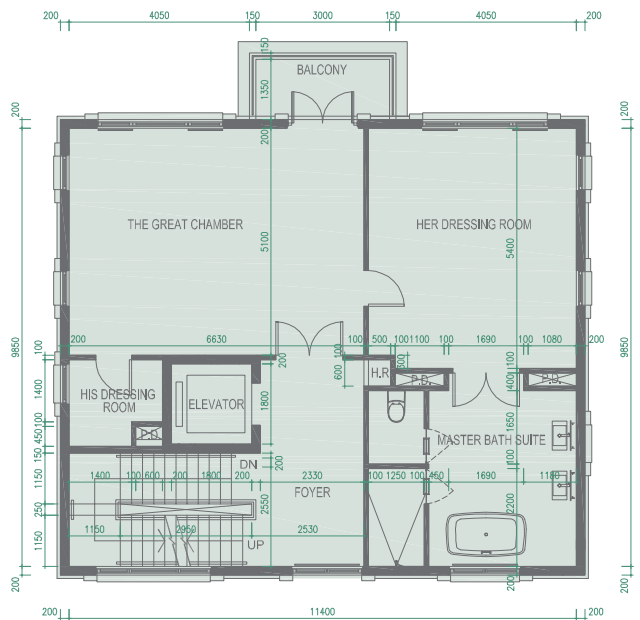
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

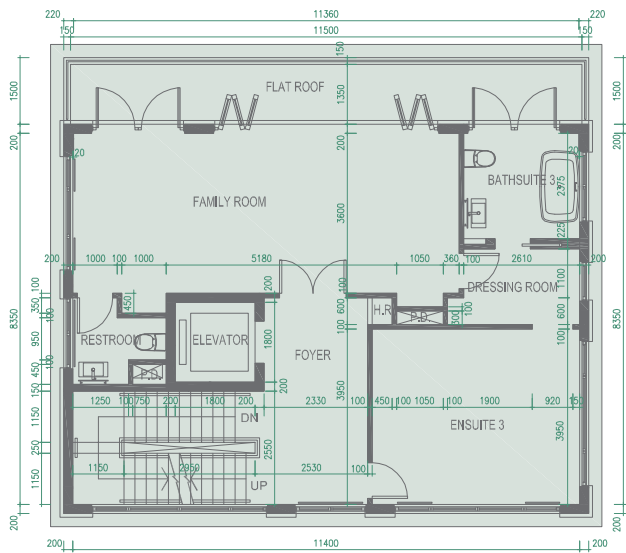
住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



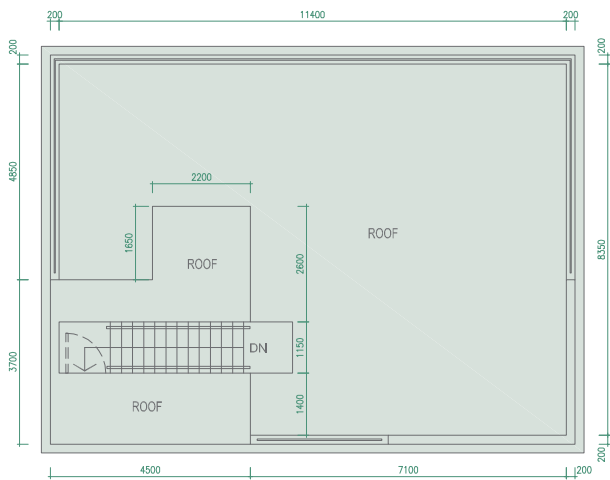
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

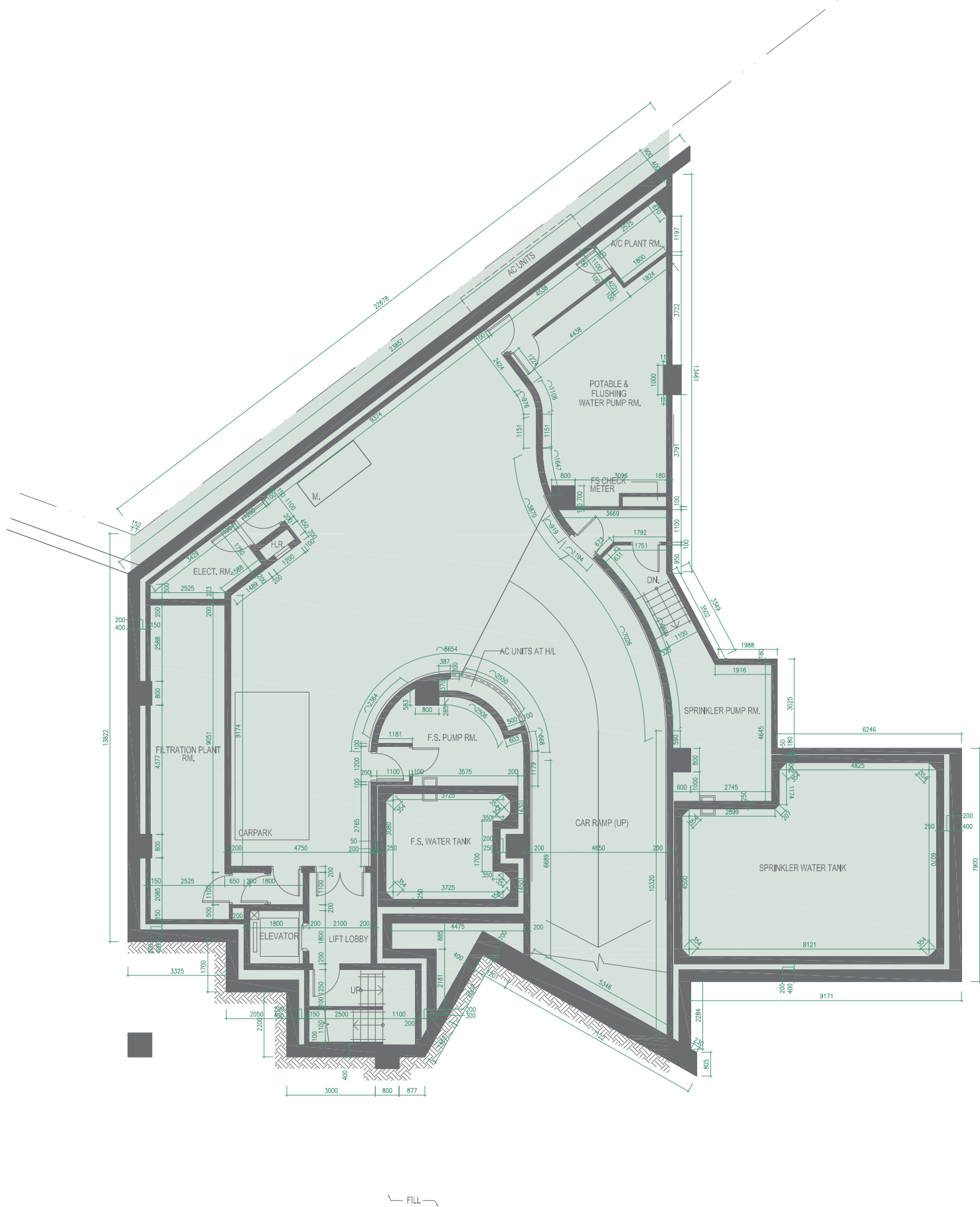
住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖



The floor-to-floor height of the residential property: 2.99m, 3.75m, 4.00m and 4.40m.

The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 225mm, 250mm, 275mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2601 sq. ft. / 241.618 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

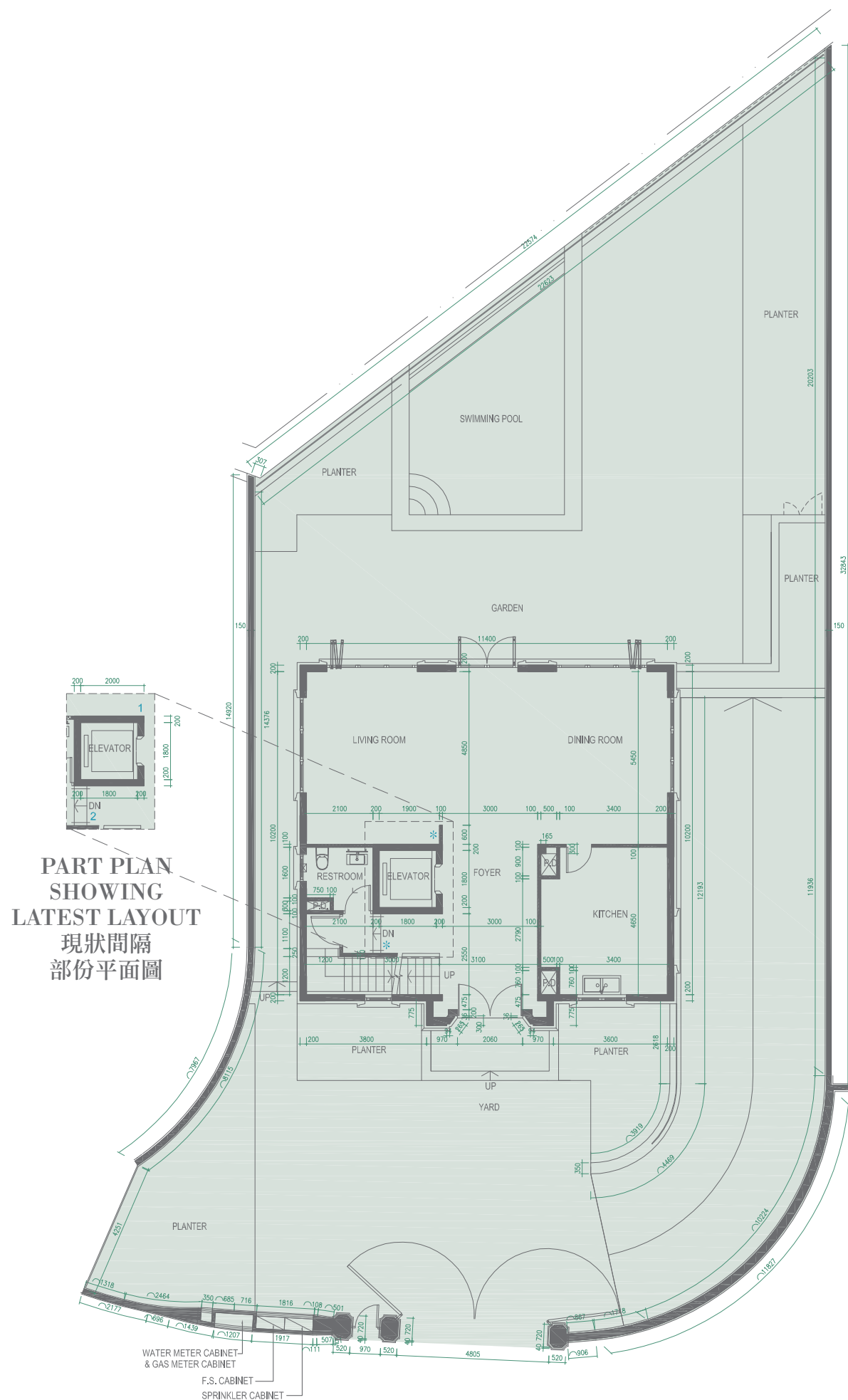
住宅物業的層與層之間的高度為：2.99米、3.75米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、225毫米、250毫米、275毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2601平方呎/241.618平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.25m and 4.50m.

The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 200mm and 250mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 11 has been altered by way of minor works or exempted building works under the Building Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Partition wall in Living Room on G/F has been removed.
2. Width of tread of staircase on G/F has been amended.

住宅物業的層與層之間的高度為：4.25米及4.50米。

住宅物業的樓板(不包括灰泥)的厚度為：150毫米、200毫米及250毫米。

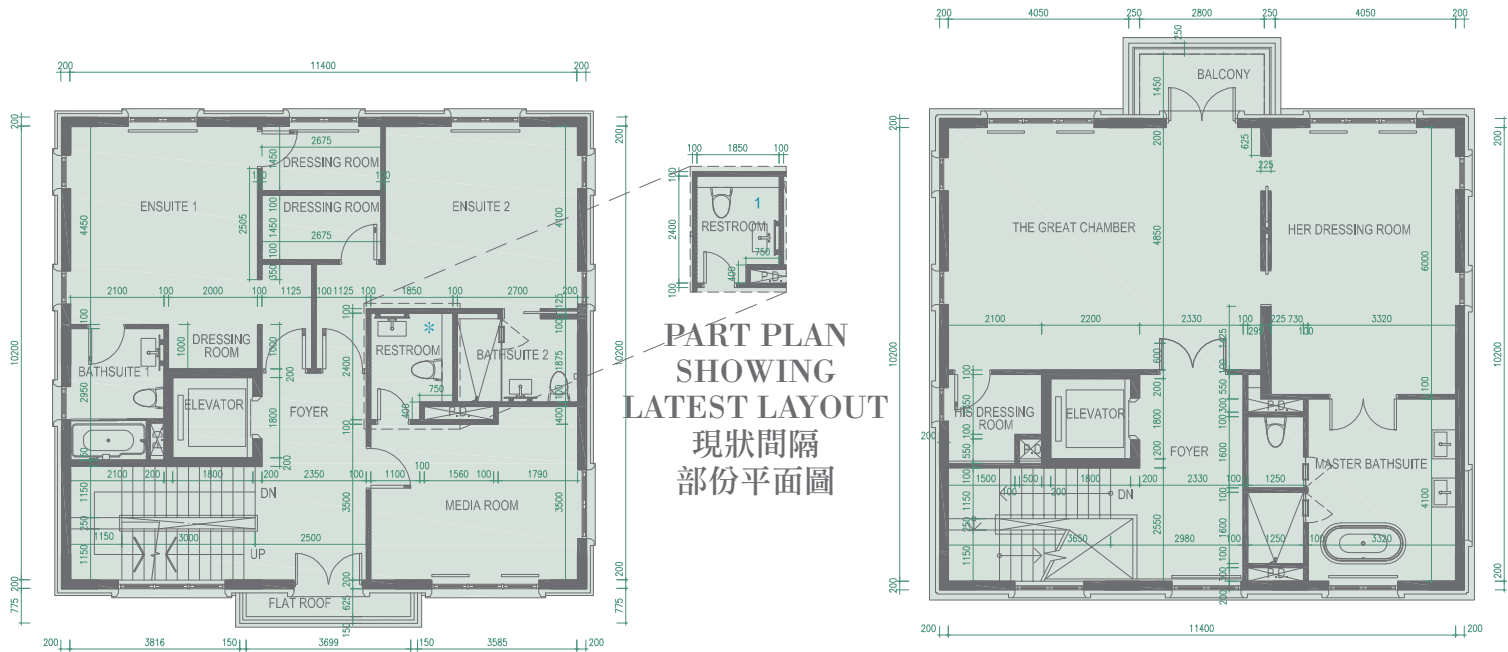
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

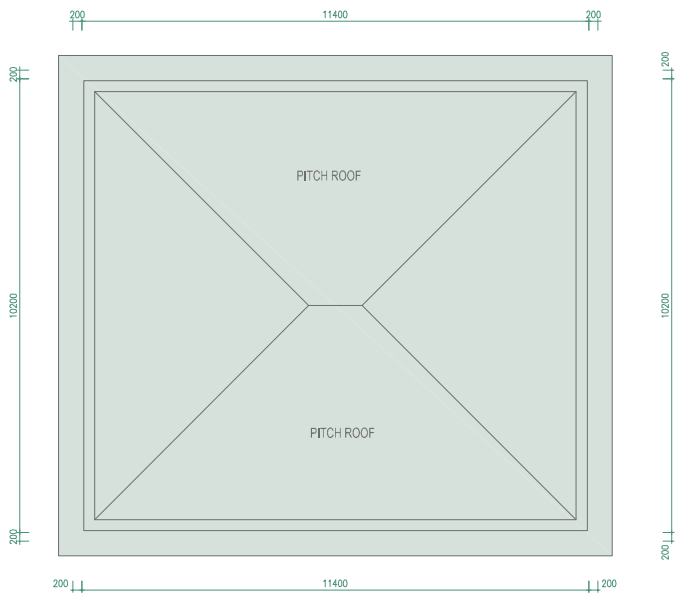
* 洋房11此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 地下客廳間隔牆已移除。
2. 地下樓梯梯級闊度改動。



Floor Plan 1/F 一樓平面圖

Floor Plan 2/F 二樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F: 3.70m and 4.00m; 2/F (with pitch roof): 3.75m to 5.25m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 200mm and 250mm; 2/F: 250mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 11 has been altered by way of minor works or exempted building works under the Building Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Positions of sanitary fittings and drainage works within Restroom on 1/F have been amended.

住宅物業的層與層之間的高度為一樓：3.70米及4.00米；二樓(斜屋頂)：3.75米至5.25米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、200毫米及250毫米；二樓：250毫米。

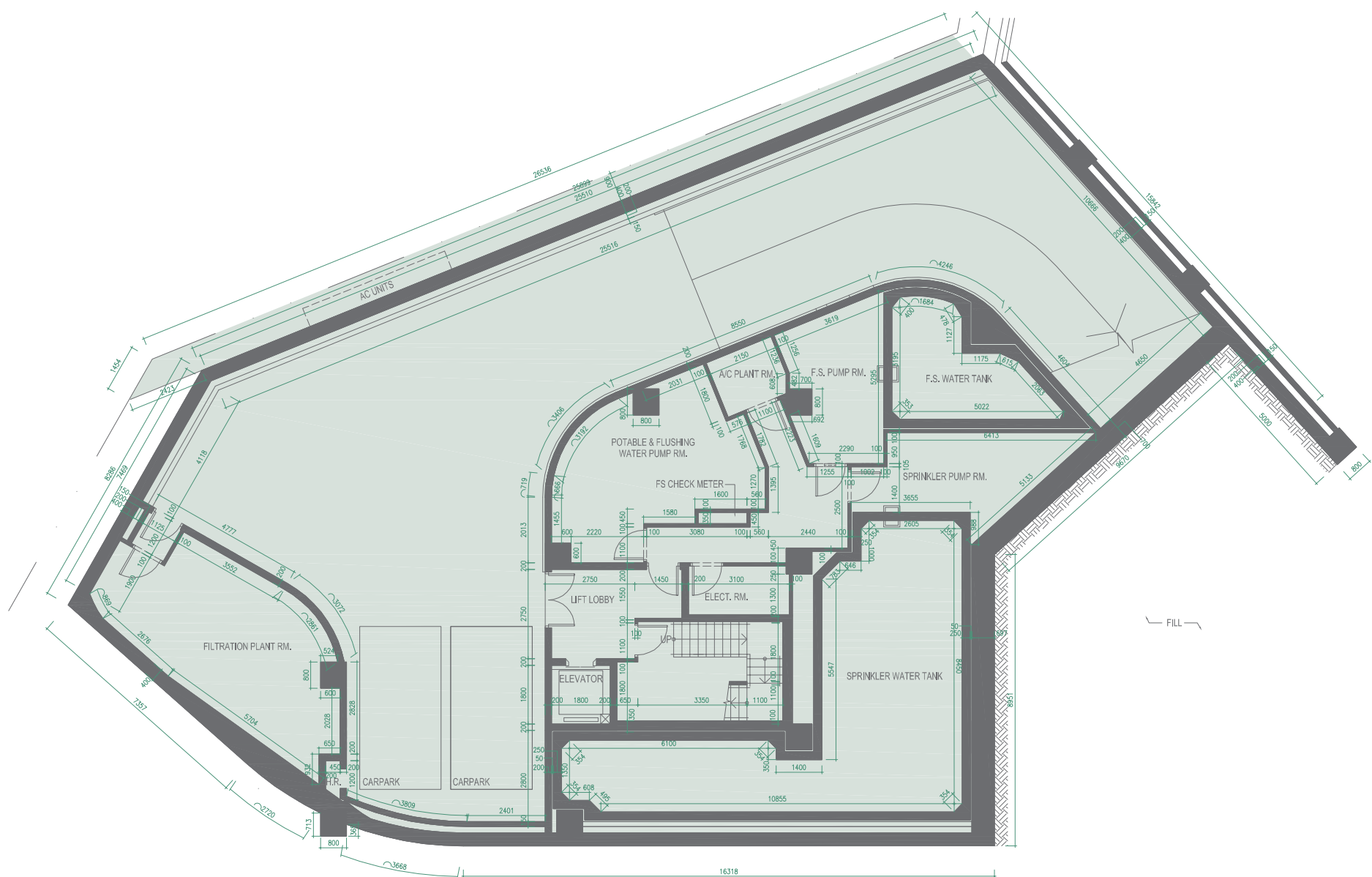
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房11此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓洗手間衛浴潔具及排水渠位置改動。



Floor Plan B/F 地庫平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 2.99m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 275mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2523 sq. ft. / 234.364 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

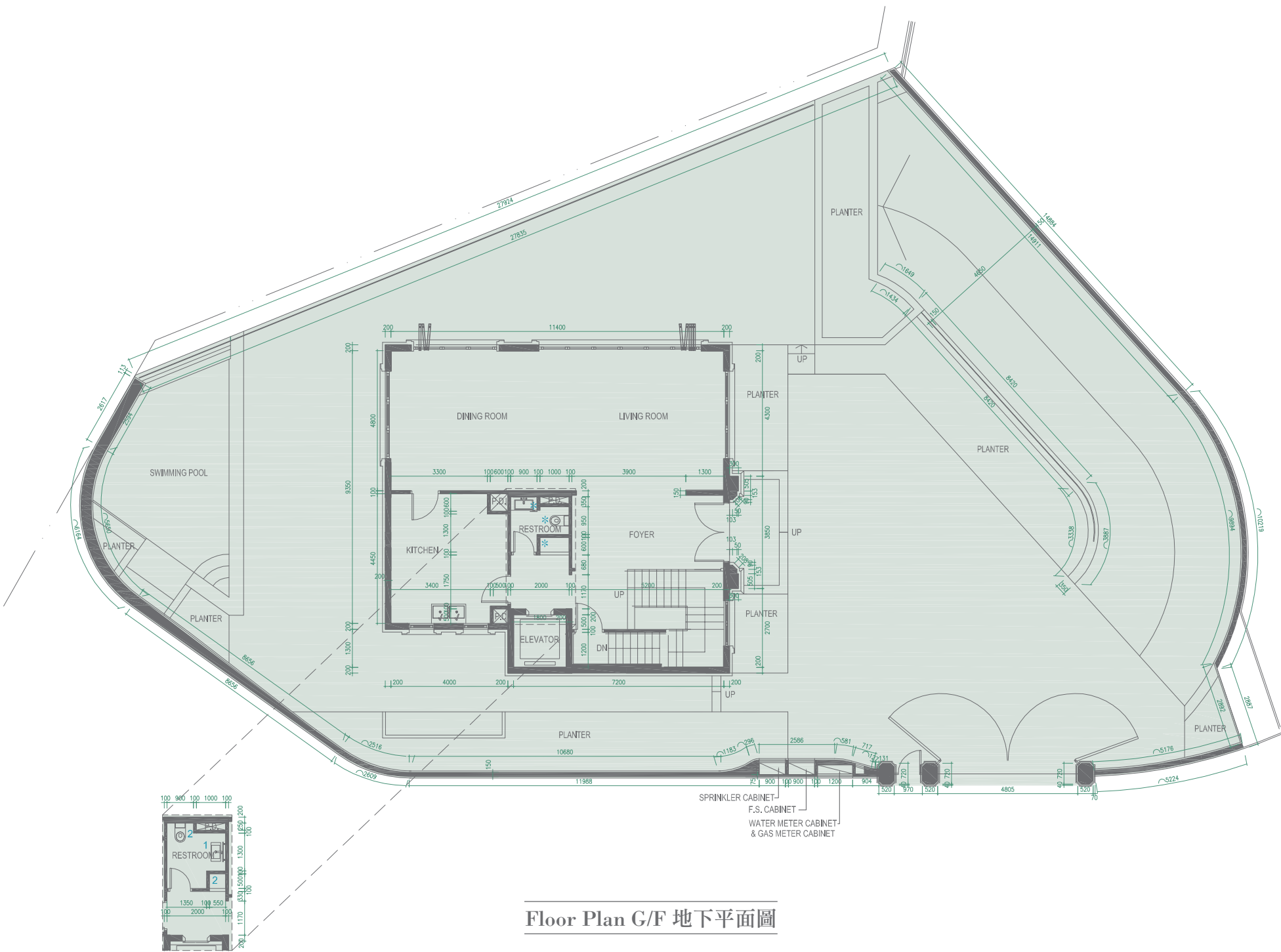
住宅物業的層與層之間的高度為：2.99米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、275毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2523平方呎/234.364平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖

PART PLAN SHOWING
LATEST LAYOUT
現狀間隔部份平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 12 has been altered by way of minor works or exempted building works under the Building Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Positions of sanitary fittings and drainage works within Restroom on G/F have been amended.
2. Non-structural walls in Restroom have been amended.

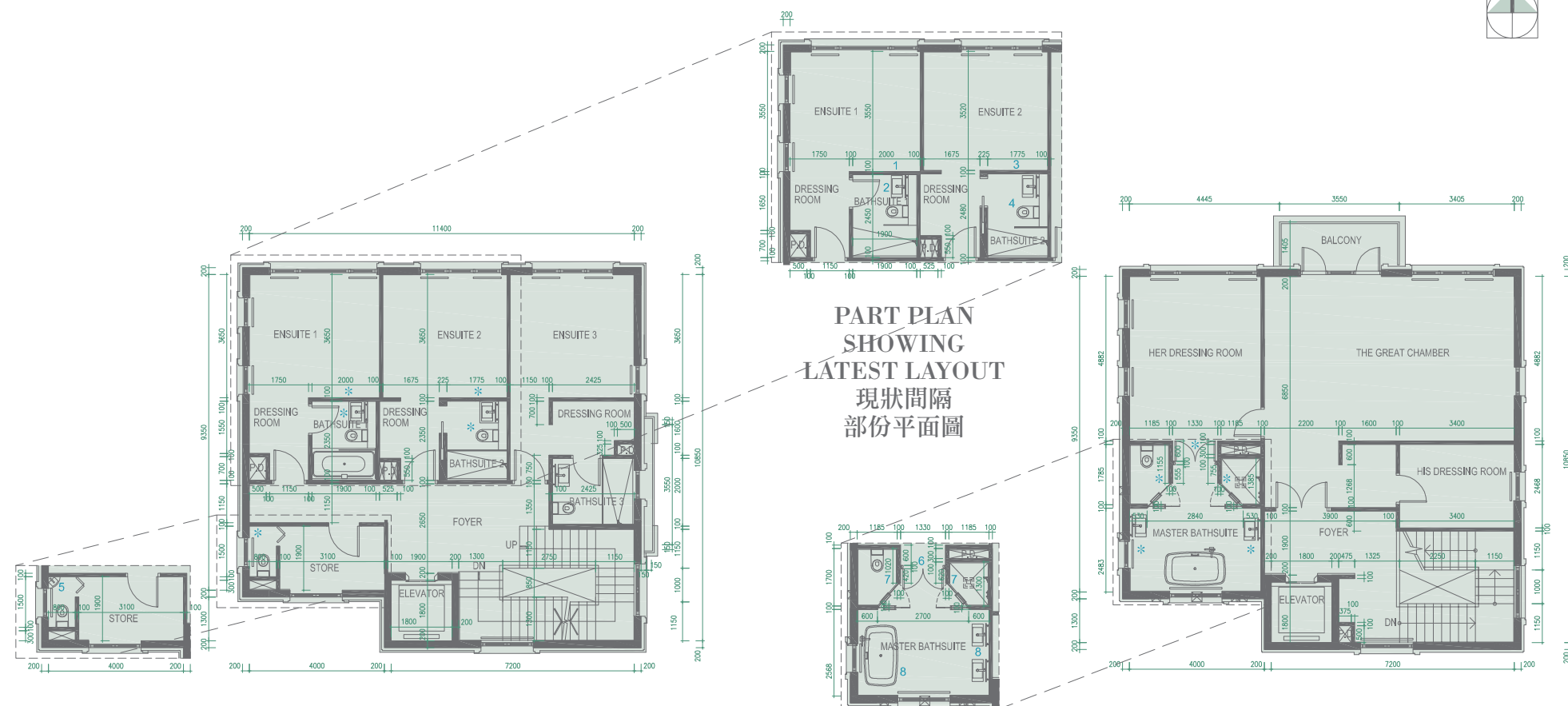
住宅物業的層與層之間的高度為：4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房12此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 地下洗手間衛浴潔具及排水渠位置改動。
2. 地下洗手間的非結構牆布局改動。

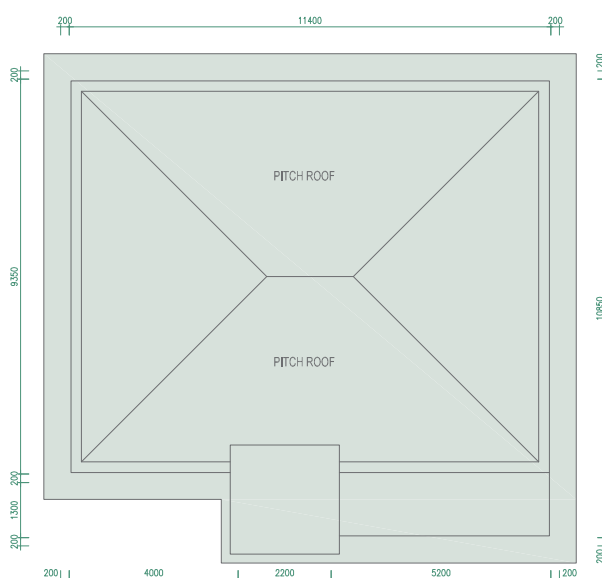


PART PLAN
SHOWING
LATEST LAYOUT
現狀間隔
部份平面圖

Floor Plan 1/F 一樓平面圖

PART PLAN
SHOWING
LATEST LAYOUT
現狀間隔
部份平面圖

Floor Plan 2/F 二樓平面圖



Floor Plan R/F 天台平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F: 3.70m and 4.00m; 2/F (with pitch roof): 3.75m to 5.25m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 200mm and 300mm; 2/F: 250mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 12 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Non-structural wall between Ensuite 1 and Bathsuite 1 on 1/F has been slightly shifted.
2. Layout of sanitary fittings in Bathsuite 1 on 1/F have been amended and bathtub within Bathsuite 1 has been replaced by shower area.
3. Non-structural wall between Ensuite 2 and Bathsuite 2 on 1/F has been slightly shifted.
4. Layout of sanitary fittings in Bathsuite 2 on 1/F have been amended and glass wall of shower area has been amended.
5. Sanitary fittings and drainage works within Store on 1/F have been amended.
6. Swing doors of Master Bathsuite on 2/F have been changed to different direction.
7. Partition walls in Master Bathsuite on 2/F has been amended.
8. Positions of sanitary fittings and drainage works within Master Bathsuite on 2/F have been amended.

住宅物業的層與層之間的高度為一樓：3.70米及4.00米；二樓(斜屋頂)：3.75米至5.25米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、200毫米及300毫米；二樓：250毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房12此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓套房1及浴室1之間的非結構牆移位。
2. 一樓浴室1衛浴潔具布局改動及更改浴缸為淋浴間。
3. 一樓套房2及浴室2之間的非結構牆移位。
4. 一樓浴室2衛浴潔具布局改動及淋浴間玻璃牆改動。
5. 一樓儲物室的衛浴潔具及排水渠改動。
6. 二樓主人浴室的擺門方向改動。
7. 二樓主人浴室的間隔牆改動。
8. 二樓主人浴室衛浴潔具及排水渠位置改動。



PART PLAN SHOWING
LATEST LAYOUT
現狀間隔部份平面圖

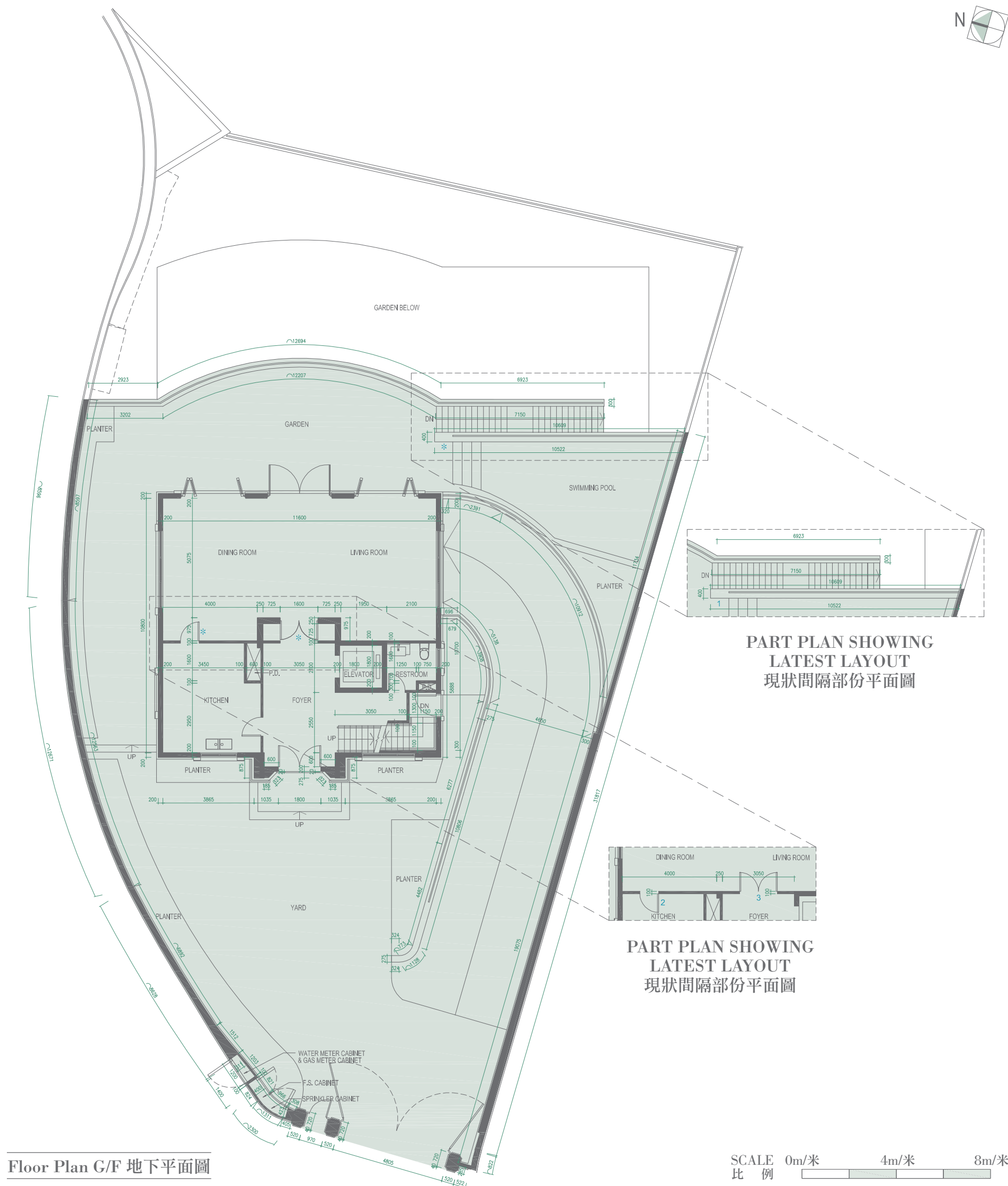
Floor Plan B/F 地庫平面圖

FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 3.02m, 3.50m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm and 700mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Notes:
1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2751 sq. ft. / 255.553 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.
* This part of House 15 has been altered by way of Alterations and Additions works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follow:
1. Air-conditioner platforms have been added and air-conditioning units have been installed to B/F garden.

住宅物業的層與層之間的高度為：3.02米、3.50米、4.00米及4.40米。
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米及700毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2751平方呎/255.553平方米)。實用面積並不包括空調機房面積。
* 洋房15此部份因在發展項目落成後進行加建及改動的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：
1. 地庫層花園加建空調機平台及加裝空調機。



The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 200mm and 275mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 15 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Balustrade of G/F Garden Staircase has been amended.
2. Swing door between Dining Room and Kitchen has been changed to different direction.
3. Non-structural wall in Living Room/Dining Room has been removed, and swing doors have been shifted and have its swing direction changed.

住宅物業的層與層之間的高度為：4.20米及4.50米。

住宅物業的樓板(不包括灰泥)的厚度為：150毫米、200毫米及275毫米。

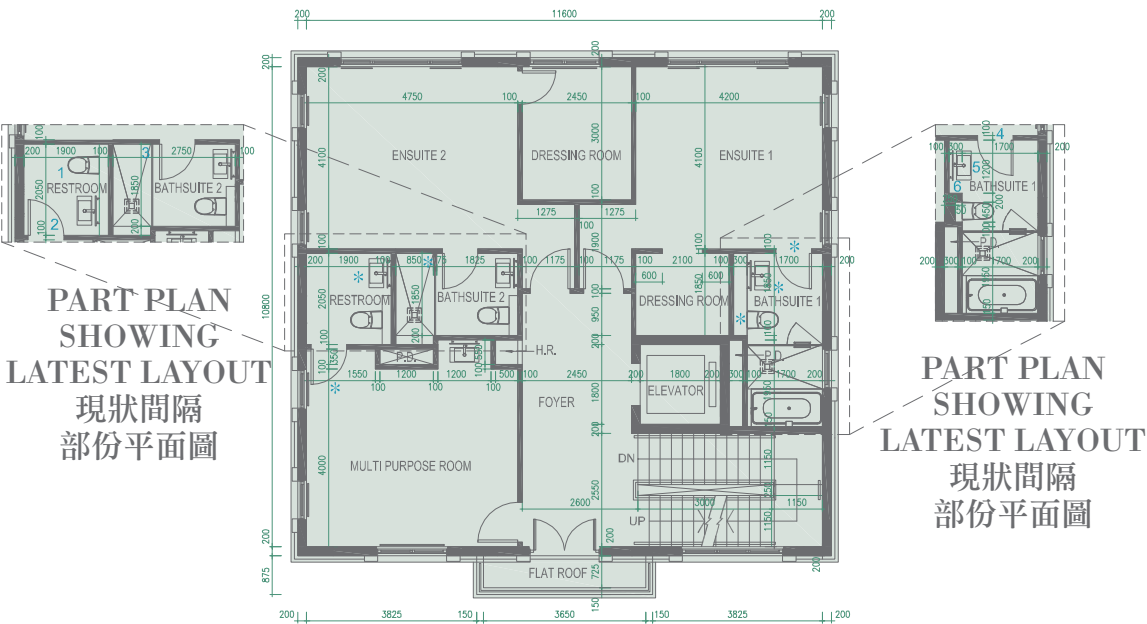
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

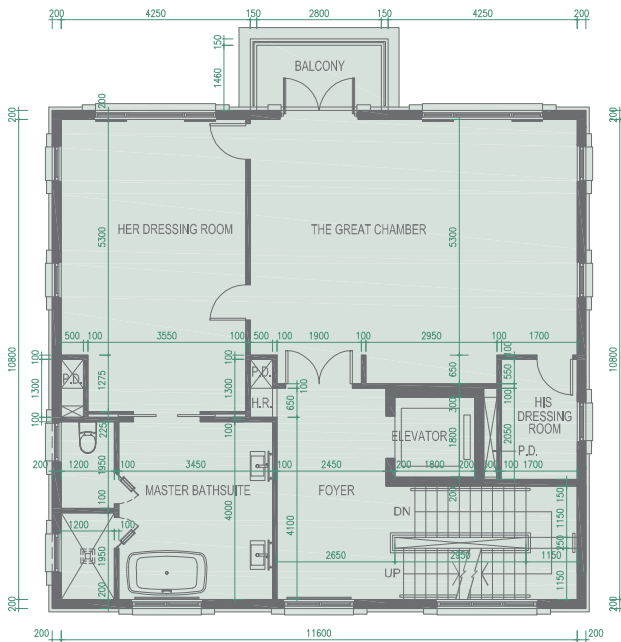
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房15此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

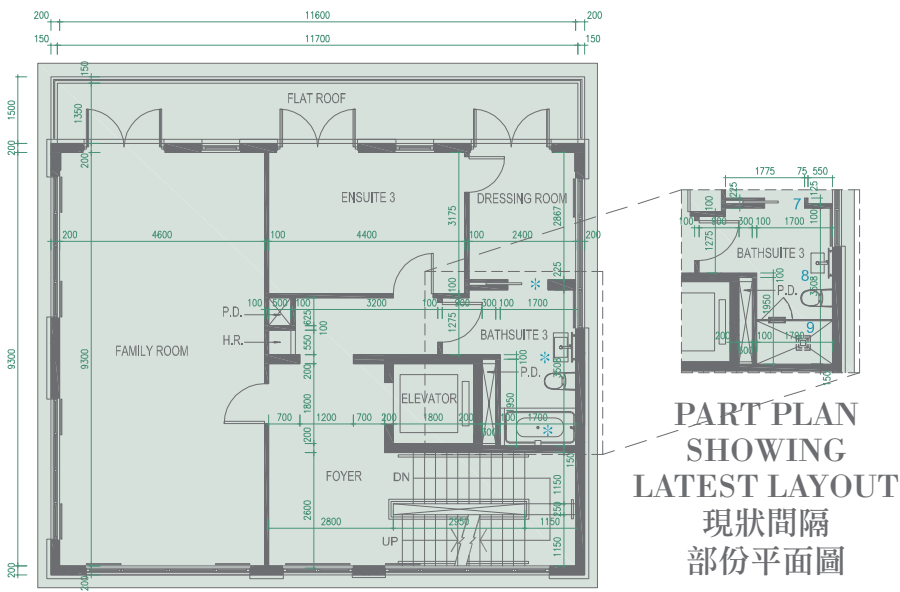
1. 地下花園樓梯扶手改動。
2. 地下宴會飯廳與廚房之間的擺門方向改動。
3. 地下客廳/宴會飯廳的非結構牆已移除，及擺門移位並改變擺動方向。



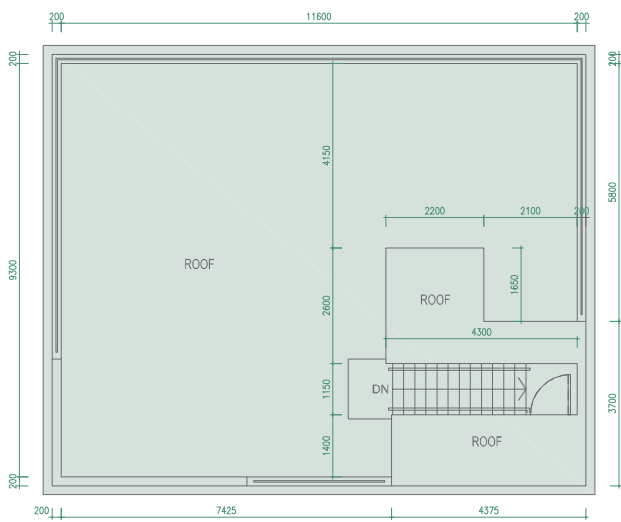
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 200mm and 275mm; 2/F: 150mm and 200mm; 3/F: 150mm, 200mm and 250mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 15 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Positions of sanitary fittings and drainage works within Restroom on 1/F have been amended.
2. Swing doors of Restroom on 1/F have been changed to different direction.
3. Partition wall for shower area of Bathsuite 2 on 1/F has been replaced by glass wall.
4. Swing door of Bathsuite 1 on 1/F has been shifted.
5. Positions of sanitary fittings and drainage works within Bathsuite 1 on 1/F have been amended.
6. Non-structural wall within Bathsuite 1 on 1/F has been amended.
7. Non-structural wall between Dressing Room and Bathsuite 3 on 3/F has been amended.
8. Layout of sanitary fittings in Bathsuite 3 on 3/F have been amended.
9. Bathtub within Bathsuite 3 on 3/F has been replaced by shower area.

住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、200毫米及275毫米；二樓：150毫米及200毫米；三樓：150毫米、200毫米及250毫米。

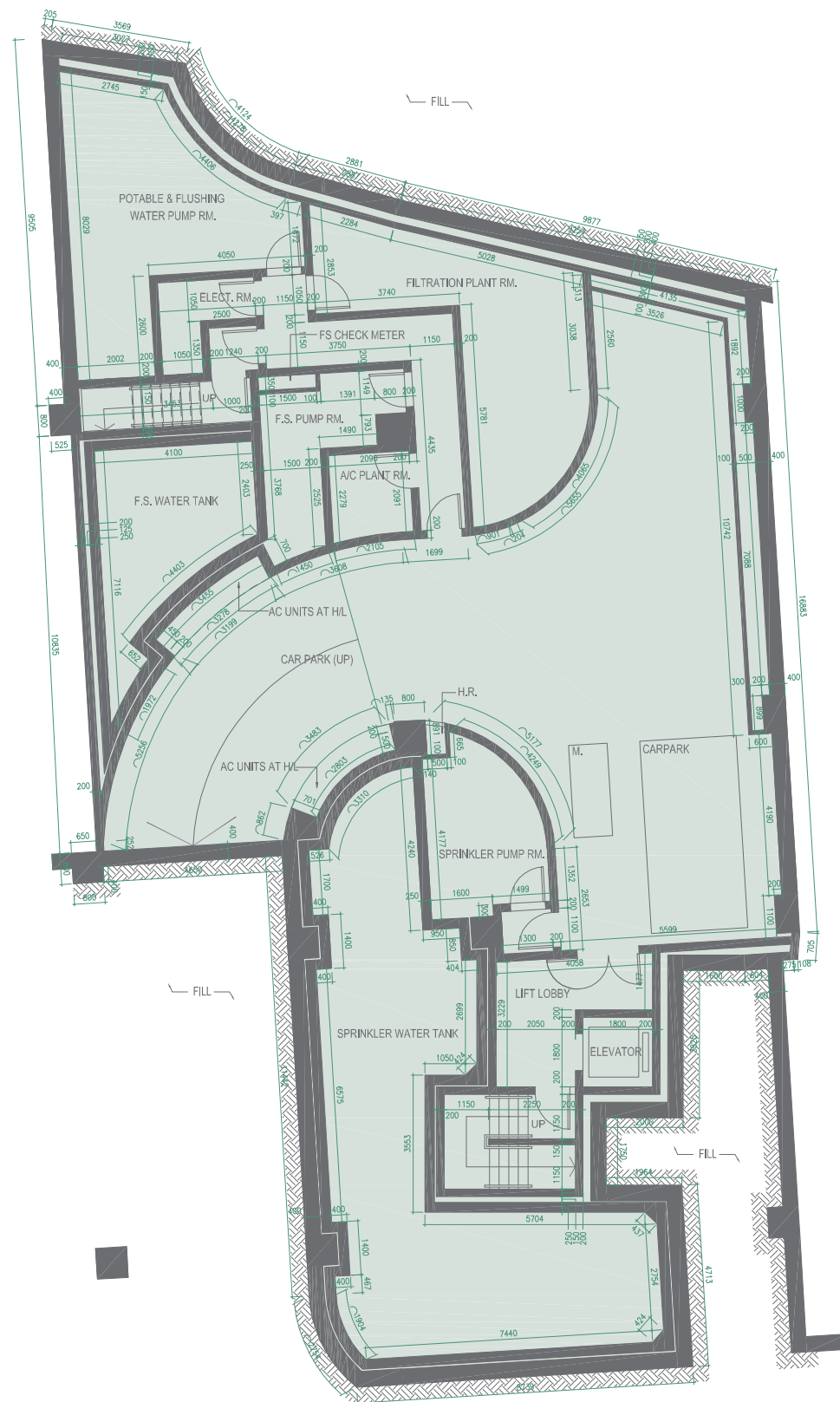
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房15此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓洗手間衛浴潔具移位及排水渠改動。
2. 一樓洗手間擺門方向改動。
3. 一樓浴室2淋浴間の間隔牆更改為玻璃牆。
4. 一樓浴室1的擺門移位。
5. 一樓浴室1衛浴潔具及排水渠位置改動。
6. 一樓浴室1的非結構牆布局改動。
7. 三樓浴室3與衣帽間之間的非結構牆布局改動。
8. 三樓浴室3衛浴潔具布局改動。
9. 三樓浴室3更改浴缸為淋浴間。



Floor Plan B/F 地庫平面圖

 FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例 

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2764 sq. ft. / 256.785 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

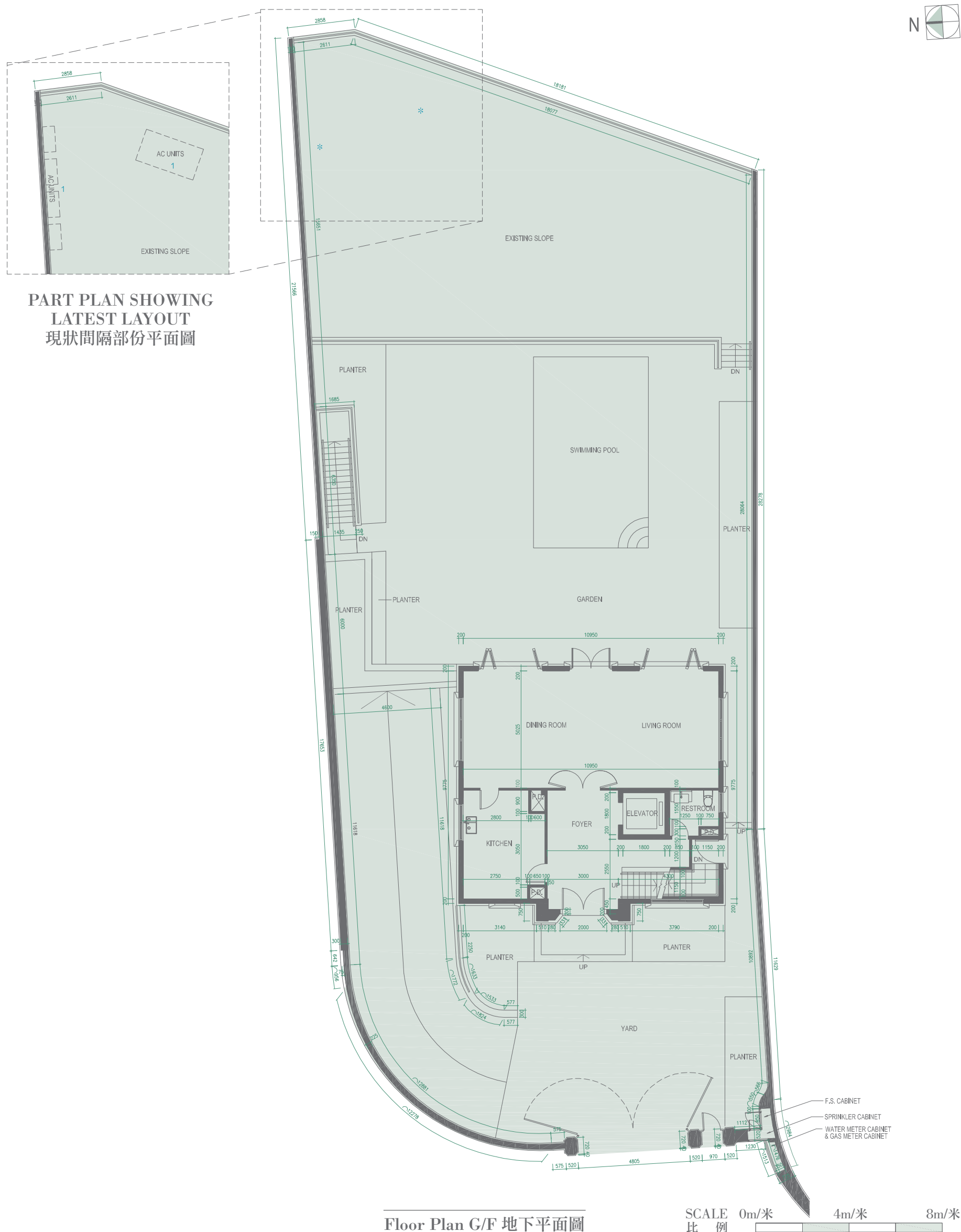
住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。

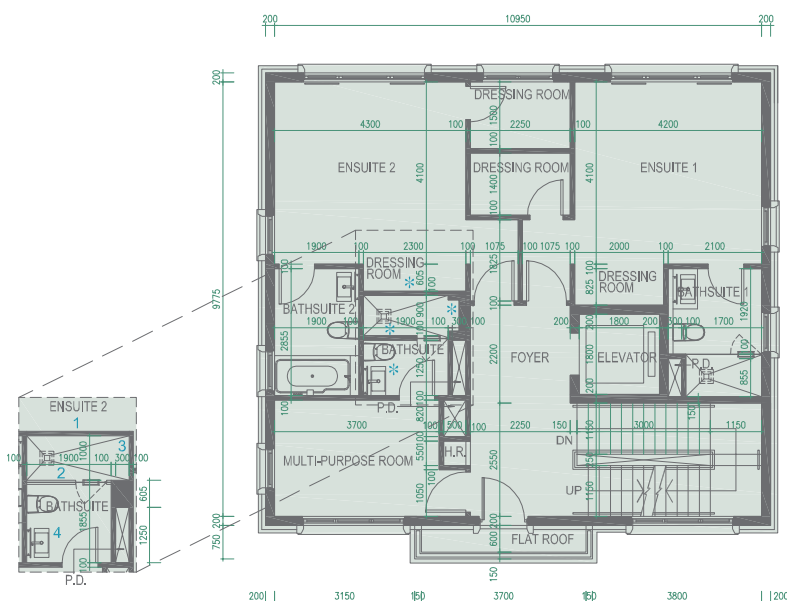
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

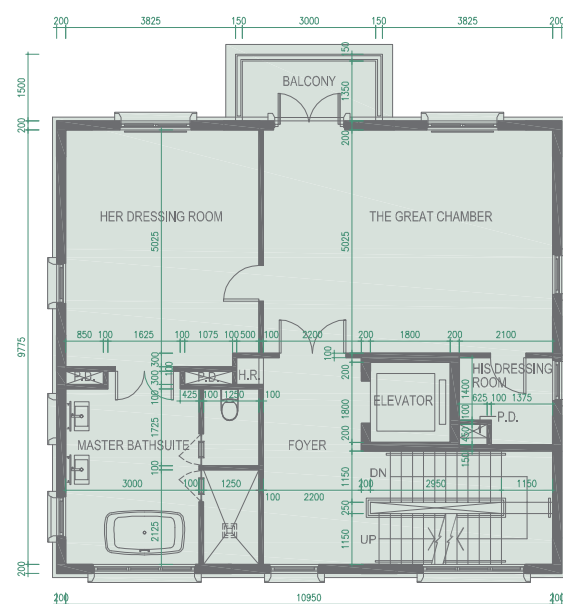
備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2764平方呎/256.785平方米)。實用面積並不包括空調機房面積。

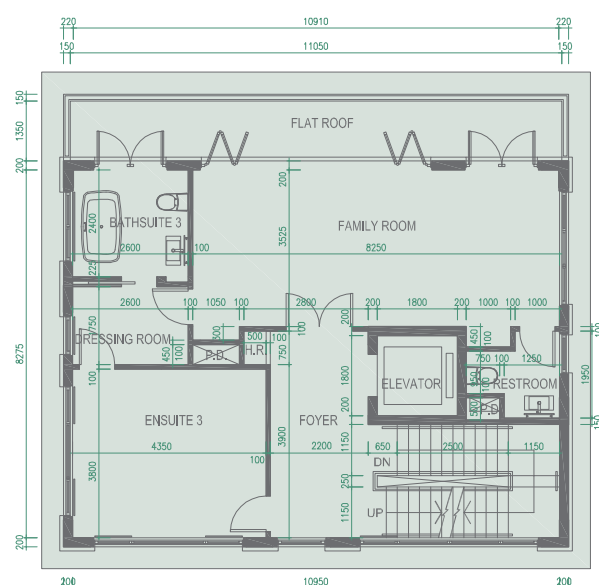




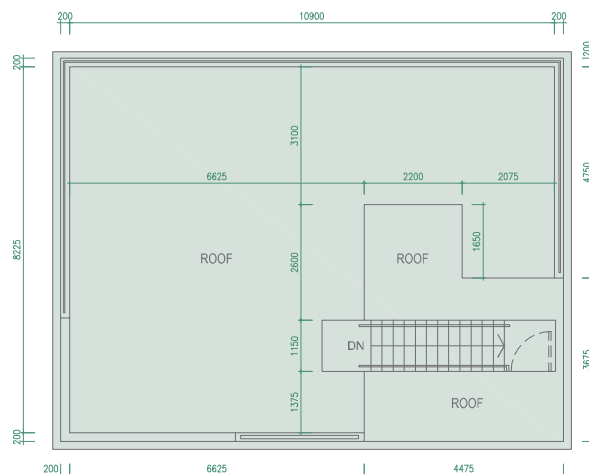
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 16 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Non-structural wall between Ensuite 2 and Bathsuite on 1/F have been shifted.
2. Partition wall for shower area within Bathsuite on 1/F has been shifted and replaced by glass wall.
3. Non-structural wall in Bathsuite on 1/F has been amended.
4. Positions of sanitary fittings and drainage works within Bathsuite on 1/F have been amended.

住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

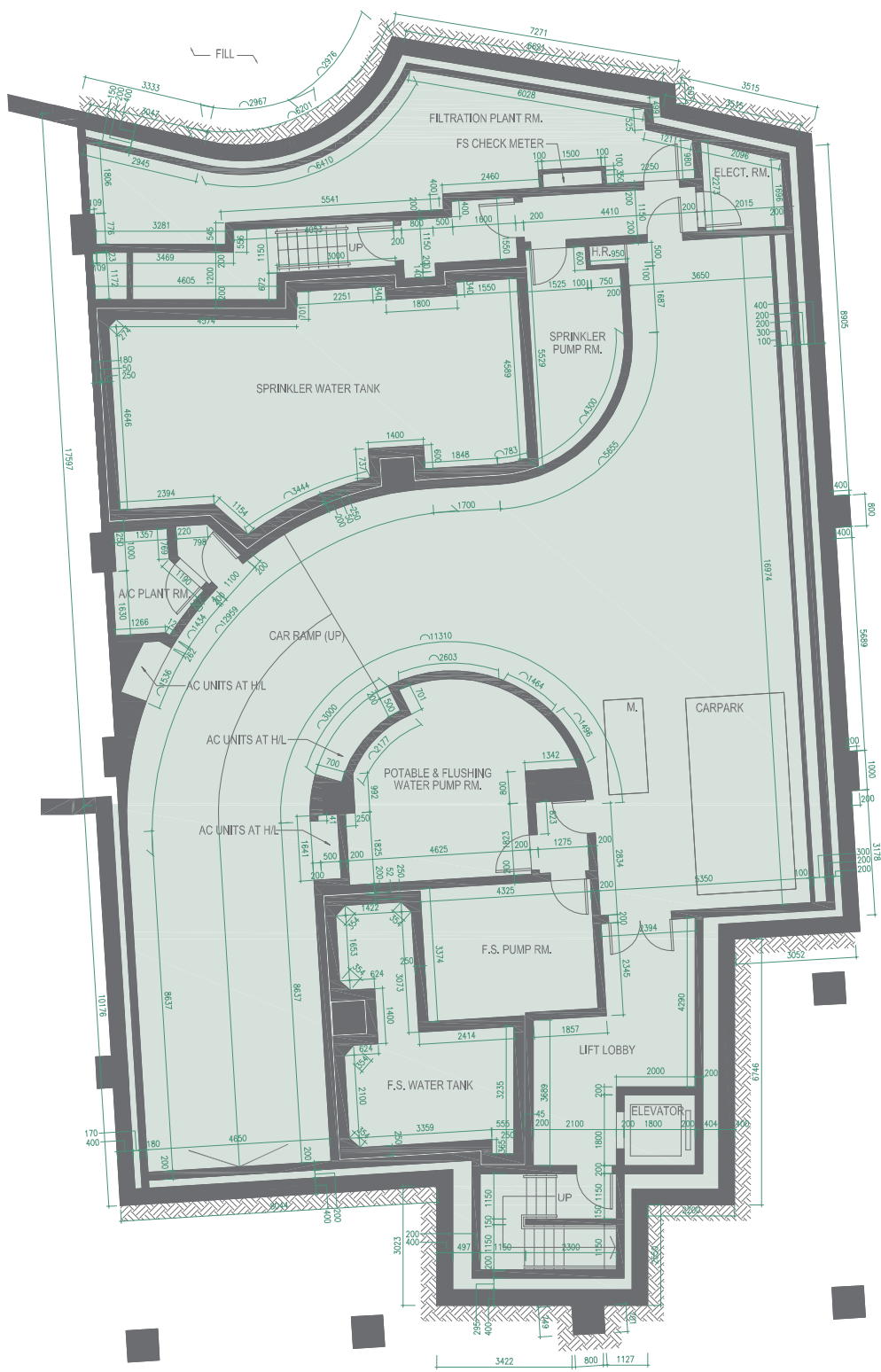
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房16此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓套房2與浴室之間的非結構牆移位。
2. 一樓浴室淋浴間間隔牆移位及更改為玻璃牆。
3. 一樓浴室的非結構牆改動。
4. 一樓浴室衛浴潔具移位及排水渠改動。



Floor Plan B/F 地庫平面圖

 FILL 回填

The floor-to-floor height of the residential property: 3.02m, 3.75m, 4.00m and 4.40m.

The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2556 sq. ft. / 237.417 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

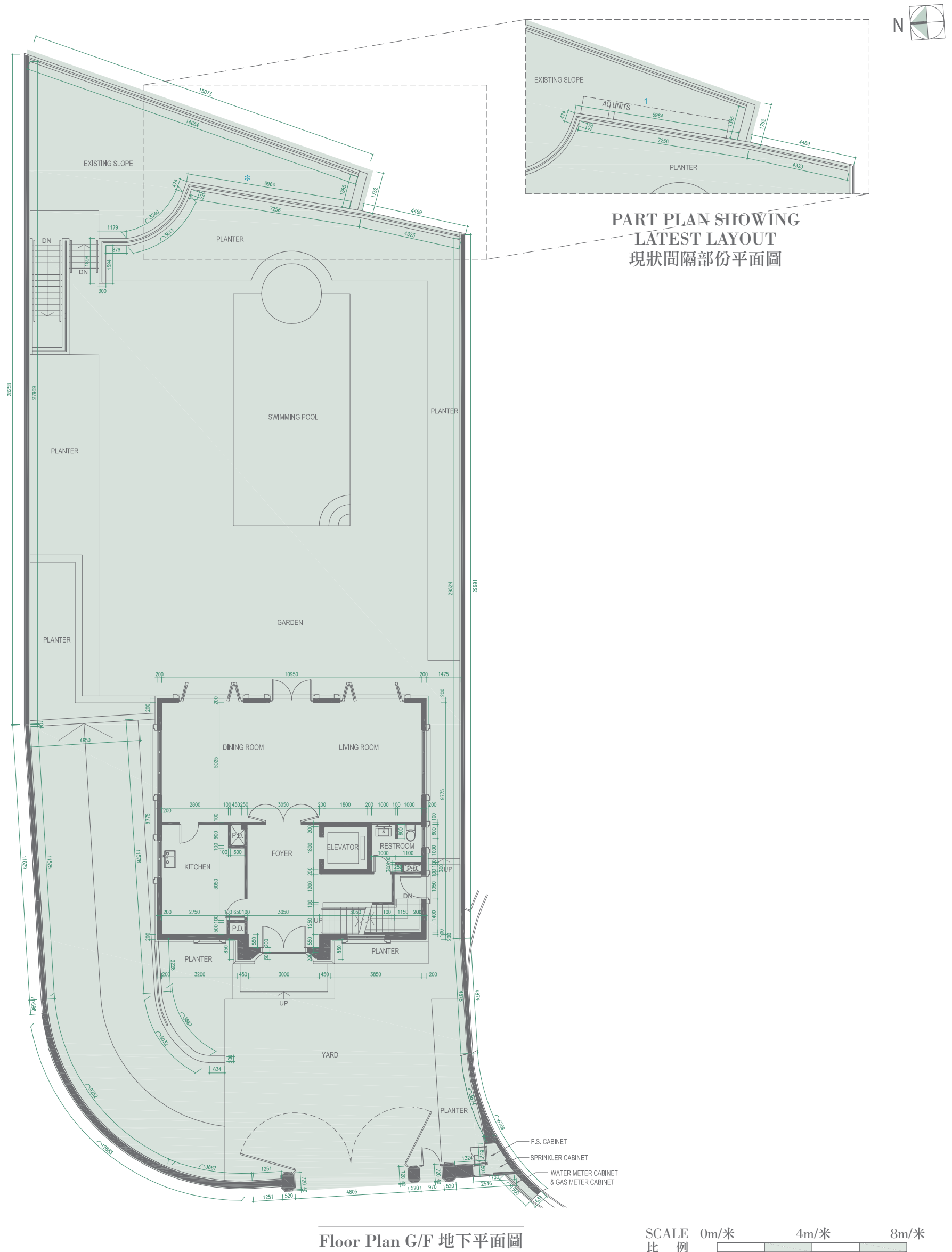
SCALE 0m/米 4m/米 8m/米
比 例 

住宅物業的層與層之間的高度為：3.02米、3.75米、4.00米及4.40米。
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2556平方呎/237.417平方米)。實用面積並不包括空調機房面積。



The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 200mm and 250mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 17 has been altered by way of Alterations and Additions works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follow:

1. Air-conditioner platforms have been added and air-conditioning units have been installed to G/F garden.

住宅物業的層與層之間的高度為：4.20米及4.50米。

住宅物業的樓板(不包括灰泥)的厚度為：150毫米、200毫米及250毫米。

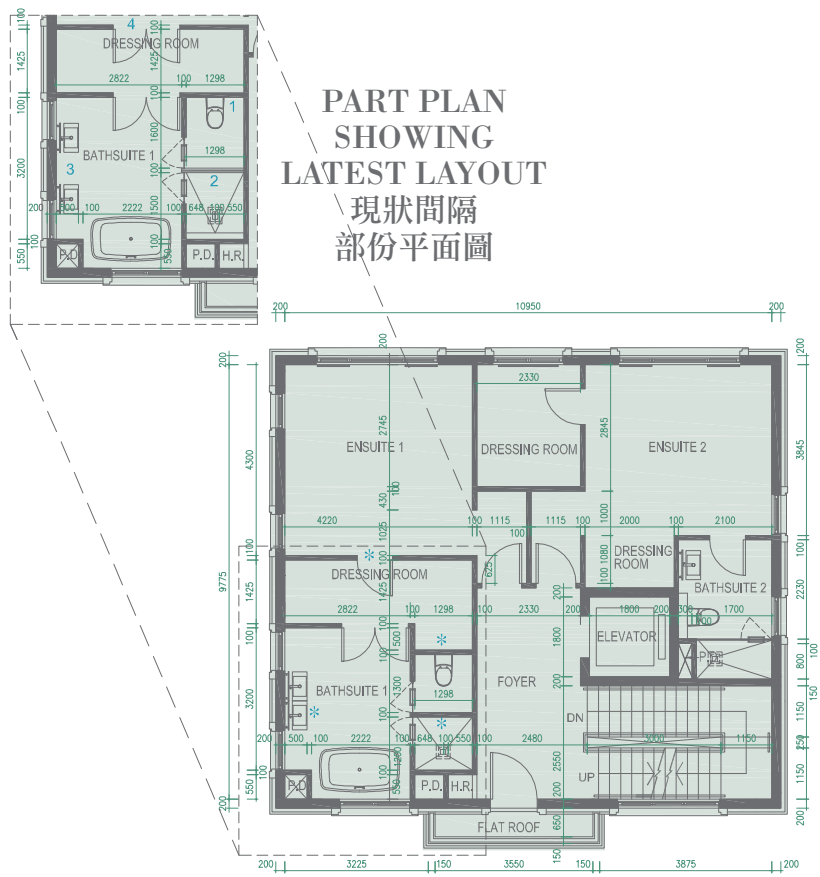
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

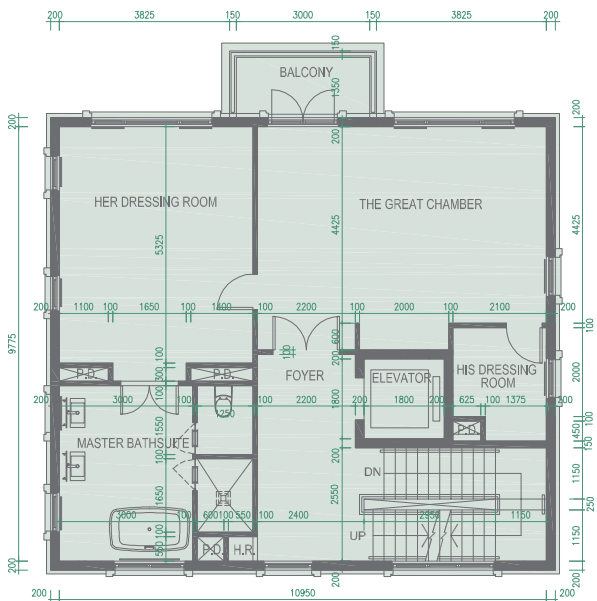
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房17此部份因在發展項目落成後進行加建及改動的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

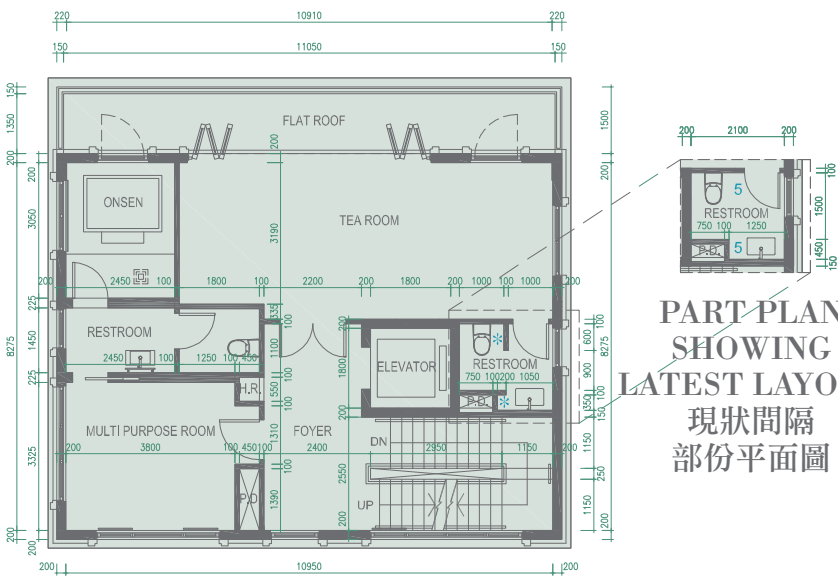
1. 地下層花園加建空調機平台及加裝空調機。



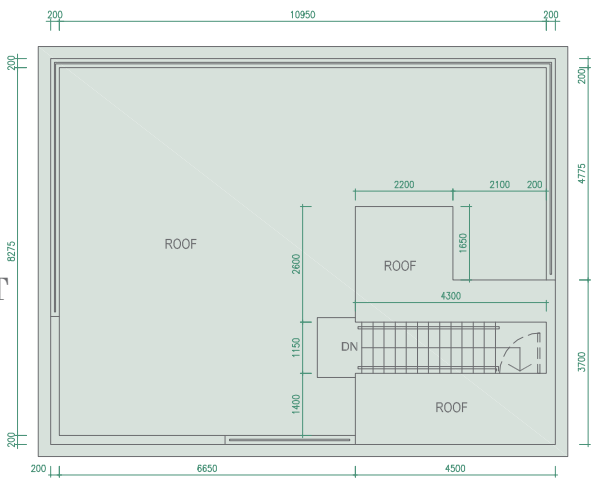
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 17 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Non-structural wall in Bathsuite 1 on 1/F has been shifted.
2. Partition wall for shower area within Bathsuite 1 on 1/F has been slightly shifted and replaced by glass wall.
3. Positions of sanitary fittings and drainage works within Bathsuite 1 on 1/F have been amended.
4. Single swing door between Ensuite 1 and Dressing Room on 1/F has been amended to double swing doors.
5. Partition walls in Restroom on 3/F have been removed.

住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

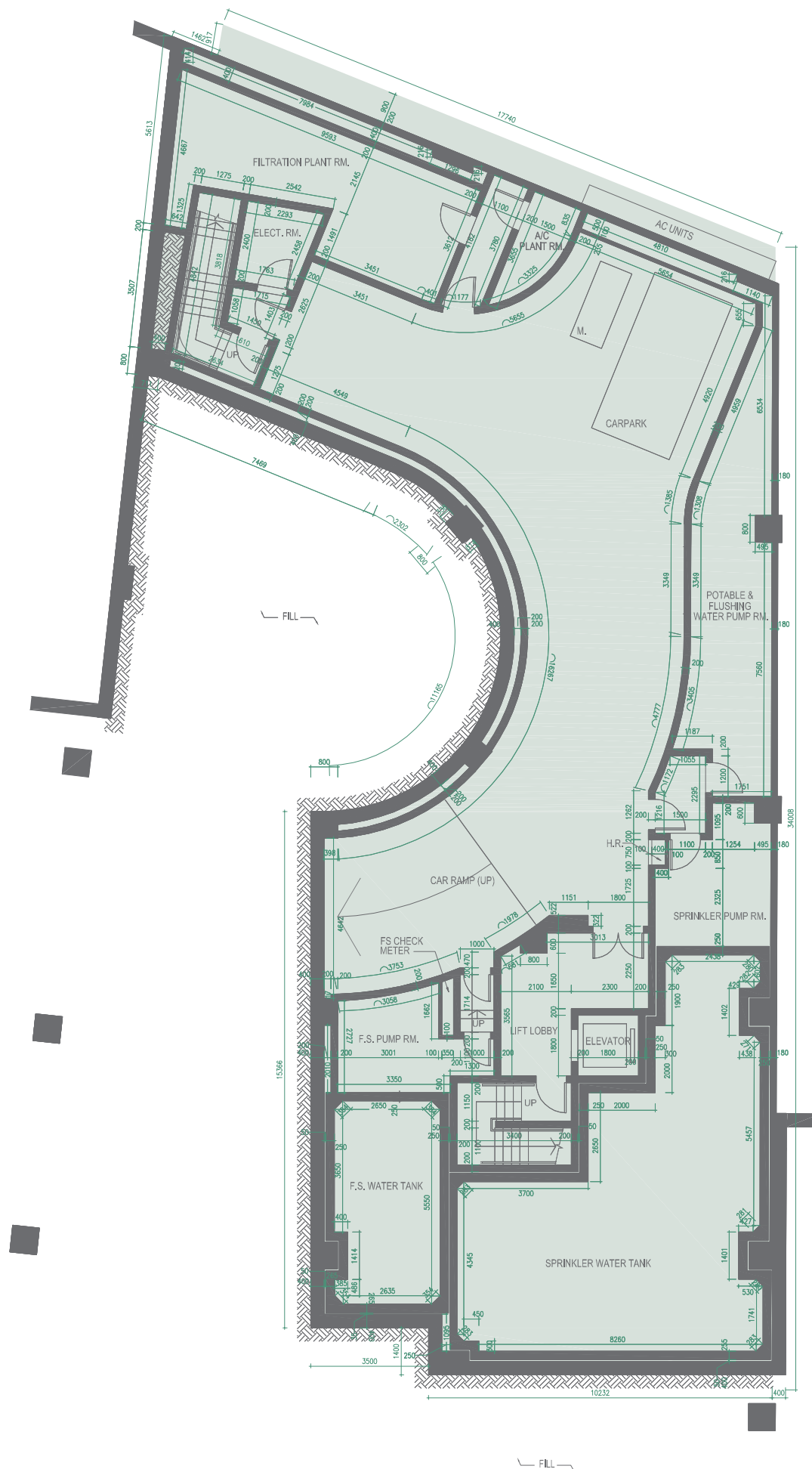
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房17此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓浴室1的非結構牆移位。
2. 一樓浴室1淋浴間的間隔牆移位及更改為玻璃牆。
3. 一樓浴室1衛浴潔具移位及排水渠改動。
4. 一樓套房1與衣帽間之間的單門擺門更改為雙門擺門。
5. 三樓洗手間的間隔牆已移除。



Floor Plan B/F 地庫平面圖

FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 3.02m, 3.60m, 4.00m and 4.40m.

The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2835 sq. ft. / 263.367 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

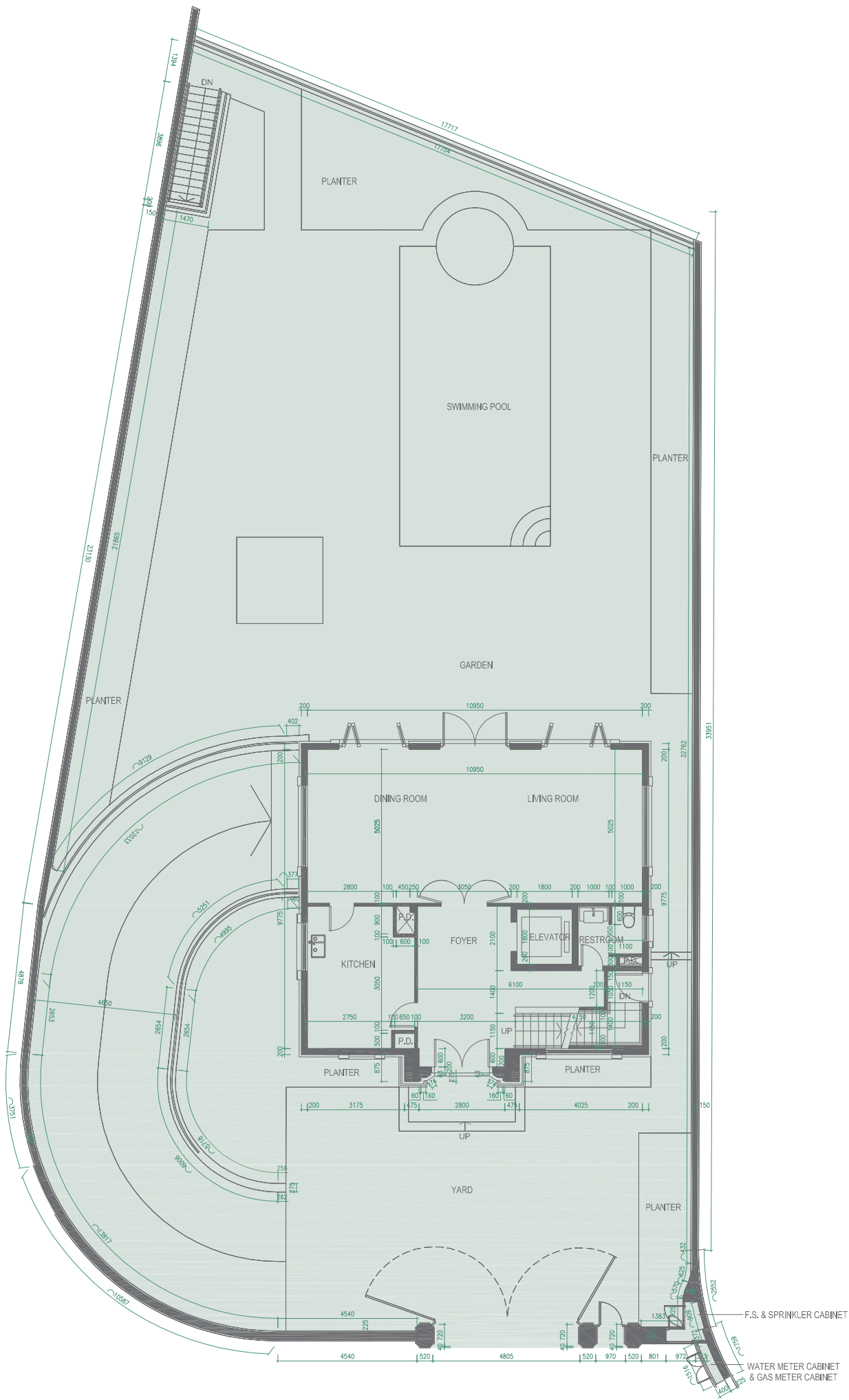
住宅物業的層與層之間的高度為：3.02米、3.60米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2835平方呎/263.367平方米)。實用面積並不包括空調機房面積。

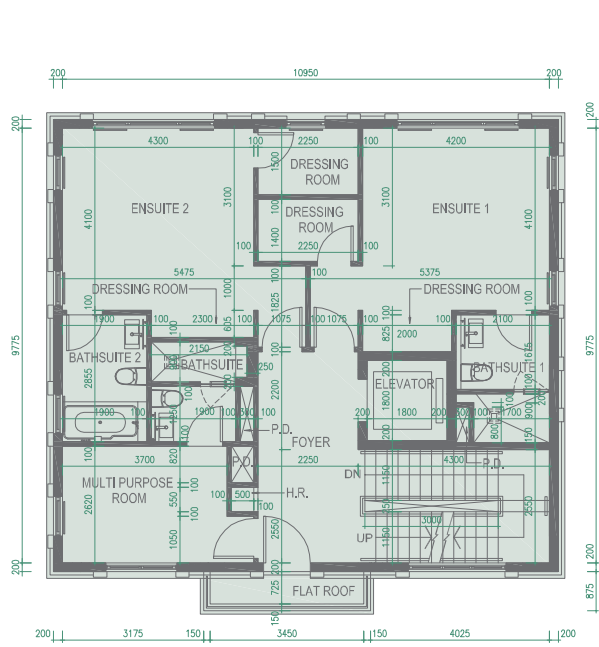


Floor Plan G/F 地下平面圖

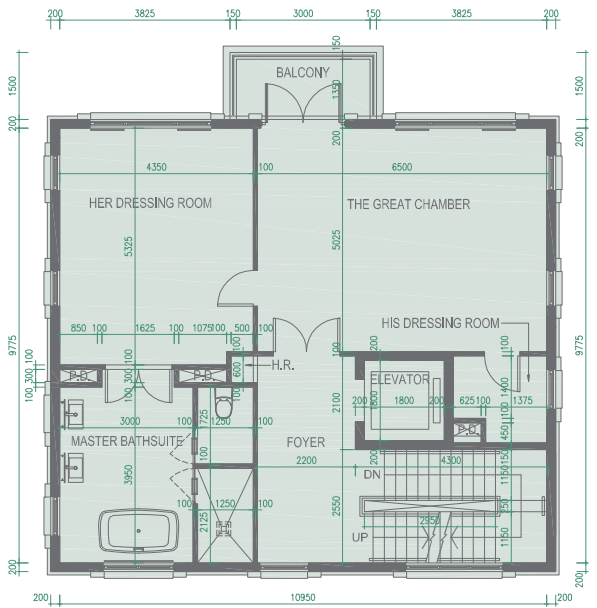
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 200mm and 250mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

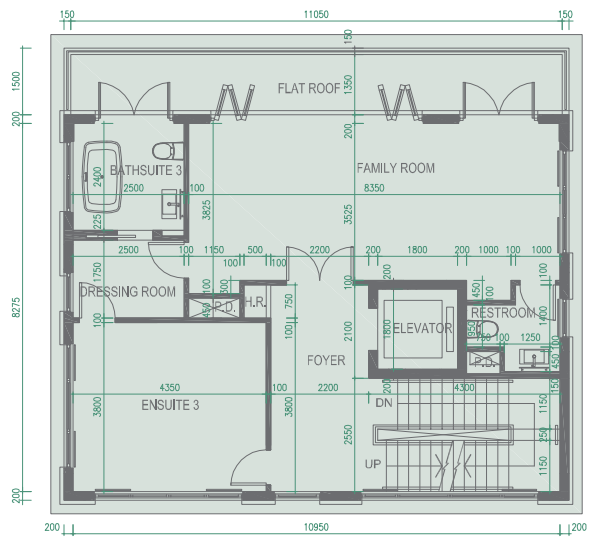
住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、200毫米及250毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



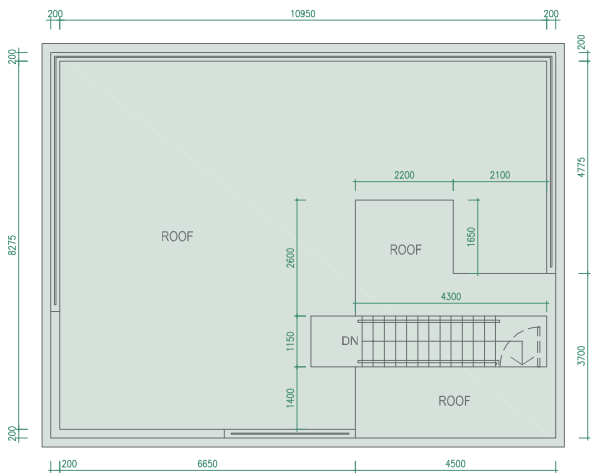
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F and 2/F: 3.70m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F and 3/F: 150mm, 200mm and 250mm; 2/F: 150mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

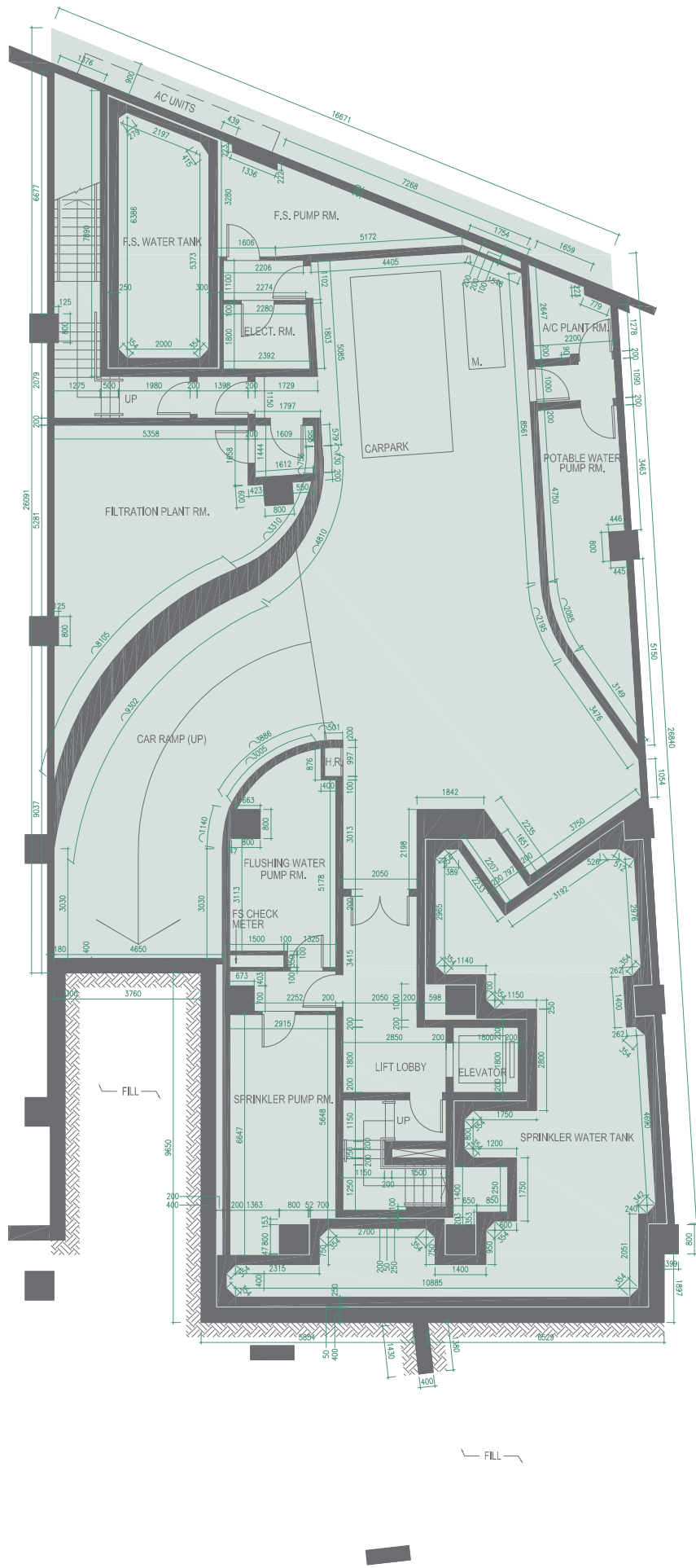
住宅物業的層與層之間的高度為一樓及二樓：3.70米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓及三樓：150毫米、200毫米及250毫米；二樓：150毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



Floor Plan B/F 地庫平面圖



The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable Water Pump Rm., Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2867 sq. ft. / 266.324 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。
住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水泵房、沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2867平方呎/266.324平方米)。實用面積並不包括空調機房面積。



Floor Plan G/F 地下平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm and 275mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Note:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

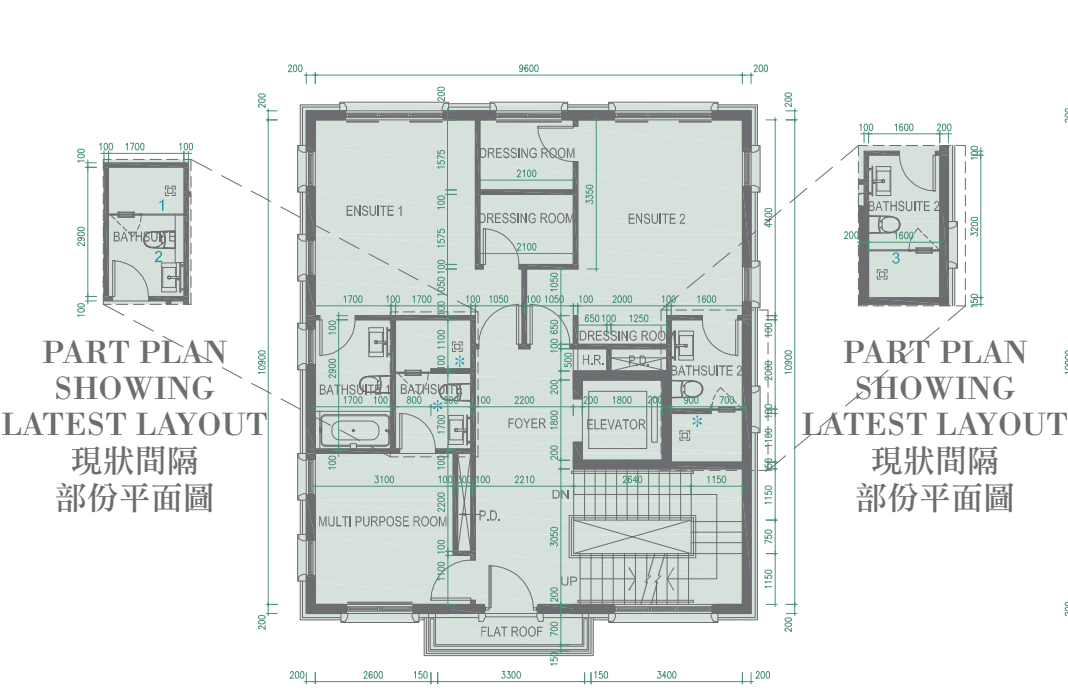
住宅物業的層與層之間的高度為：4.20米及4.50米。

住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米及275毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

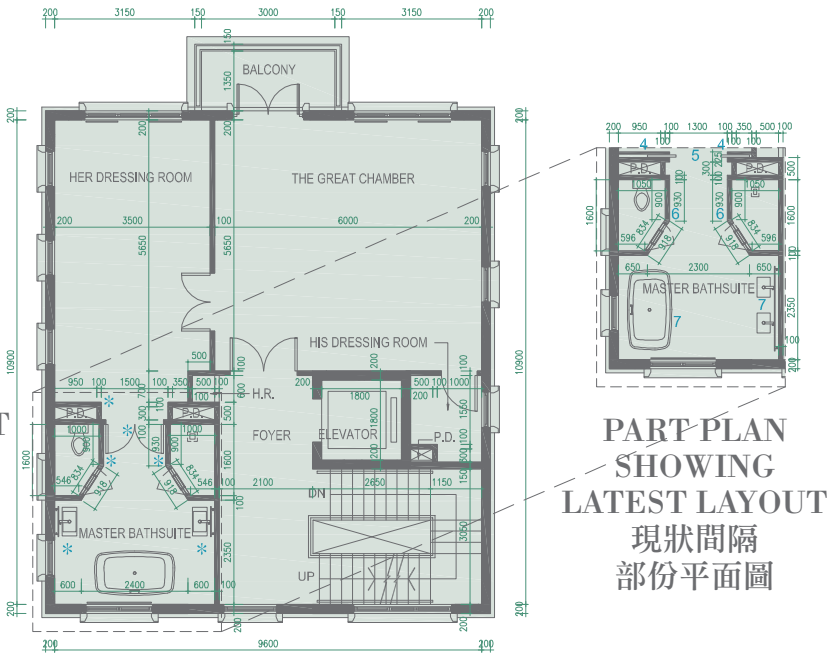
備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

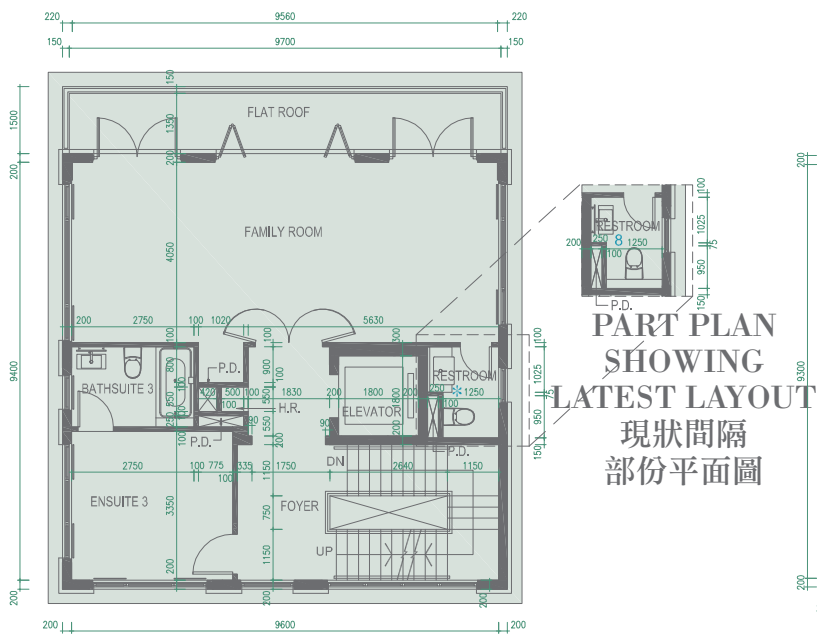
HOUSE 洋房19



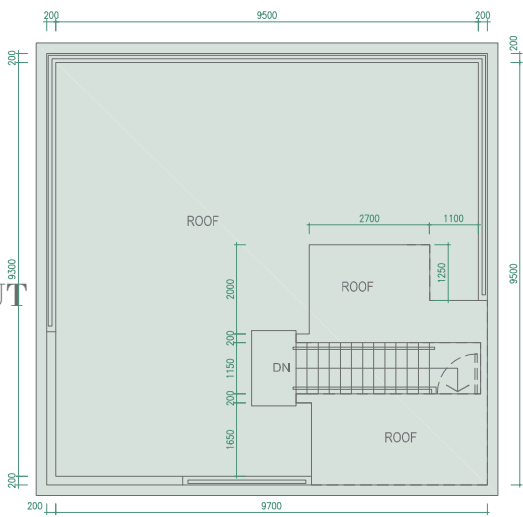
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 天台平面圖



The floor-to-floor height of the residential property on 1/F: 3.73m and 4.00m; 2/F: 3.70m, 3.73m and 4.00m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 175mm and 275mm; 2/F: 150mm, 175mm and 200mm; 3/F: 150mm, 200mm and 250mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

* This part of House 19 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:

1. Partition wall for shower area within Bathsuite in Multi-Purpose Room on 1/F has been replaced by glass wall.
2. Positions of sanitary fittings and drainage works within Bathsuite in Multi-Purpose Room on 1/F have been amended.
3. Partition wall for shower area within Bathsuite 2 on 1/F has been replaced by glass wall.
4. Non-structural wall between Her Dressing Room and Master Bathsuite on 2/F has been shifted.
5. The swing doors of Master Bathsuite on 2/F have been removed and installed with new sliding doors
6. Partition walls in Master Bathsuite on 2/F has been amended.
7. Positions of sanitary fittings and drainage works within Master Bathsuite on 2/F have been amended.
8. Positions of sanitary fittings and drainage works within Restroom on 3/F have been amended.

住宅物業的層與層之間的高度為一樓：3.73米及4.00米；二樓：3.70米、3.73米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、175毫米及275毫米；二樓：150毫米、175毫米及200毫米；三樓：150毫米、200毫米及250毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

* 洋房19此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：

1. 一樓多用途房間裡的浴室淋浴間間隔牆更改為玻璃牆。
2. 一樓多用途房間裡的浴室衛浴潔具及排水渠位置改動。
3. 一樓浴室2淋浴間間隔牆更改為玻璃牆。
4. 二樓女主人衣帽間與主人浴室之間的非結構牆移位。
5. 二樓主人浴室擺門已移除及重新安裝趟門。
6. 二樓主人浴室間隔牆改動。
7. 二樓主人浴室衛浴潔具及排水渠位置改動。
8. 三樓洗手間衛浴潔具及排水渠位置改動。



Floor Plan B/F 地庫平面圖

FILL 回填

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 3.02m, 4.00m and 4.40m.
The thickness of the floor slab (excluding plaster) of the residential property: 200mm, 250mm, 300mm and 700mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

Notes:

1. Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.
2. Saleable Area of this House includes the areas of the Elect. Rm., F.S. Water Tank, F.S. Pump Rm., Filtration Plant Rm., Potable & Flushing Water Pump Rm., Sprinkler Water Tank, Sprinkler Pump Rm. and relevant lobbies or corridors (the total area is 2926 sq. ft. / 271.804 sq. m.). Saleable Area does not include the area of Air-Conditioning Plant Room.

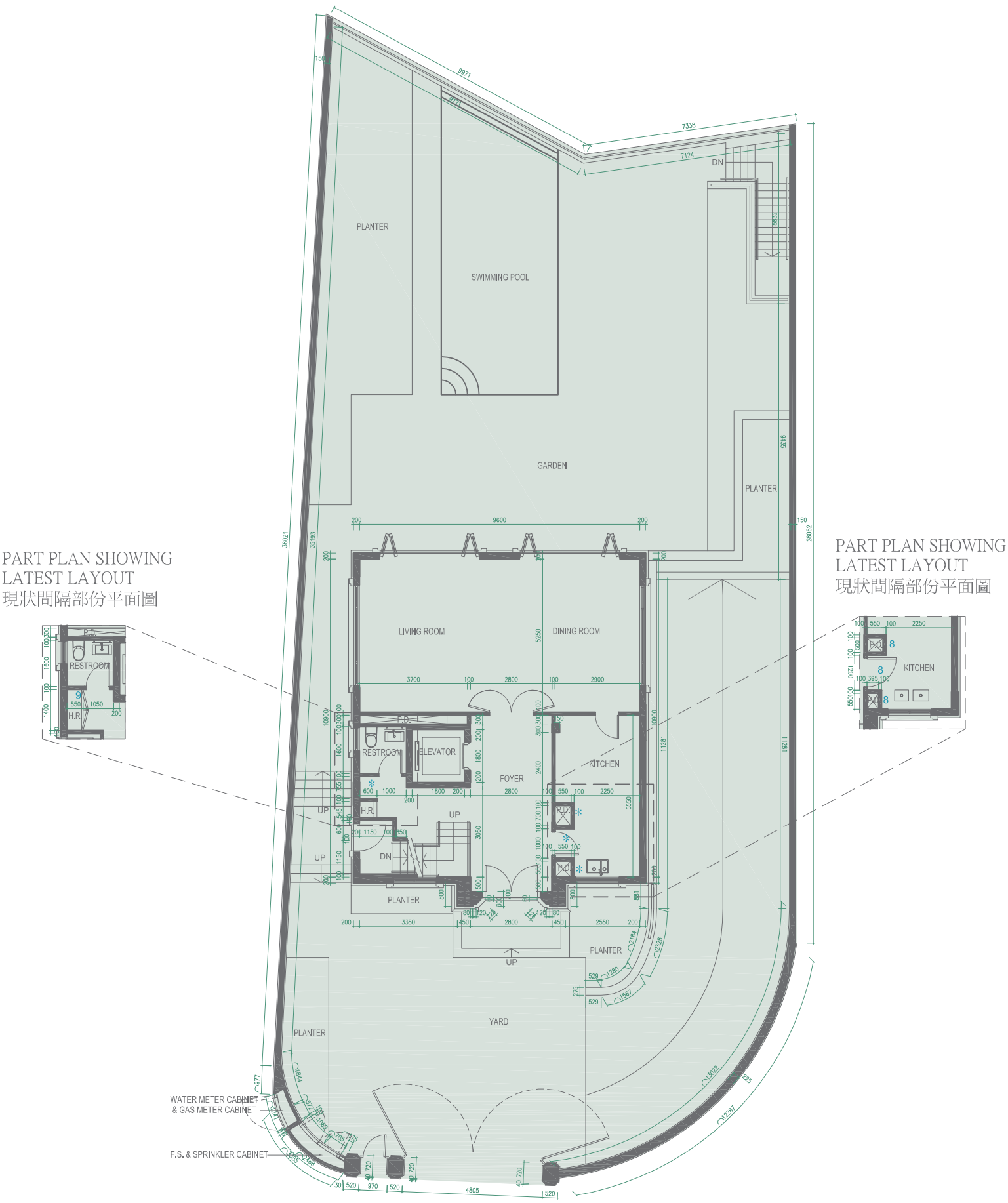
住宅物業的層與層之間的高度為：3.02米、4.00米及4.40米。

住宅物業的樓板(不包括灰泥)的厚度為：200毫米、250毫米、300毫米及700毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

備註：

1. 以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。
2. 本洋房實用面積包括電錶房、消防水缸、消防泵房、泳池濾水泵房、食水和沖廁水泵房、消防花灑水缸、消防花灑泵房及相關大堂或走廊面積(合共面積為2926平方呎/271.804平方米)。實用面積並不包括空調機房面積。

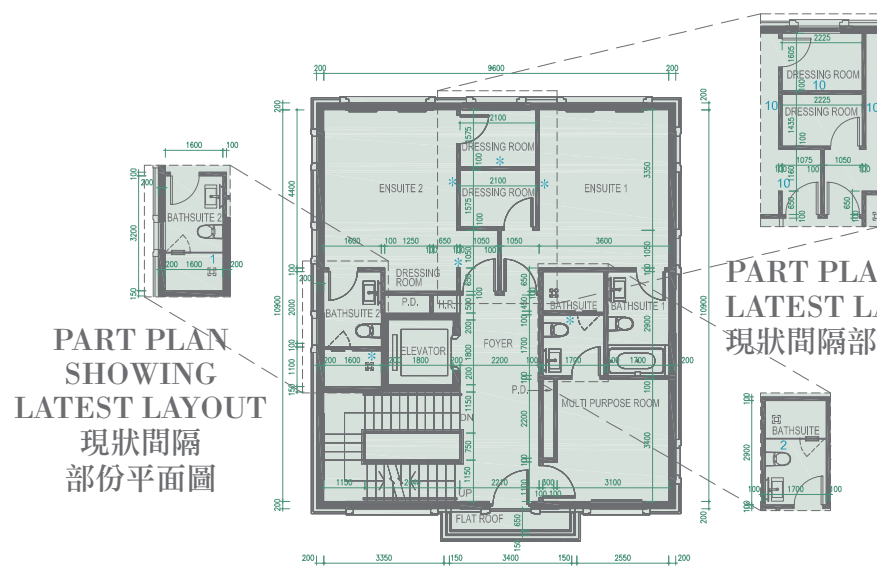


Floor Plan G/F 地下平面圖

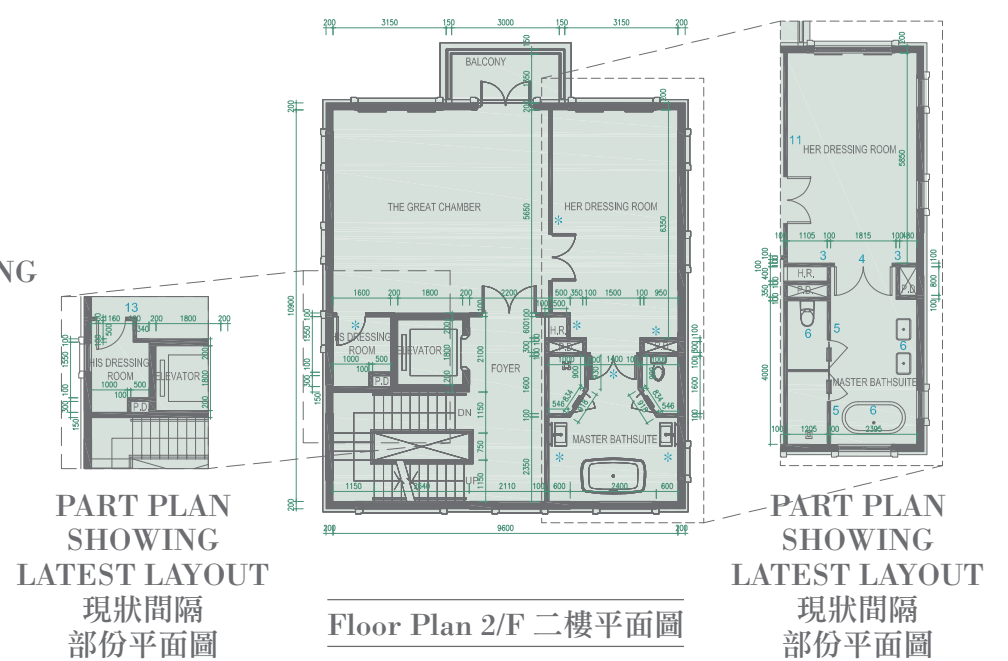
SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property: 4.20m and 4.50m.
The thickness of the floor slab (excluding plaster) of the residential property: 150mm, 175mm and 275mm.
The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)
Note:
Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

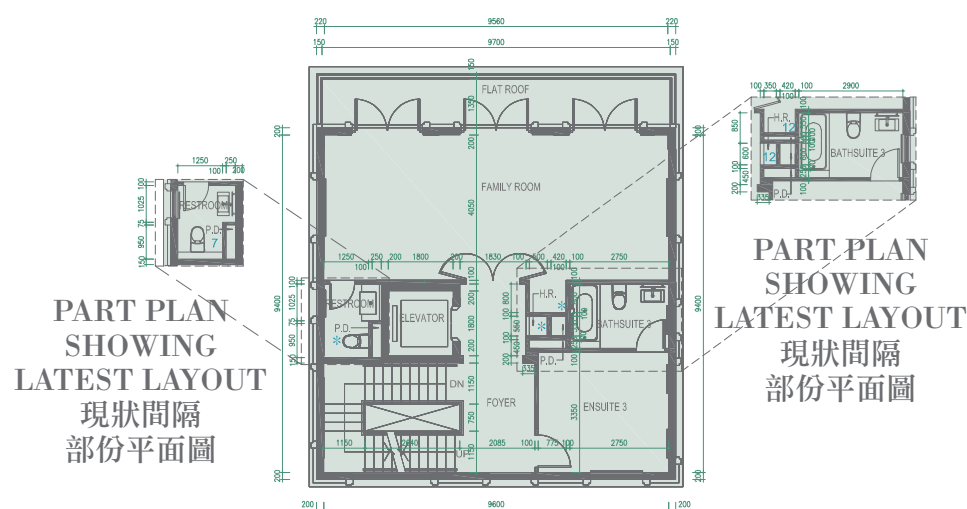
住宅物業的層與層之間的高度為：4.20米及4.50米。
住宅物業的樓板(不包括灰泥)的厚度為：150毫米、175毫米及275毫米。
因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。
備註：
以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。



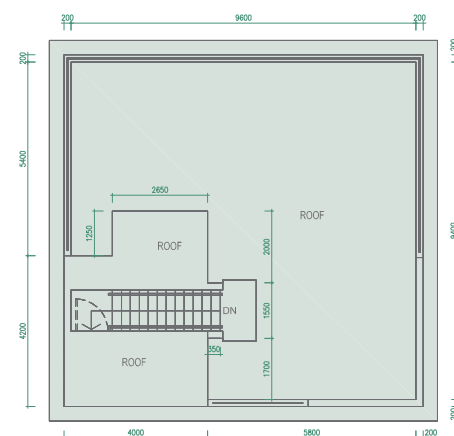
Floor Plan 1/F 一樓平面圖



Floor Plan 2/F 二樓平面圖



Floor Plan 3/F 三樓平面圖



Floor Plan R/F 屋頂平面圖

SCALE 0m/米 4m/米 8m/米
比 例

The floor-to-floor height of the residential property on 1/F: 3.73m and 4.00m; 2/F: 3.70m, 3.73m and 4.0m; 3/F: 3.50m.

The thickness of the floor slab (excluding plaster) of the residential property on 1/F: 150mm, 175mm and 275mm; 2/F: 150mm, 175mm and 200mm.

The internal areas of the residential properties on the upper floors will generally be slightly larger than those on the lower floors because of the reducing thickness of the structural walls on the upper floors. (Not applicable)

住宅物業的層與層之間的高度為一樓：3.73米及4.00米；二樓：3.70米、3.73米及4.00米；三樓：3.50米。

住宅物業的樓板(不包括灰泥)的厚度為一樓：150毫米、175毫米及275毫米；二樓：150毫米、175毫米及200毫米。

因住宅物業的較高樓層的結構牆的厚度遞減，較高樓層的內部面積，一般比較低樓層的內部面積稍大(不適用)。

HOUSE 洋房20

Notes:

Please refer to page 16 of this sales brochure for legend of the terms and abbreviation shown on the floor plan above.

- * This part of House 20 has been altered by way of minor works or exempted building works under the Buildings Ordinance after completion of the development, the latest condition of which is shown on the relevant part plan. The alteration works are as follows:
1. Partition wall for shower area within Bathsuite 2 on 1/F has been replaced by glass wall.
 2. Partition wall for shower area within Bathsuite in Multi-Purpose Room on 1/F has been replaced by glass wall.
 3. Non-structural wall between Her Dressing Room and Master Bathsuite on 2/F has been shifted.
 4. The position of swing doors of Master Bathsuite on 2/F have been shifted.
 5. Partition walls in Master Bathsuite on 2/F has been amended.
 6. Positions of sanitary fittings and drainage works within Master Bathsuite on 2/F have been amended.
 7. Positions of sanitary fittings and drainage works within Restroom on 3/F have been amended.
 8. Non-structural walls of pipe ducts inside Kitchen on G/F have been amended and swing door has been changed to different direction.
 9. G/F Hose Reel has been extended.
 10. Non-structural wall between Dressing Rooms and Ensuites on 1/F has been shifted.
 11. Non-structural wall between Her Dressing Room and The Great Chamber on 2/F has been shifted.
 12. Non-structural wall between Family Room and Bathsuite on 3/F has been amended.
 13. Non-structural wall between His Dressing Room and The Great Chamber on 2/F has been shifted.

備註：

以上平面圖中顯示之名詞及簡稱請參閱本售樓說明書第16頁。

- * 洋房20此部份因在發展項目落成後進行小型工程或獲《建築物條例》豁免的工程而有所改動，現狀請參閱有關部份平面圖。該等改動如下：
1. 一樓浴室2淋浴間間隔牆更改為玻璃牆。
 2. 一樓多用途房間裡的浴室淋浴間間隔牆更改為玻璃牆。
 3. 二樓女主人衣帽間與主人浴室之間的非結構牆移位。
 4. 二樓主人浴室擺門移位。
 5. 二樓主人浴室間隔牆改動。
 6. 二樓主人浴室衛浴潔具及排水渠位置改動。
 7. 三樓洗手間衛浴潔具及排水渠位置改動。
 8. 地下廚房內管槽的非結構牆改動，及擺門方向改動。
 9. 擴闊地下消防喉轆位置。
 10. 一樓衣帽間與套房之間的非結構牆移位。
 11. 二樓女主人衣帽間與主人套房之間的非結構牆移位。
 12. 三樓起居室與浴室之間的非結構牆改動。
 13. 二樓男主人衣帽間與主人套房之間的非結構牆移位。

Description of Residential Property 物業的描述	Saleable Area (including balcony, utility platform and verandah (if any)) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 平方米(平方呎)									
House No. 洋房編號		Air-Conditioning Plant Room 空調機房	Bay Window 窗台	Cock-loft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stair-hood 梯屋	Terrace 前庭	Yard 庭院
House 1 洋房 1	924.417 (9,950) Balcony 露台：－ Utility Platform 工作平台：－	6.327 (68)	－	－	10.841 (117)	275.681 (2,967)	194.950 (2,098)	－	－	－	250.591 (2,697)
House 2 洋房 2	856.317 (9,217) Balcony 露台：5.000 (54) Utility Platform 工作平台：－	5.607 (60)	－	－	3.629 (39)	213.100 (2,294)	220.771 (2,376)	173.314 (1,866)	－	－	155.638 (1,675)
House 3 洋房 3	852.629 (9,178) Balcony 露台：5.000 (54) Utility Platform 工作平台：－	5.505 (59)	－	－	29.875 (322)	310.466 (3,342)	154.183 (1,660)	157.795 (1,699)	－	－	199.578 (2,148)
House 5 洋房 5	852.191 (9,173) Balcony 露台：－ Utility Platform 工作平台：－	4.575 (49)	－	－	43.640 (470)	279.325 (3,007)	145.624 (1,567)	98.430 (1,060)	－	－	151.333 (1,629)
House 6 洋房 6	878.370 (9,455) Balcony 露台：－ Utility Platform 工作平台：－	4.805 (52)	－	－	43.640 (470)	426.825 (4,594)	160.521 (1,728)	98.430 (1,060)	－	－	148.083 (1,594)
House 7 洋房 7	751.330 (8,087) Balcony 露台：4.950 (53) Utility Platform 工作平台：－	4.700 (51)	－	－	17.850 (192)	451.636 (4,861)	183.186 (1,972)	96.790 (1,042)	－	－	109.445 (1,178)
House 8 洋房 8	748.240 (8,054) Balcony 露台：4.950 (53) Utility Platform 工作平台：－	4.691 (50)	－	－	18.045 (194)	408.172 (4,394)	157.670 (1,697)	94.805 (1,020)	－	－	140.458 (1,512)
House 9 洋房 9	750.947 (8,083) Balcony 露台：4.950 (53) Utility Platform 工作平台：－	4.699 (51)	－	－	17.765 (191)	328.157 (3,532)	159.721 (1,719)	96.790 (1,042)	－	－	134.728 (1,450)
House 10 洋房 10	744.767 (8,017) Balcony 露台：4.950 (53) Utility Platform 工作平台：－	4.691 (50)	－	－	17.850 (192)	307.053 (3,305)	151.194 (1,627)	96.790 (1,042)	－	－	156.673 (1,686)
House 11 洋房 11	656.383 (7,065) Balcony 露台：4.960 (53) Utility Platform 工作平台：－	3.751 (40)	－	－	2.312 (25)	241.892 (2,604)	149.500 (1,609)	－	－	－	151.211 (1,628)
House 12 洋房 12	654.233 (7,042) Balcony 露台：4.988 (54) Utility Platform 工作平台：－	3.806 (41)	－	－	－	252.251 (2,715)	193.990 (2,088)	－	－	－	182.992 (1,970)

- 1.The saleable area is calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance. Saleable Area includes areas of (if any) balcony(ies), plant room(s) (other than air-conditioning plant room(s)) and filtration plant room(s).
- 2.The floor areas of balcony, utility platform and verandah, if any, are calculated in accordance with Section 8 of the Residential Properties (First-hand Sales) Ordinance.
- 3.The areas of other specified items (not included in the saleable area) are calculated in accordance with Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

Notes: The areas in square metres have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

House Number 4, 13 and 14 are omitted.

The area of the Parking Space specified in the section "Area of Residential Properties in the Phase" in this sales brochure includes the area of the entire carport of the House (as indicated in the section "Floor Plans of Parking Spaces in the Phase" in this sales brochure). For the area inside the carport which is designated under the land grant for the parking purpose, please refer to the area of parking space under the section "Floor Plans of Parking Spaces in the Phase" in this sales brochure.

- 1.實用面積是按《一手住宅物業銷售條例》第8條計算得出的。實用面積包括(如有)露台、機房(空調機房除外)及濾水器機房面積。
- 2.露台、工作平台及陽台(如有)之樓面面積是按《一手住宅物業銷售條例》第8條計算得出的。
- 3.其他指明項目的面積(不計算入實用面積)是按《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：以平方呎列出的面積以1平方米＝10.764平方呎換算，並以四捨五入至整數。

不設屋號洋房4、13及14。

本售樓說明書「期數中的住宅物業的面積」一節所列停車位之面積包括相關洋房之車房(車房於本售樓說明書「期數中的停車位的樓面平面圖」一節有所標示)之全部面積。批地文件指明車房內用作停放車輛的地方之面積，請參閱本售樓說明書「期數中的停車位的樓面平面圖」一節之車位面積。

AREA OF RESIDENTIAL PROPERTIES IN THE PHASE
期數中的住宅物業的面積

Description of Residential Property 物業的描述	Saleable Area (including balcony, utility platform and verandah (if any)) sq. metre (sq. ft.) 實用面積 (包括露台，工作平台及陽台(如有)) 平方米(平方呎)	Area of other specified items (Not included in the Saleable Area) 其他指明項目的面積(不計算入實用面積) sq. metre (sq. ft.) 平方米(平方呎)									
House No. 洋房編號		Air-Conditioning Plant Room 空調機房	Bay Window 窗台	Cock-loft 閣樓	Flat Roof 平台	Garden 花園	Parking Space 停車位	Roof 天台	Stair-hood 梯屋	Terrace 前庭	Yard 庭院
House 15 洋房 15	805.879 (8,674) Balcony 露台：4.991 (54) Utility Platform 工作平台：-	3.992 (43)	-	-	18.441 (198)	404.342 (4,352)	122.478 (1,318)	109.455 (1,178)	-	-	197.397 (2,125)
House 16 洋房 16	741.214 (7,978) Balcony 露台：4.950 (53) Utility Platform 工作平台：-	4.482 (48)	-	-	17.137 (184)	479.632 (5,163)	141.198 (1,520)	91.243 (982)	-	-	118.999 (1,281)
House 17 洋房 17	741.693 (7,984) Balcony 露台：4.950 (53) Utility Platform 工作平台：-	4.485 (48)	-	-	17.225 (185)	445.943 (4,800)	157.709 (1,698)	92.211 (993)	-	-	115.564 (1,244)
House 18 洋房 18	747.854 (8,050) Balcony 露台：4.950 (53) Utility Platform 工作平台：-	4.226 (45)	-	-	17.419 (187)	388.459 (4,181)	161.037 (1,733)	92.211 (993)	-	-	150.645 (1,622)
House 19 洋房 19	741.438 (7,981) Balcony 露台：4.950 (53) Utility Platform 工作平台：-	4.400 (47)	-	-	15.405 (166)	294.123 (3,166)	143.425 (1,544)	89.930 (968)	-	-	96.163 (1,035)
House 20 洋房 20	751.885 (8,093) Balcony 露台：4.950 (53) Utility Platform 工作平台：-	3.922 (42)	-	-	15.075 (162)	268.364 (2,889)	130.725 (1,407)	91.840 (989)	-	-	105.100 (1,131)

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

Notes: The areas in square metres have been converted to square feet based on a conversion rate of 1 square metre = 10.764 square feet and rounded off to the nearest integer.

The area of the Parking Space specified in the section "Area of Residential Properties in the Phase" in this sales brochure includes the area of the entire carport of the House (as indicated in the section "Floor Plans of Parking Spaces in the Phase" in this sales brochure). For the area inside the carport which is designated under the land grant for the parking purpose, please refer to the area of parking space under the section "Floor Plans of Parking Spaces in the Phase" in this sales brochure.

- 1.實用面積是按《一手住宅物業銷售條例》第8條計算得出的。
- 2.露台、工作平台及陽台(如有)之樓面面積是按《一手住宅物業銷售條例》第8條計算得出的。
- 3.其他指明項目的面積(不計算入實用面積)是按《一手住宅物業銷售條例》附表2第2部計算得出的。

備註：以平方呎列出的面積以1平方米=10.764平方呎換算，並以四捨五入至整數。

本售樓說明書「期數中的住宅物業的面積」一節所列停車位之面積包括相關洋房之車房(車房於本售樓說明書「期數中的停車位的樓面平面圖」一節有所標示)之全部面積。批地文件指明車房內用作停放車輛的地方之面積，請參閱本售樓說明書「期數中的停車位的樓面平面圖」一節之車位面積。