

Information on Sales Arrangements

銷售安排資料

Sales Arrangements No.4
銷售安排第 4 號

Name of the development: 發展項目名稱:	The Harmonie 映築
Date of the Sale: 出售日期:	From 12 September 2023 由 2023 年 9 月 12 日起
Time of the Sale: 出售時間:	On 12 September 2023: (Venue 1) No Service. (Venue 2) From 5:00 p.m. to 8:00 p.m. From 13 September 2023 and thereafter: (Venue 1) From 9:30 a.m. to 6:30 p.m. (Monday to Friday) (except Saturday, Sunday and public holidays). (Venue 2) From 10:30 a.m. to 8:00 p.m. (daily). 2023 年 9 月 12 日: (地點一) 不設服務。 (地點二) 下午五時至下午八時。 由 2023 年 9 月 13 日起: (地點一) 星期一至星期五上午九時三十分至下午六時三十分 (星期六、星期日及公眾假期除外)。 (地點二) 每日上午十時三十分至下午八時。
Place(s) where the sale will take place: 出售地點:	(Venue 1) 73/F, TWO IFC, Central, Hong Kong (Venue 2) The Harmonie Sales Office, L5, Mira Place One, 132 Nathan Road, Tsim Sha Tsui, Kowloon (地點一) 香港中環國際金融中心二期 73 樓 (地點二) 九龍尖沙咀彌敦道 132 號美麗華廣場一期 5 樓映築售樓處
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:	18
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 residential properties: 以下住宅物業: 5A, 5B, 6B, 5C, 6C, 5D, 6D, 5E, 6E, 5F, 6F, 5G, 6G, 5H, 6H, 5J, 6J, 6K	

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：

General Provisions (the following restrictions apply to this Information on Sales Arrangements only)

1. The total number of residential properties in the Development that will be sold to corporate purchasers will not be more than 33.
2. A purchaser shall only be allowed to purchase not more than two (2) residential properties in the Development (whether or not the residential properties purchased are included in this Information on Sales Arrangements). Purchasers comprising different combination of individual(s) are not regarded as the same purchaser for the purpose of this paragraph 2.

On 12 September 2023

Balloting

Balloting will be used to determine the order of priority. The person(s) interested in purchasing any of the specified residential properties (“**the registrant(s)**”) must comply with the procedures below:-

1. To participate in the balloting, interested persons must first submit the Registration of Intent.
2. Each of the registrants (or his/her/its authorized person) must submit the following to Venue 2 on 4 September 2023 (from the time of the issuance of the relevant price lists to 8:00 p.m.) and during the period from 5 September 2023 to 10 September 2023 (from 10:30 a.m. to 8:00 p.m.) (The order of submission will not have any impact on the order of priority for selecting the residential property):
 - (a) one (1) Registration of Intent duly completed and signed by the registrants. Duplicated submission will not be accepted; and
 - (b) the Registration of Intent shall be accompanied with one (1) cashier order in the sum of HK\$80,000 made payable to “MAYER BROWN”; and
 - (c) (for individual registrant) a copy of the registrant’s I.D. Card(s) or Passport(s) (as the case may be) or (for corporate registrant) copy of Business Registration Certificate or Certificate of Incorporation and the I.D. Card(s) or Passport(s) (as the case may be) of the Director(s) of the registrant.

The closing time for submission of Registration of Intent will be 8:00 p.m. on 10 September 2023.

3. The cashier order will be used as part payment of the preliminary deposit for the purchase of the specified residential property.
4. The balloting will take place at 11:00 a.m. on 11 September 2023 and the balloting will be effected via a computer network. Every valid Registration of Intent shall be allotted with one (1) lot. The balloting results, including “registration number”, “balloting result priority”, and “check-in timeslot for registrants” will be posted by the Vendor at Venue 2 at 2:00 p.m. on 11 September 2023. The opening hours of the Venue 2 on 11 September 2023 are from 10:30 a.m. to 8:00 p.m. Registrants will not be separately notified of the balloting results.
5. The registrants shall attend Venue 2 on 12 September 2023 according to the “check-in time slot for registrants” in the balloting results posted by the Vendor. The registrants must bring along (for individual registrant) their I.D. Card(s) or Passport(s) (as the case may be) or (for corporate registrant) ID Card(s)/ Passport(s) of Director(s) of the registrant(s) and Business Registration Certificate(s) or Certificate(s) of Incorporation of the registrant(s) and the Receipt for the Registration of Intent. The registrants whose identities have been verified by the Agent appointed by the Vendor shall

be eligible to select the specified residential properties which are still available at the time of selection in the order of priority according to the balloting results priority. Registrants who arrive at Venue 2 at any time later than the “check-in timeslot for registrants” assigned in the balloting results on 12 September 2023 shall not be eligible to select the specified residential properties in the order of priority according to the balloting result priorities.

6. On 12 September 2023, the registrants shall proceed to select the specified residential property which are still available at the time of selection in the order of priority according to the balloting result priorities.
 - (a) The registrants in respect of a Registration of Intent is entitled to purchase one (1) specified residential property which are still available for sale, and the purchaser(s) of that specified residential property shall only be:
 - (1) That individual registrant; or
 - (2) That individual registrant together with one or more “Immediate Family Members” of that individual registrant whom that individual registrant requests the Vendor on spot to add as joint purchaser(s).
 - (3) That corporate registrant.
 - (b) “Immediate Family Member” of the individual registrant means a spouse, parent, child, sibling, grandparent or grandchild of that individual registrant. Purchasers have to bring along with the relevant valid supporting document(s) as a proof to the satisfaction of the Vendor.
 - (c) The corporate registrant have to bring along with the relevant valid supporting document(s) as a proof of a company which is incorporated in Hong Kong.
 - (d) The Vendor reserves its absolute right to determine whether or not a participant is a qualified “Immediate Family Members” and a company which is incorporated in Hong Kong.
7. For registrant who successfully selects any specified residential property, the registrant will be offered to view the selected specified residential property prior to entering into the Preliminary Agreement for Sale and Purchase. If a registrant has successfully selected a specified residential property, after the viewing of the selected specified residential property (or after the registrant decides not to view the selected specified residential property), the registrant shall personally enter into a Preliminary Agreement for Sale and Purchase of the selected specified residential property with the Vendor forthwith. If the registrant fails to enter into a Preliminary Agreement for Sale and Purchase for the selected specified residential property on the same date of flat selection before closure of the Venue 2, the registrant shall be immediately disqualified from selecting and purchasing any specified residential property and the selection of specified residential property made by registrant shall be cancelled.
8. A Registration of Intent shall become invalid if any of the following events shall happen:-
 - (a) The registrant(s) has already utilized the Registration of Intent to purchase one(1) specified residential property;
 - (b) The registrant(s) voluntarily applies to withdraw the Registration of Intent. For the procedures relating to withdrawal of Registration of Intent, please refer to paragraph 9 below;
 - (c) A date and time to be specified by the Vendor (which may apply to all or some of the Registrations of Intent) on which the relevant Registration(s) of Intent with the registration number(s) specified by the Vendor shall become invalid; or
 - (d) Any breach of the conditions of registration by the registrant(s).
9. If a registrant has not purchased any specified residential property, his/her/its unused cashier order(s) will be available for collection without interest by the registrant (or his/her/its Authorized Person) at Venue 2 during 13 September 2023 to 30 September 2023 (from 10:30 a.m. to 8:00 p.m.). The registrant must bring along (for individual registrant) the I.D. Card(s) or Passport(s) of the registrant (or a copy of the I.D. Card(s) or Passport(s) of the registrant if unused cashier order(s) is/are collected by the Authorized Person) or (for corporate registrant) ID Card(s)/ Passport(s) of Director(s) of the registrant and Business Registration Certificate(s) or Certificate(s) of Incorporation of the registrant (or a copy of ID Card(s)/ Passport(s) of Director(s) of the registrant and Business Registration Certificate(s) or Certificate(s) of Incorporation of the registrant if unused cashier order(s) is/are collected by the Authorized Person), the original Receipt for Registration of Intent, and (if applicable) a valid letter of authorization (in the form prescribed by the Vendor) and a copy of the I.D. Card or Passport of the Authorized

Person.

First-come-first-served

After the completion of the balloting and the selecting and purchasing 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 Venue 2, 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.

On 13 September 2023 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 attend Venue 1 or Venue 2 to purchase the remaining specified residential properties which remain available for sale. For the purpose of maintaining order at Venue 1 or Venue 2, the Vendor reserves the right to allocate a particular specified residential property to a particular interested person and determine to whom a residential property will be sold by any method (including balloting) in case of any dispute.

一般條文(以下限制只適用於本銷售安排資料)

1. 整個發展項目出售予公司買家的住宅物業數目將不會多於 33 個。
2. 每位買方只可購買發展項目內的不多於兩個(2)住宅物業（不論購買的住宅物業是否列於本銷售安排資料內）。就本第 2 段而言，由不同組合的個人組成的買方不被視為同一買方。

2023 年 9 月 12 日

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，須先遞交購樓意向登記表。
2. 登記人(或其獲授權人士)須於 2023 年 9 月 4 日 (時間由相關價單公布後至下午 8 時)及 2023 年 9 月 5 日至 2023 年 9 月 10 日 (上午 10 時 30 分至下午 8 時) 期間到地點二遞交 (遞交次序不會影響揀選住宅物業的優先次序)：
 - (a) 已填妥及由登記人簽署一(1)份購樓意向登記表，重複遞交將不會受理；及
 - (b) 購樓意向登記表須附有一(1)張本票，其金額為港幣\$80,000及抬頭人為「孖士打律師行」；及
 - (c) (私人名義登記人)登記人的身份證或（視屬何情況而定）護照或(公司名義登記人)商業登記證書或公司註冊證書和董事的身份證（視屬何情況而定）或護照副本。遞交購樓意向登記表截止時間為 2023 年 9 月 10 日下午 8 時。
3. 已繳交之本票將會作為購買指明住宅物業的部份臨時訂金。
4. 抽籤程序將於 2023 年 9 月 11 日上午 11 時進行，抽籤以電腦操作。每一份購樓意向登記表可獲分配一(1)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 2023 年 9 月 11 日下午 2 時於地點二公布。地點二於 2023 年 9 月 11 日開放時間為上午 10 時 30 分至下午 8 時。登記人將不獲另行通知抽籤結果。

5. 登記人須於 2023 年 9 月 12 日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(私人名義登記人)其身份證或(視屬何情況而定)護照或(公司名義登記人)登記人董事的身份證明或護照及登記人的商業登記證或公司註冊證書及購樓意向登記表的收據到達地點二，經賣方委託的代理確認並核實身份後方可有資格根據抽籤結果次序揀選於當時仍可供揀選的指明住宅物業。於 2023 年 9 月 12 日，抽籤結果中所指示「登記人報到時段」後才到達地點二的登記人將被取消根據抽籤結果揀選指明住宅物業的資格。
6. 於 2023 年 9 月 12 日，登記人根據抽籤結果之順序揀選當時仍可供選擇的指明住宅物業。
 - (a) 每份購樓意向登記表的登記人可選購一(1)個於當時仍可供選擇的指明住宅物業，惟該指明住宅物業之買方只可以是：
 - (1) 該私人名義登記人；或
 - (2) 該私人名義登記人連同該登記人即場向賣方要求加入作為聯名買方之該私人名義登記人之一位或多位「直系親屬」。
 - (3) 該公司名義登記人。
 - (b) 「直系親屬」指該私人名義登記人之配偶、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，並備妥令賣方滿意的有效證明文件以茲證明。
 - (c) 公司名義登記人須提供令賣方滿意的有效證明文件以茲證明為一間香港註冊成立的公司。
 - (d) 賣方保留最終權利決定有關人士是否為合資格的「直系親屬」及為一間香港註冊成立的公司。
7. 成功揀選任何指明住宅物業的登記人將獲安排於簽署臨時買賣合約前參觀其所揀選的指明住宅物業。如登記人成功揀選指明住宅物業，在完成參觀其揀選的指明住宅物業後(或在登記人決定不參觀其揀選的指明住宅物業後)，該登記人須即時親身與賣方簽署臨時買賣合約購買其揀選的指明住宅物業。如登記人於揀選單位當日地點二關閉前未能成功為其揀選的指明住宅物業簽署臨時買賣合約，該名登記人即失去資格選購任何指明住宅物業，而其所作出指明住宅物業揀選即會被取消。
8. 當發生以下任何情況，購樓意向登記表將變成無效：
 - (a) 登記人已使用該購樓意向登記表購買一(1)個住宅物業數量之指明住宅物業；
 - (b) 登記人自願申請撤回購樓意向登記表。有關撤回購樓意向登記表的程序，請參考以下第 9 段；
 - (c) 賣方指明的相關購樓意向登記表的登記號碼於賣方指定的日期及時間(可能適用於所有或部份的購樓意向登記表)將變成無效；或
 - (d) 登記人違反任何登記條件。
9. 如登記人並無購入任何指明住宅物業，登記人(或其獲授權人士)可於 2023 年 9 月 13 日至 2023 年 9 月 30 日上午 10 時 30 分至下午 8 時內於地點二辦理取回無利息未被使用的本票。登記人須攜同(私人名義登記人)登記人身份證或護照正本(如以獲授權人士取回未使用的本票，則須攜同登記人身份證或護照副本)或(公司名義登記人)登記人董事的身份證明或護照正本及登記人的商業登記證或公司註冊證書正本(如以獲授權人士取回未使用的本票，則須攜同登記人身份證或護照副本及登記人的商業登記證或公司註冊證書副本)、購樓意向登記表收據正本、及(如適用)有效的授權函(其格式由賣方指定)及獲授權人士之身份證或護照副本。

先到先得

當抽籤及合資格人士選購指明住宅物業程序完畢後，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。為了維持地點二的秩序，如有任何爭議，賣方保留最終決定權以任何方法（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。

2023 年 9 月 13 日起:

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到達地點一或地點二購買仍提供出售其意欲購買的住宅物業。為了維持地點一或地點二的秩序，如有任何爭議，賣方保留最終決定權以任何方法（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

Other matters:

其他事項:

1. If (i) Typhoon Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong at any time between the hours of 7:00 a.m. and 11:00 p.m.; or (ii) where the Vendor considers that there being an event affecting the safety, order or public health in Venue 1, Venue 2 and/or the vicinity of any of foregoing on any day on which the Date of the Sale, then, for the safety of the persons interested in purchasing and the maintenance of order at Venue 1 or Venue 2, the Vendor reserves its absolute right to change, postpone, extend or modify the date, time, period, deadline and/or place of selection of specified residential properties and/or the Date of the Sale to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details of the arrangement will be posted by the Vendor on the website designated for the Development. Persons interested in purchasing the specified residential properties will not be separately notified of the same. The Vendor reserves the right to reject the entry of any person into the Venue 1 or Venue 2. The Vendor's decision in this regard shall be final and binding on all persons.

如在任何出售日期：(i) 上午 7 時至下午 11 時的任何時間內，八號或以上颱風訊號或黑色暴雨警告訊號在香港生效或 (ii) 賣方認為發生影響地點一、地點二及/或其附近之安全、秩序或公共衛生之事件時，為保障買方的安全及維持地點一或地點二的秩序，賣方保留絕對權力改變、延後、延長或改動揀選指明住宅物業及/或出售日期的日期、時間、期間、期限及/或地點至賣方認為合適的日期、時間、期間、期限或地點。賣方會將安排的詳情於發展項目的指定網站公布，意欲購買指明住宅物業之人士將不獲另行通知。賣方保留權利拒絕任何人士進入地點一或地點二。賣方此方面所作的決定為最終決定，對所有人士具有約束力。

2. Arrangement for Viewing Specified Residential Properties

Notwithstanding the viewing arrangement of the selected specified residential property referred to in Paragraph 7 above, the Vendor shall make available specified residential properties at the Development for viewing on 11 September 2023 from 11:00 a.m. to 7:00 p.m. by registrants. The Vendor reserves the right at any time, for the purposes of maintaining order and/or facilitating smooth viewing of the specified residential properties, to adjust the opening hours and viewing arrangement of the specified residential properties. The Vendor reserves its absolute right to make the viewing arrangement of the specified residential property(ies) for any registrants at such time and by such method as the Vendor sees fit.

參觀指明住宅物業的安排

除上述第 7 段所述參觀所揀選的指明住宅物業的安排外，賣方將於 2023 年 9 月 11 日由上午 11 時至下午 7 時，於發展項目開放指明住宅物業供參觀。為維持參觀指明住宅物業現場秩序及/或流暢的目的，賣方保留權利在任何時間更改開放指明住宅物業時段及安排參觀指明住宅物業。賣方保留絕對權力在其認為合適的時間及以其認為合適的方式提供參觀指明住宅物業安排予任何登記人。

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) 73/F, TWO IFC, Central, Hong Kong; (2) The Harmonie Sales Office, L5, Mira Place One, 132 Nathan Road, Tsim Sha Tsui, Kowloon.

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 73 樓; (2) 九龍尖沙咀彌敦道 132 號美麗華廣場一期 5 樓映築售樓處可供公眾免費領取。

Date of issue (發出日期): 7-September-2023 (2023 年 9 月 7 日)