

Information on Sales Arrangements

銷售安排資料

Sales Arrangements No. 21 銷售安排第 21 號

<p>Name of the Development: 發展項目名稱:</p>	<p>Emerald Bay 恆大·珺瓏灣</p>
<p>Phase: 期數:</p>	<p>Phase 1 第 1 期</p>
<p>Date of the Sale: 出售日期:</p>	<p>Every day from 03 January 2023 until 31 December 2023 (both days inclusive) 每日由 2023 年 01 月 03 日起至 2023 年 12 月 31 日 (包括首尾兩天)</p>
<p>Time of the Sale: 出售時間:</p>	<p><u>Commencement date and time of Tender:</u> 9 a.m. on each day from 03 January 2023 until 31 December 2023 (both days inclusive) < except Saturdays, Sundays, Public Holidays and specific date(s)^></p> <p><u>^Specific date(s):</u></p> <p><u>招標開始日期及時間:</u> 由 2023 年 01 月 03 日起 至 2023 年 12 月 31 日的每日上午 9 時 (包括首尾兩天) <星期六、星期日、公眾假期及特定日子^除外></p> <p><u>^特定日子:</u></p> <p><u>Closing date and time of Tender:</u> 4 p.m. on each day from 03 January 2023 until 31 December 2023 (both days inclusive) < except Saturdays, Sundays ,Public Holidays and specific date(s)^ ></p> <p><u>^Specific date(s):</u></p> <p><u>招標截止日期及時間:</u> 由 2023 年 01 月 03 日起 至 2023 年 12 月 31 日的每日下午 4 時 (包括首尾兩天) <星期六、星期日、公眾假期及特定日子^除外></p> <p><u>^特定日子:</u></p>

<p>Place where the sale will take place: 出售地點:</p>	<p>15/F, YF Life Centre (previous name known as China-Evergrande Centre), 38 Gloucester Road, Wan Chai (referred to as "Sales Office" below)</p> <p>灣仔告士打道 38 號萬通保險中心 (前稱中國恒夫中心) 15 樓 (下文稱為「售樓處」)</p> <p>23/F, Five Pacific Place, 28 Hennessy Road , Wan Chai (referred to as "Sales Office" below)</p> <p>灣仔軒尼詩道 28 號太古廣場5座23樓 (下文稱為「售樓處」)</p>
<p>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</p>	<p>27 24</p>
<p>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:</p> <p>The following flat(s) in Tower 1 以下在第 1 座的單位 :</p> <p>1A, 1B, 2A, 2B, 3A, 3B, 22A, 22B, 22C, 22D</p> <p>The following flat(s) in Tower 1A 以下在第 1A 座的單位 :</p> <p>1A, 1B, 2A, 2B, 3A, 22A*Leased, 22B</p> <p>The following flat(s) in Tower 2 以下在第 2 座的單位 :</p> <p>2A, 2B, 2C, 3B, 3C, 5B, 5C, 22D</p> <p>The following flat(s) in Tower 2A 以下在第 2A 座的單位 :</p> <p>22B, 22C</p>	
<p>Remark: The specified residential property(ies) marked with "*Leased" are subject to an existing lease with an option to purchase and will be sold to the Lessee thereunder.</p> <p>備註：標有"*Leased"的指明住宅物業現已按有認購權之現有租賃出租並將出售於該租客。</p>	

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：

1. **Sale by Tender** See details and particulars in the tender notice. From 31 December 2022 to 31 December 2023 (Monday to Sunday 9:00 a.m. to 6:00 p.m.) the tender notice and other relevant tender documents will be made available for collection free of charge at the **Sales Office**.

以招標方式出售請參閱招標公告的細節和詳情。招標公告及其他招標文件可由2022年12月31日至2023年12月31日每日於辦公時間內（星期一至日上午 9 時至晚上 6 時）於**售樓處**免費領取。

2. If Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued at any time between the hours of 7:00 a.m. and 5:00 p.m. on any day on which a tender can be submitted, for the safety of the tenderers and the maintenance of order at the Sales Office, the Vendor reserves its absolute right to close the Sales Office. Details of the arrangement will be posted by the Vendor on the website (www.emeraldbay.com.hk) designated by the Vendor for the Development.

如在任何可遞交投標書的日期的上午 7 時至下午5 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，為保障投標者的安全及維持售樓處的秩序，賣方保留絕對權力關閉售樓處。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.emeraldbay.com.hk) 公布。

3. 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 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:

The Vendor does not undertake and is under no obligation to review, consider or accept the highest offer or any offer at all for the purchase of any specified residential property. The Vendor has the absolute right to withdraw from the sale of any specified residential property at any time before the acceptance of any offer. The Vendor has the absolute right to accept any offer at or before the closing time of the tender. The Vendor has absolute right to change the closing date and/or time of the tender in respect of all or any of the specified residential properties from time to time by amending and/or issuing Sales Arrangements.

賣方並不承諾亦無責任閱覽、考慮或接受認購任何指明住宅物業最高出價之要約或任何要約。賣方有絕對權利於接受任何要約前於任何時間撤回出售任何指明住宅物業。賣方有絕對權利於招標截止時間或之前接受任何要約。賣方有全權透過修改及/或發出銷售安排不時更改全部或任何指明住宅物業的招標日期及/或時間。

Persons interested in submitting tenders of the specified residential properties are reminded to read the latest register of transactions of the Development so as to ascertain whether a particular specified residential property is still available for tender on a date of sale. Although a specified residential property may be available for tender on a date of sale, it may become unavailable during that date of sale because the Vendor may accept a tender within the acceptance period after the close of that previous tender exercise.

有意遞交指明住宅物業的投標書的人士敬請檢視發展項目的成交紀錄冊，以知悉某一指明住宅物業在某一出售日期是否仍然可供出售。雖然某一指明住宅物業可能在某一出售日期仍然可供出售，因賣方可能會在先前的招標程序完結後的承約期間內接納該指明住宅物業的投標

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以下地點可供公眾免費領取：

~~15/F, YF Life Centre (previous name known as China Evergrande Centre), 38 Gloucester Road, Wan Chai~~

~~灣仔告士打道 38 號萬通保險中心（前稱中國恒夫中心）15 樓~~

23/F, Five Pacific Place, 28 Hennessy Road, Wan Chai

灣仔軒尼詩道 28 號太古廣場5座23樓

Date of Issue (發出日期):30/12/2022

Date of Revision (修訂日期):26/6/2023

Date of Revision (修訂日期):13/11/2023

Date of Revision (修訂日期):13/12/2023