

Notes :

1. The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure is available for free inspection at the sales office during opening hours.
2. 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.
3. The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reason that the boundary of the Development is irregular.
4. The plan, 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 the Hong Kong SAR.

Extracted from Approved Hung Shui Kiu and Ha Tsuen Outline Zoning Plan No. S/HSK/2 gazetted on 26 October 2018, with adjustments to show the Development site boundary and other information in red.

摘錄自2018年10月26日刊憲之洪水橋及廈村分區計劃大綱核准圖編號S/HSK/2，經處理並以紅色顯示發展項目邊界及其他資料。

NOTATION 圖例

ZONES 地帶

COMMERCIAL	C	商業
COMPREHENSIVE DEVELOPMENT AREA	CDA	綜合發展區
RESIDENTIAL (GROUP A)	R(A)	住宅(甲類)
VILLAGE TYPE DEVELOPMENT	V	鄉村式發展
GOVERNMENT, INSTITUTION OR COMMUNITY	G/IC	政府、機構或社區
OPEN SPACE	O	休憩用地
OTHER SPECIFIED USES	OU	其他指定用途
GREEN BELT	GB	綠化地帶

COMMUNICATIONS 交通

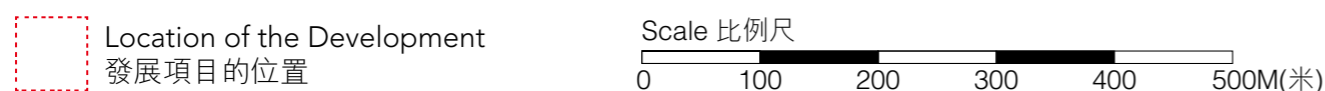
RAILWAY AND STATION (ELEVATED)	STATION	鐵路及車站(高架)
LIGHT RAIL	+	輕鐵
ENVIRONMENTALLY FRIENDLY TRANSPORT SERVICES	—	環保運輸服務
MAJOR ROAD AND JUNCTION	—	主要道路及路口
ELEVATED ROAD	—	高架道路

MISCELLANEOUS 其他

BOUNDARY OF PLANNING SCHEME	— ◆ —	規劃範圍界線
PLANNING AREA NUMBER	①	規劃區編號
BUILDING HEIGHT CONTROL ZONE BOUNDARY	— · — · — · —	建築物高度管制區界線
MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)	△160	最高建築物高度 (在主水平基準上若干米)
MAXIMUM BUILDING HEIGHT RESTRICTION AS STIPULATED ON THE NOTES	△★	《註釋》內訂明最高建築物高度限制
MAXIMUM BUILDING HEIGHT (IN NUMBER OF STOREYS)	8	最高建築物高度 (樓層數目)

備註：

1. 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
2. 賣方建議準買家到有關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。
3. 由於發展項目的邊界不規則的技術原因，此圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
4. 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。



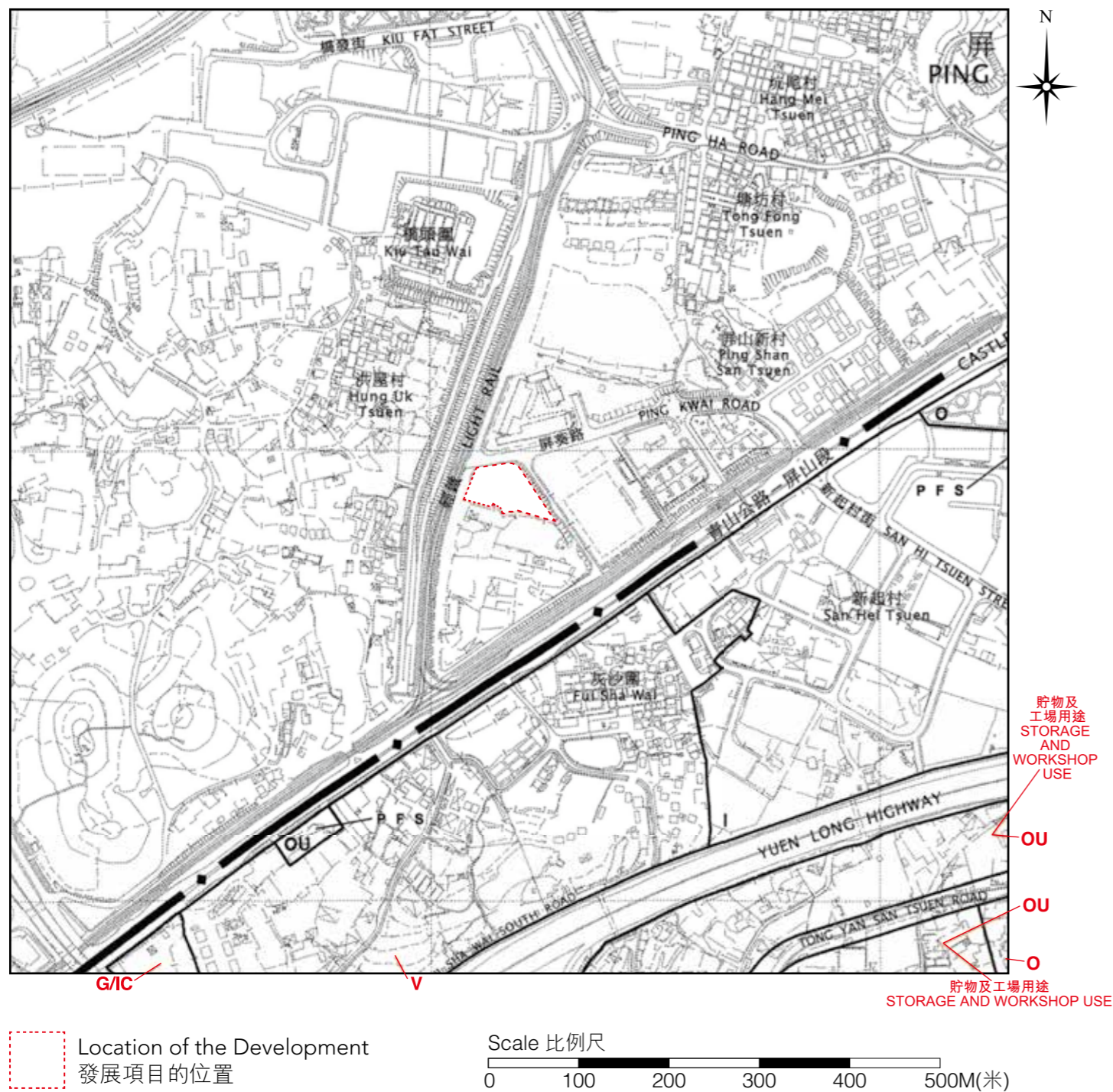
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— ◆ — 規劃範圍界線

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09 OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT

關於發展項目的分區計劃大綱圖



Extracted from Approved Tong Yan San Tsuen Outline Zoning Plan No. S/YL-TYST/14 gazetted on 20 August 2021, with adjustments to show the Development site boundary and other information in red.
摘錄自2021年8月20日刊憲之唐人新村分區計劃大綱核准圖編號S/YL-TYST/14，經處理並以紅色顯示發展項目邊界及其他資料。

NOTATION 圖例

ZONES 地帶

VILLAGE TYPE DEVELOPMENT	V	鄉村式發展
INDUSTRIAL	I	工業
GOVERNMENT, INSTITUTION OR COMMUNITY	G/IC	政府、機構或社區
OPEN SPACE	O	休憩用地
OTHER SPECIFIED USES	OU	其他指定用途

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
PETROL FILLING STATION	P F S	加油站

P F S 加油站

貯物及工場用途
STORAGE AND WORKSHOP USE

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