

Information on Sales Arrangements

Sales Arrangements No. 1  
銷售安排第 1 號

銷售安排資料

<p><b>Name of the Phase of the Development:</b> 發展項目期數名稱：</p>	<p>Phase 1 of Le Mont 上然第一期</p>	
<p><b>Date of the Sale:</b> 出售日期：</p>	<p>Batch A 第 A 批次</p> <p>From 15 March 2025 由 2025 年 3 月 15 日起</p>	<p>Batch B 第 B 批次</p> <p>First tender from 16 March 2025 to 17 March 2025 (both dates inclusive) (the “<b>First Tender</b>”), thereafter tender on every day from 18 March 2025 to 31 December 2026 (both dates inclusive (each a “<b>Date of Tender</b>”) 首輪招標 (「<b>首輪招標</b>」) 於 2025 年 3 月 16 日起至 2025 年 3 月 17 日(包括首尾兩日)進行, 其後招標於每日由 2025 年 3 月 18 日起至 2026 年 12 月 31 日(包括首尾兩日)(每一日為「<b>招標日期</b>」)</p> <p>(Note : Please refer to “Other matters” - Batch B below) (注意: 請參閱下文「<b>其他事項</b>」- 第 B 批次)</p>
<p><b>Time of the Sale:</b> 出售時間：</p>	<p><b><u>On 15 March 2025 (“the First Date of Sale”):</u></b> From 10:00a.m. to 11:59p.m. <b><u>2025 年 3 月 15 日 (「出售首日」):</u></b> 由上午 10 時至晚上 11 時 59 分</p> <p><b><u>On 16 March 2025 and thereafter :</u></b> From 11:00a.m. to 8:00p.m. <b><u>2025 年 3 月 16 日及之後 :</u></b> 由上午 11 時至晚上 8 時</p>	<p>Commencement time of the Tender: 招標開始時間：</p> <p>First Tender: 11:00a.m. on 16 March 2025 Tenders thereafter: 11:00a.m. on every Date of Tender 首輪招標：2025 年 3 月 16 日上午 11 時 其後招標：每一招標日期上午 11 時</p> <p>Closing time of the Tender: 招標截止時間：</p> <p>First Tender: 5:00p.m. on 17 March 2025 Tenders thereafter: 5:00p.m. on the same Date of Tender 首輪招標：2025 年 3 月 17 日下午 5 時 同一招標日期下午 5 時</p> <p>(Note : Please refer to “Other matters” - Batch B below) (注意: 請參閱下文「<b>其他事項</b>」- 第 B 批次)</p>

<b>Place where the sale will take place:</b> 出售地點：	1 <sup>st</sup> Floor and 2 <sup>nd</sup> Floor of TST Tower, 388 Un Chau Street, Cheung Sha Wan, Kowloon (“Sales Venue”) 九龍長沙灣元州街 388 號肇如大廈 1 樓及 2 樓 (「售樓處」)	Sales Venue 售樓處
<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：	<del>232227</del>	
	<del>228223</del> (Batch A, 第 A 批次)	4 (Batch B, 第 B 批次)
<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：		
Batch A 第 A 批次  The following units in Tower 2: 以下在第 2 座的單位：  145A1, 12A1, 11A1, 9A1, 8A1, 7A1, 6A1, 3A1, 2A1, 19A6, 18A6, 17A6, 16A6, 15A6, 11A6, 9A6, 7A6, 5A6, 2A6, 1A6, 19A7, 18A7, 17A7, 16A7, 15A7, ^12A7, 11A7, 10A7, 9A7, 8A7, 7A7, 6A7, 5A7, 3A7, 2A7, 1A7, 18B1, 17B1, 16B1, 15B1, 12B1, 11B1, 9B1, 8B1, 7B1, 6B1, 3B1, 2B1, 18B2, 17B2, 16B2, 15B2, #12B2, 11B2, #10B2, 9B2, #8B2, 7B2, #6B2, 5B2, 3B2, 2B2, 1B2, 18B3, 17B3, 16B3, 15B3, #12B3, 11B3, #10B3, 9B3, #8B3, 7B3, #6B3, 5B3, 3B3, 2B3, 1B3, 18B5, 17B5, 16B5, 15B5, 12B5, 11B5, #10B5, 9B5, #8B5, 7B5, #6B5, 5B5, 3B5, 2B5, 1B5, 9B6, 8B6, 7B6, 6B6, 5B6, 3B6, 2B6, 1B6, 7B7, 6B7, 5B7, 3B7, 2B7, 1B7, 18B8, 17B8, 16B8, 15B8, 12B8, #11B8, 10B8, #9B8, 8B8, 16C2, 15C2, 12C2, 11C2, 10C2, 9C2, 8C2, 7C2, 6C2, 5C2, 3C2, 2C2, 1C2, 12C3, 11C3, 10C3, 9C3, 8C3, 7C3, 6C3, 5C3, 3C3, 2C3, 1C3, 19C6, 18C6, 17C6, 16C6, 15C6, 7C6, 6C6, 5C6, 3C6, 2C6, 1C6, 19C7, 18C7, 17C7, 16C7, 15C7, 12C7, 11C7, 10C7, 9C7, 7C7, 5C7, 2C7, 1C7, 18C8, 17C8, 16C8, 15C8, 12C8, #11C8, 10C8, #9C8, 8C8, 7C8, 5C8, 2C8, 1C8, 11C9, 9C9, #7C9, 6C9, #5C9, @3C9, 2C9, 1C9, *15D1, *12D1, *11D1, *10D1, *9D1, *8D1, *7D1, *6D1, *5D1, *3D1, *2D1, *1D1, 18D3, 17D3, 16D3, 15D3, 12D3, 11D3, 10D3, 9D3, 8D3, 7D3, 6D3, 5D3, 3D3, 2D3, 1D3, 19D5, 18D6, 17D6, 16D6, 15D6, 12D6, 11D6, 10D6, #9D6, 8D6, #7D6, 6D6, #5D6, 3D6, 2D6, 1D6  ^Unit(s) suspended for sale from 24 March 2025 onwards 2025 年 3 月 24 日起暫停出售之單位	Batch B 第 B 批次  The following units in Tower 2: 以下在第 2 座的單位：  19A1, 1A1, 1B1, 19C1	

@Unit(s) suspended for sale from 21 October  
2025 onwards  
2025年10月21日起暫停出售之單位

**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. 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.

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。

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 Where it is required hereunder that one cashier's order or cheque in a certain amount shall be submitted, the submission of more than one cashier's orders or (as the case may be) cheques for that amount in aggregate is also acceptable.

如本文件要求遞交一張若干金額的銀行本票或支票，遞交多於一張而合計金額為該金額的銀行本票或（視屬何情況而定）支票亦可接受。

1.4 "Restricted Unit" means any specified residential property marked "#" in "Description of the specified residential properties that will be offered to be sold" above.

「受限單位」指上文「將提供出售的指明住宅物業的描述」中標有「#」號的任何指明住宅物業。

1.5 "Special Unit" means any specified residential property marked "\*" in "Description of the specified residential properties that will be offered to be sold" above (which is a specified 3-bedroom or 4-bedroom unit).

「特別單位」指上文「將提供出售的指明住宅物業的描述」中標有「\*」號的任何指明住宅物業（該等單位為指定的三房或四房單位）。

**Batch A**  
**第 A 批次**

2. First Date of Sale:  
出售首日：

2.1 Subject to the terms below, the selection of specified residential properties will be divided into the following rounds (each round will be referred to as a "**Round of Selection**") applicable to the following groups of persons who have already submitted Registrations of Intent (see below) (each a "registrant" and collectively, "**registrants**") (each such group will be referred to as a "**Group**");

受以下條款限制，揀選指明住宅物業將分以下輪次(每一該等輪次稱為「**揀樓輪次**」)

進行，分別適用於以下各組已遞交購樓意向登記（見下文）的人士（統稱及各稱「登記人」）（每一該等組別稱為一「組」）：

Group 組	Applicable registrants 適用之登記人	Applicable Round of Selection 適用之揀樓輪次	Applicable requirements of selection 適用之揀樓規定
A1	<p>For Group A registrants having opted for this Group under pre-registration referred to in paragraph 2.4 below. 於下文第2.4段預先登記中選擇參與本組的A組登記人。</p>	The First Round Selection 第一輪揀樓	<p>(a) Number of specified residential property(ies) which shall be selected per one Registration of Intent: at least 2 but not more than 8 specified residential properties. 就每份購樓意向登記須揀選之指明住宅物業數目：最少兩個但最多8個指明住宅物業。</p> <p>(b) No Restricted Unit may be selected. 不可揀選任何受限單位。</p> <p>(c) No Special Unit may be selected. 不可揀選任何特別單位。</p> <p>(d) Must select at least 1 3-bedroom or 4-bedroom unit which is not a Special Unit. 必須揀選最少一個並非特別單位的三房或四房單位。</p> <p>(e) For each 3-bedroom or 4-bedroom unit which is not a Special Unit selected, one studio unit may be selected. No studio unit may be selected unless as aforesaid. 每當揀選一個並非特別單位的三房或四房單位，方可揀選一個開放式單位。除上文所述外，不可揀選任何開放式單位。</p> <p>(f) Once no registrant is able to make the selection as aforesaid (including but not limited to there is not sufficient number and/or type of specified residential properties available for selection), this round of selection shall end. 若已無登記人能夠（包括但不限於因沒有足夠數目及／或種類的指明住宅物業可供揀選）作出上文所述揀選，本揀樓輪次即告結束。</p> <p>(g) The general provisions in paragraph 1 above. 上文第1段之一般規定。</p>
A2	<p>For Group A registrants having opted for this Group under pre-registration referred to in paragraph 2.4 below. 於下文第2.4段預先登記中選擇參與本組的A組登記人。</p>	The Second Round Selection 第二輪揀樓	<p>(a) Number of specified residential property(ies) which shall be selected per one Registration of Intent: at least 2 but not more than 8 specified residential properties. 就每份購樓意向登記須揀選之指明住宅物業數目：最少兩個但最多8個指明住宅物業。</p> <p>(b) No Restricted Unit may be selected. 不可揀選任何受限單位。</p> <p>(c) Must select at least 1 3-bedroom or 4-bedroom unit (which could be a Special Unit).</p>

			<p>必須揀選最少一個三房或四房單位（該單位可以是特別單位）。</p> <p>(d) For each 3-bedroom or 4-bedroom unit (which could be a Special Unit) selected, one studio unit may be selected. No studio unit may be selected unless as aforesaid. 每當揀選一個三房或四房單位（該單位可以是特別單位），方可揀選一個開放式單位。除上文所述外，不可揀選任何開放式單位。</p> <p>(e) Once no registrant is able to make the selection as aforesaid (including but not limited to there is not sufficient number and/or type of specified residential properties available for selection), this round of selection shall end. 若已無登記人能夠（包括但不限於因沒有足夠數目及／或種類的指明住宅物業可供揀選）作出上文所述揀選，本揀樓輪次即告結束。</p> <p>(f) The general provisions in paragraph 1 above. 上文第1段之一般規定。</p>
A3	<p>For Group A registrants having opted for this Group under pre-registration referred to in paragraph 2.4 below. 於下文第2.4段預先登記中選擇參與本組的A組登記人。</p>	<p>The Third Round Selection 第三輪揀樓</p>	<p>(a) Number of specified residential property(ies) which shall be selected per one Registration of Intent: at least 2 but not more than 8 specified residential properties Provided That where it is the turn of a registrant to make selection of specified residential properties in this Group there remains only 1 specified residential property which is not a Restricted Unit available for selection, that registrant may select that specified residential property. 就每份購樓意向登記須揀選之指明住宅物業數目：最少兩個但最多8個指明住宅物業。唯當輪到本組一登記人揀選指明住宅物業時只餘下一個非受限單位的指明住宅物業可供揀選，該登記人可揀選該指明住宅物業。</p> <p>(b) No Restricted Unit may be selected. 不可揀選任何受限單位。</p> <p>(c) The general provisions in paragraph 1 above. 上文第1段之一般規定。</p>
A4	<p>For Group A registrants who have not opted for any of the Groups above or who have not carried out pre-registration referred to in 2.4 below or in the scenario referred to in paragraph 2.4(b) below. 未有選擇參與任何上述組別人或未有進行下文第2.4段預先登記的A組登記人或下文第2.4(b)段情況。</p>	<p>The Fourth Round Selection 第四輪揀樓</p>	<p>Same as those applicable to the Third Round Selection. 與適用於第三輪揀樓者相同。</p>
B	<p>For registrants</p>	<p>The Fifth Round</p>	<p>(a) Number of specified residential property</p>

	intending to purchase at least 1 specified residential property. 欲購指明住宅物業數目為最少一個之登記人。	Selection 第五輪揀樓	which shall be selected per one Registration of Intent: at least 1 but not more than 8 specified residential property. 就每份購樓意向登記須揀選之指明住宅物業數目：最少一個但最多8個指明住宅物業。  (b) The general provisions in paragraph 1 above. 上文第1段之一般規定。
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2.2 Balloting will be used to determine the order of priority in selection of the specified residential properties within each Round of Selection. Details are as follows.  
 每一揀樓輪次內之揀選指明住宅物業優先次序將以抽籤方式決定。詳情如下。

2.3 Submission of Registration of Intent  
 遞交購樓意向登記

To participate in the balloting, interested persons must first submit a Registration of Intent. 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。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：

(a) To participate in the balloting, interested persons must submit the following documents to the Sales Venue during the period from 7 March 2025 to 13 March 2025 (from 11:00 a.m. to 8:00 p.m.) (the “**Submission Period**”), notwithstanding anything as may be specified in the Registration of Intent. A receipt for Registration of Intent will be issued to the registrant in respect of a validly submitted Registration of Intent. 有意參與抽籤的人士須於 2025 年 3 月 7 日至 2025 年 3 月 13 日（上午 11 時至晚上 8 時）（「**遞交期間**」）到售樓處遞交下述文件（即使購樓意向登記內可能指定任何其他安排）。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。

- (i) the Registration of Intent duly completed and signed by the registrant(s) (the relevant forms are available for collection at the Sales Venue);  
 已填妥及由登記人簽署的購樓意向登記（有關表格可於售樓處領取）；
- (ii) relevant number(s) of cashier order(s) or cheque(s): a cashier order or (if the Vendor agrees) cheque in the amount of HK\$100,000 and made payable to ‘GRANDALL ZIMMERN LAW FIRM’. If a registrant submits 2 Registrations of Intent, one of the cashiers’ orders may be replaced by cheque. The Vendor reserves the right to accept the replacement of a set of cashier order(s) by a set of cheque(s) in any other circumstances; and  
 相關數目的本票或支票：一張本票或（如獲賣方同意）支票，金額須為港幣\$100,000，抬頭人須為「國浩律師（香港）事務所」。如登記人遞交兩份購樓意向登記，則其中一張本票可以支票代替。賣方保留權利於其他情況接受以一套支票代替本票；及
- (iii) (in the case of individual registrant(s)) copy(ies) of the H.K.I.D. Card(s) or Passport(s) OR (in the case of company registrant(s)) a copy of Business Registration Certificate, a copy of the most updated annual return of the company and copy of the H.K.I.D. Card(s) or Passport(s) of the director(s).

(如為個人登記人) 香港身份證或護照副本，或(如為公司登記人) 商業登記證書副本、公司最近的周年申報表副本和董事的香港身份證或護照副本。

(b) An interested person may also submit a Registration of Intent online via:  
有意參與抽籤的人士亦可自行透過：

(i) for Group A 適用於A組：

<https://roi.vankehk.com/Account/Login?ReturnUrl=%2FROI%2FPreROIFormList%3Fbatch%3DF8705328-EAF3-EF11-96BD-000C290E58D9>

or 或

(ii) for Group B 適用於B組：

<https://roi.vankehk.com/Account/Login?ReturnUrl=%2FROI%2FPreROIFormList%3Fbatch%3DDBB56ECBA-EAF3-EF11-96BD-000C290E58D9>

(each a “**Registration Website**”) during the Submission Period by following the procedures specified therein. To complete such online submission of the Registration of Intent, that person must submit copies of specified identification documents and the cashiers’ order(s) and/or cheque(s) as referred to in paragraph 2.3(a) at the Sales Venue during the Submission Period. A Receipt for Registration of Intent will be issued to the registrant in respect of a validly submitted Registration of Intent. The Vendor shall not be responsible to anyone being unable to complete the registration at any Registration Website for whatever reason (including downtime of the server or network congestion). In case of any query relating to online submission of the Registration of Intent, please contact the Vendor via the sale hotline at 3611 7888 between 11:00 a.m. and 8:00 p.m. daily during the Submission Period.

(各稱為「**登記網站**」) 並依據登記網站所述的步驟於遞交期間在網上遞交購樓意向登記。作出網上遞交後，該人士必須於遞交期間到售樓處遞交第 2.3(a) 段所述之指明的身份證明文件副本和銀行本票及/或支票以完成遞交購樓意向登記。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。如因任何原因(包括伺服器問題或者網絡擠塞) 任何人未能於任何登記網站成功完成登記，賣方無須對其負上責任。如就網上遞交購樓意向登記有任何問題，請於遞交期間內的每日上午 11 時至下午 8 時致電賣方之銷售熱線 3611 7888。

(c) Each individual or company (whether alone or with others) can submit a maximum of two Registrations of Intent in each Group. No extra submission will be accepted.  
每人或公司(不論單獨或連同他人)於各組最多可遞交兩份購樓意向登記。多出的遞交將不被接受。

(d) If after the submission of Registration of Intent by a company, there is any change in its directorship, that Registration of Intent shall become invalid immediately and such registrant shall be disqualified from participating in the balloting and selecting any specified residential property in respect of that Registration of Intent.

如果公司在提交購樓意向登記之後其董事有任何變更，則該購樓意向登記將立即無效，且該登記人將就該份購樓意向失去參加抽籤或揀選指明住宅物業的資格。

## 2.4 Pre-registration 預先登記

- (a) A registrant may (personally or through the estate agent of the registrant named in the Registration of Intent or an attorney pursuant to a validly executed power of attorney (such attorney must produce the original power of attorney)) attend the Sales Venue during 10:00a.m. to 10:30a.m. on 14 March 2025 (“**Pre-registration Period**”) for pre-registration. The receipt of the Registration of Intent must be produced for pre-registration.

登記人可（親身或透過其購樓意向登記內列明之地產代理或由其以有效地簽署的授權書所委任之受權人（該受權人須出示授權書的正本））於 2025 年 3 月 14 日上午 10 時至上午 10 時 30 分期間（「**預先登記時段**」）於售樓處進行預先登記。進行預先登記須出示購樓意向登記表格收據。

- (b) A Group A registrant may in respect of a Registration of Intent opts for participating in Group A1, Group A2 or Group A3 (each a “**Specified Group**” in this paragraph (b)) when carrying out pre-registration as aforesaid. Where the same registrant (meaning such registrant which is or includes any person of which the first mentioned registrant comprises in Group A) submits more than one valid Registrations of Intent in Group A, once any such Registration of Intent has been pre-registered to participate in any Specified Group as aforesaid, the other pre-registered Registrations of Intent will be allocated to Group A4. In the case of Group A4, a Registration of Intent in respect of which the pre-registration has been completed will be allocated a higher priority in selection of specified residential properties in that Group under the balloting below.

當進行上述預先登記時，A 組的登記人可就一購樓意向登記選擇參與 A1 組、A2 組或 A3 組（於本(b)段中各稱為一「**指定組別**」）。若同一登記人（指登記人為或包括任何於該組中組成前述登記人的人士）就 A 組遞交多於一份購樓意向登記，當任何一份該等購樓意向登記已被預先登記參與一指定組別，其他該等已完成預先登記的購樓意向登記將被納入 A4 組。於 A4 組中，已完成預先登記的購樓意向登記會於下文所述抽籤程序於該組中獲較優先之揀樓次序。

- (c) In the case of Group B:  
於 B 組中：

- (i) a Registration of Intent in respect of which the pre-registration has been completed will be allocated a higher priority in selection of specified residential properties that Group under the balloting below; and  
已完成預先登記的購樓意向登記會於下文所述抽籤程序於該組中獲較優先之揀樓次序；及

- (ii) among Registrations of Intent in respect of which the pre-registration have been completed, all First Registrations of Intent (defined below) will have a higher priority in selection of specified residential properties under the balloting below than all Subsequent Registrations of Intention (defined below) - where the same registrant (meaning such registrant which is or includes any person of which the first mentioned registrant comprises in Group B) submits more than one valid Registrations of Intent in Group B, once any such Registration of Intent (a “**First Registration of Intent**”) has been pre-registered as aforesaid, the other Registrations of Intent (each a “**Subsequent Registration of Intent**”) will be deemed to have been pre-registered as aforesaid.

於已完成預先登記的購樓意向登記之間，所有首張登記（定義見下文）會比所有其後登記（定義見下文）於下文所述抽籤程序獲較優先之揀樓次序 - 若同一登記人（指登記人為或包括任何於該組中組成前述登記人的人士）就B組遞交多於一份購樓意向登記，當任何一份該等購樓意向登記已被預先登記（「**首張登記**」），其他該等購樓意向登記（各稱為「**其後登記**」）將視為已被預先登記。

## 2.5 Balloting 抽籤

- (a) Balloting for each Group will take place on the day before the First Date of Sale at about or after 1:00 p.m. The ballot results, including the applicable attendance registration periods and the priority in selection of specified residential properties will be posted at the Sales Venue at or after 2 p.m. on the same day. Registrant(s) will not be separately notified of the ballot results.

每一組的抽籤程序將於出售首日前一天大約下午 1 時或之後進行。抽籤結果，包括適用報到時段及揀選指明住宅物業次序將於同日下午 2 時或之後張貼於售樓處。登記人將不獲另行通知抽籤結果。

- (b) For the purposes of balloting in a Group, each Registration of Intent of that Group will be allotted only one lot. Once the lot of a Registration of Intent has been drawn and priority in selection of specified residential properties has been assigned to a Registration of Intent of a Group, any other Registration of Intent in that Group submitted by the same registrant (meaning such registrant which is or includes any person of which the first mentioned registrant comprises in that Group) will be classified into a class with lower priority in selection of specified residential properties in that Group (the “**Lower Priority Class**”) and the lot allotted to that other Registration of Intent will be deemed cancelled. The priority in selection of specified residential properties among different Registrations of Intent in the Lower Priority Group in a Group will be determined by a further balloting under which each Registration of Intent will be allotted only one lot.

就每組的抽籤程序而言，每一該組的購樓意向登記可獲分配一個籌。當一組的一份購樓意向登記的籌獲抽中得到該組揀選指明住宅物業次序後，同一登記人（指登記人為或包括任何於該組中組成前述登記人的人士）的任何該組的其他購樓意向登記將被編入揀選該組的指明住宅物業次序較後的等級（「**次序較後等級**」），而該其他購樓意向登記之籌將視作取消。一組中的次序較後的等級中不同購樓意向登記之間的揀選指明住宅物業先後次序以另一抽籤程序決定，在該抽籤程序下，每一購樓意向登記可獲分配一個籌。

- (c) The Vendor shall not be responsible to any registrant or any person for any error or omission contained in the ballot procedure and/or results.

如抽籤過程及/或結果有任何錯誤或遺漏，賣方無須向任何登記人或任何人士承擔任何責任。

## 2.6 First Date of Sale 出售首日

- (a) On the First Date of Sale, a registrant (if the registrant is a company, then any one of its directors or its authorized person(s)) shall attend the Sales Venue in person or by attorney pursuant to a validly executed power of attorney during the attendance registration period applicable to a particular Registration of Intent according to the result of balloting.

登記人(如登記人為公司,則該公司任何一位董事或該公司的獲授權人)須於出售首日按抽籤結果就個別購樓意向登記的適用報到時段親臨或由其以有效地簽署的授權書所委任之受權人到臨售樓處。

(b) A registrant must bring along:-  
登記人須攜同：

(i) (for individual registrant) H.K.I.D./passport OR (for company registrant) a copy of Business Registration Certificate, a copy of the most updated annual return of the company and the company chop and the H.K.I.D./passport of the director(s) or the authorized person(s) of the registrant who attend(s) the Sales Venue OR (for attorney) the original power of attorney, H.K.I.D./passport of the attorney and the copy of H.K.I.D./passport of the relevant registrant or its director(s).

(如登記人為個人)香港身份證或護照,或(如登記人為公司)商業登記證副本、公司最近的周年申報表副本及公司印章和到臨售樓處的登記人的董事或獲授權人的香港身份證或護照,或(如由受權人代表)授權書正本、受權人的香港身份證或護照及相關登記人或其董事的香港身份證或護照副本。

(ii) cashiers' order(s) (if applicable) and blank cheque(s) (please see paragraph 2.8(a) below); and  
銀行本票(如適用)及空白支票(請參閱下文第2.8(a)段);及

(ii) receipt of the Registration of Intent.  
購樓意向登記表格收據。

(c) Registrants whose identities have been confirmed and verified by the Vendor shall be eligible for selecting the specified residential properties in accordance with the ballot result sequence applicable to a particular Registration of Intent according to the result of balloting.

登記人經賣方確認並核實身份後方可按抽籤結果就個別購樓意向登記的抽籤結果順序揀選指明住宅物業。

(d) Registrants who arrive at the Sales Venue at any time after the attendance registration period applicable to a particular Registration of Intent according to the result of balloting shall not be eligible for selecting the specified residential properties.

於按抽籤結果就個別購樓意向登記的適用報到時段屆滿後才到達售樓處的登記人將不可揀選指明住宅物業。

(e) Selection of specified residential properties will commence after the applicable check-in timeslot at the Sales Venue.

揀選指明住宅物業程序將於適用的報到時段屆滿後在售樓處進行。

## 2.7 Selection of properties

### 揀樓

The First Round Selection will take place first, followed by the Second Round Selection, then the Third Round Selection, then the Fourth Round Selection, and then the Fifth Round Selection. In any round of selection, the registrants under the applicable Group shall proceed to select the specified residential properties which are still available at the time of selection in the order of priority allocated to the Registrations of Intent of that Group

according to the result of the balloting and according to applicable requirements of selection of that Group as set out in paragraph 2.1 above, subject to the following terms:

首先進行第一輪揀樓，之後第二輪揀樓，之後第三輪揀樓，之後第四輪揀樓，之後第五輪揀樓。在每一輪次中，適用組別的登記人根據抽籤結果分配予各該組購樓意向登記之順序及於上文第 2.1 段所列之該組適用之揀樓規定揀選當時仍可供選擇的指明住宅物業，惟受以下條款限制：

(a) If a registrant has successfully selected any specified residential property, such registrant shall sign and/or procure the person so added/named according to paragraph 2.8 below to sign the preliminary agreement for sale and purchase in respect of each specified residential property so selected. Otherwise, it will be deemed that such registrant has given up his/her/its right and will not be eligible to select and purchase any specified residential property in the round of selection concerned.

如登記人成功揀選任何指明住宅物業，該登記人須簽署及/或促成根據下述第 2.8 段增加/指定的人士簽署每一個該等已揀選的指明住宅物業的臨時買賣合約，否則該登記人將被視作放棄其權利並不能繼續在相關輪次揀樓揀選及購買任何指明住宅物業。

(b) When a registrant is, for whatever reason, not able to make the selection as aforesaid, that registrant will cease to be eligible to select any specified residential property in respect of that Registration of Intent.

若登記人因任何原因未能作出上文所述揀選，該登記人即失去就該購樓意向登記揀選任何指明住宅物業之資格。

2.8 The following terms apply to the selection of specified residential properties under the procedures above:

以下條款適用於上述揀選指明住宅物業之程序：

(a) For each specified residential property purchased by the registrant, part of the preliminary deposit in the sum of HK\$100,000 shall be paid by a cashiers' order. If the number of specified residential properties purchased exceeds the number of cashier order(s) submitted with the Registration of Intent, the registrant shall submit on spot to the Vendor sufficient additional cashiers' order(s) to comply with the aforesaid. The Registrant shall submit on spot to the Vendor sufficient cashiers' order(s)/cheque(s) for payment of the remaining amount of the preliminary deposit of each specified residential property purchased. Each such cashiers' order(s)/cheque(s) shall be made payable to "GRANDALL ZIMMERN LAW FIRM". Please bring along blank cheque(s).

就每一個所購買的指明住宅物業，臨時訂金的部份金額須以金額為港幣 \$100,000 的本票支付。如果登記人選購的指明住宅物業數目多於其遞交購樓意向登記時附有的本票的數目，登記人須為每一多出之指明住宅物業即場向賣方補交足夠的本票以符合前文要求。登記人須即場向賣方補交足夠的本票／支票，以支付登記人所購買的每一指明住宅物業的臨時訂金的餘下金額。每一該等本票／支票的抬頭人須為「國浩律師(香港)事務所」。請備空白支票。

(b) If a registrant is a natural person or comprises only natural persons, where that registrant selects any specified residential property(ies) in respect of a Registration of Intent:

如登記人為自然人或只由自然人組成，當該登記人就一份購樓意向登記揀選任何指明住宅物業：

(i) The purchaser under the preliminary agreement for sale and purchase of at least

one specified residential property shall only be:  
至少一個指明住宅物業之臨時買賣合約下之買方只可以是：

- (A) the registrant or any one or more persons that registrant comprises; or  
該登記人或一位或多位組成該登記人之人士；或
- (B) the registrant (or any one person that registrant comprises) together with one or more Immediate Family Member of that registrant (or any one person that registrant comprises) whom that registrant requests the Vendor on spot to add as joint purchaser(s).  
該登記人(或組成該登記人之任何人士)連同該登記人即場向賣方要求加入作為聯名買方之該登記人(或組成該登記人之任何人士)之一位或多位直系親屬。

- (ii) The purchaser under the preliminary agreement for sale and purchase of each of the other specified residential property(ies) shall only be:  
每一其他指明住宅物業之臨時買賣合約下之買方只可以是：

- (A) the registrant or any one or more persons that registrant comprises; or  
該登記人或一位或多位組成該登記人之人士；或
- (B) the registrant (or any one person that registrant comprises) together with one or more Relative of that registrant (or any one person that registrant comprised) whom that registrant requests the Vendor on spot to add as joint purchaser(s).  
該登記人(或組成該登記人之任何人士)連同該登記人即場向賣方要求指定為買方之該登記人(或組成該登記人之任何人士)之一位或多位親屬。

- (c) If a registrant is a company, where that registrant selects any specified residential property(ies) in respect of a Registration of Intent:  
如登記人為公司，當該登記人就一份購樓意向登記揀選任何指明住宅物業：

- (i) The purchaser under the preliminary agreement for sale and purchase of at least one specified residential property shall only be the registrant.  
至少一個指明住宅物業之臨時買賣合約下之買方只可以是該登記人。

- (ii) The purchaser under the preliminary agreement for sale and purchase of each of the other specified residential property(ies) shall only be:  
每一其他指明住宅物業之臨時買賣合約下之買方只可以是：

- (A) the registrant;  
該登記人；
- (B) director(s) of the registrant and/or Relative(s) of any such director; or  
該登記人的董事及／或任何該等董事的親屬；或
- (C) a company of which any person mentioned in (B) is a director.  
上文(B)提及的任何人士擔任董事的公司。

- (d) In this paragraph 2.8:  
在本第 2.8 段中：

- (i) “Immediate Family Member”, in relation to an individual, means a spouse, parent, child or sibling of that individual Provided That relevant supporting documents to the satisfaction of the Vendor must be produced to prove the relationship; and

「直系親屬」就任何個人而言，指其配偶、父母、子女或兄弟姊妹，惟必須出示令賣方滿意之有效證明文件證明親屬關係；及

- (ii) “Relative”, in relation to an individual, means:

(A) a spouse, parent, child, sibling, grandparent, grandchild, parent-in-law, child-in-law, uncle, aunt, nephew, niece or cousin of the individual; or

(B) the parent, child, sibling, grandparent, grandchild, parent-in-law, child-in-law, uncle, aunt, nephew, niece or cousin of the spouse of that individual;

Provided That relevant supporting documents to the satisfaction of the Vendor must be produced to prove the relationship.

「親屬」就任何個人而言，指：

(A) 其配偶、父母、子女、兄弟姊妹、祖父母或外祖父母、孫、孫女、外孫、外孫女、岳丈母、翁姑、女婿、媳婦、伯父、叔父、舅父、姑丈、姨丈、伯母、孀母、舅母、姑母、姨母、姪、甥、姪女、甥女、表兄弟、表姊妹、堂兄弟或堂姊妹；或

(B) 其配偶之父母、子女、兄弟姊妹、祖父母或外祖父母、孫、孫女、外孫、外孫女、岳丈母、翁姑、女婿、媳婦、伯父、叔父、舅父、姑丈、姨丈、伯母、孀母、舅母、姑母、姨母、姪、甥、姪女、甥女、表兄弟、表姊妹、堂兄弟或堂姊妹；

惟必須出示令賣方滿意之有效證明文件證明親屬關係。

2.9 After the completion of the selection of specified residential properties under the procedures above, 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 Time of the Sale on the date concerned.

完成上述程序中之指明住宅物業之揀選後，尚餘之指明住宅物業將以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之人士。

2.10 The Vendor reserves the right at any time, for the purposes of maintaining order at the Sales Venue and/or facilitating smooth sale of the specified residential properties, to adjust the time or venue for the selection. Any changes to the time or venue for the selection will be announced at the Sales Venue. Registrants will not be notified separately of any such changes.

為了維持售樓處秩序及／或流暢地銷售指明住宅物業，賣方保留權利在任何時間調整揀選程序的時間或地點。揀選程序的時間或地點如有修改，將會於售樓處公布。登記人將不獲另行通知任何該等修改。

3. On the day following the First Date of Sale and thereafter:

出售首日翌日及之後:

First come first served basis. The Vendor does not accept any person interested in purchasing having queued up before the Time of the Sale on the date concerned.

以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之人士。

**Batch B**  
**第 B 批次**

## Sale by Tender

Subject to “Other matters” - Batch B below, sale by Tender - see details and particulars in the tender notice. From 12 March 2025 the earliest to the last Date of Tender (both dates inclusive) (11:00a.m. to 5:00p.m. each day), the tender notice and other relevant tender documents will be made available for collection free of charge at Sales Venue.

## 以招標方式出售

受制於下文「其他事項」- 第B批次，以招標方式出售 - 請參閱招標公告的細節和詳情。由最早2025年3月12日起至最後一個招標日期（包括首尾兩日）（每日上午11時至下午5時），招標公告及其他相關招標文件可於售樓處免費領取。

## **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 for both **Batch A** and **Batch B**.

請參照上述**第A批次**及**第B批次**方法。

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。

## **Other matters:**

其他事項：

### **Batch A**

#### **第 A 批次**

(a) The sale of the specified residential properties is subject to availability. Please note that the completion of the confirmation and verification of a registrant's identity, any order of priority in respect of the selection of specified residential properties, or the Vendor's admittance of any person to the Sales Venue or the waiting queue thereof, does not guarantee that that registrant / person will be able to purchase any specified residential property.

將提供出售的指明住宅物業售完即止。登記人獲確認和核實身份、任何揀選指明住宅物業次序或任何人士獲賣方批准進入售樓處或獲賣方接受輪候，均不保證該登記人/人士能購得任何指明住宅物業，敬希注意。

(b) Collection of cashiers' order/cheque – Any unused cashiers' order/cheque concerned will be available for collection at the Sales Venue during the period of 11:00a.m. to 8:00p.m. daily from 16 April 2025 to 17 April 2025. The registrant shall bring along:

本票/支票取回辦法 – 任何未使用之本票/支票，登記人可於 2025 年 4 月 16 日至 2025 年 4 月 17 日上午 11 時至下午 8 時期間來臨售樓處取回。登記人須攜同：

(i) (for individual registrant) H.K.I.D./passport OR (for company registrant) a copy of Business Registration Certificate OR (for attorney) the original power of attorney and H.K.I.D./passport of the attorney.

（如登記人為個人）香港身份證或護照，或（如登記人為公司）商業登記證副本，或（如由受權人代表）授權書正本及受權人的香港身份證或護照。

- (ii) receipt of the Registration of Intent.  
購樓意向登記表格收據。

- (c) For the safety and the maintenance of order at the Sales Venue, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued or where the Vendor considers that there being any event or circumstances affecting or which may affect the safety, order or public health in the Sales Venue and/or the vicinity of any of foregoing, postpone, extend or modify the date, time, period, deadline or place of the submission of Registrations of Intent or of any balloting, any attendance registration period, sale or selection of specified residential properties or other procedure to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details will be announced on the website of the Phase of the Development ([www.lemont.com.hk](http://www.lemont.com.hk)) and registrants and interested persons will not be separately notified of the same. The Vendor reserves the right to reject the entry of any person (whether such person is a registrant or not) into the Sales Venue. The Vendor's decision in this regard shall be final and binding on all persons.
- 為保障安全及維持售樓處秩序，賣方保留絕對權力當遇上天文台發出八號或更高風球信號或黑色暴雨警告時或賣方認為出現任何影響或可能影響售樓處及/或任何上述地點之附近之安全、秩序或公共衛生之事件或情況時，延後、延長或改動遞交購樓意向登記或任何抽籤、報到時段或發售或揀選指明住宅物業或其他程序之日期、時間、期間、期限或地點至賣方認為合適的其他日期、時間、期間、期限或地點，詳情於發展項目網站（[www.lemont.com.hk](http://www.lemont.com.hk)）公布，登記人及有意購買之人士將不獲另行通知。賣方保留權利拒絕任何人士（不論其是否登記人）進入售樓處。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。

## **Batch B** **第 B 批次**

- (a) 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 and/or the place where the sale will take place 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截止招標日期及/或時間及/或出售地點。
- (b) For the safety and the maintenance of order at the Sales Venue, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued or where the Vendor considers that there being any event or circumstances affecting or which may affect the safety, order or public health in the Sales Venue and/or the vicinity of any of foregoing, postpone, extend or modify the date, time, period, deadline or place of tender to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details will be announced on the website of the Phase of the Development ([www.lemont.com.hk](http://www.lemont.com.hk)) and interested persons will not be separately notified of the same. The Vendor reserves the right to reject the entry of any person (whether such person is a registrant or not) into the Sales Venue. The Vendor's decision in this regard shall be final and binding on all persons.
- 為保障安全及維持售樓處秩序，賣方保留絕對權力當遇上天文台發出八號或更高風球信號或黑色暴雨警告時或賣方認為出現任何影響或可能影響售樓處及/或任何上述地點之附近之安全、秩序或公共衛生之事件或情況時，延後、延長或改動招標之日期、時間、

期間、期限或地點至賣方認為合適的其他日期、時間、期間、期限或地點，詳情於發展項目網站（[www.lemont.com.hk](http://www.lemont.com.hk)）公布，有意購買之人士將不獲另行通知。賣方保留權利拒絕任何人士（不論其是否登記人）進入售樓處。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。

- (c) Persons interested in submitting tenders of the specified residential properties are reminded to read the latest Register of Transactions of the specified residential properties 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 after the close of that previous tender exercise. Please note also that the Register of Transactions of the Phase of the Development may not be updated immediately after the Vendor accepts a tender.

有意遞交指明住宅物業的投標書的人士敬請檢視指明住宅物業的成交紀錄冊，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接納該指明住宅物業的投標書，該指明住宅物業可能於該出售日期內的期間變為不再可供出售。另請亦注意發展項目期數的成交紀錄冊未必一定於賣方接納投標後立即更新。

**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：

Sales Venue  
售樓處

**Date of Issue (發出日期): 11/3/2025**  
**Date of Revision (修改日期): 18/3/2025**  
**Date of Revision (修改日期): 24/3/2025**  
**Date of Revision (修改日期): 21/10/2025**  
**Date of Revision (修改日期): 16/12/2025**