

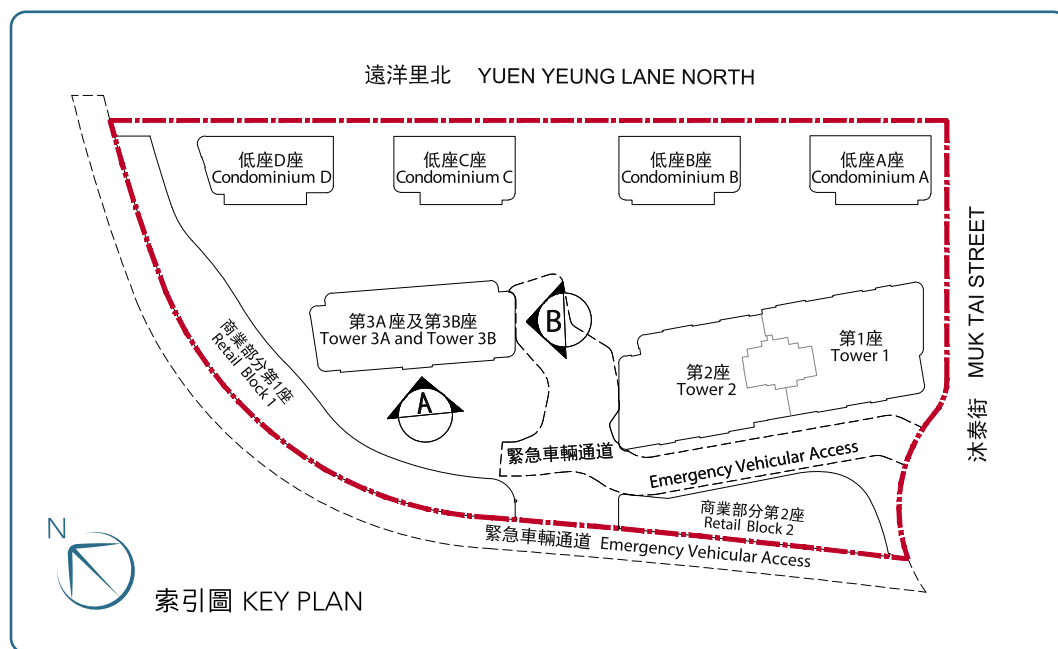
第3A座及第3B座 TOWER 3A & TOWER 3B

期數的認可人士已證明本圖所顯示的立面：

1. 以2021年10月22日的情況為準的期數的經批准的建築圖則為基礎擬備；及
2. 大致上與期數的外觀一致。

Authorized Person for the Phase certified that the elevations shown on these plans:

1. are prepared on the basis of the approved building plans for the Phase as of 22nd October 2021; and
2. are in general accordance with the outward appearance of the Phase.

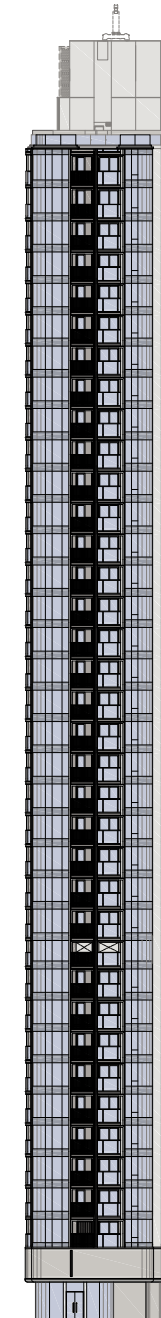


圖例 LEGEND

- 發展項目邊界線
Boundary of the Development



立面圖 A
ELEVATION PLAN A



立面圖 B
ELEVATION PLAN B

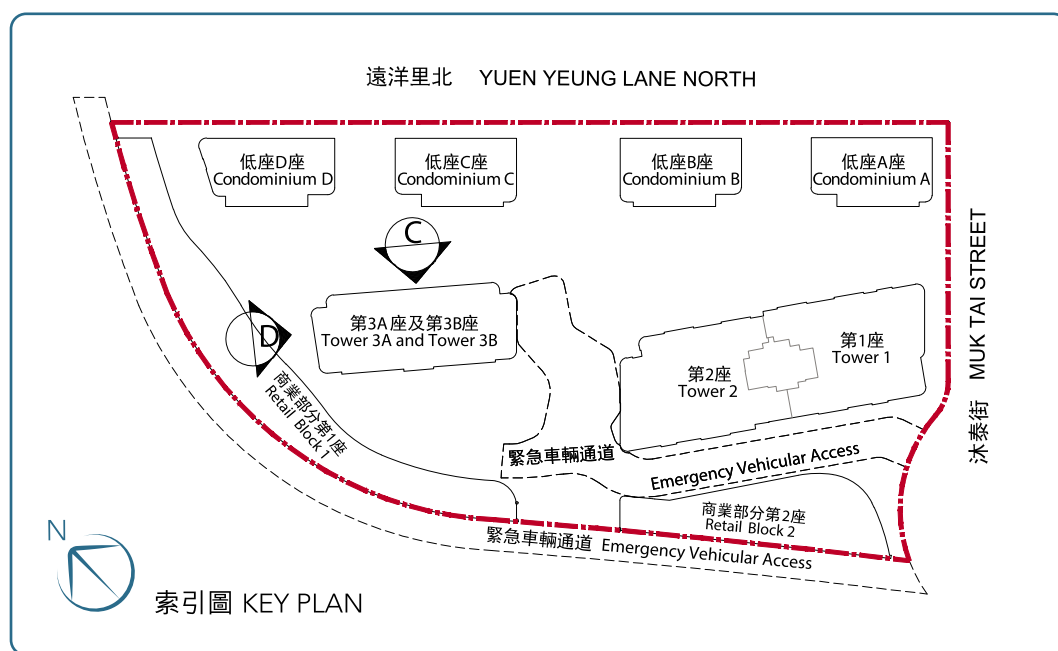
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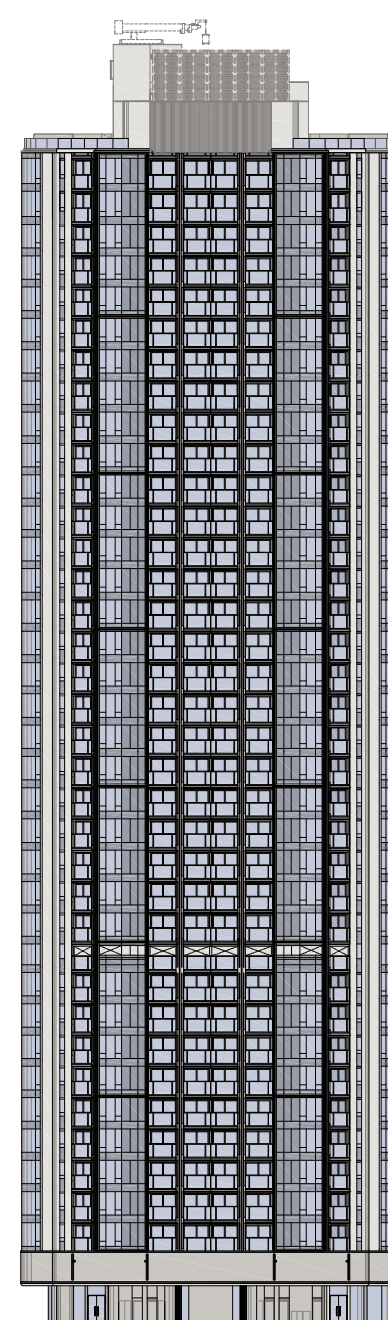
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圖例 LEGEND

- 發展項目邊界線
Boundary of the Development



立面圖 C
ELEVATION PLAN C



立面圖 D
ELEVATION PLAN D

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期數中的公用設施的資料
INFORMATION ON COMMON FACILITIES IN THE PHASE

公用設施 Common Facilities	有上蓋遮蓋之面積 Covered Area		沒有上蓋遮蓋之面積 Uncovered Area		總面積 Total Area	
	平方米 sq. m.	平方呎 sq. ft.	平方米 sq. m.	平方呎 sq. ft.	平方米 sq. m.	平方呎 sq. ft.
(a) 住客會所(包括供住客使用的任何康樂設施) Residents' Clubhouse (including any recreational facilities for residents' use)	不適用 Not applicable					
(b) 位於期數中的建築物的天台或在天台和最低一層住宅樓層之間的任何一層的、供住客使用的公用花園或遊樂地方(不論是稱為公用空中花園或其他名稱) Communal garden or play area for residents' use on the roof, or on any floor between the roof and the lowest residential floor, of a building in the Phase (whether known as a communal sky garden or otherwise)	不適用 Not applicable					
(c) 位於期數中的建築物的最低一層住宅樓層以下的、供住客使用的公用花園或遊樂地方(不論是稱為有蓋及園景的遊樂場或有其他名稱) Communal garden or play area for residents' use below the lowest residential floor of a building in the Phase (whether known as a covered and landscaped play area or otherwise)	不適用 Not applicable					

21 閱覽圖則及公契

INSPECTION OF PLANS AND DEED OF MUTUAL COVENANT

1. 備有關乎本發展項目的分區計劃大綱圖的文本供閱覽的互聯網網站的網址為www.ozp.tpb.gov.hk
2. (a) 以下文件的文本存放在發售有關住宅物業的售樓處，以供閱覽 —
本住宅物業的每一已簽立的公契。
(b) 無須為閱覽付費。

1. Copies of outline zoning plans relating to the development are available for inspection at www.ozp.tpb.gov.hk
2. (a) Copies of the following document are available for inspection at the place at which the residential property is offered to be sold -
every deed of mutual covenant in respect of the residential property that has been executed.
(b) The inspection is free of charge.

1. 外部裝修物料

		描述	
(a)	外牆	裝修物料的類型	鋁質飾板、鋁金屬百葉、玻璃幕牆、外牆漆、玻璃飾板、金屬裝飾及石材幕牆
(b)	窗	框的用料	鋁質氟碳噴塗窗框
		玻璃的用料	客廳 / 飯廳、睡房、睡房1、睡房2及主人睡房窗為雙層中空玻璃 浴室窗為有色鋼化磨沙玻璃（如適用）
(c)	窗台	用料	不適用
		窗台板的裝修物料	不適用
(d)	花槽	裝修物料的類型	不適用
(e)	陽台或露台	(i) 裝修物料的類型	i) 露台：裝有夾層玻璃欄河及金屬鋁框 地台：瓷磚及天然石 牆身：鋁質飾板 天花：鋁質假天花 ii) 陽台：不適用
		(ii) 是否有蓋	i) 露台：設有上蓋 ii) 陽台：不適用
(f)	乾衣設施	類型	不適用
		用料	不適用

2. 室內裝修物料

		描述			
(a)	大堂		牆壁	地板	天花板
		地下住宅入口大堂的裝修物料的類型	外露牆身鋪砌天然石、玻璃及金屬	天然石	石膏板假天花及木製燈槽表面髹上乳膠漆
		住宅樓層電梯大堂的裝修物料的類型	外露牆身鋪砌天然石、玻璃、膠板飾面及金屬	天然石、瓷磚及金屬	石膏板假天花及木製燈槽表面髹上乳膠漆
(b)	內牆及天花板		牆壁	天花板	
		客廳的裝修物料的類型	乳膠漆	乳膠漆、石膏板假天花及木製燈槽表面髹上乳膠漆	
		飯廳的裝修物料的類型	乳膠漆	乳膠漆、石膏板假天花及木製燈槽表面髹上乳膠漆	
		睡房的裝修物料的類型	乳膠漆	乳膠漆	

2. 室內裝修物料

		描述			
(c)	內部地板		地板		牆腳線
		客廳的用料	以下之住宅單位鋪砌複合木地板，另通往露台的室內地台圍邊部分鋪砌天然石及金屬： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A及B單位		木腳線
			除上述住宅單位外之其他住宅單位則鋪砌瓷磚，另通往露台的室內地台圍邊部分鋪砌天然石及金屬		
		飯廳的用料	以下之住宅單位鋪砌複合木地板： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A及B單位		
			瓷磚(除上述住宅單位外)		
		睡房的用料	以下之住宅單位鋪砌複合木地板： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A及B單位		
			瓷磚(除上述住宅單位外)		
(d)	浴室		牆壁	地板	天花板
		(i) 裝修物料的類型	以下之住宅單位的浴室的外露牆身鋪砌天然石及玻璃飾面： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位	以下之住宅單位的外露地板鋪砌天然石： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位	以下之住宅單位的石膏板假天花表面髹上乳膠漆及鋪砌鋁質天花面板： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位之主人浴室
			以下之住宅單位的主人浴室的外露牆身鋪砌天然石： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位		
			外露之牆身鋪砌瓷磚及玻璃飾面(除上述住宅單位外)	外露之地板鋪砌瓷磚及天然石(除上述住宅單位外)	鋁質面板(除上述住宅單位外)
		(ii) 牆壁的裝修物料是否鋪至天花板	裝修物料鋪至假天花底		

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

2. 室內裝修物料

		描述				
(e)	廚房		牆壁	地板	天花板	灶台
		(i) 裝修物料的類型	以下之住宅單位的外露牆身鋪砌天然石及金屬飾面： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位	以下之住宅單位的外露地板鋪砌複合木地板，另由大門至開放式廚房的位置鋪砌天然石及金屬： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A及B單位	石膏板假天花表面髹上乳膠漆	以下之住宅單位之灶台以天然石鋪砌： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位
			外露之牆身鋪砌瓷磚及金屬飾面 (除上述住宅單位外)	外露之地板鋪砌瓷磚(除上述住宅單位外)		人造石 (除上述住宅單位外)
		(ii) 牆壁的裝修物料是否鋪至天花板	裝修物料鋪至假天花底			

3. 室內裝置

		描述			
(a)	門		用料	裝修物料	配件
		單位大門	防火實心木掩門	木飾面	電子門鎖、隱藏式氣鼓、防盜眼及門擋
		睡房/睡房1/睡房2/主人睡房門	以下之住宅單位設鑽孔實心木掩門： <u>第3A座及第3B座</u> 1樓C單位 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A、B及C單位	木飾面	金屬門框連橡膠墊、磁性門鎖、橡膠下垂式密封條及門檔
			以下之住宅單位設中空木趟門： <u>第3A座及第3B座</u> 1樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓D單位	木飾面及金屬	門鎖

3. 室內裝置

		描述			
(a)	門		用料	裝修物料	配件
		浴室門	以下之住宅單位設蜂窩芯木掩門： 第3A座及第3B座 1樓C、E及F單位 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A、B、C、E及F單位	木飾面及金屬	金屬門框連橡膠墊、 磁性門鎖及門檔
			以下之住宅單位設中空木趟門： 第3A座及第3B座 1樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓D單位	木飾面及金屬	門鎖
		主人浴室門	以下之住宅單位設金屬框玻璃掩門： 第3A座及第3B座 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位	玻璃	金屬門框連橡膠墊 及門檔
		衣帽間門	以下之住宅單位設金屬框玻璃掩門： 第3A座及第3B座 1樓C單位 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A、B及C單位	玻璃	金屬門框連橡膠墊
		儲物房門	以下之住宅單位設中空木掩門： 第3A座及第3B座 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓B單位	膠板飾面及金屬	門鎖
		露台門	有色鋼化玻璃趟門	氟化碳塗層鋁框	門鎖
		工作平台門	有色鋼化磨沙玻璃趟門	氟化碳塗層鋁框	門鎖
		私人天台門	金屬掩門	氟化碳塗層	門鎖

3. 室內裝置

		描述				
(b)	浴室		裝置及設備	類型	用料	
		(i) 裝置及設備的類型及用料	櫃	檯面	以下之住宅單位的浴室櫃檯面以天然石鋪砌： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位之浴室及主人浴室	
					人造石(除上述住宅單位外)	
				洗手盆櫃	木製櫃配木飾面、膠板飾面及金屬	
				櫃	木製櫃配木飾面、膠板飾面、金屬及鏡	
			潔具	廁紙架	鍍鉻	
				洗手盆水龍頭	鍍鉻	
				洗手盆	搪瓷(第3A座及第3B座所有A單位之主人浴室除外) 鋼釉(只適用於第3A座及第3B座所有A單位之主人浴室)	
				座廁	搪瓷	
				掛鉤	鍍鉻	
				淋浴間	強化玻璃	
			設備	設備之品牌及型號，請參閱「設備說明表」		
		(ii) 供水系統的類型及用料		冷水喉	銅喉	
				熱水喉	隔熱絕緣保護之銅喉	
		(iii) 沐浴設施的類型及用料(包括花灑或浴缸，(如適用的話))	花灑	花灑水龍頭及花灑套裝	鍍鉻	
			浴缸	以下之住宅單位的浴室設浴缸水龍頭及浴缸： <u>第3A座及第3B座</u> 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓B單位之浴室及A單位之主人浴室	鍍鉻及鋼釉	
		(iv) 浴缸大小(如適用的話)		長1500 x 闊700 x 高410毫米		

3. 室內裝置

		描述			
(c)	廚房		用料		
		(i) 洗滌盆的用料	不銹鋼		
		(ii) 供水系統的用料	冷水喉採用銅喉，熱水喉採用隔熱絕緣銅喉		
			用料	裝修物料	
		(iii) 廚櫃的用料及裝修物料	木製廚櫃配木製門板	焗漆、膠板飾面及金屬(以下住宅單位除外)	
				以下之住宅單位的廚櫃為玻璃飾面、膠板飾面及金屬： 第3A座及第3B座 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A單位	
				以下之住宅單位的廚櫃為焗漆、玻璃飾面、膠板飾面及金屬： 第3A座及第3B座 1樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓E及F單位	
		(iv) 所有其他裝置及設備的類型	消防裝置及設備	開放式廚房內或附近的天花裝置煙霧探測器及消防花灑頭	
			其他裝置	不銹鋼洗滌盆及鍍鉻洗滌盆水龍頭	
			其他設備	設備之品牌及型號，請參閱「設備說明表」	
(d)	睡房			類型	用料
		裝置的類型及用料(包括嵌入式衣櫃)	嵌入式衣櫃	以下之住宅單位設衣櫃： 第3A座及第3B座 1樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓C單位之睡房 2樓至3樓、5樓至10樓、12樓、15樓至23樓、25樓至33樓、35樓至40樓A及B單位之主人睡房	塑合板配三聚氰胺飾面
			其他裝置	不適用	不適用
(e)	電話	接駁點的位置及數目	請參閱「機電裝置位置及數量說明表」		
(f)	天線	接駁點的位置及數目			

3. 室內裝置

		描述		
(g)	電力裝置	(i) 供電附件（包括安全裝置）	供電附件	提供電掣及插座之面板
			安全裝置	單相電力並裝妥微型斷路器配電箱(第3A座及第3B座所有A單位除外) 三相電力並裝妥微型斷路器配電箱(只適用於第3A座及第3B座所有A單位)
		(ii) 導管是隱藏或外露	導管是部分隱藏及部分外露 ¹	
		(iii) 電插座及空調機接駁點的位置及數目	請參閱「機電裝置位置及數量說明表」	
(h)	氣體供應	類型	煤氣	
		系統	提供煤氣喉接駁煤氣煮食爐及煤氣熱水爐	
		位置	請參閱「機電裝置位置及數量說明表」	
(i)	洗衣機接駁點	位置	請參閱「機電裝置位置及數量說明表」	
		設計	設有洗衣機來水及去水接駁喉位	
(j)	供水	(i) 水管的用料	冷水喉採用銅喉，熱水喉採用隔熱絕緣銅喉	
		(ii) 水管是隱藏或外露	冷熱水喉是部分隱藏及部分外露 ²	
		(iii) 有否熱水供應	所有廚房及浴室供應熱水	

備註：

1. 除部分隱藏於混凝土內之導管外，其他部分的導管均為外露。外露的導管可能會被假天花、假陣、貯存櫃、覆面、非混凝土間牆、指定之槽位或其他物料遮蓋或隱藏。

2. 除部分隱藏於混凝土內之水管外，其他部分的水管均為外露。外露的水管可能會被假天花、假陣、貯存櫃、覆面、非混凝土間牆、指定之槽位或其他物料遮蓋或隱藏。

4. 雜項

		描述					
(a)	升降機			住宅升降機			
		(i) 品牌名稱及產品型號	品牌名稱	迅達			
			產品型號	5500MMR			
		(ii) 升降機的數目及到達的樓層	升降機的數目	4			
			到達的樓層	大廈名稱	升降機編號	產品型號	升降機到達的樓層
				第3A座及第3B座	L10	5500MMR	地庫2樓至40樓(4樓、11樓、13樓、14樓、24樓及34樓除外)
					L11		
L12							
		L9		地庫2樓至天台(4樓、11樓、13樓、14樓、24樓及34樓除外)			
(b)	信箱	用料	金屬				
(c)	垃圾收集	(i) 垃圾收集的方法	由清潔工人收集垃圾				
		(ii) 垃圾房的位置	各住宅層之公用地方設有垃圾房及地庫1樓設有中央垃圾房				
(d)	水錶、電錶及氣體錶		水錶	電錶	氣體錶		
		(i) 位置	每層之公共水錶櫃	每層之公共電錶房	所有住宅單位的露台的假天花內		
		(ii) 就住宅單位而言是獨立抑或公用的錶	獨立	獨立	獨立		

5. 保安設施

	描述	
保安系統及設備	入口通道控制及保安系統	所有住宅大樓之地下住宅入口大堂設有門禁系統(使用八達通、藍芽或二維碼)連視像對講機
	閉路電視	閉路電視設於地下住宅入口大堂、所有升降機內及公用空間，並直接連接地下接待處及地庫1樓之管理處
嵌入式的裝備的細節	各住宅單位均設有視像對講機，並直接連接地下住宅入口大堂之視像對講機系統	
嵌入式裝備的位置	請參閱「機電裝置位置及數量說明表」	

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

1. Exterior Finishes

		Description	
(a)	External wall	Type of finishes	Aluminium cladding, aluminium louvres, curtain wall, external texture paint, glass cladding, metal feature and stone cladding
(b)	Window	Material of frame	Aluminium window frames finished with fluorocarbon coating
		Material of glass	Insulated Glass Unit (IGU) for windows of living room / dining room, bedroom, bedroom 1, bedroom 2 and master bedroom Ceramic frit tinted tempered glass for windows of bathroom (if applicable)
(c)	Bay window	Material	Not applicable
		Window sill finishes	Not applicable
(d)	Planter	Type of finishes	Not applicable
(e)	Verandah or balcony	(i) Type of finishes	i) Balcony: Installed with laminated glass balustrade and aluminium metal frame Floor: Homogeneous tiles and natural stone Wall: Aluminium cladding Ceiling: Aluminium false ceiling system ii) Verandah: Not applicable
		(ii) Whether it is covered	i) Balcony: Covered ii) Verandah: Not applicable
(f)	Drying facilities for clothing	Type	Not applicable
		Material	Not applicable

2. Interior Finishes

		Description			
(a)	Lobby		Wall	Floor	Ceiling
		G/F residential entrance lobby finishes	Natural stone, glass and metal for the exposed surface	Natural stone	Gypsum board false ceiling and wooden light trough with emulsion paint
		Lift lobby finishes for residential floors	Natural stone, glass, plastic laminate and metal for the exposed surface	Natural stone, ceramic tiles and metal	Gypsum board false ceiling and wooden light trough with emulsion paint
(b)	Internal wall and ceiling		Wall	Ceiling	
		Living room finishes	Emulsion paint	Emulsion paint, gypsum board false ceiling and wooden light trough with emulsion paint	
		Dining room finishes	Emulsion paint	Emulsion paint, gypsum board false ceiling and wooden light trough with emulsion paint	
		Bedroom finishes	Emulsion paint	Emulsion paint	
(c)	Internal floor		Floor		Skirting
		Material for living room	Engineered timber flooring, natural stone border and metal along inside edge of floor in front of door opening to balcony for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A and B of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F		Timber skirting
			Ceramic tile flooring, natural stone border and metal along inside edge of floor in front of door opening to balcony (except the above residential units)		
		Material for dining room	Engineered timber flooring for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A and B of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F		
			Ceramic tiles (except the above residential units)		
		Material for bedroom	Engineered timber flooring for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A and B of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F		
			Ceramic tiles (except the above residential units)		

2. Interior Finishes

		Description				
(d)	Bathroom		Wall	Floor	Ceiling	
		(i) Type of finishes	Natural stone and glass for the exposed surface of the bathroom for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Natural stone for the exposed surface of the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Gypsum board false ceiling with emulsion paint and aluminium panel for the following residential units: <u>Tower 3A and Tower 3B</u> Master bathroom of Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	
			Natural stone for the exposed surface of the master bathroom for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F			
			Ceramic tiles and glass for the exposed surface (except the above residential units)	Ceramic tiles and natural stone for the exposed surface (except the above residential units)	Aluminium panel (except the above residential units)	
	(ii) Whether the wall finishes run up to the ceiling	Up to the bottom level of false ceiling				
			Wall	Floor	Ceiling	Cooking Bench
(e)	Kitchen	(i) Type of finishes	Natural stone and metal for the exposed surface of the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Engineered timber flooring for the exposed surface, natural stone and metal from the main entrance door to the open kitchen area for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A and B of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Gypsum board false ceiling with emulsion paint	Natural stone for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F
			Ceramic tiles and metal for the exposed surface (except the above residential units)	Ceramic tiles for the exposed surface (except the above residential units)		Reconstituted stone (except the above residential units)
			(ii) Whether the wall finishes run up to the ceiling	Up to the bottom level of false ceiling		

3. Interior Fittings

		Description			
(a)	Doors		Material	Finishes	Accessories
		Main entrance door	Fire rated solid core timber swing door	Wood veneer	Digital lockset, concealed door closer, eye viewer and door stopper
		Bedroom / Bedroom 1 / Bedroom 2 / Master bedroom door	Perforated solid core timber swing door for the following residential units: <u>Tower 3A and Tower 3B</u> Flat C of 1/F Flats A, B and C of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Wood veneer	Metal door frame with rubber gasket, magnetic lockset, rubber drop-seal and door stopper
			Hollow core timber sliding door for the following residential units: <u>Tower 3A and Tower 3B</u> Flats D of 1/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Wood veneer and metal	Lockset
		Bathroom door	Honeycomb core timber swing door for the following residential units: <u>Tower 3A and Tower 3B</u> Flats C, E and F of 1/F Flats A, B, C, E and F of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Wood veneer and metal	Metal door frame with rubber gasket, magnetic lockset and door stopper
			Hollow core timber sliding door for the following residential units: <u>Tower 3A and Tower 3B</u> Flats D of 1/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Wood veneer and metal	Lockset
		Master bathroom door	Metal framed glass swing door for the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Glass	Metal door frame with rubber gasket and door stopper
		Walk-in closet door	Metal framed glass swing door for the following residential units: <u>Tower 3A and Tower 3B</u> Flat C of 1/F Flats A, B and C of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Glass	Metal door frame with rubber gasket
		Store room door	Hollow core timber swing door for the following residential units: <u>Tower 3A and Tower 3B</u> Flats B of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Plastic laminate and metal	Lockset
		Balcony door	Tinted tempered glass sliding door	Fluorocarbon coated aluminium frame	Lockset
		Utility platform door	Ceramic frit tinted tempered glass sliding door	Fluorocarbon coated aluminium frame	Lockset
		Private roof door	Metal swing door	Fluorocarbon coated	Lockset

3. Interior Fittings

		Description			
(b)	Bathroom		Fittings and Equipment	Type	Material
		(i) Type and material of fittings and equipment	Cabinet	Countertop	Natural stone for the countertop of bathroom cabinet for the following residential units: <u>Tower 3A and Tower 3B</u> Bathroom and master bathroom of Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F
					Reconstituted stone (except the above residential units)
				Basin cabinet	Timber cabinet with wood veneer, plastic laminate and metal
			Bathroom fittings	Cabinet	Timber cabinet with wood veneer, plastic laminate, metal and mirror
				Paper holder	Chrome plated
				Wash basin mixer	Chrome plated
				Wash basin	Vitreous china (except the master bathroom of all Flats A of Tower 3A and Tower 3B) Steel enamel (for the master bathroom of all Flats A of Tower 3A and Tower 3B)
				Water closet	Vitreous china
				Hook	Chrome plated
				Shower compartment	Tempered glass
			Appliances	For the brand name and model number of appliances, please refer to the "Appliances Schedule"	
		(ii) Type and material of water supply system		Cold water supply	Copper water pipes
				Hot Water supply	Copper water pipes with thermal insulation
		(iii) Type and material of bathing facilities (including shower or bath tub, if applicable)	Shower	Shower mixer and shower set	Chrome plated
			Bath tub	Bath mixer and bathtub of the following residential units: <u>Tower 3A and Tower 3B</u> Bathroom of Flats B and master bathroom of Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Chrome plated and steel enamel
		(iv) Size of bath tub, if applicable		L1500 x W700 x H410 mm	

3. Interior Fittings

		Description			
(c)	Kitchen		Material		
		(i) Material of sink unit	Stainless steel		
		(ii) Material of water supply system	Copper water pipes for cold water supply and copper water pipes with thermal insulation for hot water supply		
			Material	Finishes	
		(iii) Material and finishes of kitchen cabinet	Timber cabinet with timber door panel	Lacquer paint, plastic laminate and metal (except the following residential units)	
				Glass panel, plastic laminate and metal for the kitchen cabinet of the following residential units: <u>Tower 3A and Tower 3B</u> Flats A of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	
				Lacquer paint, glass panel, plastic laminate and metal for the kitchen cabinet of the following residential units: <u>Tower 3A and Tower 3B</u> Flats E and F of 1/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	
		(iv) Type of all other fittings and equipment	Fire service installations and equipment	Ceiling-mounted smoke detector and sprinkler head are fitted in or near open kitchen	
			Other fittings	Stainless steel sink and chrome plated sink mixer	
Other equipment	For the brand name and model number of appliances, please refer to the "Appliances Schedule"				
(d)	Bedroom			Type	Material
		Types and material of fittings (including built-in wardrobe)	Built-in wardrobe	Wardrobe of the following residential units: <u>Tower 3A and Tower 3B</u> Bedroom of Flats C of 1/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F Master bedroom of Flats A and B of 2/F - 3/F, 5/F - 10/F, 12/F, 15/F - 23/F, 25/F - 33/F, 35/F - 40/F	Particle board with melamine surface finish
			Other fittings	Not applicable	Not applicable
(e)	Telephone	Location and number of connection points	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions"		
(f)	Aerials	Location and number of connection points	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions"		

3. Interior Fittings

		Description		
(g)	Electrical installations	(i) Electrical fittings (including safety devices)	Electrical fittings	Faceplate for all switches and power sockets
			Safety devices	Single phase electricity supply with miniature circuit breaker distribution board (except all Flats A of Tower 3A and Tower 3B) Three phases electricity supply with miniature circuit breaker distribution board (for all Flats A of Tower 3A and Tower 3B)
		(ii) Whether conduits are concealed or exposed	Conduits are partly concealed and partly exposed ¹	
		(iii) Location and number of power points and air-conditioner points	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions"	
(h)	Gas supply	Type	Towngas	
		System	Gas supply pipe is provided and connected to gas hob and gas water heater.	
		Location	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions"	
(i)	Washing machine connection point	Location	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions"	
		Design	Drain point and water point are provided for washing machine	
(j)	Water supply	(i) Material of water pipes	Copper water pipes for cold water supply and copper water pipes with thermal insulation for hot water supply	
		(ii) Whether water pipes are concealed or exposed	Both hot and cold water pipes are partly concealed and partly exposed ²	
		(iii) Whether hot water is available	All kitchens and bathrooms are supplied with hot water	

Notes : 1. Other than those parts of the conduits concealed within the concrete, the rest of them are exposed. The exposed conduits may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials.

2. Other than those parts of the water pipes concealed within the concrete, the rest of them are exposed. The exposed water pipes may be covered or hidden by false ceilings, bulkheads, cabinets, claddings, non-concrete partition walls, designated pipe ducts or other materials.

4. Miscellaneous

		Description					
(a)	Lifts			Residential Lift			
		(i) Brand name and model number	Brand Name	Schindler			
			Model Number	5500MMR			
		(ii) Number and floors served by them	Number of lifts	4			
			Floor served by the lifts	Block Name	Lift Number	Model Number	Floors Served
				Tower 3A and Tower 3B	L10	5500MMR	B2/F to 40/F (except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)
					L11		
L12							
L9	B2/F to Roof (except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)						
(b)	Letter box	Material	Metal				
(c)	Refuse collection	(i) Means of refuse collection	Collected by cleaners				
		(ii) Location of refuse room	Refuse room is provided in the common area of each residential floor and refuse collection chamber is located on B1/F				
(d)	Water meter, electricity meter and gas meter		Water meter		Electricity meter		Gas meter
		(i) Location	Common water meter cabinet on each floor		Common electrical meter room on each floor		Inside the false ceiling at the balcony of all residential units
		(ii) Whether they are separate or communal meters for residential properties	Separate meter		Separate meter		Separate meter

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

5. Security Facilities

	Description	
Security system and equipment	Access control and security system	Access control system (using Octopus card, Bluetooth or QR code) with video intercom is installed at G/F residential entrance lobby of all residential towers
	CCTV	CCTV system is provided at G/F residential entrance lobby, all lifts and common areas, connecting directly to the caretaker's counter on G/F and management office on B1/F
Details of built-in provisions	Video door phone in each residential unit is connected to the visitor panel at G/F residential entrance lobby	
Location of built-in provisions	Please refer to the "Schedule for the Location and Number of Mechanical and Electrical Provisions"	

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

6. 設備說明表 Appliances Schedule

位置 Location		設備 Appliance	品牌名稱 Brand Name	產品型號 Model Number	第3A座及3B座 Tower 3A and Tower 3B										
					1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)						
									C	D	E	F	A	B	C
(a)	客廳 / 飯廳 Living Room / Dining Room	高效能冷暖水源分體機(室內機) High efficiency dual water source air-conditioner (indoor unit)	大金 Dakin	FXSP56BA	√	√	√	√	-	√	√	√	√	√	
				FXSP71BA	-	-	-	-	√	-	-	-	-	-	-
(b)	睡房# Bedroom#			FXSP36BA	√	√	-	-	-	-	√	√	-	-	-
(c)	睡房1 Bedroom 1			FXAQ25AVM	-	-	-	-	√	√	-	-	-	-	-
(d)	睡房2 Bedroom 2			FXAQ25AVM	-	-	-	-	√	-	-	-	-	-	-
(e)	主人睡房^ Master Bedroom^			FXSP56BA	-	-	-	-	√	-	-	-	-	-	-
(f)	主人睡房* Master Bedroom*			FXSP36BA	-	-	-	-	-	√	-	-	-	-	-
(g)	儲物房 Store Room			FXAQ25AVM	-	-	-	-	-	√	-	-	-	-	-
(h)	公用冷氣機房 Common Air-conditioning Plant Room	高效能冷暖水源分體機(主機) High efficiency dual water source air-conditioner (main unit)		RWXYQ3AAV	-	-	√	√	-	-	-	-	√	√	
				RWXYQ4AAV	√	√	-	-	-	-	√	√	-	-	
				RWXYQ6AAV	-	-	-	-	-	√	-	-	-	-	
				RWXYQ8BY1C	-	-	-	-	√	-	-	-	-	-	

賣方承諾如該項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。
The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the development, lifts or appliances of comparable quality will be installed.

備註：# 第3A座及第3B座1樓至40樓（4樓、11樓、13樓、14樓、24樓及34樓除外）C及D單位睡房之高效能冷暖水源分體機(室內機)設於浴室內。
^ 第3A座及第3B座2樓至40樓（4樓、11樓、13樓、14樓、24樓及34樓除外）A單位主人睡房之高效能冷暖水源分體機(室內機)設於主人浴室內。
* 第3A座及第3B座2樓至40樓（4樓、11樓、13樓、14樓、24樓及34樓除外）B單位主人睡房 2之高效能冷暖水源分體機(室內機)設於走廊。

Notes: # The high efficiency dual water source air-conditioner (indoor unit) for bedroom of Flats C and D, 1/F - 40/F (except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F) of Tower 3A and Tower 3B is located at the bathroom.
^ The high efficiency dual water source air-conditioner (indoor unit) for master bedroom of Flats A, 2/F - 40/F (except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F) of Tower 3A and Tower 3B is located at the Master Bathroom.
* The high efficiency dual water source air-conditioner (indoor unit) for master bedroom 2 of Flats B, 2/F - 40/F (except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F) of Tower 3A and Tower 3B is located at the corridor.

6. 設備說明表 Appliances Schedule

位置 Location		設備 Appliance	品牌名稱 Brand Name	產品型號 Model Number	第3A座及3B座 Tower 3A and Tower 3B									
					1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
					C	D	E	F	A	B	C	D	E	F
(a)	客廳 / 飯廳 Living Room / Dining Room	嵌入式雪櫃 Built-in fridge	西門子 Siemens	KI24LV20HK	-	√	√	√	-	-	-	√	√	√
			Miele	KFNS 37232 iD	-	-	-	-	-	√	-	-	-	-
		嵌入式微波爐 Built-in microwave oven	Miele	M 2234 SC	-	√	√	√	-	-	-	√	√	√
(b)	開放式廚房 Open Kitchen	炒鑊氣體煮食爐 Wok-burner gas hob	Miele	CS 1018 G	-	-	-	-	√	-	-	-	-	-
		雙頭氣體煮食爐 2-burner gas hob	Miele	CS 1013-1	√	√	-	-	√	√	√	√	-	-
		電磁爐 Induction hob	Miele	CS 1212-1 I	-	-	√	√	-	-	-	-	√	√
		抽油煙機 Cooker hood	Miele	DA 3466 HP	√	√	√	√	√	√	√	√	√	√
		嵌入式雪櫃 Built-in fridge	西門子 Siemens	KI24LV20HK	√	-	-	-	-	-	√	-	-	-
			Miele	KFNS 37232 iD	-	-	-	-	√	-	-	-	-	-
		嵌入式微波爐 Built-in microwave oven	Miele	M 2234 SC	√	-	-	-	-	√	√	-	-	-
		嵌入式蒸焗爐 Built-in steam combination oven	Miele	DGC 7640	-	-	-	-	√	-	-	-	-	-
		洗衣乾衣機 Washer dryer	西門子 Siemens	WK14D321HK	√	√	√	√	√	√	√	√	√	√
		嵌入式酒櫃 Built-in wine conditioning unit	Gorenje	WCIU2090A1	-	-	-	-	√	-	-	-	-	-

賣方承諾如該項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。
The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the development, lifts or appliances of comparable quality will be installed.

6. 設備說明表 Appliances Schedule

位置 Location		設備 Appliance	品牌名稱 Brand Name	產品型號 Model Number	第3A座及3B座 Tower 3A and Tower 3B									
					1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
					C	D	E	F	A	B	C	D	E	F
(c)	浴室 Bathroom	浴室寶 Thermo ventilator	樂聲 Panasonic	FV-30BG3H	√	√	√	√	√	√	√	√	√	√
		天花暗藏式抽氣扇 Ceiling type ventilation fan	奧斯博 Ostberg	LPK 125 A1	-	√	√	√	√	√	-	√	√	√
(d)	主人浴室 Master Bathroom	浴室寶 Thermo ventilator	樂聲 Panasonic	FV-30BG3H	-	-	-	-	√	-	-	-	-	-
		煤氣熱水爐 Gas water heater	TGC	TRJW222TFQL	-	-	-	-	√	-	-	-	-	-
(e)	衣帽間 Walk-in Closet	空氣淨化系統 Air cleaning system	LEMA	Not applicable	√	-	-	-	√	√	√	-	-	-
		護膚品雪櫃 Cosmetic cooler	Biszet	B7	-	-	-	-	√	√	-	-	-	-
		保險箱 Safety box	Dometic	MDT 400X	√	-	-	-	√	√	√	-	-	-
(f)	露台 Balcony	煤氣熱水爐 Gas water heater	TGC	RBOX16QR / RBOX16QL	√	√	√	√	√	√	√	√	√	√

賣方承諾如該項目中沒有安裝指明的品牌名稱或產品型號的升降機或設備，便會安裝品質相若的升降機或設備。
The vendor undertakes that if lifts or appliances of the specified brand name or model number are not installed in the development, lifts or appliances of comparable quality will be installed.

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description		第3A座及3B座 Tower 3A and Tower 3B									
				1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
								C	D	E	F	A	B
(a)	大門入口 Main Entrance	門鈴按鈕 Door bell push button		1	1	1	1	1	1	1	1	1	1
(b)	客廳 / 飯廳 Living Room / Dining Room	視像對講機 Video door phone		1	1	1	1	1	1	1	1	1	1
		雙極開關掣 Double pole switch	適用於浴室寶 For thermo ventilator	-	-	1	1	1	1	-	-	1	1
			適用於天花暗藏式抽氣扇 For ceiling type ventilation fan	-	-	1	1	1	1	-	-	1	1
			適用於煤氣熱水爐 For gas water heater	1	-	-	-	-	-	1	-	-	-
		電視 / 電台天線插座 TV / FM outlet		1	1	1	1	1	1	1	1	1	1
		電話插座 Telephone outlet		1	1	1	1	1	1	1	1	1	1
		光纖插座 Fibre outlet		1	1	1	1	1	1	1	1	1	1
		13A 單位插座 13A single socket outlet	設於假陣內適用於智能家居或網路設備 Inside bulkhead, for home automation or internet services	2	2	2	2	2	2	2	2	2	2
			適用於雪櫃 For fridge	-	1	1	1	-	1	-	1	1	1
			適用於微波爐 For microwave oven	-	1	1	1	-	-	-	1	1	1
		13A 雙位插座 13A twin socket outlet		2	2	2	2	3	2	2	2	2	2
		13A 雙位插座(附有USB插頭) 13A twin socket outlet (with USB port)		1	1	1	1	1	1	1	1	1	1
		熔斷器的接線座 Fused connection unit	預留電動窗簾接駁點 Provision for electric curtain's connection point	-	-	-	-	1	-	-	-	-	-
			適用於天花暗藏燈 For cove lighting	1	1	1	1	1	1	1	1	1	1
			適用於冷氣機之室內機 For air-conditioner indoor unit	1	1	1	1	1	2	1	1	1	1
			適用於廚櫃燈 For kitchen cabinet light	1	1	1	1	1	1	1	1	1	1

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description		第3A座及3B座 Tower 3A and Tower 3B									
				1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
												C	D
(b)	客廳 / 飯廳 Living Room / Dining Room	總電掣箱 Minature circuit breaker distribution board		1	-	-	-	-	-	1	-	-	-
		燈掣 Lighting switch		6	6	7	7	9	10	6	6	7	7
(c)	開放式廚房 Open Kitchen	門鈴 Door bell		1	1	1	1	1	1	1	1	1	1
		13A 單位插座 13A single socket outlet	適用於洗衣乾衣機、雪櫃、煤氣煮食爐、抽油煙機及酒櫃 For washer dryer, fridge, gas hob, cooker hood and wine conditioning unit	-	-	-	-	6	-	-	-	-	-
			適用於洗衣乾衣機、微波爐、煤氣煮食爐及抽油煙機 For washer dryer, microwave oven, gas hob and cooker hood	-	-	-	-	-	4	-	-	-	-
			適用於洗衣乾衣機、微波爐、雪櫃、煤氣煮食爐及抽油煙機 For washer dryer, microwave oven, fridge, gas hob and cooker hood	5	-	-	-	-	-	5	-	-	-
			適用於洗衣乾衣機、煤氣煮食爐及抽油煙機 For washer dryer, gas hob and cooker hood	-	3	-	-	-	-	-	3	-	-
			適用於洗衣乾衣機及抽油煙機 For washer dryer and cooker hood	-	-	2	2	-	-	-	-	2	2
		13A 雙位插座 13A twin socket outlet	一般用途 For general use	1	1	1	1	1	1	1	1	1	1
		來水及去水位 Water and drain points	適用於洗衣乾衣機 For washer dryer	1	1	1	1	1	1	1	1	1	1
		總電掣箱 Minature circuit breaker distribution board		-	1	1	1	1	-	-	1	1	1
		雙極開關掣 Double pole switch	適用於煤氣熱水爐 For gas water heater	-	1	1	1	2	-	-	1	1	1
		雙極開關掣及接線座 Double pole switch and connection unit	適用於電磁爐 For induction hob	-	-	1	1	-	-	-	-	1	1
		雙極接線座 Double pole connection unit	適用於蒸焗爐 For steam combination oven	-	-	-	-	1	-	-	-	-	-

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description		第3A座及3B座 Tower 3A and Tower 3B									
				1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
								C	D	E	F	A	B
(d)	睡房 Bedroom	雙極開關掣 Double pole switch	適用於浴室寶 For thermo ventilator	1	1	-	-	-	-	1	1	-	-
			適用於天花暗藏式抽氣扇 For ceiling type ventilation fan	-	1	-	-	-	-	-	1	-	-
		電視 / 電台天線插座 TV / FM outlet	1	1	-	-	-	-	1	1	-	-	
		網路插座 Internet outlet	1	1	-	-	-	-	1	1	-	-	
		13A 雙位插座 13A twin socket outlet	1	1	-	-	-	-	1	1	-	-	
		13A 雙位插座(附有USB插頭) 13A twin socket outlet (with USB port)	1	1	-	-	-	-	1	1	-	-	
		燈掣 Lighting switch	4	3	-	-	-	-	4	3	-	-	
(e)	睡房 1 Bedroom 1	電視 / 電台天線插座 TV / FM outlet	-	-	-	-	1	1	-	-	-	-	
		網路插座 Internet outlet	-	-	-	-	1	1	-	-	-	-	
		13A 單位插座 13A single socket outlet	-	-	-	-	1	1	-	-	-	-	
		13A 雙位插座 13A twin socket outlet	-	-	-	-	1	1	-	-	-	-	
		熔斷器的接線座 Fused connection unit	適用於冷氣機之室內機 For air-conditioner indoor unit	-	-	-	-	1	1	-	-	-	-
			預留電動窗簾接駁點 Provision for electric curtain's connection point	-	-	-	-	1	-	-	-	-	-
		燈掣 Lighting switch	-	-	-	-	1	1	-	-	-	-	

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description	第3A座及3B座 Tower 3A and Tower 3B									
			1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
			C	D	E	F	A	B	C	D	E	F
(f)	睡房 2 Bedroom 2	電視 / 電台天線插座 TV / FM outlet	-	-	-	-	1	-	-	-	-	-
		網路插座 Internet outlet	-	-	-	-	1	-	-	-	-	-
		13A 單位插座 13A single socket outlet	-	-	-	-	1	-	-	-	-	-
		13A 雙位插座 13A twin socket outlet	-	-	-	-	1	-	-	-	-	-
		熔斷器的接線座 Fused connection unit	適用於冷氣機之室內機 For air-conditioner indoor unit				1	-	-	-	-	-
			預留電動窗簾接駁點 Provision for electric curtain's connection point				1	-	-	-	-	-
		燈掣 Lighting switch	-	-	-	-	2	-	-	-	-	-
(g)	主人睡房 Master Bedroom	電視 / 電台天線插座 TV / FM outlet	-	-	-	-	1	1	-	-	-	-
		網路插座 Internet outlet	-	-	-	-	1	1	-	-	-	-
		13A 單位插座 13A single socket outlet	-	-	-	-	-	1	-	-	-	-
		13A 雙位插座 13A twin socket outlet	-	-	-	-	1	1	-	-	-	-
		13A 雙位插座(附有USB插頭) 13A twin socket outlet (with USB port)	-	-	-	-	1	1	-	-	-	-
		雙極開關掣 Double pole switch	適用於浴室寶 For thermo ventilator				1	-	-	-	-	-
		熔斷器的接線座 Fused connection unit	預留電動窗簾接駁點 Provision for electric curtain's connection point				2	-	-	-	-	-
		燈掣 Lighting switch	-	-	-	-	5	4	-	-	-	-
		熔斷器的接線座 Fused connection unit	適用於層板暗藏燈 For shelf board concealed lighting				-	1	-	-	-	-

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description		第3A座及3B座 Tower 3A and Tower 3B									
				1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
								C	D	E	F	A	B
(h)	衣帽間 Walk-in Closet	13A 單位插座 13A single socket outlet	設於假陣內，適用於空氣淨化系統 Inside bulkhead and for air cleaning system	1	-	-	-	1	1	1	-	-	-
			適用於護膚品雪櫃 For cosmetic cooler	-	-	-	-	1	1	-	-	-	-
				1	-	-	-	1	1	1	-	-	-
		熔斷器的接線座 Fused connection unit	適用於衣帽間之櫃燈 For walk-in closet cabinet light	1	-	-	-	1	1	1	-	-	-
(i)	浴室 Bathroom	接線座 Connection unit	適用於浴室寶 For thermo ventilator	1	1	1	1	1	1	1	1	1	1
		熔斷器的接線座 Fused connection unit	適用於天花暗藏式抽氣扇 For ceiling type ventilation fan	-	1	1	1	1	1	-	1	1	1
			適用於鏡櫃燈 For mirror cabinet light	1	1	1	1	1	1	1	1	1	1
			適用於冷氣機之室內機 For air-conditioner indoor unit	1	1	-	-	-	-	1	1	-	-
			適用於私人天台之牆燈 (只適用於40樓之住宅單位) For wall light of private roof (for residential units on 40/F only)	-	-	-	-	-	1	1	1	-	-
		煤氣熱水爐遙控器 Gas water heater remote control		1	1	1	1	1	1	1	1	1	1
		13A 單位插座(附有USB插頭) 13A single socket outlet (with USB port)		1	1	1	1	1	1	1	1	1	1

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description		第3A座及3B座 Tower 3A and Tower 3B									
				1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
								C	D	E	F	A	B
(j)	主人浴室 Master Bathroom	接線座 Connection unit	適用於浴室寶 For thermo ventilator	-	-	-	-	1	-	-	-	-	-
			適用於鏡櫃燈 For mirror cabinet light	-	-	-	-	1	-	-	-	-	-
			適用於煤氣熱水爐 For gas water heater	-	-	-	-	1	-	-	-	-	-
			適用於冷氣機之室內機 For air-conditioner indoor unit	-	-	-	-	1	-	-	-	-	-
		熔斷器的接線座 Fused connection unit	預留電動窗簾接駁點 Provision for electric curtain's connection point	-	-	-	-	1	-	-	-	-	-
		適用於工作平台之牆燈 For wall light of utility platform	-	-	-	-	1	-	-	-	-	-	
		適用於私人天台之牆燈 (只適用於40樓之住宅單位) For wall light of private roof (for residential units on 40/F only)	-	-	-	-	1	-	-	-	-	-	
		煤氣接駁點 Gas connection point	適用於煤氣熱水爐 For gas water heater	-	-	-	-	1	-	-	-	-	-
		煤氣熱水爐遙控器 Gas water heater remote control		-	-	-	-	1	-	-	-	-	-
13A 單位插座(附有USB插頭) 13A single socket outlet (with USB port)		-	-	-	-	1	-	-	-	-	-		
(k)	儲物房 Store Room	熔斷器的接線座 Fused connection unit	適用於冷氣機之室內機 For air-conditioner indoor unit	-	-	-	-	-	1	-	-	-	-
		13A 單位插座 13A single socket outlet		-	-	-	-	-	1	-	-	-	-
		燈掣 Lighting switch		-	-	-	-	-	1	-	-	-	-
		總電掣箱 Minature circuit breaker distribution board		-	-	-	-	-	1	-	-	-	-
		雙極開關掣 Double pole switch	適用於煤氣熱水爐 For gas water heater	-	-	-	-	-	1	-	-	-	-

7. 住宅單位機電裝置位置及數量說明表 Schedule for the Location and Number of Mechanical & Electrical Provisions of Residential Units

位置 Location		描述 Description		第3A座及3B座 Tower 3A and Tower 3B									
				1樓 1/F				2樓至40樓 (4樓、11樓、13樓、14樓、24樓及34樓除外) 2/F - 40/F (Except 4/F, 11/F, 13/F, 14/F, 24/F and 34/F)					
								C	D	E	F	A	B
(l)	露台 Balcony	熔斷器的接線座 Fused connection unit	適用於牆燈 For wall light	1	1	1	1	1	1	1	1	1	1
			適用於煤氣熱水爐 For gas water heater	1	1	1	1	1	1	1	1	1	1
		煤氣接駁點 Gas connection point	適用於煤氣熱水爐 For gas water heater	1	1	1	1	1	1	1	1	1	1
(m)	公用冷氣機房 Common Air-conditioning Plant Room	雙極開關掣 Double pole switch	適用於冷氣機之主機 For air-conditioner main unit	1	1	1	1	-	1	1	1	1	1
		四極開關掣 Four pole switch		-	-	-	-	1	-	-	-	-	-
(n)	私人天台 (只適用於40樓之住宅單位) Private Roof (for residential units on 40/F only)	13A 單位防水插座 13A single waterproof socket outlet		-	-	-	-	1	1	1	1	-	-
		來水及去水位 Water and drain points	適用於洗手盆 For sink	-	-	-	-	1	1	1	1	-	-
		燈掣 Lighting switch		-	-	-	-	2	2	2	2	-	-

23 服務協議 SERVICE AGREEMENTS

食水及沖廁水由水務署供應。

電力由中華電力有限公司供應。

煤氣由香港中華煤氣有限公司供應。

賣方已與 Towngas Telecommunications Fixed Network Limited 簽訂協議，以向期數的住宅單位免費提供家居寬頻及無線上網服務，服務期由住宅單位擁有人啟用該服務起計24個曆月(而不管各擁有人的啟用日期，免費家居寬頻及無線上網服務將於首個住宅單位交付日期的第48個曆月後終止)。儘管如此，各擁有人可自行向任何服務供應商申請家居寬頻及無線上網服務。

Potable and flushing water is supplied by Water Supplies Department.

Electricity is supplied by CLP Power Hong Kong Limited.

Towngas is supplied by The Hong Kong and China Gas Company Limited.

The Vendor has signed an agreement with Towngas Telecommunications Fixed Network Limited to provide free home broadband and Wi-Fi services to the residential units in the Phase for 24 calendar months from the date of activation of services by the owner of the residential unit (in which the period of free home broadband and Wi-Fi services would end after the 48th calendar month from the date of the first handover of residential unit regardless of the date of activation by individual owner). Nonetheless, subscription of home broadband and Wi-Fi services to any other service providers shall be subject to individual owner's discretion.

24 地稅

GOVERNMENT RENT

賣方(擁有人)有法律責任繳付住宅物業的地稅直至住宅物業買賣完成日(包括該日)為止。

The vendor (the owner) is liable for the Government rent of a residential property up to and including the date of completion of the sale and purchase of that residential property.

25 買方的雜項付款

MISCELLANEOUS PAYMENTS BY PURCHASER

1. 在向買方交付住宅物業在空置情況下的管有權時，買方須向賣方(擁有人)補還水、電力及氣體的按金。
2. 在交付時，買方不須向賣方(擁有人)支付清理廢料的費用。

備註：買方須向管理人而不須向賣方(擁有人)繳付水、電力及氣體的按金及清理廢料的費用。

1. On the delivery of the vacant possession of the residential property to the purchaser, the purchaser is liable to reimburse the vendor (the owner) for the deposits for water, electricity and gas.
2. On that delivery, the purchaser is not liable to pay to the vendor (the owner) a debris removal fee.

Note : The purchaser should pay to the manager instead of the vendor (the owner) the deposits for water, electricity and gas and the debris removal fee.

26 欠妥之處的保養責任期

DEFECT LIABILITY WARRANTY PERIOD

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

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

27 斜坡維修

MAINTENANCE OF SLOPES

不適用。

Not applicable.

28 修訂 MODIFICATION

沒有向政府申請中而未獲批准的批地文件的修訂。

There is no on-going application to the Government for modification of the land grant which is not yet granted.

獲寬免總樓面面積的設施分項

於印製售樓說明書前呈交予並已獲建築事務監督批准的一般建築圖則上有關總樓面面積寬免的分項的最新資料，請見下表。如印製售樓說明書時尚未呈交最終修訂圖則予建築事務監督，則有(＃)號的資料可以由認可人士提供的資料作為基礎。直至最終修訂圖則於發出佔用許可證前呈交予並獲建築事務監督批准前，以下分項資料仍可能有所修改。

根據《建築物(規劃)規例》第23(3)(b)條不計算的總樓面面積		面積(平方米)
1.(#)	停車場及上落客貨地方(公共交通總站除外)	不適用
2.	機房及相類設施	
2.1	所佔面積受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》(《作業備考》)或規例限制的強制性設施或必要機房，例如升降機機房、電訊及廣播設備室(訊播室)、為流動通訊接達設施而設的訊播室、天台電訊設備室、中層電訊設備室、垃圾房等	140.414
2.2(#)	所佔面積不受任何《作業備考》或規例限制的強制性設施或必要機房，例如僅由消防裝置及設備佔用的房間、電錶房、電力變壓房、食水及鹹水缸等	582.114
2.3	非強制性或非必要機房，例如空調機房、送風櫃房等	308.359
根據聯合作業備考第1及第2號提供的環保設施		面積(平方米)
3.	露台	447.546
4.	加闊的公用走廊及升降機大堂	不適用
5.	公用空中花園	不適用
6.	隔聲鰭	不適用
7.	翼牆、捕風器及風斗	不適用
8.	非結構預製外牆	28.696
9.	工作平台	52.502
10.	隔音屏障	不適用

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

適意設施		面積(平方米)
11.	管理員宿舍、供保安人員和管理處員工使用的櫃位、辦事處、貯物室、警衛室和廁所，以及業主立案法團辦事處	32.285
12.	住戶康樂設施，包括僅供康樂設施使用的中空空間、機房、游泳池的濾水機房、有蓋人行道等	不適用
13.	有蓋園景區及遊樂場地	不適用
14.	橫向屏障/有蓋人行道及花棚	不適用
15.	擴大升降機槽	194.385
16.	煙囪管道	不適用
17.	其他非強制性或非必要機房，例如鍋爐房、衛星電視共用天線房	不適用
18.(#)	強制性設施或必要機房所需的管槽、氣槽及垂直立管	302.363
19.	非強制性設施或非必要機房所需的管槽及氣槽	不適用
20.	環保系統及設施所需的機房、管槽及氣槽	不適用
21.	複式住宅單位及洋房的中空空間	不適用
22.	遮陽篷及反光罩	不適用
23.(#)	伸出式花槽及小型伸出物，例如空調機箱、空調機平台、窗檻及伸出的窗台	不適用
24.	《作業備考》APP-19第3(b)及(c)段沒有涵蓋的其他伸出物，如空調機箱及空調機平台，及維修通道	不適用
其他項目		面積(平方米)
25.(#)	庇護層，包括庇護層兼空中花園	353.936
26.	大型伸出/外懸設施下的有蓋地方	不適用
27.	公共交通總站	不適用
28.(#)	共用構築物及公用樓梯	不適用
29.(#)	僅供獲接納不計入總樓面面積的樓層使用的樓梯、升降機槽及垂直管道的水平面積	243.190
30.	公眾通道	不適用
31.	有蓋的後移部分	不適用
額外總樓面面積		面積(平方米)
32.	額外總樓面面積	不適用
根據聯合作業備考(第8號)提供的額外環保設施		
33.	採用「組裝合成」建築法的樓宇	不適用

有關建築物的環境評估

發展項目獲得綠建環評1.2版（新建建築）最終鉑金級。



發展項目公用部分的預計能量表現或消耗

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

第 I 部分						
提供中央空調	是					
提供具能源效益的設施	是					
擬安裝的具能源效益的設施	(1) 設計建築物方向以減少太陽熱能吸收 (2) 高能源效益的空調系統 (3) 降低窗牆比例					
第 II 部分：擬興建樓宇/部分樓宇之預計每年能源消耗量 <small>(註腳1)</small>						
發展項目類型	位置	使用有關裝置的內部樓面面積 (平方米)	基線樓宇 ^(註腳2) 每年能源消耗量		擬興建樓宇每年能源消耗量	
			電力 千瓦小時 / 平方米 / 年	煤氣 / 石油氣 用量單位 / 平方米 / 年	電力 千瓦小時 / 平方米 / 年	煤氣 / 石油氣 用量單位 / 平方米 / 年
住用發展項目(不包括酒店)	有使用中央屋宇裝備裝置 ^(註腳3) 的部分	26,850	167.15	0.02	142.35	0.01
非住用發展項目(包括酒店) <small>(註腳4)</small>	平台(中央屋宇裝備裝置)	2,300	363.48	不適用	331.74	不適用
第 III 部分：以下裝置乃按機電工程署公布的相關實務守則設計						
裝置類型		電力裝置		是		
照明裝置	是	升降機及自動梯的裝置		是		
空調裝置	是	以總能源為本的方法		不適用		

註腳：1. 一般而言，一棟樓宇的預計“每年能源消耗量”愈低，其節約能源的效益愈高。如一棟樓宇預計的“每年能源消耗量”低於該樓宇的“基線樓宇每年能源消耗量”，則代表預計該樓宇的能源應用較其基線樓宇有效，削減幅度愈大則代表有關樓宇能源節約的效益愈高。預計每年能源消耗量〔以耗電量(千瓦小時/平方米/年)及煤氣 / 石油氣消耗量(用量單位/平方米/年)計算〕，指將發展項目的每年能源消耗總量除以使用有關裝置的內部樓面面積所得出的商，其中：

(a) “每年能源消耗量”與新建樓宇 BEAM Plus 標準(現行版本)中的「年能源消耗」具有相同涵義；及

(b) 樓宇、空間或單位的“內部樓面面積”，指外牆及 / 或共用牆的內壁之內表面起量度出來的樓面面積。

2. “基線樓宇”與新建樓宇BEAM Plus 標準(現行版本)中的“基準建築物模式(零分標準)”具有相同涵義。

3. “中央屋宇裝備裝置”與機電工程署發出的《屋宇裝備裝置能源效益實務守則》中的涵義相同。

4. 平台一般指發展項目的最低部分(通常為發展項目最低15米部分及其地庫(如適用))，並與其上的塔樓具有不同用途。對於並無明確劃分平台與塔樓的發展項目，應視整個發展項目為塔樓。

Breakdown of GFA Concessions Obtained for All Features

Latest information on breakdown of GFA concessions as shown on the general building plans submitted to and approved by the Building Authority (BA) prior to the printing of the sales brochure is tabulated below. Information marked (#) may be based on information provided by the authorized person if the sales brochure is printed prior to submission of the final amendment plans to the BA. The breakdown of GFA concessions may be subject to further changes until final amendment plans are submitted to and approved by the BA prior to the issuance of the occupation permit for the development.

Disregarded GFA under Building (Planning) Regulations 23(3)(b)		Area (m ²)
1.(#)	Carpark and loading / unloading area excluding public transport terminus	Not applicable
2.	Plant rooms and similar services	
2.1	Mandatory feature or essential plant room, area of which is limited by respective Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) or regulation such as lift machine room, telecommunications and broadcasting (TBE) room, TBE room for access facilities for mobile services, rooftop telecommunications equipment room, intermediate telecommunications equipment room, refuse storage chamber, etc.	140.414
2.2(#)	Mandatory feature or essential plant room, area of which is NOT limited by any PNAP or regulation such as room occupied solely by fire services installations (FSI) and equipment, meter room, transformer room, potable and flushing water tank, etc.	582.114
2.3	Non-mandatory or non-essential plant room such as air-conditioning (A/C) plant room, air handling unit (AHU) room, etc.	308.359
Green Features under Joint Practice Notes 1 and 2		Area (m ²)
3.	Balcony	447.546
4.	Wider common corridor and lift lobby	Not applicable
5.	Communal sky garden	Not applicable
6.	Acoustic fin	Not applicable
7.	Wing wall, wind catcher and funnel	Not applicable
8.	Non-structural prefabricated external wall	28.696
9.	Utility platform	52.502
10.	Noise barrier	Not applicable

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

Amenity Features		Area (m ²)
11.	Caretaker's quarters, counter, office, store, guard room and lavatory for watchman and management staff and owners' corporation office	32.285
12.	Residential recreational facilities including void, plant room, swimming pool filtration plant room, covered walkway, etc. serving solely the recreational facilities	Not applicable
13.	Covered landscaped and play area	Not applicable
14.	Horizontal screen / covered walkway and trellis	Not applicable
15.	Larger lift shaft	194.385
16.	Chimney shaft	Not applicable
17.	Other non-mandatory or non-essential plant room, such as boiler room, satellite master antenna television (SMATV) room	Not applicable
18.(#)	Pipe duct, air duct and vertical riser for mandatory feature or essential plant room	302.363
19.	Pipe duct, air duct for non-mandatory or non-essential plant room	Not applicable
20.	Plant room, pipe duct, air duct for environmentally friendly system and feature	Not applicable
21.	Void in duplex domestic flat and house	Not applicable
22.	Sunshade and reflector	Not applicable
23.(#)	Projecting planters and minor projection such as A/C box, A/C platform, window cill and projecting window	Not applicable
24.	Other projection such as A/C box and A/C platform not covered in paragraph 3(b) and (c) of PNAP APP-19, and maintenance walkway	Not applicable
Other Exempted Items		Area (m ²)
25.(#)	Refuge floor including refuge floor cum sky garden	353.936
26.	Covered area under large projecting / overhanging feature	Not applicable
27.	Public transport terminus	Not applicable
28.(#)	Party structure and common staircase	Not applicable
29.(#)	Horizontal area of staircase, lift shaft and vertical duct solely serving floor accepted as not being accountable for GFA	243.190
30.	Public passage	Not applicable
31.	Covered set back area	Not applicable
Bonus GFA		Area (m ²)
32.	Bonus GFA	Not applicable
Additional Green Features under Joint Practice Note (No.8)		Area (m ²)
33.	Building adopting Modular Integrated Construction	Not applicable

The Environmental Assessment of the Building

The Development has achieved the final Platinum rating under the BEAM Plus V1.2 for New Buildings.



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

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

Part I						
Provision of Central Air Conditioning	Yes					
Provision of Energy Efficient Features	Yes					
Energy Efficient Features proposed	(1) Design building orientation for reducing solar heat gain (2) Select more energy-efficient air-conditioning units (3) Reduce the window-to-wall ratio					
Part II: The predicted annual energy use of the proposed building / part of building ^(Note 1)						
Type of Development	Location	Internal Floor Area Served (m ²)	Annual Energy Use of Baseline Building ^(Note 2)		Annual Energy Use of Proposed Building	
			Electricity kWh / m ² / annum	Town Gas / LPG unit / m ² / annum	Electricity kWh / m ² / annum	Town Gas / LPG unit / m ² / annum
Domestic Development (excluding Hotel)	Area served by central building services installation ^(Note 3)	26,850	167.15	0.02	142.35	0.01
Non-domestic Development (including Hotel) ^(Note 4)	Podium(s) (central building services installation)	2,300	363.48	Not applicable	331.74	Not applicable
Part III : The following installations are designed in accordance with the relevant Codes of Practices published by the Electrical & Mechanical Services Department (EMSD)						
Type of Installations		Electrical Installations		Yes		
Lighting Installations	Yes	Lift & Escalator Installations		Yes		
Air Conditioning Installations	Yes	Performance-based Approach		Not Applicable		

Notes: 1. In general, the lower the estimated “Annual Energy Use” of the building, the more efficient the building in terms of energy use. For example, if the estimated “annual energy use of proposed building” is less than the estimated “annual energy use of baseline building”, it means the predicted use of energy is more efficient in the proposed building than in the baseline building. The larger the reduction, the greater the efficiency. The predicted annual energy use, in terms of electricity consumption (kWh/m²/annum) and town gas/LPG consumption (unit/m²/annum), of the development by the internal floor area served, where: –
(a) “total annual energy use” has the same meaning of “annual energy use” in the BEAM Plus for New Buildings (current version); and
(b) “internal floor area”, in relation to a building, a space or a unit means the floor area of all enclosed space measured to the internal faces of enclosing external and/or party walls.

2. “Baseline Building” has the same meaning as “Baseline Building Model (zero-credit benchmark)” in the BEAM Plus New Buildings (current version).

3. “Central Building Services Installation” has the same meaning as that in the Code of Practice for Energy Efficiency of Building Services Installation issued by the Electrical and Mechanical Services Department.

4. Podium(s) normally means the lowest part of the development (usually the lowest 15m of the development and its basement, if any) carrying different use(s) from that of the tower(s) above. For development without clear demarcation between podium(s) and tower(s), the development, as a whole, should be considered as tower(s).

1. 建築裝飾

部份住宅單位外設有建築裝飾。此等建築裝飾可能對部份單位的景觀造成影響。有關建築裝飾的位置，請參閱本售樓說明書的「發展項目的住宅物業的樓面平面圖」。

2. 喉管

發展項目部分住宅單位的私人平台及/或露台及/或工作平台及/或私人花園及/或私人天台的外牆或毗鄰住宅單位的私人平台及/或露台及/或工作平台及/或私人花園及/或私人天台的外牆裝有喉管，部分住宅單位的景觀可能因此受到影響。有關喉管的位置，請參閱發展項目最新批准建築圖則。

3. 大廈保養系統操作

在管理人安排為發展項目的外牆及公用地方與設施進行定期及特別安排的檢查、清潔、保養及/或維修期間，大廈保養系統包括但不限於吊船或類似裝置(不論其裝置是永久或臨時)可能會安裝及/或停泊在住宅單位的平台及/或天台上，並在住宅單位的平台、天台及/或花園上空操作，以及在住宅單位的窗外及露台及/或工作平台外操作。

根據公契，管理人有權進入建有露台、工作平台、花園、平台及/或天台的住宅單位(不論是否連同管理人的代理、工人及職員，又或是否攜帶用具、工具及物料)操作大廈保養系統。

4. 燈飾

發展項目部分住宅單位及商業發展項目的外牆及/或建築裝飾裝置外牆裝飾燈，該等裝飾燈可能不時開啟。毗連發展項目游泳池的會所玻璃外牆上，在高度達至5米裝置泛光燈，以供游泳池照明。

外牆裝飾燈及泛光燈的照明可能對發展項目住宅物業的享用，諸如景觀、光或對周邊環境的其他方面造成影響。

5. 避雷針

在發展項目第1座、第3A座及第3B座的最高天台層提供及裝置各一支避雷針，其高度達香港主水平基準以上約147.20米。避雷針可能對發展項目住宅物業的享用，諸如景觀或對周邊環境的其他方面造成影響。

6. 水冷式空調機（亦稱為高效能冷暖水源分體機）

根據公契，除安裝於空調機室內管理人就每個住宅單位指定位置的水冷式空調機(亦稱為高效能冷暖水源分體機)，不得安裝獨立室外空調機(不論是窗口式或分體式空調機)。每個住宅單位擁有人需自費聘請或僱用合資格技師或根據製造商指引批准人士以保持及保養僅服務其住宅單位的水冷式空調機(亦稱為高效能冷暖水源分體機)及輔助喉管及裝置於修繕良好的狀態。

7. 附近的其他地段

賣方的有聯繫公司(「聯繫公司」)已購入及正在發展發展項目附近的地段，即新九龍內地段第6562號(「毗鄰地段」)。

初步擬建於毗鄰地段上的一座樓高31層大樓及四座樓高5層公寓的建築圖則已於2020年11月3日獲屋宇署批准。該等建築圖則可能會作出修改，而在毗鄰地段的建築物的設計及布局亦可能改變。賣方及聯繫公司並不就毗鄰地段任何現在或將來的使用、保養、出售、處置、發展或其他方面作出任何形式的保證或陳述。聯繫公司明確保留所有與毗鄰地段有關的權利，包括但不限於其使用、保養、出售、處置、發展、任何建築圖則的遞交及修改或其他任何方面。

1. Architectural features

Some architectural features are installed outside some residential units of the development. The views of some residential units may be affected by these architectural features. For the locations of the architectural features, please refer to the "Floor Plans of Residential Properties in the Development" in this sales brochure.

2. Pipes

Some pipes are located on the external walls at or adjacent to the private flat roofs and/or balconies and/or utility platforms and/or private gardens and/or private roofs of some residential units of the development. It is possible that the views of some residential units may be affected by these pipes. For the locations of the pipes, please refer to the latest approved building plans of the development.

3. Operation of Building Maintenance System

During the regular and specially arranged inspection, cleaning, maintenance and/or repairing of the external walls and the Common Areas and Facilities of the development as arranged by the Manager, the building maintenance system including but not limited to gondola(s) or likewise equipment (whether its installation is permanent or temporary) may be installed and/or rested on the flat roof(s) and/or roof(s) and operated in air space directly above the flat roof(s), roof(s) and/or garden(s) as well as outside the windows and the balcony(ies) and/or utility platform(s) of the residential units.

Under the Deed of Mutual Covenant, the Manager shall have the right to access into those residential units consisting balcony(ies), utility platform(s), garden(s), flat roof(s) and/or roof(s) (with or without the Manager's agents, workmen and staff and with or without other appliances, equipment and materials) for operating the building maintenance system.

4. Lighting

Facade lighting is installed on the external walls and/or architectural features of some residential units and the Commercial Accommodation of the development and may be turned on from time to time. Floodlights are installed at the external glass wall of the clubhouse adjoining the swimming pool of the development reaching a height of about 5 metres for lighting of the swimming pool.

The illumination of the facade lighting and the floodlights may affect the enjoyment of some residential units in the development in terms of the views, lighting and other aspects of the surrounding environment.

5. Lightning Poles

One lightning pole reaching a height of approximately 147.20 m.P.D. provided and installed at each of the top roof floor of Tower 1, Tower 3A and Tower 3B of the development. The existence of the lightning poles may affect the enjoyment of some residential units in the development in terms of the views and other aspects of the surrounding environment.

Note: "m.P.D." means metre above the Hong Kong Principal Datum.

6. Water-cooled Air Conditioning Unit (also known as high efficiency dual water source air-conditioning units)

Under the Deed of Mutual Covenant, no individual air-conditioning outdoor units (irrespective of whether window type or split-type air conditioning units) shall be installed other than the Water-cooled Air Conditioning Unit (also known as high efficiency dual water source air-conditioning units) at such location(s) in the A/C Rooms as may be designated by the Manager for each residential unit. Every owner of the residential unit shall at his own cost and expense engage or employ qualified technicians or approved persons pursuant to the manufacturer's guidelines so as to keep and maintain the Water-cooled Air Conditioning Unit (also known as high efficiency dual water source air-conditioning units) and the ancillary pipes and equipment serving exclusively his residential unit in good repair and condition.

7. Other Lot Nearby

An associate corporation of the Vendor ("Associate Corporation") has acquired and is in the course of developing New Kowloon Inland Lot No.6562 ("Adjacent Lot") near the development.

The general building plans of a 31-storey tower and four 5-storey mansions preliminarily intended to be constructed on the Adjacent Lot were approved by the Buildings Department on 3 November 2020. The general building plans are subject to amendments and the design and layout of the building(s) on the Adjacent Lot may be subject to change. The Vendor and the Associate Corporation give no warranties or representations whatsoever, whether in relation to any present or future use, maintenance, sale, disposal, development or otherwise in respect of the Adjacent Lot. The Associate Corporation expressly reserves all rights in respect of the Adjacent Lot including but not limited to the use, maintenance, sale, disposal, development, submissions of and any amendments to any building plans or otherwise.

31 按地政總署署長於預售樓花同意書要求列出的一些資料

SOME INFORMATION REQUIRED TO BE SET OUT BY THE DIRECTOR OF LANDS UNDER THE PRESALE CONSENT

不適用
Not applicable

賣方就期數指定的互聯網網站的網址：
The address of the website designated by the vendor for the Phase：
www.thehenley.com.hk

期數及其周邊地區日後可能出現改變。
There may be future changes to the Phase and the surrounding areas.

本售樓說明書印製日期：2021年7月30日。 Date of printing of this Sales Brochure : 30th July 2021

檢視 / 修改日期 Examination / Revision Date	所作修改 Revision Made	
	頁次 Page Number	所作修改 Revision Made
2021年10月28日 28th October 2021	2 – 3, 5 – 7	更新一手住宅物業銷售監管局於 2021 年 7 月 26 日發布《一手住宅物業買家須知》的最新版本。 Updated with the latest version of the “Notes to Purchasers of First-hand Residential Properties” released by The Sales of First-hand Residential Properties Authority on 26th July 2021.
	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	67 – 68	更新立面圖。 Update the elevation plans.
	72 – 73, 75, 80 – 81, 83 – 84	修訂裝置、裝修物料及設備的資料。 Revise the information of fittings, finishes and appliances.
	105, 107	修訂申請建築物總樓面面積寬免的資料。 Revise the information in application for concession on gross floor area of building.
2022年1月25日 25th January 2022	9	修訂期數的資料。 Revise the information on the phase.
	13	修訂期數的設計的資料。 Revise the information on design of the phase.
	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	18	更新關乎發展項目的分區計劃大綱圖等。 Update the outline zoning plan etc. relating to the development.
	23	修訂發展項目的布局圖。 Revise the layout plan of the development.
	67 – 68	更新立面圖。 Update the elevation plans.
2022年3月31日 31st March 2022	9	修訂期數的資料。 Revise the information on the phase.
	15	更新發展項目的所在位置圖。 Update the location plan of the development.


檢視 / 修改日期 Examination / Revision Date	所作修改 Revision Made	
	頁次 Page Number	所作修改 Revision Made
2022年6月27日 27th June 2022	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	19	更新關乎發展項目的分區計劃大綱圖等。 Update the outline zoning plan etc. relating to the development.
	74, 75, 82, 83	修訂裝置、裝修物料及設備的資料。 Revise the information on fittings, finishes and appliances.
2022年6月30日 30th June 2022	9	更新期數的資料。 Update the information on the Phase.
	14	更新物業管理的資料。 Update the information on property management.
	70	修訂閱覽圖則及公契的資料。 Revise the information on inspection of plans and deed of mutual covenant.
	100	修訂買方的雜項付款的資料。 Update the information on miscellaneous payments by purchaser.
	110	由於發展項目的合約完成證明書已經發出，故刪除地政總署署長作為給予預售樓花同意書的條件而規定列於售樓說明書的一些資料。 Delete some information required by the Director of Lands to be set out in the sales brochure as a condition for giving the presale consent as the certificate of compliance for the development has been issued.
2022年9月27日 27th September 2022	21, 22	更新關乎發展項目的分區計劃大綱圖等。 Update the outline zoning plan etc. relating to the development.
2022年12月21日 21st December 2022	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	18, 19	更新關乎發展項目的分區計劃大綱圖等。 Update the outline zoning plan etc. relating to the development.

檢視 / 修改日期 Examination / Revision Date	所作修改 Revision Made	
	頁次 Page Number	所作修改 Revision Made
2023年3月17日 17th March 2023	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	16, 17	更新期數的鳥瞰照片。 Update the aerial photographs of the phase.
2023年6月15日 15th June 2023	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	16, 17	更新期數的鳥瞰照片。 Update the aerial photographs of the phase.
	21, 22	更新關乎發展項目的分區計劃大綱圖等。 Update the outline zoning plans etc. relating to the development.
2023年9月13日 13th September 2023	目錄 Table of Contents	修訂第 29 項的標題描述。 Revise the heading description for Section 29.
	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	104-107	更新申請建築物總樓面面積寬免的資料。 Update the information in application for concession on gross floor area (GFA) of building.
2023年12月11日 11th December 2023	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	19	更新關乎發展項目的分區計劃大綱圖等。 Update the outline zoning plan etc. relating to the development.

檢視 / 修改日期 Examination / Revision Date	所作修改 Revision Made	
	頁次 Page Number	所作修改 Revision Made
2024年3月8日 8th March 2024	15	更新發展項目的所在位置圖。 Update the location plan of the development.
2024年6月6日 6th June 2024	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	16, 17	更新期數的鳥瞰照片。 Update the aerial photographs of the phase.
2024年9月5日 5th September 2024	15	更新發展項目的所在位置圖。 Update the location plan of the development.
2024年12月3日 3rd December 2024	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	16, 17	更新期數的鳥瞰照片，並刪除第 17 頁中已過時的版本。 Update the aerial photograph of the phase and delete the outdated version on page 17.
2025年2月28日 28th February 2025	15	更新發展項目的所在位置圖。 Update the location plan of the development.
	17, 17-1, 17-2, 17-3, 17-4	更新及新增期數的鳥瞰照片。 Update and add new aerial photographs of the phase.
	104, 106	修訂申請建築物總樓面面積寬免的資料。 Revise the information in application for concession on gross floor area (GFA) of building.
2025年5月26日 26th May 2025	15	更新發展項目的所在位置圖。 Update the location plan of the development.

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