

Information on Sales Arrangements

銷售安排資料

Name of the development: 發展項目名稱:	The Richmond
Date of the Sale: 出售日期:	From 8 February 2020 由 2020 年 2 月 8 日起
Time of the Sale: 出售時間:	On 8 February 2020: From 10:00 a.m. to 8:00 p.m. From 9 February 2020 and thereafter: From 10:30 a.m. to 8:00 p.m. (daily) 2020 年 2 月 8 日: 上午 10 時至下午 8 時。 由 2020 年 2 月 9 日起: 每日上午 10 時 30 分至下午 8 時。
Place where the sale will take place: 出售地點:	The Richmond Sales Office, 31/F, ONE International Finance Centre, Central, Hong Kong 香港中環國際金融中心一期 31 樓 The Richmond 售樓處
Number of specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的數目:	15
Description of the residential properties that will be offered to be sold: 將提供出售的指明住宅物業的描述:	
The following flat(s): 以下單位: 21A, 20A, 19A, 16A, 11A, 3A 8B, 3B 17C, 12C, 8C 25D, 22D, 21D, 3D	

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:

For the sale on 8 February 2020

Submission of Registration of Intent and Balloting

Balloting will be used to determine the order of priority. Persons interested in purchasing any of the specified residential properties (“the registrant(s)”) must follow the procedure below:-

1. To participate in the balloting, interested persons must first submit a duly completed online Registration of Intent (“Registration of Intent”) in accordance with paragraph 2 below. Only one Registration of Intent shall be submitted by a registrant. Repeated submission of Registration of Intent will not be accepted.
2. Registrant must submit a Registration of Intent via “Registration of Intent for Newly Launched Development(s)” of “Henderson eHome” mobile App (the “Mobile App”) and follow the procedures and the “Terms and Conditions of Online Registration” specified therein. The period for submission of Registration of Intent commences from the time when the price list(s) of the specified residential properties in this Information of Sales Arrangements is/are made available by the Vendor and ends at 12:00 noon on 7 February 2020. Late submission will not be accepted. The Registration of Intent may be submitted at any time during the said period. Registrant is reminded that a valid Registration of Intent must include submission of a registration deposit in the sum of HK\$50,000 (the “Registration Deposit”). Registration number for the Registration of Intent will be generated to the registrant after completion and submission of the Registration of Intent and submission of the Registration Deposit. The Vendor shall not be responsible to any registrant if the registrant cannot successfully complete and/or submit a valid Registration of Intent on the Mobile App for any reason whatsoever (including but not limited to breakdown or maintenance of the server or network congestion).
3. The Registration Deposit shall be submitted to the Vendor by either one of the following means as stated in sub-paragraph (a)(i) or (b)(i) below :-
 - (a) (i) The registrant may make an online submission of HK\$50,000 with a maximum of three credit cards designated or accepted by the Vendor (“Credit Card(s)”) through the Mobile App. The said sum of HK\$50,000 will be withheld from the credit limit of the respective Credit Card(s). For details, please refer to the “Terms and Conditions of Online Registration” on the Mobile App. After verification, the registration number will be provided to the registrant via the Mobile App; and
 - (ii) If and only if the registrant has successfully purchased one (1) or two (2) specified residential property(ies) on the price list, the said amount of HK\$50,000 submitted by the registrant will be applied for part payment of the preliminary deposit for the purchase of such or any one of such specified residential property(ies) as designated by the Vendor. If the registrant purchases two (2) specified residential properties, the registrant shall tender a sum of HK\$50,000 (in addition to the Registration Deposit) by way of cashier order in favour of “ZHONG LUN LAW FIRM” for part payment of the preliminary deposit for the purchase of the other specified residential property which the Registration Deposit has not been so applied. If the registrant has not purchased any specified residential property, please refer to paragraph 12 below for the release of the credit limits withheld from the Credit Card(s); **or**

- (b) (i) The registrant may submit cashier order(s) in the sum of HK\$50,000 and made payable to “ZHONG LUN LAW FIRM” to The Richmond Sales Office from 5 February 2020 to 6 February 2020 between 10:30am and 8:00pm daily and on 7 February 2020 from 10:30am to 12:00 noon. After verification, the registration number will be provided to the registrant via the Mobile App; and
- (ii) If and only if the registrant has successfully purchased one (1) or two (2) specified residential property(ies) on the price list, the cashier order(s) will be banked and used to effect part payment of the preliminary deposit for the purchase of such or any one of such specified residential property(ies) as designated by the Vendor. If the registrant purchases two (2) specified residential properties, the registrant shall tender a sum of HK\$50,000 (in addition to the Registration Deposit) by way of cashier order in favour of “ZHONG LUN LAW FIRM” for part payment of the preliminary deposit for the purchase of the other specified residential property which the Registration Deposit has not been so applied. If the registrant has not purchased any specified residential property, please refer to paragraph 12 below for the return of the cashier order(s).
4. The time sequence of submission of the Registrations of Intent by registrants will not have any impact on the order of priority for selecting the specified residential properties.
5. The Registration of Intent is personal to the registrant and shall not be transferrable.
6. The Vendor has the absolute discretion to determine whether a Registration of Intent is valid and should be included in the balloting.
7. The balloting will take place at 3:00 p.m. on 7 February 2020 and the balloting will be effected via a computer network. Every valid Registration of Intent shall be allotted one lot. The ballot results, including “registration number”, “ballot result priority”, and the “check-in timeslot for registrants” will be announced on the Mobile App and posted by the Vendor at The Richmond Sales Office at or around 6:00 p.m. on 7 February 2020. The opening hours of The Richmond Sales Office on 7 February 2020 are from 10:30 a.m. to 8:00 p.m.

Procedure on the First Date of Sale (8 February 2020)

8. The registrants (if the registrant is a company, then any one of its directors) shall personally or by attorney (pursuant to a validly executed power of attorney in a form prescribed by the Vendor) attend The Richmond Sales Office on 8 February 2020 according to the “check-in time slot for registrants” in the ballot results posted by the Vendor. The registrants, director or attorney (as the case may be) must bring along the registration number for the Registration of Intent and (if the registrant is an individual(s)) their HKID Card(s) or Passport(s) and (where the registrant is a company) its Business Registration Certificate and Certificate of Incorporation and the HKID Card or Passport of any of its directors. The registrants, director or attorney (as the case may be) whose identities have been verified by the agent appointed by the Vendor shall be eligible to select not more than two (2) specified residential properties which are still available at the time of selection in the order of priority according to the ballot result priority. Registrants, director or attorney (as the case may be) who arrive at The Richmond Sales Office at any time later than the “check-in time slot for registrants” assigned in the ballot results shall not be eligible to select the specified residential property(ies) in the order of priority according to the ballot result priority.

9. Before entering into the Preliminary Agreement for Sale and Purchase in respect of any specified residential property, the registrant(s) may request and notify the Vendor on the spot in person to add or to nominate other person(s) as purchaser(s) subject to the following:-
- (a) Where the registrant(s) select(s) only one (1) specified residential property, the purchaser(s) of such specified residential property shall only be:-
- (1) that/those registrant(s); or
 - (2) that/those registrant(s) together with one or more Immediate Family Member(s) of that/those registrant(s) as joint purchaser(s); and
- (b) Where the registrant(s) select(s) two (2) specified residential properties,
- (i) the purchaser(s) of at least one (1) specified residential property shall only be:-
 - (1) that/those registrant(s); or
 - (2) that/those registrant(s) together with one or more Immediate Family Member(s) of that/those registrant(s) as joint purchaser(s); and
 - (ii) the purchaser(s) of the other specified residential property shall only be:-
 - (1) that/those registrant(s); or
 - (2) one or more Relative(s) of that/those registrant(s); or
 - (3) that/those registrant(s) together with one or more Relative(s) of that/those registrant(s) as joint purchaser(s).
- (c) “Immediate Family Member” of a registrant means a spouse, parent or child of that registrant. Registrant must bring along and produce valid supporting document(s) to prove the relationship of each of such Immediate Family Member with the registrant to the satisfaction of the Vendor.
- (d) “Relative” of a registrant means a spouse, parent, child, sibling, grandparent or grandchild of that registrant. Registrant must bring along and produce valid supporting document(s) to prove the relationship of each of such Relative with the registrant to the satisfaction of the Vendor.
- (e) The Vendor reserves the right and absolute discretion to determine whether or not an individual is a qualified “Immediate Family Member” or “Relative” of a registrant.
10. All registrant(s) signing the Preliminary Agreement(s) for Sale and Purchase shall sign personally or by attorney (pursuant to a validly executed power of attorney in a form prescribed by the Vendor) as purchaser(s) and all other person(s) (apart from the registrant(s)) signing the Preliminary Agreement(s) for Sale and Purchase shall sign personally as purchaser(s).
11. In case of any dispute, the Vendor reserves its right and absolute discretion to allocate any specified residential property to any registrant.
12. If a registrant has not purchased any specified residential property, the Registration Deposit withheld from the credit limit(s) of the respective Credit Card(s) will be released on or before the 7th day after the first date of sale under the Sales Arrangements as issued and amended by the Vendor from time to time. Registration Deposit submitted by the way of

cashier order(s) will be available for collection without interest by the registrant (or his/her authorized person) at The Richmond Sales Office from 10 February 2020 to 11 February 2020 (from 10:30 a.m. to 8:00 p.m. on each day). The registrant must bring along his/her HKID Card or Passport (or a copy of the HKID Card or Passport of the registrant if the cashier order(s) is/are collected by the authorized person) and (if applicable) copy of Business Registration Certificate or Certificate of Incorporation of the registrant, the registration number of the Registration of Intent, and (if applicable) a valid authorization letter and a copy of the HKID Card or Passport of the authorized person.

First-come-first-served

After the completion of the balloting and the selection and purchase of the specified residential properties by the eligible persons in accordance with the above procedures, the order of priority in the selection of all the remaining specified residential properties (if any) will be on a first-come-first-served basis. For the purpose of maintaining order at The Richmond Sales Office, the Vendor reserves the right to allocate a particular specified residential property to a particular interested person and determine to whom a particular specified residential property will be sold by any method (including balloting) in case of any dispute.

For the sale on 9 February 2020 and thereafter

The order of priority in the selection of the remaining specified residential properties will be on a first-come-first-served basis. Persons interested in purchasing must personally attend The Richmond Sales Office where the sale will take place in order to purchase any remaining specified residential properties. For the purpose of maintaining order at The Richmond Sales Office, the Vendor reserves the right to allocate a particular specified residential property to a particular interested person and determine to whom a specified residential property will be sold by any method (including balloting) in case of any dispute.

就 2020 年 2 月 8 日的出售:

遞交購樓意向登記及抽籤

以抽籤方式決定優先次序，有意購買該等指明住宅物業的人士（下稱「登記人」）須遵從下列程序:-

1. 有意參與抽籤人士，須根據下文第 2 段先於網上遞交已填妥的購樓意向登記（下稱「購樓意向登記」）。每位登記人只可遞交 1 次購樓意向登記，重複遞交購樓意向登記將不會受理。
2. 登記人須透過「恒基置業通」流動應用程式（下稱「該流動應用程式」）內的「新開售樓盤購樓意向登記」並依據該流動應用程式內的步驟及「網上登記條款及細則」遞交購樓意向登記。購樓意向登記遞交時間為從賣方提供就此銷售安排資料內的指明住宅物業的價單的時間起至 2020 年 2 月 7 日中午 12 時正。逾期遞交購樓意向登記將不獲受理。登記人可於前述時段內的任何時間遞交購樓意向登記。登記人請注意，有效的購樓意向登記須包括遞交金額為港幣 50,000 元的登記訂金（下稱「登記訂金」）。登記人在完成及遞交購樓意向登記及遞交登記訂金後將會獲得購樓意向登記號碼。如因任何原因（包括伺服器問題或維修伺服器或網絡擠塞）導致登記人未能於該流動應用程式成功完成及/或遞交有效的購樓意向登記，賣方無須對登記人負上任何責任。

3. 登記人須以下列第(a)(i)分段或第(b)(i)分段所述的任何一種方式向賣方遞交登記訂金：-

(a) (i) 登記人可透過該流動應用程式以最多三張由賣方指定或接納的信用卡（「信用卡」）於網上遞交總金額港幣 50,000 元，而因此會導致各信用卡的信用限額被預扣相關交易金額。詳情請參閱該流動應用程式內的「網上登記條款及細則」。登記資料經賣方核實後，登記人將透過該流動應用程式收到購樓意向登記號碼；及

(ii) 除非及只會在登記人成功購買在價單中的一個或兩個指明住宅物業的情況下，登記人遞交的前述港幣 50,000 元金額會用作支付購買該或其中一個賣方指明的該等指明住宅物業的部份臨時訂金。如登記人購買兩個指明住宅物業，登記人須以抬頭為「中倫律師事務所」的銀行本票提供港幣\$50,000 (除登記訂金之外) 作為購買另一個指明住宅物業的部份臨時訂金，而遞交購樓意向登記時的登記訂金並不就此應用。如登記人未有購買任何指明住宅物業，請看下述第 12 段釋放各信用卡被預扣信用限額的安排；或

(b) (i) 登記人亦可由 2020 年 2 月 5 日至 2020 年 2 月 6 日（每日上午 10 時 30 分至下午 8 時正）及 2020 年 2 月 7 日（上午 10 時 30 分至中午 12 時正）親臨 The Richmond 售樓處以遞交金額為港幣 50,000 及抬頭人須為「中倫律師事務所」的本票。登記資料經賣方核實後，登記人將透過該流動應用程式收到購樓意向登記號碼；及

(ii) 除非及只會在登記人成功購買在價單中的一個或兩個指明住宅物業的情況下，本票會過數並用作支付購買該或其中一個賣方指明的該等指明住宅物業的部份臨時訂金。如登記人購買兩個指明住宅物業，登記人須以抬頭為「中倫律師事務所」的銀行本票提供港幣\$50,000 (除登記訂金之外) 作為購買另一個指明住宅物業的部份臨時訂金，而遞交購樓意向登記時的登記訂金並不就此應用。如登記人未有購買任何指明住宅物業，請看下述第 12 段退回本票的安排。

4. 遞交購樓意向登記的時間順序不會影響揀選指明住宅物業的優先次序。

5. 購樓意向登記只適用於登記人本人及不能轉讓。

6. 賣方有絕對酌情權以決定一份購樓意向登記是否有效及應否被納入抽籤。

7. 抽籤程序將於 2020 年 2 月 7 日下午 3 時進行，抽籤以電腦操作。每一份有效的購樓意向登記可獲分配一個籌。賣方會將抽籤結果，包括「登記號碼」、「抽籤結果次序」、及「登記人報到時段」於 2020 年 2 月 7 日大約下午 6 時於該流動應用程式及 The Richmond 售樓處公布。The Richmond 售樓處於 2020 年 2 月 7 日開放時間為上午 10 時 30 分至下午 8 時正。

出售首日(2020 年 2 月 8 日) 的程序

8. 登記人（或如登記人為公司，則該公司任何一位董事）須於 2020 年 2 月 8 日親身或由其獲授權人(授權書須按賣方規定的格式並具有有效簽署)按照賣方所公布之抽籤結果中所指示的「登記人報到時段」攜同購樓意向登記號碼及(如登記人為個人)其香港身份證或護照及(如登記人為公司)商業登記證書、公司註冊證書和董事的身份證或護照親臨 The Richmond 售樓處。經賣方委託的代理確認並核實身份後登記人、董事或獲授權人（視屬何情況而定）方可有資格根據抽籤結果次序揀選於當時仍可供揀選的不多於兩個指明住宅物業。於抽籤結果中所指示「登記人報

到時段」後才到達 The Richmond 售樓處的登記人、董事或獲授權人（視屬何情況而定）將被取消根據抽籤結果次序揀選指明住宅物業的資格。

9. 在簽署臨時買賣合約購入任何指明住宅物業前，該/該等登記人可親自即場要求及通知賣方增加或提名其他人作為買方，但須受以下內容所約束:-
- (a) 如該/該等登記人只揀選一個指明住宅物業，該指明住宅物業之買方只可是:-
- (1) 該/該等登記人; 或
 - (2) 該/該等登記人連同該/該等登記之一位或多位直系親屬作為聯名買方; 及
- (b) 如該/該等登記人揀選兩個指明住宅物業，
- (i) 最少一個指明住宅物業之買方只可是:-
 - (1) 該/該等登記人; 或
 - (2) 該/該等登記人連同該/該等登記之一位或多位直系親屬作為聯名買方; 及
 - (ii) 另一個指明住宅物業之買方只可是:-
 - (1) 該/該等登記人; 或
 - (2) 該/該等登記人之親屬; 或
 - (3) 該/該等登記人連同該/該等登記人之一位或多位親屬作為聯名買方。
- (c) 「直系親屬」指該登記人之配偶、父母或子女。登記人須備妥令賣方滿意的有效證明文件以茲證明登記人與每個該直系親屬的關係。
- (d) 「親屬」指該登記人之配偶、父母、子女、兄弟姊妹、祖父母或外祖父母、孫、孫女、外孫或外孫女。登記人須備妥令賣方滿意的有效證明文件以茲證明登記人與每個該親屬的關係。
- (e) 賣方保留權利及酌情權決定有關人士是否登記人的合資格「直系親屬」或「親屬」。
10. 所有登記人須以買家身份親自或由其獲授權人(授權書須按賣方規定的格式並具有有效簽署) 簽署臨時買賣合約及所有其他人士(除登記人外) 須以買家身份親自簽署臨時買賣合約。
11. 如有任何爭議，賣方保留權利及酌情權決定將任何指明住宅物業分配予任何登記人。
12. 如登記人並無購入任何指明住宅物業，信用卡信用限額被預扣的登記訂金將根據賣方不時發出及修改的銷售安排下的出售首天後第 7 天內釋放。如登記訂金以本票遞交，登記人(或其獲授權人士)可由 2020 年 2 月 10 日至 2 月 11 日(每日上午 10 時 30 分至下午 8 時正)於 The Richmond 售樓處取回登記訂金本票(但不附利息)。登記人須攜同其身份證或護照正本(如由獲授權人士取回本票，則須攜同登記人身份證或護照副本)及(如適用)登記人之商業登記證書或公司註冊證書副本、購樓意向登記號碼、及(如適用)有效的授權書及獲授權人士之身份證或護照副本。

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當抽籤及合資格人士依據上述的程序選購指明住宅物業後，所有餘下的指定住宅物業（如有的話）將以先到先得形式發售。為了維持 The Richmond 售樓處的秩序，如有任何爭議，賣方保留權利決定以任何方法（包括抽籤）將某指明住宅物業分配予某位有興趣人士及決定將某指明住宅物業出售予何人。

就 2020 年 2 月 9 日起的出售:

餘下的指明住宅物業將以先到先得形式發售。有興趣購買餘下指明住宅物業的人士必須親臨 The Richmond 售樓處購買任何餘下的指明住宅物業。為了維持 The Richmond 售樓處的秩序，如有任何爭議，賣方保留權利決定以任何方法（包括抽籤）將某指明住宅物業分配予某位有興趣人士及決定將某指明住宅物業出售予何人。

The method to be used, where 2 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

Health and safety precautions and measures:

健康及安全防護措施：

Registrants, director or attorney (as the case may be) should note that entry of everyone into The Richmond Sales Office will be subject to satisfactory check of normal body temperature on-site. Everyone who enters the Richmond Sales Office is required to wear a self-provided satisfactory surgical face mask at all times while at the Richmond Sales Office. No face mask will be provided by the Vendor on-site. The Vendor reserves the absolute right and discretion to determine whether a person's body temperature is "normal" or "satisfactory" and whether a person's surgical face mask is of "satisfactory" standard, and to deny entry of anyone who fails to meet the aforesaid requirements, which may result in a loss of that person's right to select any specified residential property.

登記人、董事或獲授權人（視屬何情況而定）應注意所有進入 The Richmond 售樓處的人士均須在現場接受並通過令人滿意的正常體溫測試。所有進入 The Richmond 售樓處的人士均須時刻於 The Richmond 售樓處內配戴自備和令人滿意的外科手術口罩。賣方將不會在現場提供任何口罩。賣方保留權利及酌情權決定該人士的體溫是否「正常」或「令人滿意」以及該人士所配戴的外科手術口罩是否達到「令人滿意」的規格，並拒絕讓任何未能達到上述要求的人士進入 The Richmond 售樓處，而該人士可能因此失去揀選任何指明住宅物業的權利。

Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at (1) 75/F, TWO International Finance Centre, Central, Hong Kong; and (2) The Richmond Sales Office, 31/F, ONE International Finance Centre, Central, Hong Kong

載有上述銷售安排的資料文件印本於 (1) 香港中環國際金融中心二期 75 樓；(2) 香港中環國際金融中心一期 31 樓 The Richmond 售樓處可供公眾免費領取。

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