

**Information on Sales Arrangements**  
銷售安排資料

Sales Arrangement No.1  
銷售安排第 1 號

<b>Name of the Development:</b> 發展項目名稱：	<b>Ayton</b> <b>雋睿</b>
<b>Date of the Sale:</b> 出售日期：	From 23 May 2020 and thereafter 由2020年5月23 日起及其後
<b>Time of the Sale:</b> 出售時間：	On 23 May 2020 (the “First Date of Sale”) From 11:00 a.m. to 7:00 p.m.  <u>After the First Date of Sale</u> From 10:00 a.m. to 5:00 p.m.  <u>2020年5月23日 (「出售首日」)</u> 由上午11時00分至下午7時正  <u>出售首日之後</u> 由上午10時至下午5時正
<b>Place where the sale will take place:</b> 出售地點：	<u>First Date of Sale 出售首日</u> Function Room 5 & 6, B/F Hotel ICON 17 Science Museum Road, Tsim Sha Tsui East, Kowloon, Hong Kong (the “Designated Venue”) 香港九龍尖沙咀東部 科學館道17號 唯港薈 地庫 5號及6號宴會廳 (「指定會場」)  <u>After the First Date of Sale 出售首日之後</u> 7th Floor, Block A, Phase 6, Hong Kong Spinners Building, 481-483 Castle Peak Road, Cheung Sha Wan, Kowloon, Hong Kong (the “Sales Office”) 香港九龍長沙灣青山道481-483號香港紗廠大廈第6期A座7樓 (「銷售地點」)
<b>Number of specified residential properties that will be offered to be sold:</b> 將提供出售的指明住宅物業的數目：	26
<b>Description of the specified residential properties that will be offered to be sold:</b> 將提供出售的指明住宅物業的描述： <p>The following units in the Development: 以下在發展項目的單位：</p> <p>Tower 1 (Floor/Unit) 第 1 座 (樓層 / 單位) 3C, 3D</p> <p>Tower 2 (Floor/Unit) 第 2 座 (樓層 / 單位) 1B, 1C, 1E</p>	

2A, 2B, 2C, 2D, 2E  
3A, 3B, 3C, 3D, 3E  
5A, 5B, 5C, 5D, 5E  
6C, 6D, 6E  
7C, 7D, 7E

**The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase:**

將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序：

**On the First Date of Sale:**

於出售首日：

Balloting will be used to determine the order of priority. Details are as follows:-

優先次序將以抽籤方式決定。詳情如下

1. General provisions 一般規定

1.1 Where more than one specified residential property is covered in one preliminary agreement for sale and purchase, the purchaser of each such specified residential property shall comprise the same person or the same group of persons and select the same payment plan.

如同一份臨時買賣合約包括多於一個指明住宅物業，每一該等指明住宅物業之買方須由同一人士或同一組人士構成及使用同一付款辦法。

1.2 In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）自行分配任何指明住宅物業予任何有意欲購買的人士。

1.3 The Vendor will not entertain any request for addition, removal or modification of purchaser(s) once a preliminary agreement for sale and purchase has been executed.

臨時買賣合約一經簽署，賣方不接受任何加入、減去或改動買方之要求。

2. Registration 登記

2.1 To participate in the balloting, interested persons must first submit a Registration of Intent. The form of Registration of Intent is available for collection at the Sales Office. The manner for the submission of the Registration of Intent and the documents and materials required, etc. are specified in that form. Please refer to the form of the Registration of Intent for details. The order of the submission of a Registration of Intent will not have any impact on the order of priority for selecting the specified residential properties. Generally:

有意參與抽籤的人士須先遞交購樓意向登記。購樓意向登記表格可於售樓處索取。遞交購樓意向登記之方式及所需文件及材料等於該表格中有所說明。詳情請參閱購樓意向登記表格。遞交購樓意向登記次序不會影響揀選指明住宅物業的優先次序。概括而言：

(i) The Registration of Intent duly completed and signed by the Registrant; and

已填妥及由登記人簽署之購樓意向登記；及

(ii) Copy(ies) of the registrant(s)' HKID or passport (if the registrant(s) is/are individual(s)); or copy(ies) of the Business Registration Certificate, Certificate(s) of Incorporation, latest Annual Return, document(s) filed at the Companies Registry showing the current list of director(s) of the registrant and copy(ies) of HKID or passport of the director signing the Registration of Intent on behalf of the registrant, if the registrant is a company incorporated in Hong Kong; and

登記人之香港身份證或護照副本(如登記人為個人)；或商業登記證書副本、公司註冊證書副本、最新的周年申報表副本、已於公司註冊處登記之文件以顯示當時的董事名單，及代表登記人簽署購樓意向登記的董事的香港身份證或護照副本(如登記人為香港註冊成立的公司)；及

- (iii) In addition to copies of specified identification documents, each Registration of Intent shall be submitted together with one cashier order. The amount of each cashier order shall be HK\$300,000. Each cashier order shall be payable to “Vincent T.K. Cheung, Yap & Co.”.  
除指明的身份證明文件副本外，遞交一份購樓意向登記時必須同時遞交一張銀行本票。每張本票金額為港幣\$300,000。每張本票抬頭人為「張葉司徒陳律師事務所」或「Vincent T.K. Cheung, Yap & Co.」。

2.2 The registrant(s) must submit the Registration of Intent to the Sales Office before 5:00 p.m. on 22 May 2020. A Receipt for Registration of Intent will be issued to the registrant in respect of a validly submitted Registration of Intent.

填妥之購樓意向須於 2020年 5月22 日下午 5 時前遞交至銷售地點有效地遞交購樓意向登記後登記人將獲發購樓意向登記表格收據。

2.3 The Registration of Intent is personal to the registrant and shall not be transferrable.

購樓意向登記只適用於登記人本人及不能轉讓。

2.4 Each individual or company (whether alone or with others) can submit a maximum of two Registrations of Intent. No extra submission will be accepted.

每人或公司（不論單獨或連同他人）最多可遞交兩張購樓意向登記。多出的遞交將不被接受。

2.5 For avoidance of doubt, if an individual or a company (whether alone or with others) has submitted two Registrations of Intent, the said individual or company will have two chances in participating in the Ballot. The more favourable ballot result in respect of any one of the Registrations of Intent will apply to both Registrations of Intent in determining the order of priority.

為以釋疑慮，如個人或公司（不論單獨或連同他人）提交了兩個意向書，該個人或公司將有兩次參與抽籤的機會。兩個意向書中當中任何一個獲較佳的抽籤結果將視為同時適用於兩個意向書以釐定其優先次序。

2.6 The Registration of Intent does not constitute any specific expression of intent to purchase any particular specified residential property or the seeking of any such expression of intent. Any specific expression of intent to purchase a particular specified residential property made in the Registration of Intent will be rejected by the Vendor.

購樓意向登記並不構成對任何個別指明住宅物業的明確選擇購樓意向，亦不構成探求任何該等購樓意向。任何在「購樓意向登記」內作出明確選擇購買某指明住宅物業的購樓意向將被賣方拒絕。

2.7 For each valid registration, registrant(s) shall purchase One (1) specified residential property. If a registrant(s) has submitted two (2) Registrations of Intent, the registrant(s) may purchase at most Two (2) specified residential properties.

就每份有效購樓意向登記，登記人必須購買一個指明住宅物業。如登記人遞交兩張購樓意向登記，登記人最多可購買兩個指明住宅物業。

### 3. Balloting 抽籤

3.1 The balloting to determine the priority for the selection of specified residential properties on the First Date of Sale (each Registration of Intent will be allotted only one lot) will take place on the First Date of Sale at 11:30 a.m. at the Designated Venue.

決定出售首日的揀選指明住宅物業之優先次序（每份購樓意向登記可獲分配一個籌）將於出售首日上午11時30分於指定會場舉行。

3.2 The registrants (if the registrant(s) is/are individual(s)) or his / her / its / their authorized person (if the registrant is a company incorporated in Hong Kong) shall personally attend the Designated Venue and bring along the following at the Check-In Time Slot for the Vendor's verification:

登記人(如登記人為個人)或其獲授權人士(如登記人為香港註冊成立的公司)須親身於報到時段到指定會場時，須帶同下述文件供賣方核實。

- (i) the original Receipt for Registration of Intent of the Registration of Intent and original / copy of

identification document of the registrant (for individual registrant);  
購樓意向登記之購樓意向登記表格收據正本及登記人身份證明文件正本或副本（如登記人為個人）

OR 或

- (ii) the Receipt for Registration of Intent of the Registration of Intent, a copy of Business Registration Certificate, a copy of the most updated annual return of the company and the company chop (for corporate registrant).

購樓意向登記之購樓意向登記表格收據、商業登記證副本、公司最近的周年申報表副本及公司印章（如登記人為公司）。

- 3.3 The following are the general procedures which will take place on the First Date of Sale:-  
出售首日的一般程序如下:-

<b>Check-in timeslot and venue for balloting and selection of specified residential properties 報到時段及地點以進行抽籤及揀樓</b>	<b>Time and venue for ballot 抽籤時間及地點</b>	<b>Time and venue for selection of specified residential properties 揀選指明住宅物業時間及地點</b>
11:00 a.m. to 11:15 a.m. at the Designated Venue 上午 11 時正 至 上午 11 時 15 分於「指定會場」	11:30 a.m. at the Designated Venue on spot 上午 11 時 30 分於「指定會場」即場進行抽籤。	Immediately after completion of balloting at the Designated Venue 完成抽籤後緊接於「指定會場」

- 3.4 The registrants whose identities have been confirmed and verified by the Vendor shall be eligible for selection of specified residential properties according to the ballot result, and in an orderly manner and within reasonable time.

登記人經賣方確認並核實身份後方可享有按抽籤結果，有秩序地及於合理時間內，揀選指明住宅物業的資格。

- 3.5 The Vendor shall not be responsible to the registrants for any error or omission in the ballot results.  
抽籤結果如有任何錯誤或遺漏，賣方均無需向登記人承擔責任。

- 3.6 The Vendor reserves the right at any time, for the purposes of maintaining order at the Designated Venue and/or facilitating smooth operation of the balloting procedures, to adjust the time and date of the balloting. Any changes to the time and date of the balloting will be posted at the Designated Venue and/or on the website (www.ayton.com.hk) designated by the Vendor for the Development. Registrants will not be notified separately of such changes.

為了維持指定會場秩序及／或流暢地進行抽籤程序的目的，賣方保留權利在任何時間調整抽籤程序的時間和日期。任何抽籤程序的時間和日期的修改會張貼於指定會場及／或於賣方為發展項目指定的互聯網網站的網址(www.ayton.com.hk)公布。登記人將不獲另行通知該等修改。

#### 4. Selection and Purchase 揀選及購買

- 4.1 Each registrant may select and purchase specified residential property(ies) in accordance with the Ballot Result sequence and shall do so in an orderly manner and within reasonable time. If a registrant(s) has submitted two (2) Registrations of Intent, the registrant(s) may purchase at most **Two (2)** specified residential properties.

每位登記人可根據抽籤結果順序，在有秩序及使用合理的時間的情況下，揀選及購買指明住宅物業。如登記人遞交兩張購樓意向登記，登記人最多可**購買兩個**指明住宅物業。

- 4.2 The registrants shall comply with the rules set out herein in the selection and purchase of the specified residential properties; otherwise his/her/its/their order of priority shall lapse automatically and he/she/it/they will no longer be eligible to participate in the selection of specified residential properties.

登記人須遵守本文列出的條款規則選購指明住宅物業，否則其優先次序將自動終止，登記人將不再

享有參與揀選指明住宅物業的資格。

- 4.3 Registrants who leave the Designated Venue before successfully purchasing the specified residential properties shall be disqualified from participating in the selection and purchase of the specified residential properties and his/her/its/their order of priority shall lapse immediately.  
在其成功購買指明住宅物業之前離開指定會場之登記人須被取消參與選購指明住宅物業及其優先次序將立即失效。
- 4.4 The registrant who has selected specified residential property(ies) shall on the spot enter into preliminary agreement(s) for sale and purchase in respect of the selected specified residential properties with the Vendor. If the registrant is of more than one person, all registrant(s) must enter into the preliminary agreement(s) for sale and purchase.  
揀選了指明住宅物業的登記人，須即場與賣方就揀選的指明住宅物業簽署臨時買賣合約。如該登記人為多名人士，每一位登記人均須簽署該臨時買賣合約。
- 4.5 If the registrant is a company incorporated in Hong Kong, the preliminary agreement for sale and purchase of the selected specified residential property shall be entered into by any one of its directors of that company.  
如登記人為香港註冊成立的公司，其所揀選的指明住宅物業的臨時買賣合約須由該公司任何一位董事簽署。
- 4.6 If for any reason any registrant fails to enter into preliminary agreement for sale and purchase for the selected specified residential properties or fails to meet the requirement set out above, the Vendor shall have no obligation to enter into any preliminary agreement for sale and purchase in respect of the selected specified residential properties and that registrant will not be eligible to select any other specified residential properties again on the First Date of Sale.  
如因任何理由任何登記人未能就揀選的指明住宅物業簽署臨時買賣合約，或不符合上述部分所列之條件，賣方將沒有責任就該登記人揀選之指明住宅物業簽署臨時買賣合約而該登記人將不能於出售首日再揀選其他指明住宅物業。
- 4.7 Prior to the signing of the preliminary agreement for sale and purchase, a registrant may notify the Vendor on the spot to add individual(s) signing the preliminary agreement(s) for sale and purchase, but subject to the following:  
在簽署臨時買賣合約前，登記人可即時通知賣方增加簽署臨時買賣合約的個人的名字惟須受以下所限：
- (a) if a registrant wishes to add any individual(s), then prior to adding of any individual(s), all the individual(s) comprised in the registrant must be family member(s) (i.e. spouse, parents, children, brothers, sisters, grandparents and grandchildren) of each other and the additional individual(s) must be the immediate family member(s) (i.e. spouse, parents, children, brothers, sisters, grandparents and grandchildren) of ALL the individual(s) comprised in the registrant and subject to the provision of adequate proof of such relationship to the Vendor's satisfaction whose determination shall be final; and  
如登記人希望加入任何個人的名字，則在加入任何個人的名字之前，所有組成登記人的個人必須互相為對方的直系親屬(即配偶、父母、子女、兄弟、姊妹、祖父母、外祖父母、孫、孫女、外孫及外孫女)及新加入之個人必須為登記人的所有個人的家人(即配偶、父母、子女、兄弟、姊妹、祖父母、外祖父母、孫、孫女、外孫及外孫女)，登記人須提供令賣方滿意的該家人關係的證明，就此賣方的決定為最終；及
  - (b) The Vendor reserves its absolute discretion to allow or reject the registrant's request to add name(s) as purchaser.  
賣方保留其絕對酌情權允許或拒絕登記人增加任何買方名字的要求。
- 4.8 The cashier order submitted by the registrant will be used to settle part of the preliminary deposit payable by the relevant registrant pursuant to the preliminary agreement for sale and purchase. That registrant shall on the spot pay the balance of the preliminary deposit by cashier order or cheque. Failure to pay the balance of the preliminary deposit by that registrant in respect of any preliminary agreement for sale and purchase shall be deemed to have given up those specified residential properties, the Vendor shall have no obligation to

enter into preliminary agreement for sale and purchase and that registrant will not be eligible to select any other specified residential properties again.

該登記人提交的本票將用作該登記人根據臨時買賣合約應支付的部份臨時訂金。該登記人須即場以本票或支票支付臨時訂金的餘額。如該登記人未能就任何一份臨時買賣合約支付臨時訂金的餘額，將視為放棄該等指明住宅物業，賣方將沒有責任簽署臨時買賣合約而該登記人將不能再揀選其他指明住宅物業。

4.9 After the completion of the aforesaid selection of specified residential properties, the sale of any remaining specified residential properties will be on a first come first served basis. The Vendor does not accept any person interested in purchasing having queued up before the commencement of such sale.

完成上述揀選指明住宅物業後，尚餘之指明住宅物業將以先到先得形式發售。賣方不接受該發售開始前在場輪候之人士。

4.10 The Vendor also reserves its right to adjust the time of any balloting or selection of residential properties in accordance with the progress of confirmation and verification of identities of registrants or carrying out other procedures.

賣方保留最終決定權因應確認和核實登記人身份和其他程序之進度調整任何抽籤或揀選住宅物業時間。

**On the day following the First Date of Sale and thereafter:**

**出售首日翌日及之後:**

First come First served.

以先到先得形式發售。

All unsold specified residential properties, if any, will be available for selection and purchase at the Sales Office on a "first come first served" basis. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting).

所有指明住宅物業(已售出之指明住宅物業除外)將以先到先得形式於銷售地點發售。如有任何爭議，賣方保留絕對權力以任何方式(包括抽籤)分配任何指明住宅物業予任何有意購買的人士。

The Vendor does not accept any person interested in purchasing having queued up before the time of the sale on the date concerned.

賣方不接受相關日期出售時間前在場輪候之人士。

**Other matters:**

**其他事項:**

1. The Vendor reserves the right to adjust the time of selection of specified residential properties in accordance with the progress of selection and purchase or the carrying out of other procedures.

賣方保留權利因應揀選及購買之進度和進行其他程序所需之時間調整揀選指明物業之時間。

2. The sale of the residential properties is subject to availability. Also, the Vendor reserves the right to suspend sales or reduce the number of properties to be offered for sale at any time without further notice. Please note that the completion of the verification of a registrant's identity, any order of priority in respect of the selection of residential properties according to the result of the balloting, or the Vendor's admittance of any person to the waiting queue does not guarantee that that registrant/person will be able to purchase any residential property.

將提供出售的住宅物業售完即止。另外，賣方亦保留最終決定權於任何時候暫停出售發展項目或減少要約出售物業數目，無需提早通知。登記人獲確認和核實身份、登記人根據抽籤結果獲得之任何揀選住宅物業優先次序或任何人士獲賣方接受輪候均不保證該登記人/人士能購得任何住宅物業，敬希注意。

3. The selected and purchased residential property and payment term of such sale and purchase shall not be changed, varied or altered once after signing of the preliminary agreement for sale and purchase.

一經簽署臨時買賣合約，已揀選及購買的指明住宅物業及該宗買賣的付款辦法不得更改。

4. If a registrant has not purchased any specified residential properties, he shall bring along “the original Receipt of Registration of Intent”, copy of the registrant’s Identity Card / Passport (if the registrant is an individual), or copy of the registrant’s Business Registration Certificate and company chop (if the registrant is a company) to the Sales Office to collect the unused cashier order during such period of time to be announced by the Vendor. If the registrant shall authorize another person to collect the cashier order, the authorized person shall bring along the original Receipt of Registration of Intent, copy of the registrant’s Identity Card / Passport (if the registrant is an individual) or copy of the registrant’s Business Registration Certificate and company chop (if the registrant is a company) together with “the original Letter of Authorization for Collection of Unused Cashier Order” duly signed by the registrant in the form prescribed by the Vendor and a copy of the authorized person’s Identity Card / Passport to the Sales Office to collect the unused cashier order during such period of time to be announced by the Vendor.  
如登記人無購入任何指明住宅物業，登記人可於賣方公佈的時間內帶同「購樓意向登記收據」正本、登記人之身份證 / 護照副本(如登記人為個人)，或公司商業登記證副本及公司印章(如登記人為公司)到銷售地點取回未使用的本票。如登記人授權他人取回本票，獲授權人士須帶同「購樓意向登記收據」正本、登記人之身份證 / 護照副本(如登記人為個人)，或公司商業登記證副本及公司印章(如登記人為公司)、由賣方擬定及登記人簽署的「取回未使用的本票的授權書」正本及獲授權人士之身份證/護照副本，於賣方公佈的時間內到銷售地點取回本票。
5. In the event that any of the specified residential properties offered to be sold under this Sales Arrangements is sold, the said property will cease to be available for sale.  
如本銷售安排下提供出售的任何指明住宅物業已於本銷售安排下出售，該物業將不會提供出售。
6. If Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued at any time between the hours of 9:00 a.m. to 7:00 p.m. on any date of sale, for the safety of the purchasers and the maintenance of order at the Designated Venue and/or the Sales Office, the Vendor reserves its absolute right to close the Designated Venue and/or the Sales Office. Details of the arrangement will be posted by the Vendor on the website (www.ayton.com.hk) designated by the Vendor for the Development.  
如在任何出售日期的上午9分至晚上7時的任何時間內天文台發出八號或更高風球信號或黑色暴雨警告，為保障買方的安全及維持指定會場及/或銷售地點的秩序，賣方保留絕對權力關閉指定會場及/或銷售地點。賣方會將安排的詳情於賣方為發展項目指定的互聯網網站的網址(www.ayton.com.hk)公布。
7. The Vendor reserves the right to close the Designated Venue and/or the Sales Office at any time if all the specified residential properties have been sold out.  
賣方保留權利在售出所有指明住宅物業後任何時間關閉指定會場及/或銷售地點。
8. In the event of any discrepancy between the English and Chinese versions of this Sales Arrangements, the English version shall prevail.  
倘若本銷售安排中英文版本有異，以英文版本為準。

**The method to be used, where two or more persons are interested in purchasing a particular specified residential property, to determine the order of priority in which each of those persons may proceed with the purchase:**

在有兩人或多於兩人有意購買同一個指明住宅物業的情況下，將會使用何種方法決定每名該等人士可購買該物業的優

先次序：

Please refer to the above method.

請參照上述方法。

In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式(包括抽籤)自行分配任何該指明住宅物業予任何有意欲購買的人士。

**Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at:**

載有上述銷售安排的資料的文件印本於下列地點可供公眾免費領取：

7th Floor, Block A, Phase 6, Hong Kong Spinners Building, 481-483 Castle Peak Road, Cheung Sha Wan, Kowloon, Hong Kong

香港九龍長沙灣青山道481-483號香港紗廠大廈第6期A座7樓

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