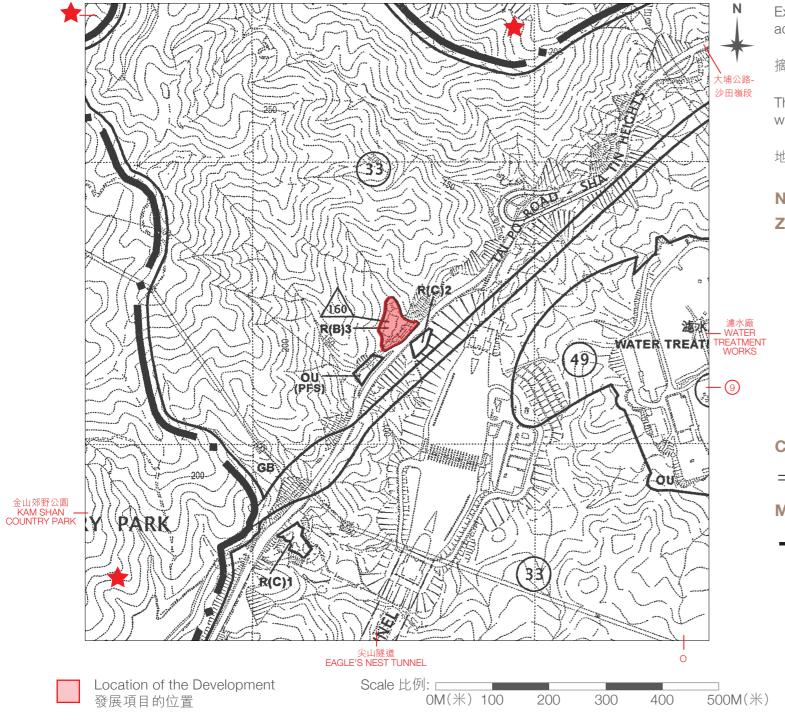
# OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT 關乎發展項目的分區計劃大綱圖等



This area is not covered under Outline Zoning Plan or Development Permission Area Plan, or the plan deemed to be a draft plan.

此地帶並不被納入於分區計劃大綱圖或發展審批地區圖,或被當作草圖的圖則。

#### Notes

- 1. The above outline zoning plan is available for free inspection at the sales office(s) during opening hours.
- 2. Due to technical reasons as a result of the irregular boundary of the Development, the plan above has shown more than the area required under the Residential Properties (First-hand Sales) Ordinance.
- 3. The Vendor advises purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

Extract from the approved Sha Tin Outline Zoning Plan (Plan no. S/ST/38), gazetted on 7 June 2024, with adjustments where necessary as shown in red.

摘錄自2024年6月7日刊憲之沙田分區計劃大綱核准圖(圖則編號S/ST/38),有需要處經修正處理,以紅色表示。

The plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

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。

## Notation 圖例

# Zones 地帶

R(B) Residential (Group B) 住宅(乙類)

R(C) Residential (Group C) 住宅(丙類)

Open Space 休憩用地

OU Other Specified Uses 其他指定用途

GB Green Belt 緑化地帶

## Communications 交通

Major Road and Junction 主要道路及路口

### Miscellaneous 其他

Boundary of Planning Scheme 規劃範圍界線

Planning Area Number 規劃區編號

> 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)

P F S Petrol Filling Station 加油站

#### 備註:

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- 1. 以上分區計劃大綱圖可於售樓處開放時間內免費查閱。
- 2. 因發展項目的不規則界線引致的技術原因,上圖所顯示的範圍多於《一手住宅物業銷售條例》所要求顯示的範圍。
- 3. 賣方建議買方到該發展地盤作實地考察,以獲取對該發展地盤、以及周邊地區環境及附近的公共設施有較佳了解。

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