

Tender No.: 招標號碼:	SS1A2(T2)
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TENDER DOCUMENT
招標文件

INVITATION FOR PURCHASE OF PROPERTY
BY WAY OF PUBLIC TENDER
公開招標承投購買物業

Tenders are invited for the purchase of those properties in
現招標承投購買

Phase 1A(2) of Sai Sha Residences
西沙灣發展項目的第 1A (2) 期

as set out in any one or more of the Information on Sales Arrangements for sale by tender
issued by the Vendor for Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”)
from time to time (as the same may be revised by the Vendor from time to time)
(unless the property(ies) is(are) previously withdrawn or sold)
於任何一份或多份賣方不時發出的西沙灣發展項目（「發展項目」）的第 1A (2) 期（「期數」）以招
標方式出售的
銷售安排資料（及賣方不時對其作出修改的銷售安排資料）內列出的物業
（已被撤回或出售的物業則除外）

Tenders must be submitted during the Tender Period (as defined in the Tender Notice) to the tender box labelled
“**Public Tender for Phase 1A(2) of Sai Sha Residences**” placed at the Sales Office (as defined in the Tender
Notice) in a plain envelope and clearly marked “**Phase 1A(2) of Sai Sha Residences**”.

在招標期間（定義見招標公告），投標書須放入普通信封內，信封面上清楚註明「**西沙灣發展項目的第 1A (2) 期**」，放入位於售樓處（定義見招標公告）擺放的標示為「**西沙灣發展項目的第 1A (2) 期**」的投標箱內。

Vendor:
賣方：

Light Time Investments Limited
光時投資有限公司
c/o **Sun Hung Kai Real Estate (Sales and Leasing) Agency Limited**
（由**新鴻基地產（銷售及租賃）代理有限公司**轉交）
45th Floor, Sun Hung Kai Centre, 30 Harbour Road, Hong Kong
香港港灣道 30 號新鴻基中心 45 樓
Enquiry Hotline: 3119 0008
查詢熱線：3119 0008

Vendor’s solicitors:
賣方律師：

Johnson Stokes & Master
孖士打律師行
16th–18th Floor, Prince’s Building, 10 Chater Road, Central, Hong Kong
香港中環遮打道 10 號太子大廈 16 樓至 18 樓

Woo Kwan Lee & Lo
胡關李羅律師行
Room 2801, 28th Floor, Sun Hung Kai Centre, 30 Harbour Road, Wanchai, Hong Kong
香港灣仔港灣道 30 號新鴻基中心 28 字樓 2801 室

Sit, Fung, Kwong & Shum

薛馮鄭岑律師行

25A United Centre, 95 Queensway, Admiralty, Hong Kong

香港金鐘金鐘道 95 號統一中心 25A

P.C. Woo & Co.

胡百全律師事務所

Room 1225, 12/F, Prince's Building, No. 10 Chater Road, Central, Hong Kong

香港中環遮打道 10 號太子大廈 12 樓 1225 室

Vincent T.K. Cheung, Yap & Co.

張葉司徒陳律師事務所

23/F, Office Tower, Convention Plaza, 1 Harbour Road, Wanchai, Hong Kong

香港灣仔港灣道 1 號會展廣場辦公大樓 23 樓

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PART 1: TENDER NOTICE

第 1 部份：招標公告

1. Definitions 定義

In this Tender Document, the following expressions shall have the following meanings except where the context otherwise permits or requires:

在本招標文件中，除非上下文另外准許或規定，下列詞語應具有下列含義：

“Acceptance Period”
「承約期間」

means, in respect of each Property for Tender, the period between the Tender Commencement Date and Time and the date which is the seventh working day after the Tender Closing Date and Time (both dates inclusive);

指就每一個該招標物業而言，由招標開始日期及時間至招標截止日期及時間後的第 7 個工作日（包括首尾兩日）；

“Agreement”
「正式合約」

means the formal agreement for sale and purchase of the Property to be executed by the Vendor and the Purchaser in accordance with clause 3 of the Conditions of Sale;

指賣方與買方根據出售條款第 3 條擬簽訂的本物業的正式買賣合約；

“Conditions of Sale”
「出售條款」

means the Conditions of Sale set out in Part 2 of this Tender Document;

指本招標文件第 2 部份的出售條款；

“Development”
「發展項目」

means Sai Sha Residences;
指西沙灣發展項目；

“extreme conditions announcement”
「極端情況公布」

means an announcement made by the Chief Secretary for Administration stating the existence of extreme conditions that arise from a super typhoon or other natural disaster of a substantial scale during the period (including any extended period) specified in the announcement;

指政務司司長作出的公布，以述明在該公布所指明的期間(包括延展期間) 存在由超強颱風或其他大規模天災引起的極端情況；

“Letter of Acceptance”
「接納書」

means the Vendor’s letter regarding acceptance of the Tenderer’s tender pursuant to paragraph 3.2 of the Tender Notice;

指賣方根據招標公告第 3.2 段接納投標者的投標書的書面通知；

“Offer Form”
「要約表格」

means the Offer Form set out in Part 3 of this Tender Document;

指本招標文件第 3 部份的要約表格；

“Phase”

means Phase 1A(2) of Sai Sha Residences;

「期數」	指西沙灣發展項目的第 1A (2) 期；
“this Preliminary Agreement” 「本臨時合約」	means the agreement made hereunder by virtue of the submission of the Tender Document by the Purchaser and the Letter of Acceptance by the Vendor in accordance with the Tender Document; 指買方根據招標文件遞交投標書，以及賣方根據招標文件的接納書而訂立的合約；
“Property” 「該物業」	means, if and when this Tender Document is accepted by the Vendor, the Tendered Property; 指如果及一旦本招標文件獲得賣方接納時的該投標物業；
“Property for Tender” 「該招標物業」	means all or any of the properties offered for sale by tender as set out in the Sales Arrangements; 指銷售安排內列出的以招標形式出售的所有或任何物業；
“Purchaser” 「買方」	means the successful Tenderer whose tender in respect of the Tendered Property is accepted by the Vendor; 指中標者，其對該物業的投標書獲得賣方接納；
“Purchase Price” 「樓價」	means, if and when this Tender Document is accepted by the Vendor, the Tender Price specified in the Offer Form; 指如果及一旦要約表格所載的要約獲得賣方接納時，要約表格中指明的投標價；
“Sales Arrangements” 「銷售安排」	means any one or more of the Information on Sales Arrangements for sale by tender issued by the Vendor for the Phase from time to time (as the same may be revised by the Vendor from time to time); 指任何一份或多份賣方就期數不時發出的以招標方式出售的銷售安排資料（及賣方不時對其作出修改的銷售安排資料）；
“Sales Office” 「售樓處」	means, in respect of each Property for Tender, the place where the sale will take place as set out in the Sales Arrangements; 就每一個該招標物業而言，指載於銷售安排適用於該招標物業的出售地點；
“Tender Closing Date and Time” 「招標截止日期及時間」	means, in respect of each Property for Tender, the tender closing date(s) and time(s) applicable to that Property for Tender as set out in the Sales Arrangements; 就每一個該招標物業而言，指載於銷售安排適用於該招標物業的招標截止日期及時間；
“Tender Commencement Date and Time” 「招標開始日期及時間」	means, in respect of each Property for Tender, the tender commencement date(s) and time(s) applicable to that Property for Tender as set out in the Sales Arrangements; 就每一個該招標物業而言，指載於銷售安排適用於

於該招標物業的招標開始日期及時間；

“Tender Document”
「招標文件」

means this Tender Document comprising:
指本招標文件，由以下部份組成：

- (i) the Tender Notice;
招標公告；
- (ii) the Conditions of Sale;
出售條款；
- (iii) the Offer Form(s); and
要約表格；及
- (iv) the Annex to the Offer Form(s);
要約表格附件；

“Tender Notice”
「招標公告」

means the Tender Notice set out in Part 1 of this Tender Document;
指本招標文件第 1 部份的招標公告；

“Tender Period”
「招標期間」

means, in respect of each Property for Tender, the period between the Tender Commencement Date and Time and Tender Closing Date and Time;
就每一個該招標物業而言，指招標開始日期及時間至招標截止日期及時間的期間；

“Tender Price”
「投標價」

means the price tendered for the Tendered Property as specified in the Schedule to the Offer Form;
指要約表格的附表中訂明投購該投標物業的價格；

“Tendered Property”
「該投標物業」

means the property(ies) as specified in the Schedule to the Offer Form;
指要約表格的附表中訂明的物業；

“Tenderer”
「投標者」

means the person who is specified in the Offer Form as the tenderer;
指要約表格中訂明為投標者的人士；

“Vendor”
「賣方」

means Light Time Investments Limited; and
指光時投資有限公司；及

“Vendor’s solicitors”
「賣方律師」

means any one of the following firms to be designated by the Vendor at its sole and absolute discretion:
指賣方單獨絕對酌情決定下指定的以下任何一家律師行：

- Johnson Stokes & Master
孖士打律師行
- Woo Kwan Lee & Lo
胡關李羅律師行
- Sit, Fung, Kwong & Shum
薛馮鄺岑律師行
- P.C. Woo & Co.
胡百全律師事務所
- Vincent T.K. Cheung, Yap & Co.
張葉司徒陳律師事務所

2. **Procedures of Tender**
招標程序

- 2.1 The Vendor invites tenders for the purchase of the Property for Tender on the terms and conditions contained in this Tender Document.
賣方現按照載於招標文件的條款及細則招標承投購該招標物業。
- 2.2 The Vendor does not bind itself to accept the highest or any tender and reserves the right to accept or reject any tender at its sole discretion.
賣方不一定接納出價最高的投標書或任何一份投標書，並保留按其全權酌情決定接納或拒絕任何投標書的權利。
- 2.3 The Vendor reserves the right to, at any time before the Tender Closing Date and Time, accept any tender submitted.
賣方保留權利在招標截止日期及時間之前的任何時間接受任何已遞交之投標書。
- 2.4 The Vendor reserves the right, at any time before acceptance of a tender, to withdraw all or any of the Property for Tender from sale or to sell or dispose of all or any of the Property for Tender or any part thereof to any person by any method (including without limitation private treaty, tender and auction).
賣方保留權利在接受任何投標書之前的任何時間撤回全部或任何該招標物業不予出售，或將該招標物業或其任何部份以任何方法（包括但不限於私人協約、投標及拍賣）售予任何人。
- 2.5 The Vendor reserves the right to adjust the Tender Closing Date and Time of the tender of any of the Property for Tender. Any adjustment of the Tender Closing Date and Time will be posted at the Sales Office. The Vendor is not obliged to separately notify the Tenderers of such adjustment.
賣方保留權利更改任何該招標物業的招標截止日期及時間。任何更改招標截止日期及時間的通知會張貼於售樓處。賣方無須就該等更改另行通知投標者。
- 2.6 Tenderers should note the Vendor's solicitors do not act for any Tenderer in the process of this tender.
投標者須注意賣方律師在本招標過程中不代表任何投標者。
- 2.7 A tender must be:-
投標書必須：
- (a) made in the form of this Tender Document with the Offer Form (Part 3 of the Tender Document) duly completed and signed. **Please complete and sign either the English version of the Offer Form or the Chinese version of the Offer Form;**
採用本招標文件之格式，並填妥及簽署要約表格（即本招標文件的第 3 部分）。
請填妥及簽署要約表格的英文文本或要約表格的中文文本；
 - (b) accompanied with the following documents:-
連同以下文件：
 - (i) Cashier order(s) and/or cheque(s)
銀行本票及／或支票

In respect of each Tendered Property, one or more cashier order(s) issued by a bank duly licensed under section 16 of the Banking Ordinance and/or

cheque(s) in the amount equal to 5% of the Tender Price and made payable to “**Johnson Stokes & Master**” Provided That the following minimum amount shall be paid by cashier order(s):

就每一個投標物業，由根據《銀行業條例》第 16 條獲妥為發牌的銀行簽發的一張或多張銀行本票及／或支票，金額相等於投標價的 5%，抬頭寫「**孖士打律師行**」，惟當中須以銀行本票支付的最低金額為：

Amount of 5% of Tender Price 投標價 5%的金額	Minimum amount to be paid by cashier order(s) 以銀行本票支付的最低金額
HK\$500,000 or above 港幣 500,000 元或以上	HK\$500,000 港幣 500,000 元
Less than HK\$500,000 but not less than HK\$400,000 少於港幣 500,000 元但不少於港幣 400,000 元	HK\$400,000 港幣 400,000 元
Less than HK\$400,000 but not less than HK\$300,000 少於港幣 400,000 元但不少於港幣 300,000 元	HK\$300,000 港幣 300,000 元
Less than HK\$300,000 but not less than HK\$200,000 少於港幣 300,000 元但不少於港幣 200,000 元	HK\$200,000 港幣 200,000 元
Less than HK\$200,000 少於港幣 200,000 元	HK\$150,000 港幣 150,000 元

(ii) Tenderer's identification document
投標者的身份證明文件

If the Tenderer is/are individual(s), copy of the HKID Card/Passport of each individual of the Tenderer.

如投標者是個人，組成投標者的每名個人的香港身份證／護照的複印本。

If the Tenderer is a company, copy of the Certificate of Incorporation and the Business Registration Certificate of the Tenderer and copies of the latest register of directors and annual return of the Tenderer.

如投標者為公司，投標者的公司註冊證明書及商業登記證的複印本，以及投標者最近期的董事登記冊及周年申報表的複印本。

(iii) Intermediary's licence (if applicable)
中介人的牌照（如適用）

Copy of licence of the estate agent appointed by the Tenderer.

投標者委託的地產經紀的牌照複印本。

(iv) Documents in Annex, duly signed and completed by the Tenderer
由投標者填妥並簽署的附件的文件

(1) Measurements of the Tendered Property

- 投標物業的量度尺寸
- (2) **Warning to Purchasers**
對買方的警告
 - (3) **False Ceiling Height Plan**
假天花高度圖
 - (4) **Acknowledgement Letter Regarding Fittings and Open Kitchen (with plan)**
關於裝置及開放式廚房的確認信（連圖則）
 - (5) **Acknowledgement Letter Regarding Miscellaneous Matters**
關於其他事項的確認信
 - (6) **Acknowledgement Letter Regarding Stamp Duty**
關於印花稅的確認信
 - (7) *[This paragraph is left blank intentionally]*
[此段落特意留空]
 - (8) *[This paragraph is left blank intentionally]*
[此段落特意留空]
 - (9) **(If applicable) SHKP Club Application Form**
（如適用）新地會申請表格
 - (10) **Acknowledgement Letter Regarding Subsequent Phases**
關於後續期數的確認信
 - (11) **Personal Information Collection Statement**
個人資料收集聲明
 - (12) **Vendor's Information Form**
賣方資料表格
 - (13) **Acknowledgement Letter Regarding Viewing of Property and Furniture and Chattels**
關於參觀本物業及家具和物件的確認信

Please do NOT date any of the documents mentioned in sub-paragraph (iv).
請不要於第(iv)分段所述的任何文件內填上日期。

- (c) enclosed in a plain envelope addressed to the Vendor, and clearly marked on the outside of the envelope **“Phase 1A(2) of Sai Sha Residences”**; and
放入普通信封內，信封面上書明賣方收啓，並清楚註明「西沙灣發展項目的第 1A（2）期」；及
 - (d) placed in the Tender Box labelled **“Public Tender For Phase 1A(2) of Sai Sha Residences”** placed at the Sales Office during the Tender Period.
於招標期間放入位於售樓處擺放的標示為「西沙灣發展項目的第 1A（2）期公開招標」的投標箱內。
- 2.8 The tender will proceed irrespective of whether any Tropical Cyclone Warning Signal or any Rainstorm Warning Signal is in effect or any extreme conditions announcement is made at any time during the Tender Period.
即使於招標期間內任何時間有任何熱帶氣旋警告信號或任何暴雨警告信號生效或極端情況的公布，招標會繼續進行。
- 2.9 All cashier order(s) and/or cheque(s) forwarded by the Tenderer will be retained and uncashed until the Vendor has made its decision on the tenders submitted. If a tender is accepted, the cashier order(s) and/or cheque(s) submitted therewith will be treated as the preliminary deposit towards and applied in part payment of the Purchase Price. All other cashier orders and/or cheque(s) will be returned by personal delivery or by post, within a period of fourteen (14) days from the expiry of the Acceptance Period to the unsuccessful Tenderers at the address stated in their tenders.
在賣方對收到的投標書作出決定前，所有銀行本票及／或支票均不會予以兌現。如某份投標書獲接納，隨投標書附上的銀行本票及／或支票將視作臨時訂金，以支付樓價

的部份款項。所有其他銀行本票及／或支票將於承約期間屆滿後起計 14 天內，按投標書所載地址以專人送達或通過郵遞方式退還予落選投標者。

- (a) The Tenderer must sign the Offer Form and other documents personally (if the Tenderer is a company, by its director) and shall be deemed to be acting as a principal. 投標者須親身簽署要約表格及其他文件（如投標者為公司，須由其董事簽署），並視作為主事人。
- (b) If the Tenderer is a company, it should clearly state, *inter alia*, the name of its contact person and its telephone and facsimile numbers in the Offer Form. 投標者如為公司，須於要約表格中清楚註明（除其他資料外）其聯絡人姓名、電話及傳真號碼。
- (c) The Hong Kong correspondence address specified in the Offer Form shall be the address for the purpose of receipt of Letter of Acceptance and return of cashier order(s) and/or cheque(s). 要約表格中指明的香港通訊地址將會是收取接納書及退回銀行本票及／或支票的地址。

- 2.10
- (a) In consideration of the invitation of tender by the Vendor and of the promise by the Vendor mentioned in sub-paragraph (b) below, every tender shall be irrevocable and shall constitute a formal offer capable of and remain open for acceptance by the Vendor during the Acceptance Period. After the tender has been submitted in accordance with the procedures set out in this Tender Document, no Tenderer shall be at liberty to withdraw his tender and the same shall be deemed to remain open for acceptance by the Vendor until the end of the Acceptance Period.
作為賣方招標及下文(b)分段所述的承諾的代價，投標書均不可撤銷，而且構成正式要約，可由賣方在承約期間隨時接納投標。投標書根據本招標文件的程序一經遞交，投標者即不可撤回投標書，直至承約期間終結之前，投標書都可由賣方隨時接納。
 - (b) In consideration of the provision and undertaking referred to in sub-paragraph (a) above, the Vendor promises to pay the Tenderer HK\$1.00 upon receipt of a written demand from him prior to the submission of his tender.
作為上文(a)分段所述的條款與承諾的代價，賣方承諾在收到投標者於遞交投標書前發出的書面要求時向該投標者支付港幣 1 元。

3. Acceptance of Tender 接受投標

- 3.1 If a tender is accepted, the successful Tenderer shall become the Purchaser of the Tendered Property.
投標書如獲接納，中標者即成為該投標物業之買方。
- 3.2 The Purchaser will be notified of the acceptance of his tender by a letter (the “**Letter of Acceptance**”) personally delivered to him at and/or posted to the Hong Kong correspondence address stated in his Offer Form on or before the end of the Acceptance Period. The Letter of Acceptance will be deemed to have been duly received on the second working day after the day of posting.
買方會在承約期間屆滿時或之前獲書面通知（「**接納書**」）其投標書已被接納，接納書會按要約表格指明的香港通訊地址以專人送達及/或通過郵遞方式寄予買方。接納書在投郵後的第 2 個工作日視為已經正式收到。
- 3.3 The Purchaser shall, within five (5) working days after the date of the Letter of Acceptance, sign the Agreement in the standard form prepared by the Vendor’s solicitors without any alteration or amendment thereto. The standard form of the Agreement is available for

inspection during the Tender Period at the Sales Office. For the avoidance of doubt, the Purchaser shall be deemed to have inspected the standard form of the Agreement and the Purchaser shall accept the same without amendments.

在接納書的日期後的 5 個工作日內，買方應簽署由賣方律師擬備的標準格式的正式合約，不能對其作出任何改動或修訂。正式合約的標準格式可於招標期間在售楼處審閱。為免疑問，買方被視為已經審閱正式合約的標準格式，且買方將接受正式合約並不得作修訂。

- 3.4 (a) In the event that the Purchaser intends to execute the Agreement by his/her attorney on his/her behalf:-
如買方有意以其授權人代表其簽署正式合約：
- (i) the Vendor's solicitors will not act for the Purchaser in the sale and purchase of the Property and the Purchaser shall instruct his/her own solicitors to act for him/her; and
賣方律師將不會於買賣該物業事宜中代表買方，買方須另聘律師作為其代表；及
 - (ii) the relevant power of attorney is required to be approved by the Vendor.
相關授權書須由賣方事先批准。
- (b) All loan applications made to the Vendor's designated financing company, loan documents and ancillary documents (collectively the "**Loan Documents**") shall be signed by the Purchaser personally. No attorney can be accepted for the purpose of signing the Loan Documents.
所有向賣方之指定財務機構作出的貸款申請、貸款文件及附帶文件（統稱「**貸款文件**」）須由買方親身簽署。以授權人簽署貸款文件不會被接受。

4. Miscellaneous 其他事項

- 4.1 Tenderers are advised to note that the Vendor will only answer questions of a general nature concerning the Property for Tender and will not provide legal or other advice in respect of this Tender Document or statutory provisions affecting the Property for Tender. All enquiries should be directed to the Vendor's agent, Sun Hung Kai Real Estate (Sales and Leasing) Agency Limited, of 45th Floor, Sun Hung Kai Centre, 30 Harbour Road, Hong Kong (Enquiry Hotline: 3119 0008).
投標者宜注意，賣方只會回答關於該招標物業的一般問題，而不會就本招標文件或關於該招標物業的法例條文提供法律或其他意見。如有任何查詢，應聯絡賣方的代理人新鴻基地產（銷售及租賃）代理有限公司，地址為香港港灣道 30 號新鴻基中心 45 樓（查詢熱線：3119 0008）。
- 4.2 Any statement, whether oral or written, made and any action taken by any officer or agent of the Vendor or the Vendor's agent in response to any enquiry made by a prospective or actual Tenderer shall be for guidance and reference purposes only. No such statement shall form or be deemed to form part of this Tender Document or the Agreement, and any such statement or action shall not and shall not be deemed to amplify, alter, negate, waive or otherwise vary any of the terms or conditions as are set out in this Tender Document or the Agreement.
賣方任何人員或代理或賣方的代理人對有意投標者或確實投標者的查詢所作出的任何口頭或書面陳述及所採取的任何行動，均只供指引及參考之用。任何陳述不得作為或視作構成本招標文件或正式合約的一部份。這些陳述或行動並不（而且也不視作）闡述、更改、否定、豁免或在其他方面修改本招標文件或正式合約所列出的任何條款或條件。
- 4.3 The Vendor reserves the right, in its sole discretion, to disqualify any Tenderer who submit any non-conforming tenders or who does not submit a valid or properly executed document according to this Tender Document. Tenders submitted which contain alterations and/or additions of any kind to, the documents required to be submitted under the Tender Document

shall be treated as non-conforming tenders.

賣方保留權利按其酌情權將任何遞交不符合規定的投標書的投標者或沒有按本招標文件的規定遞交有效或妥善簽署文件的投標者的資格取消。如所遞交的投標書載有對於根據本招標文件所須遞交的文件任何種類的改動及／或增加，該投標書將被視為不符合規定的投標書。

- 4.4 In the event of any discrepancy between the English version of this Tender Document and the Chinese translation of this Tender Document, the English version shall prevail.
如本招標文件的英文文本與中文譯本有任何不一致，則以英文文本為準。

[End of Part 1: Tender Notice]

[第1部份：招標公告完]

PART 2: CONDITIONS OF SALE

第 2 部分：出售條款

1. (a) In these Conditions of Sale, terms defined in the Tender Notice shall have the same meaning when used herein
招標公告定義的詞語在本出售條款中具有相同含義。
(b) The Tender Document and the Letter of Acceptance shall constitute a binding agreement between the Vendor and the Purchaser for the sale and purchase of the Property. The Vendor shall sell and the Purchaser shall purchase the Property at the Purchase Price and on the terms and conditions contained in this Preliminary Agreement.
招標文件連同接納書構成賣方與買方就買賣該物業的有約束力的協議。賣方須以樓價並按本臨時合約所載條款及細則出售該物業，而買方須以樓價並按本臨時合約所載條款及細則購買該物業。
2. The sale and purchase shall be completed at the office of the Vendor's Solicitors during office hours (which means the period beginning at 10:00 a.m. of a day and ending at 4:30 p.m. of the same day) in accordance with the terms of the Agreement.
買賣須根據正式合約的條款於辦公時間（即指由上午 10 時起至同日下午 4 時 30 分為止期間）內，在賣方律師的辦事處完成。
3. It is intended that this Preliminary Agreement is to be superseded by the Agreement to be executed:-
按訂約雙方的意向，本臨時合約將會由正式合約取代，正式合約須：
 - (a) by the Purchaser on or before a date which is the fifth working day after the date of the Letter of Acceptance; and
由買方於接納書的日期之後的第 5 個工作日或之前簽立；及
 - (b) by the Vendor on or before a date which is the eighth working day after the date of the Letter of Acceptance.
由賣方於接納書的日期之後的第 8 個工作日或之前簽立。
4. The ad valorem stamp duty, if any, payable on this Preliminary Agreement, the Agreement and the Assignment shall be borne by the Purchaser.
須就本臨時合約、正式合約及轉讓契支付的從價印花稅（如有的話），由買方承擔。
5. The special stamp duty, if any, payable on this Preliminary Agreement, the Agreement and the Assignment shall be borne by the Purchaser.
須就本臨時合約、正式合約及轉讓契支付的額外印花稅（如有的話），由買方承擔。
6. The preliminary deposit payable by the Purchaser shall be held by the Vendor's solicitors as stakeholders.
買方須支付的臨時訂金，須由賣方律師作為保證金保存人而持有。
7. All further deposit, part payment of the Purchase Price, further part payment(s) of the Purchase Price and the balance of Purchase Price shall be paid by the Purchaser by way of cashier order(s) drawn in favour of the Vendor's solicitors.
上述加付訂金、部份售價、加付部份售價及售價餘額需以抬頭寫上賣方律師之銀行本票支付。
8. The Purchaser shall attend the office of the Purchaser's solicitors together with the Tender Document and the Letter of Acceptance within 5 working days after the date of the Letter of Acceptance (in this respect time shall be of the essence), (i) to sign the Agreement in the standard form prepared by the Vendor's solicitors without amendment; (ii) to pay the sum abovementioned as being due on signing of the Agreement; and (iii) to pay all stamp duties payable on this Preliminary Agreement and the Agreement as set out in clause 19. The

Agreement shall be in such form prepared by the Vendor's Solicitors and shall not be varied by the Purchaser.

買方須於接納書的日期之後的 5 個工作日內攜帶招標文件及接納書到買方律師的辦事處辦理下列手續（按：必須嚴守所訂日期。）：(i)簽署賣方代表律師所訂定之標準正式合約；(ii)在簽署正式合約之同時交付本臨時合約上列明應付之款項；及(iii)同時交付第 19 條所載就本臨時合約及正式合約應付之所有印花稅。正式合約的文本須為賣方律師所擬者，買方不得更改。

9. If the Purchaser fails to execute the Agreement within 5 working days after the date of the Letter of Acceptance:-
如買方沒有在接納書的日期後的 5 個工作日內簽立正式合約：

- (a) this Preliminary Agreement is terminated;
本臨時合約即終止；
- (b) the preliminary deposit paid by the Purchaser is forfeited to the Vendor; and
買方支付的臨時訂金，即被沒收歸於賣方；及
- (c) the Vendor does not have any further claim against the Purchaser for the failure.
賣方不得就買方沒有簽立正式合約，而對買方提出進一步申索。

10. (a) This Preliminary Agreement is personal to the Purchaser, and the Purchaser shall have no right to request the Vendor to enter into the Agreement with any other person and shall have no right to transfer the benefit of this Preliminary Agreement to a third party nor the right to sub-sell the Property or transfer the benefit of the Agreement to a third party.

本臨時合約只適用於買方本身，買方無權要求賣方與任何其他人訂立正式合約，亦無權將本臨時合約的利益轉讓予第三方，並且無權轉售該物業或將正式合約權益轉讓給第三方。

- (b) The Purchaser shall not nominate any person to take up the Assignment of the Property, sub-sell the Property or transfer the benefit of this Preliminary Agreement or the Agreement (whether by way of direct or indirect reservation, right of first refusal, option, trust, power of attorney or any other method, arrangement or document of any description, conditional or unconditional) or enter into any agreement so to do before completion of the sale and purchase and execution of the Assignment to the Purchaser. 在完成買賣及簽立轉讓契予買方之前，買方不得提名任何人士接納該物業的轉讓契、轉售該物業或轉讓本臨時合約或正式合約的利益（不論是透過直接或間接保留、優先購買權、認購權、信託、授權書或任何其他方法、安排或任何種類的文件，有條件或無條件），或訂立任何協議如此行事。

- (c) (Applicable to corporate Purchaser only) There shall be no change (including any reduction, increase, substitution or replacement) in the shareholder structure and/or the directorship of the Purchaser at any time prior to (and including) the date of payment of balance of Purchase Price of the Property without the Vendor's prior written consent. In this connection, (i) on the date of this Preliminary Agreement, (ii) on the date of signing of the Agreement by the Purchaser and (iii) on the date of payment of balance of purchase price of the Property respectively (each a "Relevant Date"), the Purchaser shall provide copies of the following to the Vendor or the Vendor's solicitors:

- (a) Register of Directors of the Purchaser as at the Relevant Date;
- (b) Register of Shareholders of the Purchaser as at the Relevant Date; and
- (c) Any other documents, confirmation and information as requested by the Vendor to show and prove the number and identity of all of the directors and shareholders of the Purchaser as at the Relevant Date.

（只適用於公司買方）於支付該物業樓價餘額的日期前（包括該日期）的任何時間內，買方的股東結構及／或董事於沒有得到賣方的事先書面同意下不可有

任何變動（包括減少、增加、取代或更換）。就此而言，分別(i)於本臨時合約的日期，(ii)買方簽署正式合約的日期及(iii)於支付該物業樓價餘額的日期（各稱為「有關日期」），買方須向賣方或賣方的律師提供以下資料的副本：

- (a) 買方的董事登記冊（截止有關日期）；
- (b) 買方的股東登記冊（截止有關日期）；及
- (c) 賣方要求顯示和證明截至有關日期買方董事和股東的數目和身分的任何其他文件、確認和資料。

- (d) If the Purchaser shall be in breach of this clause 10(b) or clause 10(c), the Vendor shall be entitled (but shall not be obligated) to terminate this Preliminary Agreement or the Agreement (as the case may be) and all sums paid by the Purchaser up to 10% of the purchase price by way of deposits shall be forfeited to the Vendor absolutely. Upon determination of this Preliminary Agreement or the Agreement (as the case may be), the Vendor may resell the Property either by public auction or private contract subject to such stipulations as the Vendor may think fit and any increase in price on a resale shall belong to the Vendor. On a resale, any deficiency in price shall be made good and all expenses attending such resale shall be borne by the Purchaser and such deficiency and expenses shall be recoverable by the Vendor as and for liquidated damages Provided That the Purchaser shall not be called upon to bear such deficiency or expenses unless the Property is resold within 6 months after the determination of this Preliminary Agreement or the Agreement (as the case may be).

如買方違反本第 10(b)條或第 10(c)條的規定，賣方有權(但無責任)終止本臨時合約或正式合約（視屬何種情況而定），而買方以訂金形式支付的所有款項(以售價的 10%為限)即被沒收歸於賣方。本臨時合約或正式合約（視屬何種情況而定）一經終止，賣方可在其認為合適的規定下，以公開拍賣或私人合約方式重售該物業，任何上漲的重售售價均歸於賣方。重售時，任何不足的差價須由買方補足及與該重售有關的一切開支須由買方承擔，該等差價及開支由賣方作為算定損害賠償而追討，但前提是該物業須在本臨時合約或正式合約（視屬何種情況而定）終止後 6 個月內重售，否則買方無須承擔該等差價或開支。

11. The measurements of the Property are as follows—(for residential property of the Property) see “Measurements of the Tendered Property” of the Tender Document; (for residential car parking space(s) (if any) of the Property) 12.5 square metres each.

該物業的量度尺寸如下—(就該物業的住宅物業而言)見招標文件的《投標物業的量度尺寸》；(就該物業的住宅停車位(如有)而言)每個 12.5 平方米。

12. The sale and purchase of the Property includes the fittings, finishes and appliances as follows—see Schedule to the Conditions of Sale.

該物業的買賣包括的裝置、裝修物料及設備如下—見出售條款的附表。

13. Without prejudice to sections 13 and 13A of the Conveyancing and Property Ordinance (Cap. 219), the Vendor shall not restrict the Purchaser’s right under the law to raise requisition or objection in respect of title.

在不損害《物業轉易及財產條例》（第 219 章）第 13 條和第 13A 條的原則下，賣方不得限制買方依據法律就業權提出要求或反對的權利。

14. The Purchaser acknowledges receipt of a copy of a bilingual version of the “Warning to Purchasers” set out in clause 15 and fully understands its contents.

買方確認已收到第 15 條所列出的「對買方的警告」的中英雙語文本，並完全明白其內容。

15. For the purposes of clause 14, the following is the “**Warning to Purchasers**”—

就上述第 14 條而言，「**對買方的警告**」內容如下—

- (a) Before you execute the formal agreement for sale and purchase which you have to sign if you go on with your purchase you should instruct a solicitor to protect your interests and to ensure that your purchase is properly completed.

如你繼續進行購買本物業，你便須簽署正式買賣合約，在你簽立正式買賣合約之前，你應聘用律師，以保障你的權益，和確保妥善完成購買本物業。

- (b) You can instruct your own independent solicitor to act for you to conduct the purchase or you can instruct the Vendor's solicitor to act for you as well as for the Vendor.
你可聘用你自己的獨立律師，以代表你進行購買本物業，你亦可聘用賣方的律師以同時代表你和賣方行事。
 - (c) **YOU ARE RECOMMENDED TO INSTRUCT YOUR OWN SOLICITOR**, who will be able, at every stage of your purchase, to give you independent advice.
現**建議你聘用你自己的律師**，你自己聘用的律師能在你購買本物業的每個階段，向你提供獨立意見。
 - (d) If you instruct the solicitor for the Vendor to act for you as well and if a conflict arises between you and the Vendor, the solicitor may not be able to protect your interests and you will then have to instruct your own solicitor anyway, in which case the total fees you will have to pay may be higher than the fees which you would have to pay if you had instructed your own solicitor in the first place.
倘若你聘用賣方的代表律師同時代表你行事，如你與賣方之間出現衝突，該律師未必能保障你的權益，屆時你始終需要聘用你自己的律師，在此情況下，你須支付的律師費總額，可能高於若你一開始便聘用你自己的律師的話會須支付的費用。
 - (e) You are free to choose whichever option you prefer. Please think carefully before deciding whether to instruct your own independent solicitor, or the Vendor's solicitor, to protect your interests.
你可自由選擇。請在決定聘用你自己的獨立律師或賣方的律師以保障你的權益之前，詳加考慮。
16. (a) The Purchaser purchase with full knowledge of the physical condition of the Property and the fittings, finishes and appliances therein and takes them as they stand.
買方在購買該物業時完全知悉該物業及該物業內的裝置，裝修物料及設備的實質狀況，並接受該物業及該等裝置，裝修物料及設備的現狀。
- (b) The Property is sold on "as is" basis. The Purchaser is deemed to have knowledge of and accepts the existing state and condition of the Property whether he has inspected the Property or not.
該物業以現狀形式出售。無論買方有否已到該物業實地視察，買方將被視作清楚及接受該物業現時之狀況。
17. Notwithstanding clauses 14 and 15 above, the Purchaser shall instruct his own solicitors to act for him in respect of the purchase of the Property. Each of the Vendor and Purchaser shall pay their own solicitors' legal fees in respect of the Agreement and the subsequent Assignment.
儘管上述第 14 條及第 15 條，買方須另聘律師代表其買入該物業。買賣雙方須各自負責其在有關正式合約及其後之轉讓契之法律費用。
18. All legal costs and disbursements of the Purchaser's solicitors of and incidental to the preparation, completion, stamping and registration of the Agreement and the Assignment to the Purchaser shall be borne and paid by the Purchaser.
買方律師有關處理、完成、釐印及登記給予買方的正式合約及轉讓契所涉及的律師費用及雜項費用，全部由買方負責及支付。
19. All stamp duty payable on this Preliminary Agreement and/or the Agreement and/or the subsequent Assignment shall be solely borne and paid by the Purchaser.
有關本臨時合約及／或正式合約及／或轉讓契之所有印花稅一概由買方負責支付。
20. The Purchaser shall bear and pay a due proportion of the costs for the preparation, registration

and completion of the Principal Deed of Mutual Covenant and Management Agreement and the Sub-Deed of Mutual Covenant and Management Agreement (if any) (collectively the “DMC”) and the plans attached to the DMC, all costs for preparing certified copies of title deeds and documents of the property purchased, all plan fees for plans to be annexed to the agreement for sale and purchase and the assignment of the property purchased all legal and other costs and disbursements in respect of any mortgage (if any) in respect of the property purchased and all legal costs and charges of any other documents relating to the sale and purchase of the property purchased. All search fees, registration fees and other disbursements shall be borne by the Purchaser.

一切製作、登記及完成公契及管理協議和副公契及管理協議（如有）（統稱『公契』）之費用及附於公契之圖則費用的適當分攤、本物業的業權契據及文件核證副本之費用、本物業的買賣合約及轉讓契之圖則費、本物業的按揭（如有）之律師及其他費用及代墊費用及其他有關本物業的買賣的文件的所有律師及其他費用，均由買方負責。所有查冊費、註冊費及其他雜項費用均須由買方承擔。

21. Upon termination of this Preliminary Agreement, if this Preliminary Agreement has been registered in the Land Registry by the Purchaser or by any person on the Purchaser's behalf, the Purchaser hereby authorizes the Vendor to unilaterally sign and register a memorandum to vacate or cancel the registration of this Preliminary Agreement from the register or record in the Land Registry.

如本臨時合約終止，而買方或其代表人將本臨時合約在土地註冊處註冊，買方特此授權賣方單方面簽署備忘錄並將該備忘錄於土地註冊處註冊以撤銷或取消本臨時合約的註冊。

22. The Purchaser shall before delivery of vacant possession of the Property by the Vendor pay to the Manager or the Vendor all management fee deposit, special fund, debris removal fee, advance payment of management fees and other deposits and payments which are payable in respect of the Property under the DMC and the Purchaser shall reimburse the Vendor for all payment including without limitation all utilities deposits already paid by the Vendor in respect of the Property.

買方須在賣方交吉該物業予買方時繳付管理人或賣方一切管理費按金、特別基金、泥頭清理費、預繳管理費及其他根據大廈公契之其他按金及費用，買方並須償還賣方代該物業已支付的上述費用包括水電煤按金。

23. The Purchaser shall inform the Vendor in writing of any change in address or telephone number. 買方如有更改地址或電話，須以書面通知賣方。

24. The Property is residential property within the meaning of Section 29A(1) of the Stamp Duty Ordinance.

本物業乃屬印花稅條例第 29A(1) 條所註釋之住宅用途物業。

25. Time shall in every respect be of the essence of this Preliminary Agreement.

買賣雙方必須嚴格遵守本臨時合約內一切有關時限的規定。

26. (a) Subject to the provisions of sub-clauses (b) and (c) below, the Vendor and the Purchaser do not intend any term of this Preliminary Agreement to be enforceable pursuant to the Contracts (Rights of Third Parties) Ordinance (Cap.623) (the “CRTPO”) and agree that this Preliminary Agreement shall be excluded from the application of the CRTPO. 賣方和買方無意賦予任何第三者權利依據《合約(第三者權利)條例》（第 623 章）（『該條例』）強制執行本臨時合約下任何條款，並且同意排除該條例對本臨時合約的適用，惟受以下第(b)款及第(c)款的規定限制。
- (b) Sub-clause (a) shall only apply and a term of this Preliminary Agreement will only be excluded from the application of the CRTPO to the extent that such exclusion will not be in contravention of the Residential Properties (First-hand) Sales Ordinance (Cap. 621).

本條第(a)款只適用於以下情況而本臨時合約的條款亦只在以下情況下才不在該條例的適用範圍內：就是說，在排除該條例對該項條款的適用時，並無違反《一手住宅物業銷售條例》（第 621 章）的情況下。

- (c) If any term of this Preliminary Agreement is not excluded from the application of the CRTPO by virtue of sub-clause (b) above and any such term is enforceable by a third party (as defined in the CRTPO) pursuant to the CRTPO:-

若本臨時合約任何條款因上述第(b)款的規定沒有從該條例的適用範圍內排除，而第三者（在該條例定義）可依據該條例強制執行任何該等條款時：

- (i) this Preliminary Agreement may still be varied from time to time or (where such right of rescission exists) rescinded without the consent of such third party and section 6(1) of the CRTPO shall not apply to this Preliminary Agreement; and

本臨時合約仍可在未獲該第三者同意下不時作出更改或撤銷（倘若撤銷權存在），而該條例第 6(1)條將不適用於本臨時合約；及

- (ii) notice is hereby given by the Vendor and the Purchaser, pursuant to section 6(4)(b) of the CRTPO, to such third party of the provisions contained in sub-clause (c)(i) above.

賣方和買方依據該條例第 6(4)(b)條特此通知該第三者有關上述第(c)(i)款的規定。

27. In this Preliminary Agreement:-

在本臨時合約中—

- (a) “**saleable area**” has the meaning given by section 8 of the Residential Properties (First-hand Sales) Ordinance (Cap. 621);

「實用面積」具有《一手住宅物業銷售條例》（第 621 章）第 8 條給予該詞的涵義；

- (b) “**working day**” has the meaning given by section 2(1) of that Ordinance;

「工作日」具有該條例第 2(1)條給予該詞的涵義；

- (c) the floor area of an item under clause (a) of each Property set out in “Measurements of the Tendered Property” of the Tender Document is calculated in accordance with section 8(3) of that Ordinance; and

招標文件的《投標物業的量度尺寸》載列之每個單位的(a)項所指的項目的樓面面積，按照該條例第 8(3)條計算；及

- (d) the area of an item under clause (b) of each Property set out in “Measurements of the Tendered Property” of the Tender Document is calculated in accordance with Part 2 of Schedule 2 to that Ordinance.

招標文件的《投標物業的量度尺寸》載列之每個單位的(b)項所指的項目的面積，按照該條例附表 2 第 2 部計算。

28. If the Property consists of residential unit(s) as well as any parking space(s), such Property shall be covered by one single formal agreement for sale and purchase and one single subsequent assignment.

如本物業包括住宅單位並同時包括停車位，該物業必須由單一份正式合約及其後單一份轉讓契涵蓋。

29. This Preliminary Agreement is not preceded by an unwritten sale agreement or an agreement for sale, made between the same parties hereto and on the same terms and conditions hereof.

在本臨時合約簽訂前，相同的買賣雙方並無以相同條款及條件訂立非書面買賣協議或買賣協議。

30. The Purchaser shall raise no objection if the Vendor’s interest in the Property is an equitable

interest and not a legal estate.

若賣方在本物業的權益屬衡平法權益而非法定產業權，買方不得提出反對。

31. If the day on which any obligation under this Preliminary Agreement is to be performed shall fall on a day which is not a working day, the date for the performance shall automatically be postponed to the immediately following working day.
任何本臨時買賣合約下的責任，若其履行日並非工作日，則履行該責任的日期將順延至原定日期之後第一個工作日。
32. (a) This Preliminary Agreement contains the entire agreement between the parties as to its subject matter and supersedes any previous agreement (if any) between the parties relating to its subject matter.
本臨時合約載有各方的關於協議內容的整個協議及取代任何各方之間較早前的協議（如有）。
- (b) Each party acknowledges and agrees that in entering into this Preliminary Agreement and the Agreement, it does not rely on, and has no remedy in respect of, any statement, representation, warranty or understanding (whether negligently or innocently made) of any person (whether party to this Preliminary Agreement or not) other than as expressly set out in this Preliminary Agreement.
各方確認及同意在簽署本臨時合約及正式合約，除本臨時合約清楚地訂明，他／她沒有倚賴任何人士（不論是否本臨時合約之一方）之任何說明、陳述、承諾或理解（不論疏忽地或無心之失地作出）及將不會就前述事宜有任何濟助。
- (c) The terms and conditions of this Preliminary Agreement shall supersede any and all oral or written agreements or representations made by or on behalf of the Vendor.
本臨時合約的條款及細則將取代任何及所有賣方或代表賣方作出的口頭或書面協議或陳述。
33. The Chinese version of this Preliminary Agreement is a translation of the English version and is for reference only. In case of any discrepancy, inconsistency or dispute, the English version shall prevail.
本臨時合約之中文版本乃英文版本的譯本，謹供參考之用。如解釋有任何差異、出入或爭議，概以英文版本為準。

Schedule to Conditions of Sale
出售條款的附表

Fittings, Finishes and Appliances
裝置、裝修物料及設備

Aqua Avenue 第1座之1樓至3樓、5樓至12樓及15樓至16樓之B、C、E、F、G及J單位：
Flat B, C, E, F, G and J on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1:

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門及鋁質框玻璃門。
Door: Timber doors and aluminium framed glass doors.
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
1樓至3樓、5樓至12樓及15樓至16樓之B、C及F單位浴室1。
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Bathroom 1 of Flat B, C and F on 1/F-3/F, 5/F-12/F and 15/F-16/F.
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－乳膠漆及石膏板假樑上乳膠漆；灶台－實體面材。
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Emulsion paint and gypsum board bulkhead finished with emulsion paint; Cooking bench–Solid surfacing.
- G. 其他設備：電磁爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供B、C、E、F及J單位)
Other Provisions: Induction hob, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat B, C, E, F and J)
- 其他設備：電磁爐、拉趟式抽油煙機、嵌入式微波燒烤爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供G單位)
Other Provisions: Induction hob, telescopic cooker hood, built-in microwave with grill, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat G)

Aqua Avenue 第1座之1樓至3樓、5樓至12樓及15樓至16樓之A、D及H單位：
Flat A, D and H on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1:

- A. 內牆外露位置：客廳及飯廳－乳膠漆；睡房－乳膠漆。(只供A單位)
Internal Wall where exposed: Living room and Dining room –Emulsion paint; Bedroom(s)–Emulsion paint. (only for Flat A)
內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。(只供D及H單位)
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint. (only for Flat D and H)
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門及鋁質框玻璃門。(只供A及D單位)
Door: Timber doors and aluminium framed glass doors. (only for Flat A and D)
門：木門、鋁質框玻璃門及金屬框玻璃門。(只供H單位)
Door: Timber doors, aluminium framed glass doors and metal framed glass door. (only for Flat H)
- E. 浴室：提供潔具；牆壁外露位置－瓷磚、實體面材、鏡及金屬；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚及實體面材：
1樓至3樓、5樓至12樓及15樓至16樓之A單位主人浴室。
Bathroom: Sanitary fitments are provided; Wall where exposed–Tiles, solid surfacing, mirror and metal; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles and solid surfacing:
Master Bathroom of Flat A on 1/F-3/F, 5/F-12/F and 15/F-16/F.
- F. 廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供A單位)
Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat A)
開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供D單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat D)
開放式廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供H單位)
Open Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat H)
- G. 其他設備：嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供A單位)
Other Provisions: Built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat A)

其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供D及H單位)
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat D and H)

Aqua Avenue 第1座之17樓之A、B、C及D單位：
Flat A, B, C and D on 17/F of Aqua Avenue Tower 1:

- A. 內牆外露位置：客廳及飯廳－乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑髹上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門、鋁質框玻璃門及鍍鋅軟鋼門。
Door: Timber doors, aluminium framed glass doors and galvanized mild steel door.
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
17樓之D單位主人浴室、浴室1及浴室2；
17樓之B單位浴室1。
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing ; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Master Bathroom, Bathroom 1 and Bathroom 2 of Flat D on 17/F;
Bathroom 1 of Flat B on 17/F.
- F. 廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。
Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing.
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供A及D單位)
Other Provisions: Induction hob, built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat A and D)
- 其他設備：嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供B及C單位)
Other Provisions: Built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat B and C)

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門及鋁質框玻璃門。
Door: Timber doors and aluminium framed glass doors.
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
1樓至3樓、5樓至12樓及15樓至22樓之A、B、C、F及J單位浴室1。
Bathroom: Sanitary fitments are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Bathroom 1 of Flat A, B, C, F and J on 1/F-3/F, 5/F-12/F and 15/F-22/F.
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－乳膠漆及石膏板假樑上乳膠漆；灶台－實體面材。(只供B、C、E、F、G及J單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Emulsion paint and gypsum board bulkhead finished with emulsion paint; Cooking bench–Solid surfacing. (only for Flat B, C, E, F, G and J)
開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供A單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat A)
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及儲物室裝設冷氣機；路由器。
(只供A單位)
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Store Room ; Router. (only for Flat A)
- 其他設備：電磁爐、拉趟式抽油煙機、嵌入式微波燒烤爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供G單位)
Other Provisions: Induction hob, telescopic cooker hood, built-in microwave with grill, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat G)
- 其他設備：電磁爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供B、C、E、F及J單位)
Other Provisions: Induction hob, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat B, C, E, F and J)

Aqua Avenue 第2座之1樓至3樓、5樓至12樓及15樓至22樓之D及H單位：
Flat D and H on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2:

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門及鋁質框玻璃門。(只供D單位)
Door: Timber doors and aluminium framed glass doors. (only for Flat D)
門：木門、鋁質框玻璃門及金屬框玻璃門。(只供H單位)
Door: Timber doors, aluminium framed glass doors and metal framed glass door. (only for Flat H)
- E. 浴室：提供潔具；牆壁外露位置－瓷磚、實體面材、鏡及金屬；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
Bathroom: Sanitary fitments are provided; Wall where exposed–Tiles, solid surfacing, mirror and metal; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供D單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat D)
開放式廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供H單位)
Open Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat H)
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router.

Aqua Avenue 第2座之23樓之A、B、C及D單位：
Flat A, B, C and D on 23/F of Aqua Avenue Tower 2:

- A. 內牆外露位置：客廳及飯廳－乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑髹上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門、鋁質框玻璃門及鍍鋅軟鋼門。
Door: Timber doors, aluminium framed glass doors and galvanized mild steel door.
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
23樓之D單位主人浴室、浴室1及浴室2；
23樓之A及B單位浴室1。
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing ; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Master Bathroom, Bathroom 1 and Bathroom 2 of Flat D on 23/F;
Bathroom 1 of Flat A and B on 23/F.
- F. 廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。
Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing.
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供D單位)
Other Provisions: Induction hob, built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat D)
- 其他設備：嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供A、B及C單位)
Other Provisions: Built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat A, B and C)

Aqua Avenue 第3座之地下1樓、地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之A、B、E、F、G及J單位：

Aqua Avenue 第3座之1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之C單位：

Flat A, B, E, F, G and J on G1/F, G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F of Aqua Avenue Tower 3:

Flat C on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F of Aqua Avenue Tower 3:

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門、鋁質框玻璃門及金屬閘。(只供地下1樓之A、B、E、F、G及J單位)
Door: Timber doors, aluminium framed glass doors and metal gate. (only for Flat A, B, E, F, G and J on G1/F)
門：木門及鋁質框玻璃門。(只供地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之A、B、E、F、G及J單位；C單位)
Door: Timber doors and aluminium framed glass doors. (only for Flat A, B, E, F, G and J on G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F; Flat C)
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所列之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
地下1樓、地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之A、B及F單位浴室1；
1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之C單位浴室1。
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Bathroom 1 of Flat A, B, and F on G1/F, G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F;
Bathroom 1 of Flat C on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F.
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－乳膠漆及石膏板假樑上乳膠漆；灶台－實體面材。(只供地下1樓之A單位；B、C、E、F及G單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Emulsion paint and gypsum board bulkhead finished with emulsion paint; Cooking bench–Solid surfacing. (only for Flat A on G1/F; Flat B, C, E, F and G)
開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之A單位；J單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat A on G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F; Flat J)
- G. 其他設備：電磁爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及儲物室裝設冷氣機；路由器。(只供地下1樓之A單位)
Other Provisions: Induction hob, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Store Room ; Router. (only for Flat A on G1/F)
其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及儲物室裝設冷氣機；路由器。
(只供地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之A單位)
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Store Room ; Router. (only for Flat A on G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F)
其他設備：電磁爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供B、C、E及F單位)
Other Provisions: Induction hob, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s); Router. (only for Flat B, C, E and F)
其他設備：電磁爐、拉趟式抽油煙機、嵌入式微波燒烤爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供G單位)
Other Provisions: Induction hob, telescopic cooker hood, built-in microwave with grill, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s); Router. (only for Flat G)
其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供J單位)
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat J)

Aqua Avenue 第3座之地下1樓、地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之H單位：
Aqua Avenue 第3座之1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓之D單位：
Flat H on G1/F, G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F of Aqua Avenue Tower 3:
Flat D on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F of Aqua Avenue Tower 3:

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。(只供地下1樓、地下2樓、1樓至3樓、5樓至9樓、11樓至12樓、15樓、17樓至23樓及25樓至28樓之H單位；D單位)
Internal Wall where exposed: Living room and Dining room – Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint. (only for Flat H on G1/F, G2/F, 1/F-3/F, 5/F-9/F, 11/F-12/F, 15/F, 17/F-23/F and 25/F-28/F; Flat D)
內牆外露位置：客廳及飯廳－玻璃、鏡、金屬飾面、烤漆飾面及木皮飾面；睡房－木皮飾面、烤漆飾面、鏡飾面、布、牆紙及金屬飾面。(只供10樓之H單位)
Internal Wall where exposed: Living room and Dining room – Glass, mirror, metal finish, lacquered finish and timber veneered finish; Bedroom(s)–Timber veneered finish, lacquered finish, mirror finish, fabric, wallcovering and metal finish. (only for Flat H on 10/F)
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。(只供地下1樓、地下2樓、1樓至3樓、5樓至9樓、11樓至12樓、15樓、17樓至23樓及25樓至28樓之H單位；D單位)
Internal Floor where exposed: Living room and Dining room – Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim. (only for Flat H on G1/F, G2/F, 1/F-3/F, 5/F-9/F, 11/F-12/F, 15/F, 17/F-23/F and 25/F-28/F; Flat D)
內部地板外露位置：客廳及飯廳－複合木地板；睡房－複合木地板。(只供10樓之H單位)
Internal Floor where exposed: Living room and Dining room – Engineered timber flooring; Bedroom(s)– Engineered timber flooring. (only for Flat H on 10/F)
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。(只供地下1樓、地下2樓、1樓至3樓、5樓至9樓、11樓至12樓、15樓、17樓至23樓及25樓至28樓之H單位；D單位)
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint. (only for Flat H on G1/F, G2/F, 1/F-3/F, 5/F-9/F, 11/F-12/F, 15/F, 17/F-23/F and 25/F-28/F; Flat D)
內部天花板外露位置：客廳及飯廳－乳膠漆及金屬飾面及石膏板假樑上乳膠漆；睡房－乳膠漆及石膏板假樑上乳膠漆。(只供10樓之H單位)
Internal Ceiling where exposed: Living room and Dining room – Emulsion paint and metal finish and gypsum board bulkhead finished with emulsion paint; Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint. (only for Flat H on 10/F)
- D. 門：木門及鋁質框玻璃門。(只供10樓之H單位；D單位)
Door: Timber doors and aluminium framed glass doors. (only for Flat H on 10/F; Flat D)
門：木門、鋁質框玻璃門、金屬框玻璃門及金屬閘。(只供地下1樓之H單位)
Door: Timber doors, aluminium framed glass doors, metal framed glass door and metal gate. (only for Flat H on G1/F)
門：木門、鋁質框玻璃門及金屬框玻璃門。(只供地下2樓、1樓至3樓、5樓至9樓、11樓至12樓、15樓、17樓至23樓及25樓至28樓之H單位)
Door: Timber doors, aluminium framed glass doors and metal framed glass door. (only for Flat H on G2/F, 1/F-3/F, 5/F-9/F, 11/F-12/F, 15/F, 17/F-23/F and 25/F-28/F)
- E. 浴室：提供潔具；牆壁外露位置－瓷磚、實體面材、鏡及金屬；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。(只供D單位)
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles, solid surfacing, mirror and metal; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling. (only for Flat D)
浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。(只供H單位)
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling. (only for Flat H)
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供D單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat D)
開放式廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供地下1樓、地下2樓、1樓至3樓、5樓至9樓、11樓至12樓、15樓、17樓至23樓及25樓至28樓之H單位)
Open Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat H on G1/F, G2/F, 1/F-3/F, 5/F-9/F, 11/F-12/F, 15/F, 17/F-23/F and 25/F-28/F)
開放式廚房：牆壁外露位置－瓷磚及金屬飾面；地板外露位置－瓷磚及金屬條；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－人造石。(只供10樓之H單位)
Open Kitchen: Wall where exposed–Tiles and metal finish; Floor where exposed–Tiles and metal trim; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Reconstituted stone. (only for Flat H on 10/F)
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router.

Aqua Avenue 第3座之29樓之A、B、C及D單位：
Flat A, B, C and D on 29/F of Aqua Avenue Tower 3:

- A. 內牆外露位置：客廳及飯廳－乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門、鋁質框玻璃門及鍍鋅軟鋼門。
Door: Timber doors, aluminium framed glass doors and galvanized mild steel door.
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
29樓之D單位浴室1及浴室2；
29樓之A及B單位浴室1。
Bathroom: Sanitary fitments are provided; Wall where exposed–Tiles and solid surfacing ; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Bathroom 1 and Bathroom 2 of Flat D on 29/F;
Bathroom 1 of Flat A and B on 29/F.
- F. 廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。
Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing.
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供D單位)
Other Provisions: Induction hob, built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat D)
- 其他設備：嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供A、B及C單位)
Other Provisions: Built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat A, B and C)

Aqua Avenue 第5座之地下1樓、地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之C、D、F、G及J單位：

Aqua Avenue 第5座之1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之B單位：

Flat C, D, F, G and J on G1/F, G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F of Aqua Avenue Tower 5:

Flat B on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F of Aqua Avenue Tower 5:

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門、鋁質框玻璃門及金屬閘。(只供地下1樓之C、D、F、G及J單位)
Door: Timber doors, aluminium framed glass doors and metal gate. (only for Flat C, D, F, G and J on G1/F)
門：木門及鋁質框玻璃門。(只供地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之C、D、F、G及J單位；B單位)
Door: Timber doors and aluminium framed glass doors. (only for Flat C, D, F, G and J on G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F; Flat B)
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所例之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
地下1樓、地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之D單位浴室1。
Bathroom: Sanitary fitments are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Bathroom 1 of Flat D on G1/F, G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F.
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－乳膠漆及石膏板假樑上乳膠漆；灶台－實體面材。(只供B、C、D、F及G單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Emulsion paint and gypsum board bulkhead finished with emulsion paint; Cooking bench–Solid surfacing. (only for Flat B, C, D, F and G)
開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供J單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat J)
- G. 其他設備：電磁爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供B、C及D單位)
Other Provisions: Induction hob, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s); Router. (only for Flat B, C and D)
其他設備：電磁爐、拉趟式抽油煙機、嵌入式微波燒烤爐、洗衣乾衣機、雪櫃；電熱水爐及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供F及G單位)
Other Provisions: Induction hob, telescopic cooker hood, built-in microwave with grill, washer dryer, refrigerator; Electric water heater and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s); Router. (only for Flat F and G)
其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供J單位)
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s); Router. (only for Flat J)

Aqua Avenue 第5座之地下1樓、地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之E及H單位：
Aqua Avenue 第5座之1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之A單位：
Flat E and H on G1/F, G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F of Aqua Avenue Tower 5:
Flat A on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F of Aqua Avenue Tower 5:

- A. 內牆外露位置：客廳及飯廳－膠板飾面及乳膠漆；睡房－乳膠漆。(只供A及H單位)
Internal Wall where exposed: Living room and Dining room –Plastic laminate finish and emulsion paint; Bedroom(s)–Emulsion paint. (only for Flat A and H)
內牆外露位置：客廳及飯廳－乳膠漆；睡房－乳膠漆。(只供E單位)
Internal Wall where exposed: Living room and Dining room –Emulsion paint; Bedroom(s)–Emulsion paint. (only for Flat E)
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑髹上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門及鋁質框玻璃門。(只供A單位；地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之E單位)
Door: Timber doors and aluminium framed glass doors. (only for Flat A; Flat E on G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F)
門：木門、鋁質框玻璃門及金屬閘。(只供地下1樓之E單位)
Door: Timber doors, aluminium framed glass doors and metal gate. (only for Flat E on G1/F)
門：木門、鋁質框玻璃門、金屬框玻璃門及金屬閘。(只供地下1樓之H單位)
Door: Timber doors, aluminium framed glass doors, metal framed glass door and metal gate. (only for Flat H on G1/F)
門：木門、鋁質框玻璃門及金屬框玻璃門。(只供地下2樓、1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至32樓之H單位)
Door: Timber doors, aluminium framed glass doors and metal framed glass door. (only for Flat H on G2/F, 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F)
- E. 浴室：提供潔具；牆壁外露位置－瓷磚、實體面材、鏡及金屬；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。(只供A單位)
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles, solid surfacing, mirror and metal; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling. (only for Flat A)
浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。(只供E及H單位)
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling. (only for Flat E and H)
- F. 開放式廚房：牆壁外露位置－瓷磚及膠板；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供A單位)
Open Kitchen: Wall where exposed–Tiles and plastic laminate; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat A)
開放式廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供H單位)
Open Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat H)
廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。(只供E單位)
Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing. (only for Flat E)
- G. 其他設備：電磁爐、嵌入式單頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳及睡房裝設冷氣機；路由器。(只供A及H單位)
Other Provisions: Induction hob, built-in town gas wok burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room and Bedroom(s) ; Router. (only for Flat A and H)
- 其他設備：嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及儲物室裝設冷氣機；路由器。(只供E單位)
Other Provisions: Built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Store Room; Router. (only for Flat E)

- A. 內牆外露位置：客廳及飯廳－乳膠漆；睡房－乳膠漆。
Internal Wall where exposed: Living room and Dining room –Emulsion paint; Bedroom(s)– Emulsion paint.
- B. 內部地板外露位置：客廳及飯廳－瓷磚及人造石；睡房－木紋防潮岩塑地板及金屬條。
Internal Floor where exposed: Living room and Dining room –Tiles and reconstituted stone; Bedroom(s)– Wood grain rigid board flooring and metal trim.
- C. 內部天花板外露位置：客廳及飯廳及睡房－乳膠漆及石膏板假樑髹上乳膠漆。
Internal Ceiling where exposed: Living room and Dining room and Bedroom(s)–Emulsion paint and gypsum board bulkhead finished with emulsion paint.
- D. 門：木門、鋁質框玻璃門及鍍鋅軟鋼門。
Door: Timber doors, aluminium framed glass doors and galvanized mild steel door.
- E. 浴室：提供潔具；牆壁外露位置－瓷磚及實體面材；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板。
以下所列之單位的浴室牆壁外露位置－瓷磚、實體面材、鏡及金屬：
33樓之B單位主人浴室、浴室1及浴室2；
33樓之C單位浴室1及浴室2。
Bathroom: Sanitary fittings are provided; Wall where exposed–Tiles and solid surfacing; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling.
For flats listed below, wall where exposed–Tiles, solid surfacing, mirror and metal:
Master Bathroom, Bathroom 1 and Bathroom 2 of Flat B on 33/F;
Bathroom 1 and Bathroom 2 of Flat C on 33/F.
- F. 廚房：牆壁外露位置－瓷磚；地板外露位置－瓷磚及人造石；天花板外露位置－石膏板面髹上乳膠漆及鋁質天花板；灶台－實體面材。
Kitchen: Wall where exposed–Tiles; Floor where exposed–Tiles and reconstituted stone; Ceiling where exposed–Gypsum board finished with emulsion paint and aluminium ceiling; Cooking bench–Solid surfacing.
- G. 其他設備：嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及儲物室裝設冷氣機；路由器。(只供A單位)
Other Provisions: Built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Store Room ; Router. (only for Flat A)
- 其他設備：電磁爐、嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃及酒櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供B單位)
Other Provisions: Induction hob, built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator and wine cellar; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat B)
- 其他設備：電磁爐、嵌入式單頭煤氣爐、嵌入式雙頭煤氣爐、拉趟式抽油煙機、7合1智能微蒸烤焗爐、洗衣乾衣機、雪櫃；電熱水爐、抽氣扇及浴室寶；客廳及飯廳、睡房及工作間裝設冷氣機；路由器。(只供C單位)
Other Provisions: Induction hob, built-in town gas wok burner, built-in town gas double burner, telescopic cooker hood, 7-in-1 steam oven with microwave function, washer dryer, refrigerator; Electric water heater, exhaust fan and thermo-ventilator; Air-conditioner for Living room and Dining room, Bedroom(s) and Utility Room ; Router. (only for Flat C)

[End of Part 2: Conditions of Sale]

[第 2 部分：出售條款完]

PART 3: OFFER FORM

第 3 部份：要約表格

(To be completed by the Tenderer)

(由投標者填寫)

To: **The Vendor**

致：賣方

1. Offer
要約

I/We (whose name(s) and address(es) specified in the Schedule to this Offer Form), the Tenderer, hereby irrevocably offer to purchase the Tendered Property at the Tender Price specified in the Schedule to this Offer Form subject to the terms and conditions of this Tender Document and the Conditions of Sale.

本人／我們（其名稱與地址載於本要約表格的附表），即投標者，現不可撤銷地提出要約以本要約表格的附表中指明的投標價購買該投標物業，並受本招標文件及出售條款的條款及細則所約束。

2. Binding agreement if offer is accepted
如要約獲接納將構成有效協議

I/We agree, accept and declare that in the event that this tender is accepted by the Vendor, then until the Agreement is signed, this Tender Document (together with the Vendor's written acceptance thereof and the Conditions of Sale) shall constitute a binding agreement between me/us and the Vendor on the terms and conditions contained in this Tender Document.

本人／我們同意及聲明，如本投標書獲賣方接納，則在正式合約簽署之前，本招標文件（連同賣方的書面承約及出售條款）構成本人／我們與賣方之間按照招標文件訂立的一份具約束力的協議。

3. Address for receipt of Letter of Acceptance
收取接納書的地址

I/We agree that the Hong Kong correspondence address specified in the Schedule to this Offer Form shall be the address for the purpose of receipt of Letter of Acceptance and/or return of cashier order(s) and/or cheque(s). The Letter of Acceptance will be deemed to have been duly received on the second working day after the day of posting.

本人／我們同意於本要約表格的附表中指明的香港通訊地址將作為收取接納書及／或退回銀行本票及／或支票的地址。接納書在投郵後的第 2 個工作日視為已經正式收到。

4. Declarations, representations and warranties
聲明、陳述及保證

I/We hereby declare, represent and warrant to the Vendor as follows:-

本人／我們現聲明、陳述及保證如下：

(a) **The information specified in the Schedule to this Offer Form is in all respects true and accurate in so far it is within my/our knowledge.**

本要約表格的附表中指明的資料，在本人／我們的所知的範圍內，均為真實及正確。

(b) The Vendor and their staff did not and will not collect directly or indirectly from me/us or the Intermediary any fees or commission in addition to the Tendered Price, provision of information or copies of documents, etc. If there are any person alleging to be the staff or agent of the Vendor demanding any benefits (monetary or otherwise) from me/us in connection with the sale and purchase of the Tendered Property, I/we should report the case to the Independent Commission

Against Corruption.

除投標價、提供資料或文件副本等手續費外，賣方及其職員並無亦不會直接或間接向本人／我們或中介人收取其他費用或佣金。如有任何人士以賣方僱員或代理人之名義在本人／我們購買該投標物業時向其索取任何金錢或其他利益，本人／我們應向廉政公署舉報。

5. I/We authorize the Vendor to complete the particulars (now in blank) (if any) in the documents submitted together with this Tender Document.

本人／我們授權賣方完成連同本招標文件遞交的文件中的細節（現在留白）（如有）。

Schedule to the Offer Form
要約表格附表

Tenderer's Information and Tendered Property
投標者資料及投標物業

(To be completed by the Tenderer of each Tendered Property)

(由每一個投標物業的投標者填寫)

Section 1-Particulars of the Tenderer 第1節-投標者的資料				
Name 名稱				
HKID No./Passport No./BR No. 香港身份證號碼／護照號碼／商業登記號碼				
Address/Registered office 地址（英文）／註冊辦事處				
Hong Kong correspondence address (if different from above) 香港通訊地址（英文）（如與上面不同）				
Contact details 聯絡資料	Name 聯絡人			
	Telephone 電話		Fax 傳真	
Section 2-Tendered Property 第2節-投標物業				
Tower 座數	Floor 樓層	Flat 單位		
Section 3-Tender Price 第3節-投標價				
Tender Price (HK\$) 投標價（港幣）	(The Tender Price should be rounded to the nearest hundred. 投標價應捨入至百位數。)			
<i>Cashier's order(s) and cheque(s) (if applicable) (in the aggregate amount of 5% of the Tender Price)</i> <i>銀行本票及支票（如適用）（總金額為投標價的5%）</i>				
Cashier's order(s)* 銀行本票*	Amount (HK\$) 金額（港幣）	Bank 銀行	Cashier's order no. 本票號碼	
Cheque(s) 支票	Amount (HK\$) 金額（港幣）	Bank 銀行	Cheque no. 支票號碼	

* Provided that the following minimum amount shall be paid by cashier order(s):- * 惟當中須以銀行本票支付的最低金額為：-	
Amount of 5% of Tender Price 投標價 5%的金額	Minimum amount to be paid by cashier order(s) 以銀行本票支付的最低金額
HK\$500,000 or above 港幣 500,000 元或以上	HK\$500,000 港幣 500,000 元
Less than HK\$500,000 but not less than HK\$400,000 少於港幣 500,000 元但不少於港幣 400,000 元	HK\$400,000 港幣 400,000 元
Less than HK\$400,000 but not less than HK\$300,000 少於港幣 400,000 元但不少於港幣 300,000 元	HK\$300,000 港幣 300,000 元
Less than HK\$300,000 but not less than HK\$200,000 少於港幣 300,000 元但不少於港幣 200,000 元	HK\$200,000 港幣 200,000 元
Less than HK\$200,000 少於港幣 200,000 元	HK\$150,000 港幣 150,000 元

Section 4–Payment plan
第 4 節–支付辦法

The Tenderer must choose one of the following payment plans (*†please tick one payment plan only*).
投標者須選擇下列其中一種付款計劃。（*†請只剔一種付款計劃*）

If the Tendered Property comprises more than one (1) property, the Tenderer must choose the same payment plan for all the Tendered Property.

如投標物業有多於一個物業，投標者須就全部投標物業選擇相同的付款計劃。

☐ TD1	90 Days Plan (TD1) 90 日付款計劃 (TD1) <u>Terms of Payment 支付條款</u> • A preliminary deposit equivalent to 5% of the Purchase Price shall be paid upon the tender being accepted by the Vendor (i.e. the date of the Letter of Acceptance). 臨時訂金即樓價 5%於投標書獲賣方接納當日（即接納書的日期）繳付。 • A further deposit equivalent to 5% of the Purchase Price shall be paid within 45 days after the date of the Letter of Acceptance. 加付訂金即樓價 5%於接納書的日期後 45 日內繳付。 • 90% of the Purchase Price (the balance of the Purchase Price) shall be paid within 90 days after the date of the Letter of Acceptance. 樓價 90%（樓價餘額）於接納書的日期後 90 日內繳付。 Unless otherwise agreed between the Vendor and the Purchaser, the date of completion of sale and purchase shall not be earlier than 60 days after the date of the Letter of Acceptance. 除非賣方與買方另有協定，完成買賣的交易日期不可早於接納書的日期後 60 日。 <u>PLEASE READ THE FOLLOWING MATTERS:</u> <u>敬請細閱下列事項:</u> Please read carefully the contents in Part I of Annex A and the details of the gift(s), financial advantage(s) or benefit(s) in Part II of Annex A. 敬請細閱附件 A 第 I 部份的內容及附件 A 第 II 部份內贈品、財務優惠或利益的詳情。 (Applicable to corporate Tenderer only) If there are any changes (including any reduction, increase, substitution or replacement) in the shareholder structure and/or the directorship of the Tenderer at any time prior to (and including) the date of payment of balance of Purchase Price without the Vendor's prior written consent, the Tenderer shall not be entitled to the designated gift(s), financial advantage(s) or benefit(s). Please see paragraph 10 in Part I of Annex A for details. （只適用於公司投標者）如於支付樓價餘額的日期前（包括該日期），投標者的股東結構及／或董事於沒有得到賣方的事先書面同意下有任何變動（包括減少、增加、取代或更換），投標者將不會享有指定贈品、財務優惠或利益。詳情請參閱附件 A 第 I 部份的第 10 段。
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☐ TF1	Flexible Payment Plan (TF1) 靈活付款計劃 (TF1) <u>Terms of Payment 支付條款</u> • A preliminary deposit equivalent to 5% of the Purchase Price shall be paid upon the tender being accepted by the Vendor (i.e. the date of the Letter of Acceptance). 臨時訂金即樓價 5%於投標書獲賣方接納當日（即接納書的日期）繳付。 • A further deposit equivalent to _____ % of the Purchase Price shall be paid within _____ days after the date of the Letter of Acceptance. 加付訂金即樓價 _____%於接納書的日期後 _____ 日內繳付。 • _____ % of the Purchase Price being further part payment shall be paid within _____ days after the date of the Letter of Acceptance. 樓價 _____ % 作為部份款項於接納書的日期後 _____ 日內繳付 • _____ % of the Purchase Price (the balance of the Purchase Price) shall be paid within _____ days the date of the Letter of Acceptance. 樓價 _____ %（樓價餘額）於接納書的日期後 _____ 日內繳付。 Unless otherwise agreed between the Vendor and the Purchaser, the date of completion of sale and purchase shall not be earlier than 60 days after the date of the Letter of Acceptance. 除非賣方與買方另有協定，完成買賣的交易日期不可早於接納書的日期後 60 日。 <u>PLEASE READ THE FOLLOWING MATTERS:</u> 敬請細閱下列事項: Please read carefully the contents in Part I of Annex A and the details of the gift(s), financial advantage(s) or benefit(s) in Part II of Annex A. 敬請細閱附件 A 第 I 部份的內容及附件 A 第 II 部份內贈品、財務優惠或利益的詳情。 (Applicable to corporate Tenderer only) If there are any changes (including any reduction, increase, substitution or replacement) in the shareholder structure and/or the directorship of the Tenderer at any time prior to (and including) the date of payment of balance of Purchase Price without the Vendor's prior written consent, the Tenderer shall not be entitled to the designated gift(s), financial advantage(s) or benefit(s). Please see paragraph 10 in Part I of Annex A for details. （只適用於公司投標者）如於支付樓價餘額的日期前（包括該日期），投標者的股東結構及／或董事於沒有得到賣方的事先書面同意下有任何變動（包括減少、增加、取代或更換），投標者將不會享有指定贈品、財務優惠或利益。詳情請參閱附件 A 第 I 部份的第 10 段。
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Section 5–Related Tender(s)(if any) († Please tick as appropriate)
第5節–相關投標書（如有）（†請剔適用者）

- † ☐ I/We confirm that I/we have, at the same time of submitting this Tender Document, submitted separate Offer Form(s) (in the Tenderer's sole name but not in joint names with others) as follows (“**Related Tender(s)**”):-
本人／我們確認本人／我們（以本人／我們的名義而非與他人聯名）已遞交以下個別的要約表格（「**相關投標書**」）：

	Tower 座數	Floor 樓層	Unit 單位
1.			
2.			
3.			

Please choose only one of the following († Please tick one of the following boxes):-
請選擇以下其中一個選項：（†請剔其中一個方格）

- † ☐ I/We submit this tender on the condition that I/we wish to be awarded **ONE TENDER ONLY** amongst this tender and the Related Tender(s). I/We understand that if any one of this tender or the Related Tender(s) is accepted by the Vendor, other tenders would be disregarded and will not be considered or accepted by the Vendor. I/We also confirm, agree and accept that the tender results decided by the Vendor are final and I/we shall not raise any claims or objections in respect thereof.
本人／我們提交本投標的前提為本人／我們僅願賣方接受本投標書或相關投標書**其中的一個投標書**。本人／我們明白若賣方接受本人／我們的本投標書或相關投標書任何其中的一個投標書，其他的投標書將不被理會及不被賣方考慮或接受。本人／我們亦確認、同意及接受賣方決定之投標結果為最終的，而本人／我們將不會就此提出任何申索或反對。
- † ☐ I/We submit this tender on the condition that the Vendor shall not accept this tender unless the Vendor also accepts **ALL the Related Tender(s)** at the same time. I/We also confirm, agree and accept that the tender results decided by the Vendor are final and I/we shall not raise any claims or objections in respect thereof.
本人／我們提交本投標的前提為除非賣方亦同時接受**所有相關投標書**，否則賣方不得接受本投標。本人／我們亦確認、同意及接受賣方決定之投標結果為最終的，而本人／我們將不會就此提出任何申索或反對。

†□ My/our Close Relative(s) (as hereinafter defined) (in the Close Relative(s)'s sole name(s) or in joint names with other(s)), whose name(s) is/are set out in the table below, has/have submitted separate Offer Form(s) as follows (“**Related Tender(s)**”):-

在以下列表列出名稱之本人／我們之近親（見義如下）（以近親的名義或與他人聯名）已遞交以下個別的要約表格（「**相關投標書**」）：

	Name of the Close Relative(s) (and other joint tenderer) 近親（及其他聯名投標者）之 名稱	ID/Passport No. 身份證／護照號 碼	Tower 座數	Floor 樓層	Unit 單位
1.					
2.					

I/We submit this tender on the condition that the Vendor shall not accept this tender unless the Vendor also accepts **ALL the Related Tender(s)** at the same time. I/We also confirm, agree and accept that the Vendor has the sole discretion to determine whether the Close Relative(s) relationship is satisfied and that the tender results decided by the Vendor are final and I/we shall not raise any claims or objections in respect thereof.

本人／我們提交本投標的前提為除非賣方亦同時接受**所有相關投標書**，否則賣方不得接受本投標。本人／我們亦確認、同意及接受賣方有唯一酌情權去決定是否有近親關係及賣方決定之投標結果為最終的，而本人／我們將不會就此提出任何申索或反對。

I/We enclose herewith documentary proof (e.g. ID card, birth certificate, marriage certificate, etc.) of the Close Relative relationship for the Vendor's consideration.

本人／我們附上近親關係的證明文件（例如：身份證、出世紙、結婚證書等）供賣方考慮。

For the purpose of this Section 5, “Close Relative” means a spouse, parents (or spouse's parents), child, brother, sister, grandparent and grandchild of the Tenderer (or any one of Tenderer).

為本第 5 節的目的，「近親」指投標者（或其中一位投標者）的配偶、父母（或配偶的父母）、子女、兄弟、姊妹、祖父母、外祖父母、孫、孫女、外孫及外孫女。

Section 6–Intermediary

第 6 節–中介人

I am/We are introduced by the following intermediary# to submit this tender:-

本人／我們經以下中介人#介紹而提交本投標書：

(#Only an intermediary who has been appointed by the Vendor as sales agent should be stated below. Please enquire with the Vendor as to information regarding its sales agent.

#填寫於下方的中介人僅應是經由賣方委託的銷售代理人。請向賣方查詢其銷售代理人的資料。)

Estate agency 公司名稱		Name of sales person 地產代理姓名	
EA Licence No. 地產代理牌照號碼		Contact No. 聯絡電話	

Declaration regarding intermediary (applicable only if an intermediary is specified above)

關於中介人的聲明（僅於以上有指明中介人時適用）

I/We declare and confirm as follows:-

本人／我們聲明及確認如下：

- (a) the intermediary did not make and is not authorized by the Vendor to make any oral or written agreement, representation or undertaking on behalf of the Vendor, and the Vendor is not and will not be liable in any way whatsoever to the Purchaser, the intermediary or anyone for any such agreements, representations or undertaking made by the intermediary;
 中介人並無作出亦沒有獲賣方授權代表賣方作出任何口頭或書面的協議、陳述或承諾，無論在任何情況下賣方無須就中介人所作出的任何協議、陳述或承諾向買方、中介人或任何其他人士負責；
- (b) the Vendor and its staff did not and will not collect directly or indirectly from the Purchaser or the intermediary (i) any fees or commission in addition to the Purchase Price of the Property and administrative fees for amending the Agreement, (ii) any information or (iii) any copy documents. If there are any person alleging to be the staff or agent of the Vendor demanding any benefits (monetary or otherwise) from the Purchaser in connection with the sale and purchase of the Property, the Purchaser should report the case to the Independent Commission Against Corruption; and
 賣方及其職員並無亦不會直接或間接向買方或中介人收取(i)除本物業樓價及修訂正式合約的行政費外的任何費用或佣金、(ii)任何資料或(iii)任何副本文件。如有任何人士以賣方的僱員或代理人之名義在買方購買本物業時向其索取任何金錢或其他利益，買方應向廉政公署舉報；及
- (c) The Vendor is not and will not be involved in any disputes between the Purchaser and the intermediary. The sale and purchase of the Property shall proceed strictly in accordance with the terms and conditions as set out in the Tender Document.
 買方與中介人之任何糾紛一概與賣方無關。本物業之買賣交易嚴格依據招標文件的條款及細則進行。

Section 7-Declaration of relationship with the Vendor (* Please tick as appropriate)
第7節-與賣方關係的聲明 (*請剔適用者)

I/We [☐ **am/are** / ☐ **am not/are not**] a related party to the Vendor for the purpose of the Residential Properties (First-hand Sales) Ordinance (Cap. 621).

就《一手住宅物業銷售條例》(第 621 章)而言,本人/我們 [☐ **是** / ☐ **不是**]賣方的「有關連人士」。

(A person is a related party to the Vendor if that person is:

(如有以下情況,某人即屬賣方的「有關連人士」:

- (a) *a director of the Vendor, or a parent, spouse or child of such a director;*
該人是賣方的董事,或該董事的父母、配偶或子女;
- (b) *a manager of the Vendor;*
該人是賣方的經理;
- (c) *a private company of which such a director, parent, spouse, child or manager is a director or shareholder*
該人是上述董事、父母、配偶、子女或經理屬其董事或股東的私人公司;
- (d) *an associate corporation or holding company of the Vendor;*
該人是賣方的有聯繫法團或控股公司;
- (e) *a director of such an associate corporation or holding company, or a parent, spouse or child of such a director; or*
該人是上述有聯繫法團或控股公司的董事,或該董事的父母、配偶或子女;或
- (f) *a manager of such an associate corporation or holding company.*
該人是上述有聯繫法團或控股公司的經理。

For the purpose of this Declaration, “manager” has the meaning given by section 2(1) of the Companies Ordinance (Cap. 622) and “private company” has the meaning given by section 11 of the Companies Ordinance (Cap. 622)).

就本聲明而言,「經理」具有《公司條例》(第 622 章)第 2(1)條給予該詞的涵意及「私人公司」具有《公司條例》(第 622 章)第 11 條給予該詞的涵意)。

Section 8-Submission checklist
第 8 節-遞交清單

The following documents are submitted together to the Vendor (for details, please see paragraph 2.7 of the Tender Notice):-

以下文件連同本招標文件遞交（詳情見招標公告第 2.7 段）：

1. ☐ Tender Document with the Offer Form completed, dated and signed
已填妥、填上日期及簽署的招標文件及要約表格
2. ☐ Cashier order(s) and/or cheque(s) (if applicable)
銀行本票及／或支票（如適用）
3. ☐ Tenderer's identification documents
投標者的身份證明文件的複印本
4. ☐ Intermediary's licence (if applicable)
中介人的牌照的複印本（如適用）
5. Documents in Annex, duly signed and completed by the Tenderer:
由投標者填妥並簽署的附件的文件
 - (1) ☐ Measurements of the Tendered Property (undated)
投標物業的量度尺寸（未有填上日期）
 - (2) ☐ Warning to Purchasers (undated)
對買方的警告（未有填上日期）
 - (3) ☐ False Ceiling Height Plan (undated)
假天花高度圖（未有填上日期）
 - (4) ☐ Acknowledgement Letter Regarding Fittings and Open Kitchen (with plan) (undated)
關於裝置及開放式廚房的確認信（連圖則）（未有填上日期）
 - (5) ☐ Acknowledgement Letter Regarding Miscellaneous Matters (undated)
關於其他事項的確認信（未有填上日期）
 - (6) ☐ Acknowledgement Letter Regarding Stamp Duty (undated)
關於印花稅的確認信（未有填上日期）
 - (7) ☐ [This paragraph is left blank intentionally]
[此段落特意留空]
 - (8) ☐ [This paragraph is left blank intentionally]
[此段落特意留空]
 - (9) ☐ (If applicable) SHKP Club Application Form (undated)
（如適用）新地會申請表格（未有填上日期）
 - (10) ☐ Acknowledgement Letter Regarding Subsequent Phases (undated)
關於後續期數的確認信（未有填上日期）
 - (11) ☐ Personal Information Collection Statement (undated)
個人資料收集聲明（未有填上日期）
 - (12) ☐ Vendor's Information Form (undated)
賣方資料表格（未有填上日期）
 - (13) ☐ Acknowledgement Letter Regarding Viewing of Property and Furniture and Chattels (undated)
關於參觀本物業及家具和物件的確認信（未有填上日期）

Section 9–Declaration regarding corporate Tenderer (not applicable to individual Tenderer)

第9節–關於法團投標者的聲明（不適用於個人投標者）

We declare and agree as follows:-

我們聲明並同意如下：

1. The table below sets out the particulars of all the current directors of the Tenderer and all the current shareholders of the Tenderer as at the date of this Offer Form.
 在本要約表格的日期之時投標者的所有現任董事的資料及所有現任股東的資料均已列於下表。
2. All the procedures relating to the appointment as the Tenderer's directors have been completed before the date of this Offer Form.
 所有委任投標者的董事的相關程序已在本要約表格的日期之前完成。
3. If we are the successful Tenderer, except with the Vendor's prior written approval, there shall be no change (including any reduction, increase, substitution or replacement) of any of the Tenderer's directors and shareholders for the period from the date of the Offer Form to the date of the Letter of Acceptance.
 如我們成為中標者，除非得到賣方事先書面同意，在本要約表格的日期至接納書的日期，投標者的董事及股東均不會有任何改變（包括減少、增加、取代或更換）。
4. The Vendor may at any time request and we shall at our own cost and expense provide all relevant corporate documents and information in relation to the Tenderer to show and prove the number and identity of all of the Tenderer's directors and shareholders as set out in the table below.
 賣方可在任何時間要求我們提供所有相關商業文件及資料以核實於下表列出的投標者的董事及股東的資料，而投標者必須遵從該要求並自費提供所有上述文件及資料。
5. The Vendor may refuse to sell the Property to the Tenderer if there shall be any breach in the requirements in this Section.
 如有任何違反本節的規定，賣方有權拒絕將物業出售予投標者。

Director(s)

董事

	Name 名稱	Hong Kong Identity Card No./Passport No./B.R. No. 香港身份證號碼／護照號碼／商業登記號碼
1.		
2.		
3.		

Shareholder(s)

股東

	Name 名稱	Hong Kong Identity Card No./Passport No./B.R. No. 香港身份證號碼／護照號碼／商業登記號碼
1.		
2.		
3.		

Section 10-Signature of the Tenderer and witness

第 10 節-投標者及見證人的簽署

I/We, the Tenderer, have read the entire Tender Document, the documents in the Annex and the documents obtained from the Sales Office (if any), completed the Offer Form and the Schedule thereto. I/We agree to be bound by and confirm my/our acceptance to the terms and conditions of the Tender Document.

本人／我們，即投標者，已閱讀整份招標文件、附件中的文件及於售樓處領取的文件(如有)，填妥要約表格及其附表。本人／我們同意遵守及接受招標文件的條款及細則。

(Note: The Offer Form must be signed by ALL of the Tenderers if there is more than one Tenderer. If the Tenderer is a company, the Offer Form must be signed by its authorized signatory(s) with company chop.)

(註：如投標者由多於一人組成，要約表格須由所有投標者簽署。如投標者為公司，要約表格須由其獲授權人士簽署及蓋上公司印章。)

Signed by the Tenderer:
投標者簽署：

X

Witnessed by:
見證人簽署：

X

Name of the authorized signatory (if the Tenderer is a company):
獲授權人士的名稱（如投標者為公司）：

Name of the witness:
見證人名稱：

Date:
日期：

[End of Part 3: Offer Form]
[第3部份：要約表格完]

[End of the Tender Document]
[招標文件完]

Estate Agent's Business Card 地產代理咭片	Copy of Estate Agent's License 地產代理牌照的複印本
Copy of Tenderer's ID 投標者的身份證明文件複印本	Copy of Tenderer's ID 投標者的身份證明文件複印本

Bank Cashier Order and/or Cheque

銀行本票及／或支票

Payable to: Johnson Stokes & Master

抬頭：孖士打律師行

Provided that the following minimum amount shall be paid by cashier order(s):-
惟當中須以銀行本票支付的最低金額為：-

Amount of 5% of Tender Price 投標價 5%的金額	Minimum amount to be paid by cashier order(s) 以銀行本票支付的最低金額
HK\$500,000 or above 港幣 500,000 元或以上	HK\$500,000 港幣 500,000 元
Less than HK\$500,000 but not less than HK\$400,000 少於港幣 500,000 元但不少於港幣 400,000 元	HK\$400,000 港幣 400,000 元
Less than HK\$400,000 but not less than HK\$300,000 少於港幣 400,000 元但不少於港幣 300,000 元	HK\$300,000 港幣 300,000 元
Less than HK\$300,000 but not less than HK\$200,000 少於港幣 300,000 元但不少於港幣 200,000 元	HK\$200,000 港幣 200,000 元
Less than HK\$200,000 少於港幣 200,000 元	HK\$150,000 港幣 150,000 元

Annex to Offer Form

要約表格附件

*(The Annex does not form part of the Tender Document. The Annex should be detached from the Tender Document before submitting the Tender Document. However, the Tenderer should note documents marked with “#” **should be signed and submitted** together with the Tender Document and documents marked with “*” **should be signed and submitted** together with the Tender Document if applicable.)*

(附件不屬於招標文件的一部份。在遞交招標文件之前，請先將附件移除。然而，投標者須簽署以下標有“#”號的文件並連同招標文件一併遞交及（如適用）須簽署以下標有“*”號的文件並連同招標文件一併遞交。)

1. Measurements of the Tendered Property#
投標物業的量度尺寸#
2. Warning to Purchasers#
對買方的警告#
3. False Ceiling Height Plan#
假天花高度圖#
4. Acknowledgement Letter Regarding Fittings and Open Kitchen (with plan)#
關於裝置及開放式廚房的確認信（連圖則）#
5. Acknowledgement Letter Regarding Miscellaneous Matters#
關於其他事項的確認信#
6. Acknowledgement Letter Regarding Stamp Duty#
關於印花稅的確認信#
7. [This paragraph is left blank intentionally]
[此段落特意留空]
8. [This paragraph is left blank intentionally]
[此段落特意留空]
9. SHKP Club Application Form*
新地會申請表格*
10. Acknowledgement Letter Regarding Subsequent Phases #
關於後續期數的確認信#
11. Personal Information Collection Statement#
個人資料收集聲明#
12. Vendor's Information Form#
賣方資料表格#
13. Acknowledgement Letter Regarding Viewing of Property and Furniture and Chattels#
關於參觀本物業及家具和物件的確認信#
- A. List of gifts, financial advantage or benefits
贈品、財務優惠或利益的列表

Measurements of the Tendered Property
投標物業的量度尺寸

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”)^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

The measurements of the Property are as follows—
本物業的量度尺寸如下—

- a) the saleable area of the Property is
本物業的實用面積為
- | | |
|---------------------------------|--|
| square metres/
平方米／ | square feet of which-
平方呎，其中— |
| *[] square metres/
[] 平方米／ | square feet is the floor area of the balcony;
平方呎為露台的樓面面積]； |
| *[] square metres/
[] 平方米／ | square feet is the floor area of the utility platform];
平方呎為工作平台的樓面面積]； |
| *[] square metres/
[] 平方米／ | square feet is the floor area of the verandah]; and
平方呎為陽台的樓面面積]；及 |

- b) other measurements are-
其他量度尺寸為—

- | | | |
|--|------------------------|------------------------|
| * [the area of the flat roof is
[平台的面積為 | square metres/
平方米／ | square feet];
平方呎]； |
| * [the area of the garden is
[花園的面積為 | square metres/
平方米／ | square feet];
平方呎]； |
| * [the area of the roof is
[天台的面積為 | square metres/
平方米／ | square feet];
平方呎]。 |

- * delete where inapplicable
* 刪除不適用者

I/We understand this Measurements of the Tendered Property forms part of the Preliminary Agreement. I/We hereby irrevocably authorize the Vendor and its representatives to correct any mistake/error/typo found in this Measurements of the Tendered Property.

本人／我們明白本投標物業的量度尺寸構成臨時合約的一部份。本人／我們現不可撤回地授權賣方及其代表修正任何本投標物業的量度尺寸發現之錯失／錯誤／錯字。

Signed by the Purchaser(s)買方簽署

Note 備註：

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”. 期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Warning to Purchasers
對買方的警告

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”)^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

WARNING TO PURCHASERS
PLEASE READ CAREFULLY
對買方的警告
買方請小心閱讀

- (a) Before you execute the formal agreement for sale and purchase which you have to sign if you go on with your purchase you should instruct a solicitor to protect your interests and to ensure that your purchase is properly completed.
如你繼續進行購買本物業，你便須簽署正式買賣合約，在你簽立正式買賣合約之前，你應聘用律師，以保障你的權益，和確保妥善完成購買本物業。
- (b) You can instruct your own independent solicitor to act for you to conduct the purchase or you can instruct the Vendor's solicitor to act for you as well as for the Vendor.
你可聘用你自己的獨立律師，以代表你進行購買本物業，你亦可聘用賣方的律師以同時代表你和賣方行事。
- (c) **YOU ARE RECOMMENDED TO INSTRUCT YOUR OWN SOLICITOR**, who will be able, at every stage of your purchase, to give you independent advice.
現建議你聘用你自己的律師，你自己聘用的律師能在你購買本物業的每個階段，向你提供獨立意見。
- (d) If you instruct the solicitor for the Vendor to act for you as well and if a conflict arises between you and the Vendor the solicitor may not be able to protect your interests and you will then have to instruct your own solicitor anyway, in which case the total fees you will have to pay may be higher than the fees which you would have had to pay if you had instructed your own solicitor in the first place.
倘若你聘用賣方的代表律師同時代表你行事，如你與賣方之間出現衝突，該律師未必能保障你的權益，屆時你始終需要聘用你自己的律師，在此情況下，你須支付的律師費總額，可能高於若你一開始便聘用你自己的律師的話會須支付的費用。
- (e) You are free to choose whichever option you prefer. Please think carefully before deciding whether to instruct your own independent solicitor, or the Vendor's solicitor, to protect your interests.
你可自由選擇。請在決定聘用你自己的獨立律師或賣方的律師以保障你的權益之前，詳加考慮。

I/We acknowledge receipt of a copy of this warning and fully understand the contents thereof.
我/我們已收到此警告之副本及完全明白此警告之內容。

Signed by the Purchaser(s)買方簽署

Note 備註：

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Annex 3
 附件 3

False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 1 1/F
 AQUA AVENUE第1座 1樓



SCALE: 0M(米) 5M(米) 10M(米)
 比例尺: 0M(米) 5M(米) 10M(米)

LEGEND 圖例	
	False Ceiling Height at 2200-2300mm (From Finished Floor Level) 假天花高度為2200-2300毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2300-2400mm (From Finished Floor Level) 假天花高度為2300-2400毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2400-2500mm (From Finished Floor Level) 假天花高度為2400-2500毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2500-2600mm (From Finished Floor Level) 假天花高度為2500-2600毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2600-2700mm (From Finished Floor Level) 假天花高度為2600-2700毫米 (從鋪地台面水平起計)
---	Perimet 窗簾盒

LOCATION PLAN
 位置圖



The Purchaser(s) understands, agrees and accepts that different parts of the Property has different False Ceiling Height due to the structural and building services design requirement and the False Ceiling Height of such parts of the Property are as shown coloured on the floor plan above and subject to the actual condition of the Property upon handover.

買方明白、同意並接受本物業的不同部份的假天花高度，因應結構及大廈設施設計需要而有差異。本物業該部份的假天花高度在上圖中以顏色顯示，並以現樓狀況為準。

"False Ceiling Height" refers to the height between the underside of any architectural bulkhead and/or false ceiling at the floor on which the Property is situated and the top surface of the floor of the Property. (For ceiling height between concrete structures, please refer to the approved structural framing plans.) (The plan above is for identification only)

「假天花高度」指本物業所處樓層之建築假頂及/或假天花底與本物業地台面之高度距離。(有關石屎結構之間的天花高度，請參閱已批准的建築結構圖則。)(上圖僅供識別之用)

In the event of any conflict or discrepancy between the Chinese and English versions of the text contained herein, the English version shall prevail.

如本文件所載的文字之中英文本有任何歧異，一切以英文文本為準。

Note

備註

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA".

^ 期數中住宅發展項目的Aqua Avenue第1座、Aqua Avenue第2座、Aqua Avenue第3座及Aqua Avenue第5座稱為「SIERRA SEA」。

Signed by the Purchaser(s) 買方簽署

Annex 3
 附件 3

False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

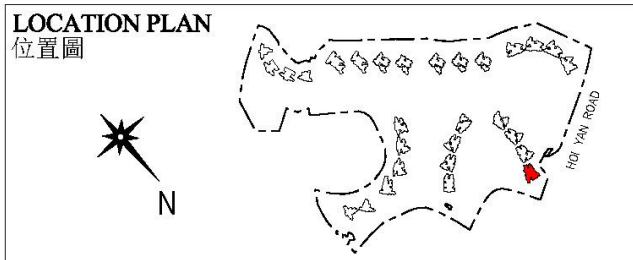
Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 1 17/F
 AQUA AVENUE第1座 17樓



SCALE: 0M(米) 5M(米) 10M(米)
 比例尺: 0M(米) 5M(米) 10M(米)

LEGEND 圖例	
	False Ceiling Height at 2300-2400mm (From Finished Floor Level) 假天花高度為2300-2400毫米 (從飾地台面水平起計)
	False Ceiling Height at 2400-2500mm (From Finished Floor Level) 假天花高度為2400-2500毫米 (從飾地台面水平起計)
	False Ceiling Height at 2500-2600mm (From Finished Floor Level) 假天花高度為2500-2600毫米 (從飾地台面水平起計)
	False Ceiling Height at 2600-2700mm (From Finished Floor Level) 假天花高度為2600-2700毫米 (從飾地台面水平起計)
	False Ceiling Height at 2800-2900mm (From Finished Floor Level) 假天花高度為2800-2900毫米 (從飾地台面水平起計)



The Purchaser(s) understands, agrees and accepts that different parts of the Property has different False Ceiling Height due to the structural and building services design requirement and the False Ceiling Height of such parts of the Property are as shown coloured on the floor plan above and subject to the actual condition of the Property upon handover.

買方明白、同意並接受本物業的不同部份的假天花高度，因應結構及大廈設施設計需要而有差異。本物業該部份的假天花高度在上圖中以顏色顯示，並以現樓狀況為準。

"False Ceiling Height" refers to the height between the underside of any architectural bulkhead and/or false ceiling at the floor on which the Property is situated and the top surface of the floor of the Property. (For ceiling height between concrete structures, please refer to the approved structural framing plans.) (The plan above is for identification only)

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Note

備註

^Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA".

^期數中住宅發展項目的Aqua Avenue第1座、Aqua Avenue第2座、Aqua Avenue第3座及Aqua Avenue第5座稱為「SIERRA SEA」。

Signed by the Purchaser(s) 買方簽署

Annex 3
 附件 3

False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 2 1/F
 AQUA AVENUE第2座 1樓



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買方明白、同意並接受本物業的不同部份的假天花高度，因應結構及大廈設施設計需要而有差異。本物業該部份的假天花高度在上圖中以顏色顯示，並以現樓狀況為準。

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Signed by the Purchaser(s) 買方簽署

Annex 3
 附件 3

False Ceiling Height Plan 假天花高度圖
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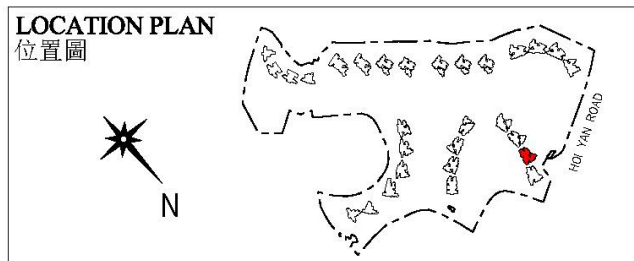
Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
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Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 2 23/F
 AQUA AVENUE第2座 23樓



SCALE: 0M(米) 5M(米) 10M(米)
 比例尺: 0M(米) 5M(米) 10M(米)

LEGEND 圖例	
	False Ceiling Height at 2300-2400mm (From Finished Floor Level) 假天花高度為2300-2400毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2400-2500mm (From Finished Floor Level) 假天花高度為2400-2500毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2500-2600mm (From Finished Floor Level) 假天花高度為2500-2600毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2600-2700mm (From Finished Floor Level) 假天花高度為2600-2700毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2800-2900mm (From Finished Floor Level) 假天花高度為2800-2900毫米 (從鋪地台面水平起計)



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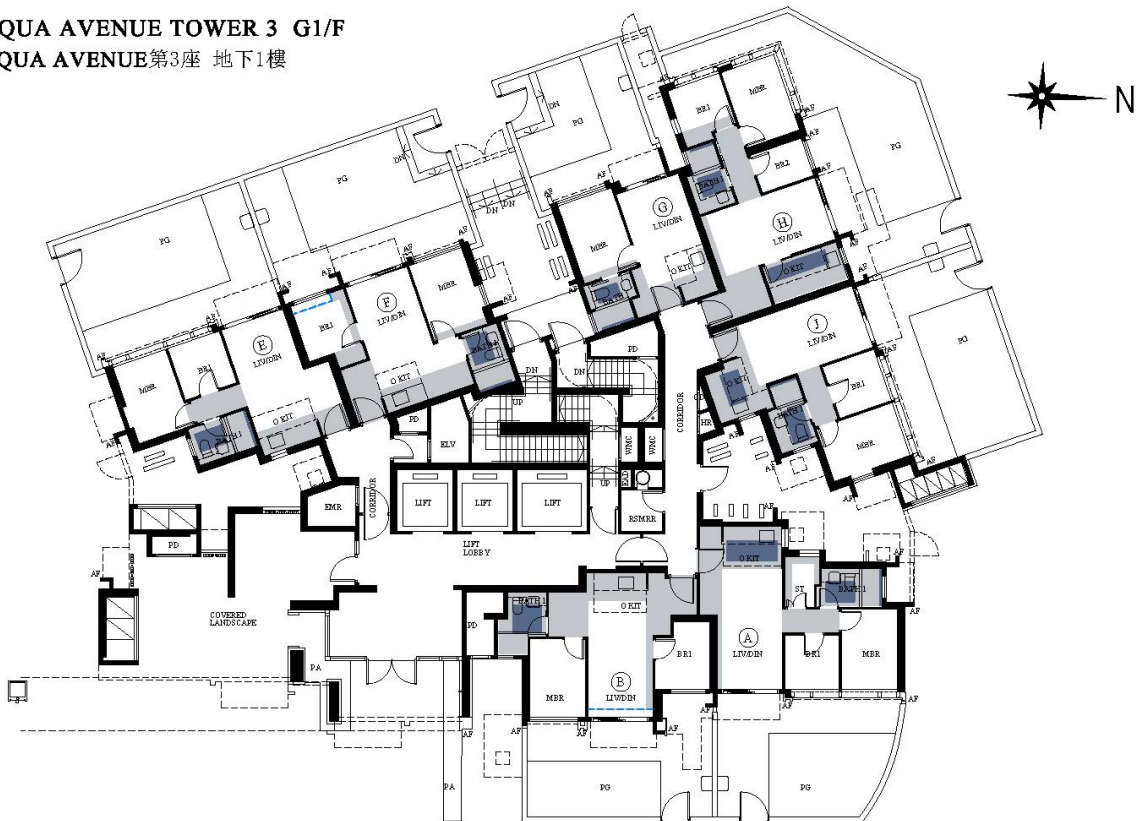
Signed by the Purchaser(s) 買方簽署

Annex 3
 附件 3

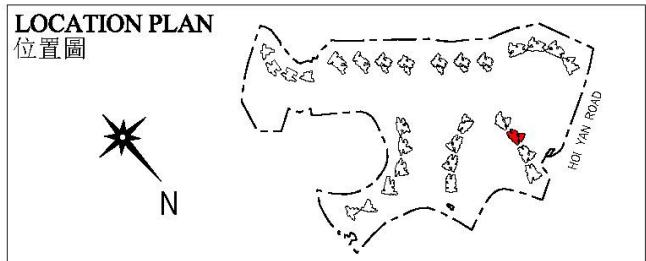
False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 3 G1/F
 AQUA AVENUE第3座 地下1樓



SCALE: 0M(米) 5M(米) 10M(米)
 比例尺: 0M(米) 5M(米) 10M(米)



LEGEND 圖例	
	False Ceiling Height at 2400-2500mm (From Finished Floor Level) 假天花高度為2400-2500毫米 (從鋪地台面水平起計)
	False Ceiling Height at 2500-2600mm (From Finished Floor Level) 假天花高度為2500-2600毫米 (從鋪地台面水平起計)
	Pdmet 窗簾盒

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Annex 3
 附件 3

False Ceiling Height Plan 假天花高度圖
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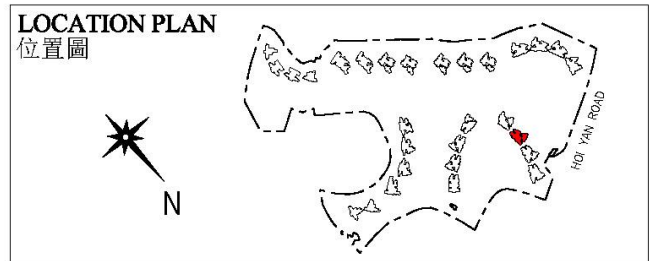
Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
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Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 3 29/F
 AQUA AVENUE第3座 29樓



SCALE: 0M(米) 5M(米) 10M(米)
 比例尺: 0M(米) 5M(米) 10M(米)

LEGEND 圖例	
	False Ceiling Height at 2300-2400mm (From Finished Floor Level) 假天花高度為2300-2400毫米 (從飾地台面水平起計)
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False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 5 G1/F
 AQUA AVENUE第5座 地下1樓



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Annex 3
 附件 3

False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

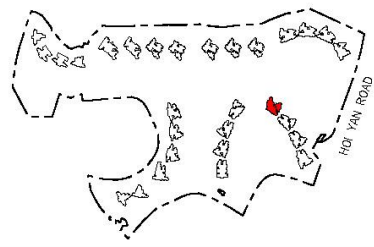
AQUA AVENUE TOWER 5 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F AND 25/F-28/F
 AQUA AVENUE第5座 1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓



SCALE: 0M(米) 5M(米) 10M(米)
 比例尺: 0M(米) 5M(米) 10M(米)

LEGEND 圖例	
	False Ceiling Height at 2300-2400mm (From Finished Floor Level) 假天花高度為2300-2400毫米 (從飾地台面水平起計)
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	Perimet 窗簾盒

LOCATION PLAN
 位置圖



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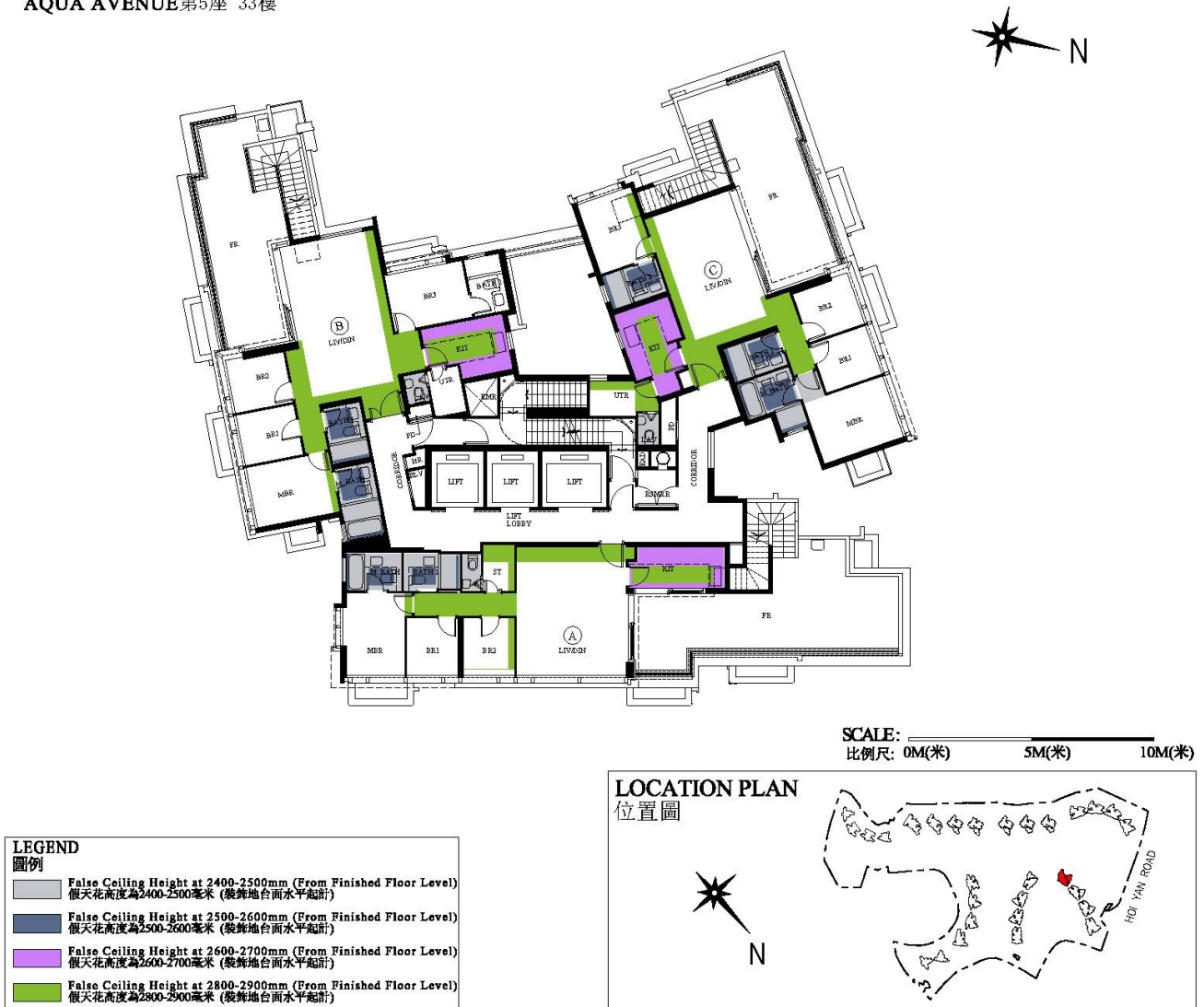
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Annex 3
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False Ceiling Height Plan 假天花高度圖
 (For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 5 33/F
 AQUA AVENUE第5座 33樓



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買方明白、同意並接受本物業的不同部份的假天花高度，因應結構及大廈設施設計需要而有差異。本物業該部份的假天花高度在上圖中以顏色顯示，並以現樓狀況為準。

"False Ceiling Height" refers to the height between the underside of any architectural bulkhead and/or false ceiling at the floor on which the Property is situated and the top surface of the floor of the Property. (For ceiling height between concrete structures, please refer to the approved structural framing plans.) (The plan above is for identification only)

「假天花高度」指本物業所處樓層之建築假頂及/或假天花底與本物業地台面之高度距離。(有磚石尿結構之間的天花高度，請參閱已批准的建築結構圖則。)(上圖僅供識別之用)

In the event of any conflict or discrepancy between the Chinese and English versions of the text contained herein, the English version shall prevail.

如本文件所載的文字之中英文本有任何歧異，一切以英文文本為準。

Note

備註

^Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA".

^期數中住宅發展項目的Aqua Avenue第1座、Aqua Avenue第2座、Aqua Avenue第3座及Aqua Avenue第5座稱為「SIERRA SEA」。

Signed by the Purchaser(s) 買方簽署

Acknowledgement Letter Regarding Fittings and Open Kitchen
關於裝置及開放式廚房的確認信

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”)^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

1. I/We, the undersigned, hereby acknowledge and confirm my/our understanding and acceptance prior to my/our signing of the Preliminary Agreement for Sale and Purchase of the Property that:-
本人／吾等，下方簽署人，特此知悉及確認，本人／吾等在簽署本物業的臨時買賣合約前明白和接納：
 - (i) The following provisions are only applicable to the Property installed with Pelmet(s) (if any), Cabinet(s)(if any), Low Cabinet(s) (if any), Cabinet(s) (refrigerator inside) (if any) and Plastic Laminate with Metal Plate Behind (if any) (collectively “Fittings”).
以下條款僅適用於已安裝窗簾盒（如有）、櫃（如有）、矮櫃（如有）、櫃（內藏雪櫃）（如有）及膠板配金屬底板（如有）（統稱「該裝置」）的本物業。
 - (a) I am/We are fully aware that (i) the Fittings in Living/Dining Room, Bedroom(s) and as shown on plan (for the purpose of identification only) annexed hereto in Appendix 1 will be provided by the Vendor in the Property upon completion of the sale and purchase of the Property, (ii) the plan shows the approximate locations and layout of the Fittings only and the actual locations and layout may vary subject to as-built conditions; (iii) I/We shall not make any objection to the existence, design, colour or materials of the Fittings; and (iv) the plan is for reference only and shall not be treated as the floor plan of the Property. For details of the floor plan of the Property, I/We shall refer to the sales brochure.
本人／吾等已清楚明白(i) 賣方將於本物業成交時於本物業內提供該裝置於客／飯廳及睡房，如附錄 1 所附圖則所顯示（僅作識別之用），(ii)圖則只顯示該裝置的大概位置及佈局，實際的位置及佈局視乎現場情況而定；(iii)本人／吾等就該裝置的存在、設計、顏色或物料均不得提出異議；及(iv)圖則只供參考，而不應被視為本物業的樓面平面圖。有關本物業的樓面平面圖的詳情，本人／吾等將會參考售樓說明書。
 - (b) No warranty, maintenance or representation whatsoever is given by the Vendor or any person on behalf of the Vendor in any respect of the Fittings. In particular, no warranty, maintenance or representation whatsoever is given as to the condition, state, quality or fitness of any of the Fittings or as to whether any of the Fittings is or will be in working condition. The Fittings will be delivered to me/us upon completion of the sale and purchase of the Property in such condition as at completion together with the Property. In any event, no objection or requisitions whatsoever shall be raised by me/us in respect of the Fittings. For the avoidance of doubt, the First 3 Years Warranty Offer as set out in the relevant price list does not apply to the Fittings.
賣方或其代表不會就該裝置作出任何保證、保養或陳述，更不會就其狀況、狀態、品質或性能，及其是否或會否在可運作狀態作出任何保證、保養或陳述。該裝置將於本物業成交日以成交時

之狀況連同該物業交予本人／吾等。任何情況下，本人／吾等不得就該裝置提出任何異議或質詢。為免疑問，相關價單所述的首 3 年保修優惠不適用於該裝置。

(ii) The following provisions are only applicable to the Property with Open Kitchen.

以下條款僅適用於設有開放式廚房的本物業。

- (a) Under the Principal Deed of Mutual Covenant and Management Agreement (the “DMC”) in respect of Sai Sha Residences, the owners of the residential units with open kitchen shall at their own costs and expenses observe and comply with the covenants, obligations, provision and restrictions to be observed and performed by owners of residential units with open kitchen set out in the Fire Safety Management Plan (as defined in the DMC) as well as the relevant provisions contained in paragraph 44 of the Third Schedule to the DMC relating to fire safety of open kitchen and shall cause the tenants and occupiers of my/our Property to observe and comply with the same and any guideline or direction to be issued or given by the Manager from time to time relating to the implementation of the Fire Safety Management Plan.

按照西沙灣發展項目之主公契及管理合約（「公契」）規定，設有開放式廚房之住宅單位業主須自費遵守及履行《消防安全管理計畫》(Fire Safety Management Plan)(按公契定義)所列出設有開放式廚房之有關住宅單位業主必須遵守和履行之消防安全之契諾、責任、規定和限制及公契內附表 3 第 44 段所列出的有關開放式廚房消防安全的條文，本人／吾等並須促使本人／吾等所購買之本物業之租客及佔用人遵守及履行上述的契諾、責任、規定和限制及任何由管理人於任何時間發布或發出有關實施該消防安全管理計畫的指引或指示。

- (b) I/We have been advised to, before entering into the Preliminary Agreement for Sale and Purchase of the Property, peruse the executed DMC (a copy of which is available at the sales office) and seek professional advice for details.

本人／吾等確認於簽訂本物業的臨時買賣合約前已獲建議細閱已簽立之公契（其副本於售樓處有所提供）及尋求專業意見以獲取詳情。

- (c) I/We have agreed to purchase the Property with full knowledge of the abovementioned covenants, obligations, provisions and restrictions and shall fully observe and comply with the same.

本人／吾等同意購入本物業時已完全知悉上述之契諾、責任、規定和限制，並將完全遵守及履行該等契諾、責任、規定和限制。

- (d) I/We shall keep and maintain the fire safety provisions inside the Property in good condition at my/our own costs and expenses and comply with the following conditions at my/our sole cost and expense:-

本人／吾等須自費維護及保養本物業內的消防安全設施使其處於良好狀況和自費遵守及履行以下條款：

- (I) addressable smoke detectors provided inside the Property and at the common lobby outside the Property should not be removed, tampered or obstructed;

在本物業內及本物業外的公用大堂所提供的任何可接觸之煙霧感應器不應被拆除、擅自改動或阻塞；

- (II) sprinkler head provided inside ceiling void and at the ceiling immediately above the open kitchen should not be removed, tampered or obstructed;

在本物業天花中空之內及開放式廚房之上的天花板所提供的消防花灑頭不應被拆除、擅自改動或阻塞；

- (III) the full height wall having a fire resistance rating of not less than -/30/30 adjacent to the exit door of the Property should not be removed, tampered or obstructed; and

本物業的出口門附近的防火等級不低於 - / 30/30 的全高度的牆壁不應被拆除、擅自改動或阻塞；及

- (IV) the fire service installations in (d)(I) and (d)(II) above should be subject to annual check conducted by the Manager's registered fire service installation contractor.

上述(d)(I)及(d)(II)段的消防裝置須接受由管理人的註冊消防裝置承辦商進行的年度檢查。

(e) I/We shall allow the Manager and the registered fire services installation contractor(s) to enter with or without workmen, contractors and others and with or without equipment and apparatus at all reasonable times on prior reasonable notice (except in case of emergency) into the Property to carry out (at my/our (as the relevant owner) cost and expense) annual check and maintenance of the fire service installations. 本人／吾等會容許管理人及註冊消防裝置承辦商在事先給予合理通知（緊急情況除外）後，聯同或不聯同工人、承辦商及其他人士在帶同或無帶同設備及器具下於所有合理時間進入本物業，藉以對消防裝置進行年度檢查及維修（費用及開支由本人／吾等作為相關業主承擔）。

(f) In the event that I/we part with possession of the Property, I/we shall procure the tenant, licensee or occupier (as the case may be) to comply with the Fire Safety Management Plan, in particular the fire safety provisions set out herein, and make it a condition in the relevant agreement (if any).

若本人／吾等不再管有本物業時，本人／吾等會促使租客、被許可人或佔用人（視情況而定）遵守消防安全管理計劃，尤其是本確認信所列的消防安全設施，並將此規定列為相關合約（如有）的一項條件。

(g) The costs and expenses incurred by the Manager and/or the registered fire service installation contractor(s) for the maintenance and annual inspection of the fire services installations for the Property shall be borne by me/us on demand. For the avoidance of doubt, such annual and regular inspection costs and expenses do not form part of the management fees.

本人／吾等會應要求承擔管理人及／或註冊消防裝置承辦商對消防裝置進行保養及年度檢查所產生的費用及開支。為免疑問，該年度及定期檢查費用及開支並不構成管理費的一部份。

(iii) For some residential properties in the Phase, there will be special fittings as set out in the table annexed hereto in Appendix 2.

期數的一些住宅物業將會有附錄 2 所附列表中列出的特別裝置。

2. The parties do not intend any term of this letter to be enforceable by any third party pursuant to the Contracts (Rights of Third Parties) Ordinance (Cap.623) (the “**CRTPO**”) and agree that this letter shall be excluded from the application of the CRTPO.

雙方無意賦予任何第三者權利依據《合約（第三者權利）條例》（第 623 章）（「**該條例**」）強制執行本信件下任何條款，並且同意排除該條例對本確認信的適用。

3. Nothing contained herein shall be deemed or construed to vary or amend any term or condition of the Preliminary Agreement for Sale and Purchase and the agreement for sale and purchase nor shall affect or prejudice the rights and obligations of the Vendor under the Preliminary Agreement for Sale and Purchase and the agreement for sale and purchase.

本確認信任何條款都不應被視為或詮釋為變更或修改臨時買賣合約及買賣合約之任何條款或條件，亦不會影響或損害賣方於臨時買賣合約及買賣合約下之權利及責任。

I/We hereby confirm and declare that I/we have agreed to purchase the Property with full knowledge and accept and agree to the above.

本人／吾等確認及聲明本人／吾等同意購入本物業時已完全知悉並接受和同意上述事項。

In the event of any conflict or discrepancy between the Chinese and English versions of this document, the English version shall prevail.

如本文件之中英文文本有任何歧義，一切以英文文本為準。

Signed by the Purchaser(s)買方簽署

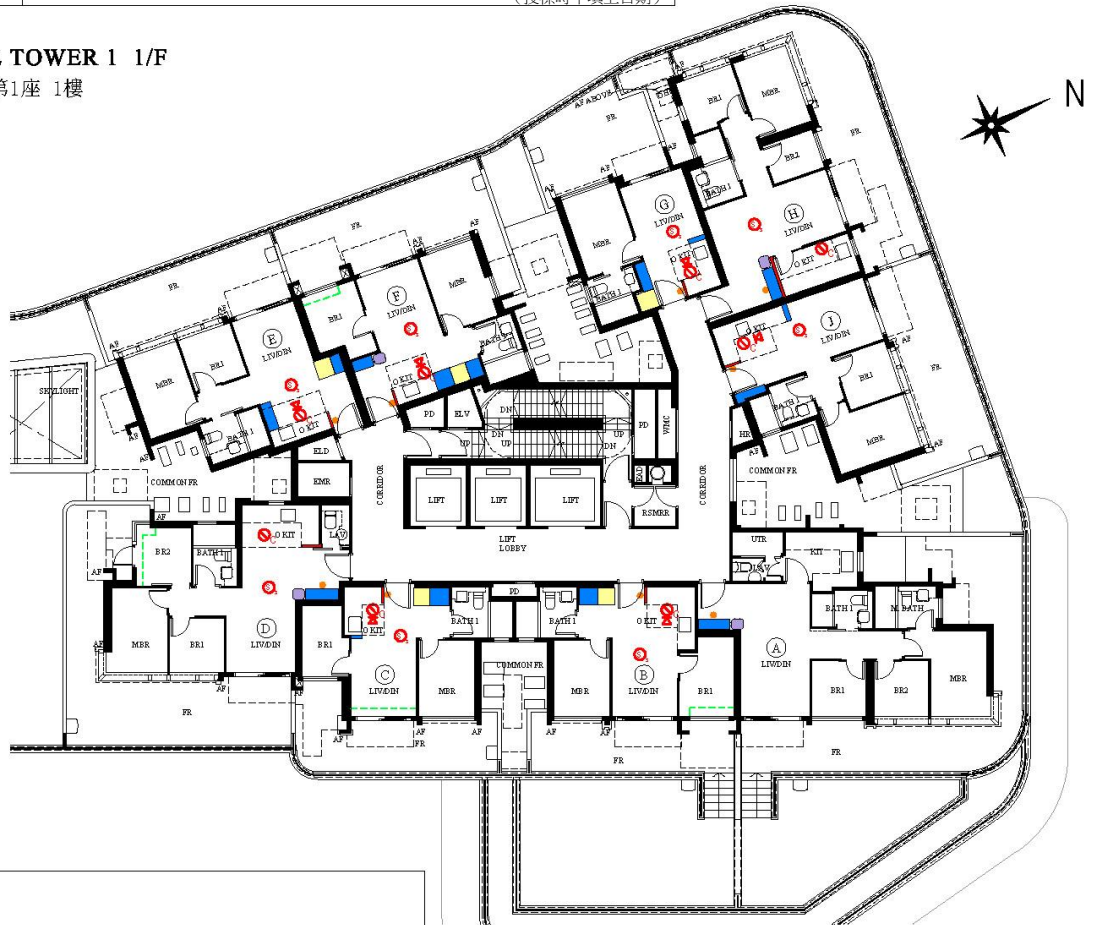
Note 備註：

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Floor Plan 平面圖
(For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
ID. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 1 1/F
AQUA AVENUE第1座 1樓



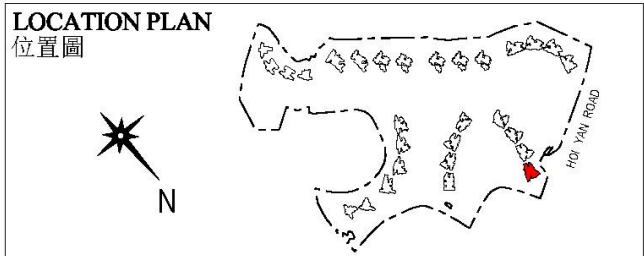
LEGEND

圖例

PELMET	窗簾盒
CABINET	櫃
LOW CABINET	矮櫃
CABINET (REFRIGERATOR INSIDE)	櫃 (內藏雪櫃)
FIRE RESISTANCE RATED WALL FOR OPEN KITCHEN	開放式廚房的耐火等級牆
CONCEALED SPRINKLER HEAD	隱蔽消防花灑頭
SPRINKLER HEAD ABOVE FALSE CEILING	假天花上的消防花灑頭
SIDE WALL SPRINKLER HEAD	牆身消防花灑頭
SMOKE DETECTOR	消防煙霧偵測器
PLASTIC LAMINATE WITH METAL PLATE BEHIND	膠板配金屬底板

SCALE: 0M(米) 5M(米) 10M(米)
比例尺: 0M(米) 5M(米) 10M(米)

LOCATION PLAN
位置圖



The Purchaser(s) acknowledges and accepts that there will be sprinkler heads and smoke detectors installed at the ceiling and/or wall of the Property and fire resistance rated wall within the Property, as shown on the floor plan above with indicative location and as required by the Fire Safety Management Plan applicable to the Development. The sprinkler heads, smoke detectors and fire resistance rated wall are fire service installations and shall be maintained by the Purchaser at his/her own costs.

買方確認及接受，根據適用於發展項目的消防安全管理計劃的要求，本物業的天花及/或牆身將會安裝消防花灑頭及消防煙霧偵測器及本物業內將會有耐火等級牆。大約之示意位置如上圖所示。消防花灑頭、消防煙霧偵測器及耐火等級牆為消防裝置，並須由買家自費保養。

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如本文件所載的文字之中英文本有任何歧異，一切以英文文本為準。

Note

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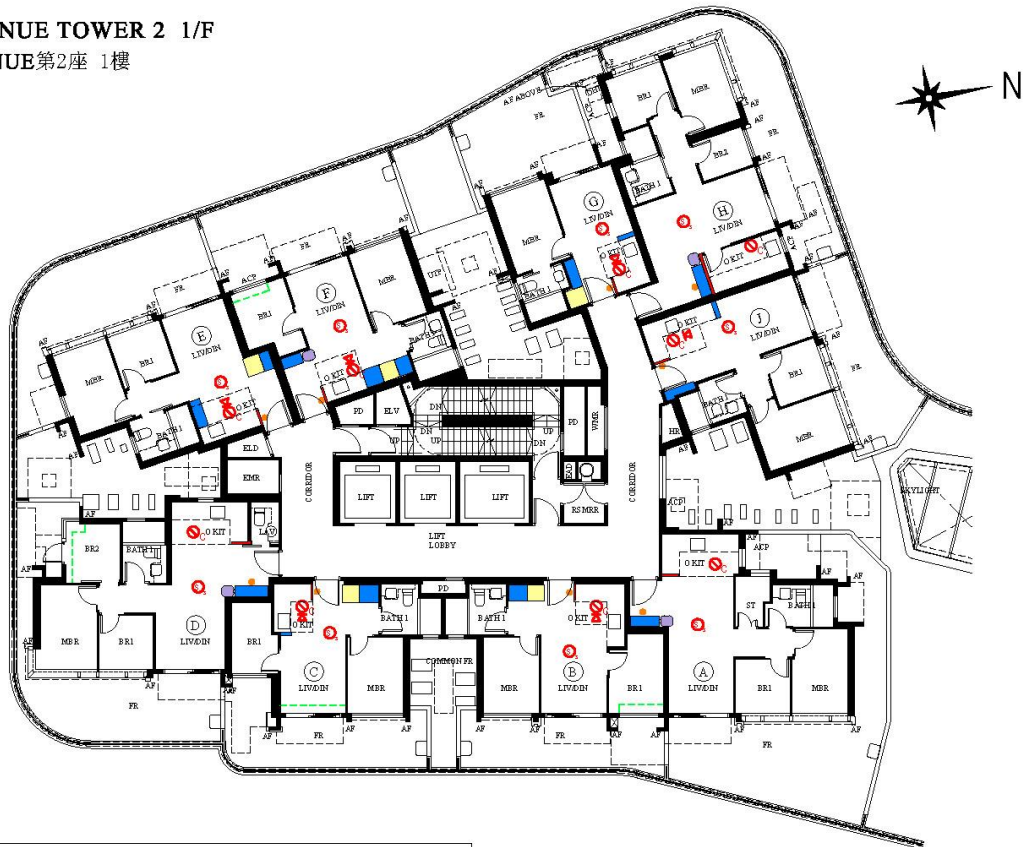
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Signed by the Purchaser(s) 買方簽署

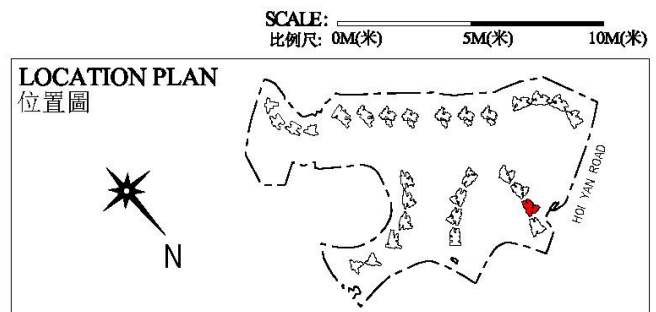
Floor Plan 平面圖
(For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 2 1/F
AQUA AVENUE第2座 1樓



LEGEND 圖例	
----- PELMET	窗簾盒
CABINET	櫃
LOW CABINET	矮櫃
CABINET (REFRIGERATOR INSIDE)	櫃 (內藏雪櫃)
FIRE RESISTANCE RATED WALL FOR OPEN KITCHEN	開放式廚房的耐火等級牆
CONCEALED SPRINKLER HEAD	隱藏消防花灑頭
SPRINKLER HEAD ABOVE FALSE CEILING	假天花上的消防花灑頭
SIDE WALL SPRINKLER HEAD	牆身消防花灑頭
SMOKE DETECTOR	消防煙霧偵測器
PLASTIC LAMINATE WITH METAL PLATE BEHIND	膠板配金屬底板



The Purchaser(s) acknowledges and accepts that there will be sprinkler heads and smoke detectors installed at the ceiling and/or wall of the Property and fire resistance rated wall within the Property, as shown on the floor plan above with indicative location and as required by the Fire Safety Management Plan applicable to the Development. The sprinkler heads, smoke detectors and fire resistance rated wall are fire service installations and shall be maintained by the Purchaser at his/her own costs.

買方確認及接受，根據適用於發展項目的消防安全管理計劃的要求，本物業的天花及/或牆身將會安裝消防花灑頭及消防煙霧偵測器及本物業內將會有耐火等級牆。大約之意意位置如上圖所示。消防花灑頭、消防煙霧偵測器及耐火等級牆為消防裝置，並須由買家自費保養。

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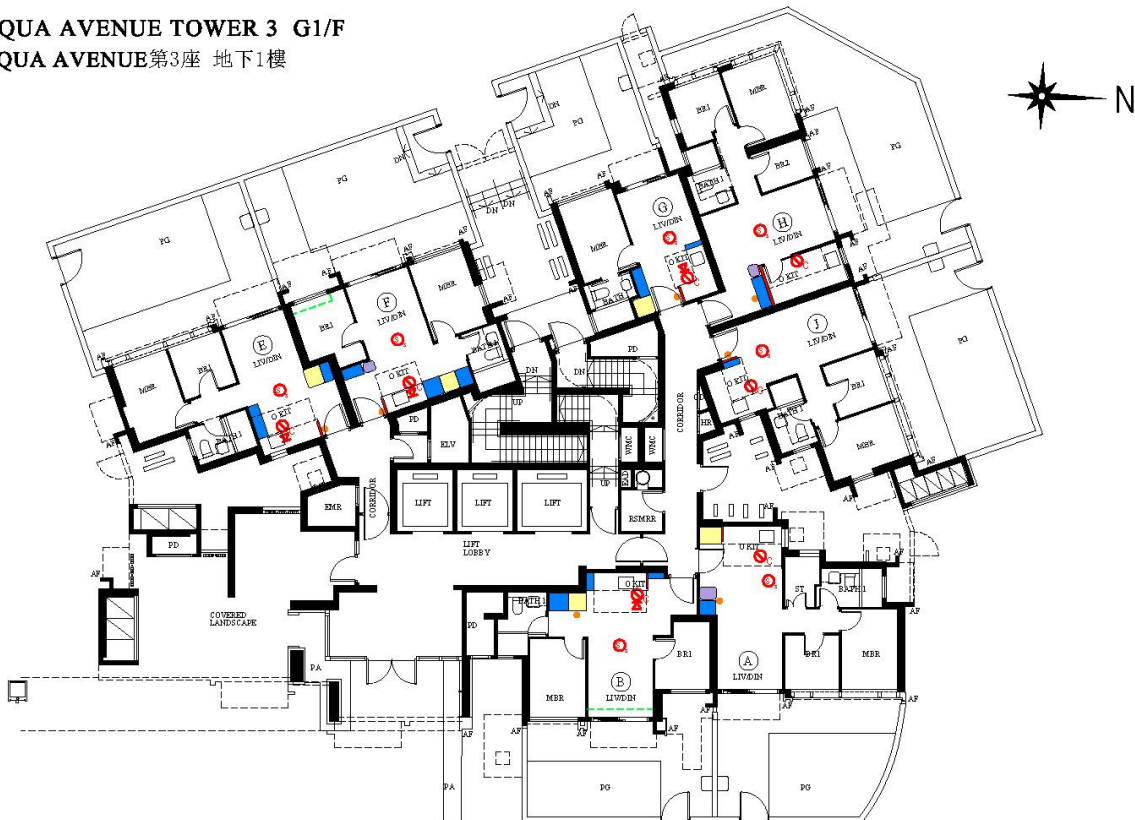
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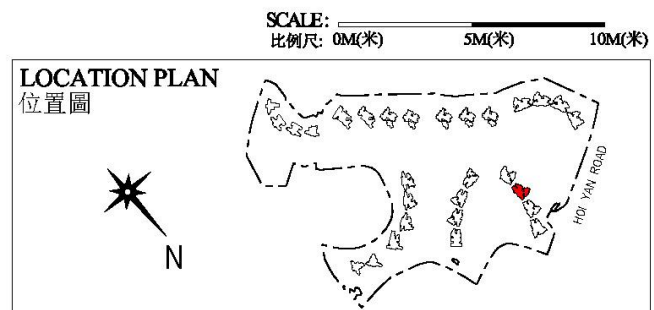
Floor Plan 平面圖
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Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 3 G1/F
AQUA AVENUE第3座 地下1樓



LEGEND 圖例	
PELMET	窗簾盒
CABINET	櫃
LOW CABINET	矮櫃
CABINET (REFRIGERATOR INSIDE)	櫃 (內藏雪櫃)
FIRE RESISTANCE RATED WALL FOR OPEN KITCHEN	開放式廚房的耐火等級牆
CONCEALED SPRINKLER HEAD	隱藏消防花灑頭
SPRINKLER HEAD ABOVE FALSE CEILING	假天花上的消防花灑頭
SIDE WALL SPRINKLER HEAD	牆身消防花灑頭
SMOKE DETECTOR	消防煙霧偵測器
PLASTIC LAMINATE WITH METAL PLATE BEHIND	膠板配金屬底板



The Purchaser(s) acknowledges and accepts that there will be sprinkler heads and smoke detectors installed at the ceiling and/or wall of the Property and fire resistance rated wall within the Property, as shown on the floor plan above with indicative location and as required by the Fire Safety Management Plan applicable to the Development. The sprinkler heads, smoke detectors and fire resistance rated wall are fire service installations and shall be maintained by the Purchaser at his/her own costs.

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Note

備註

^Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA".

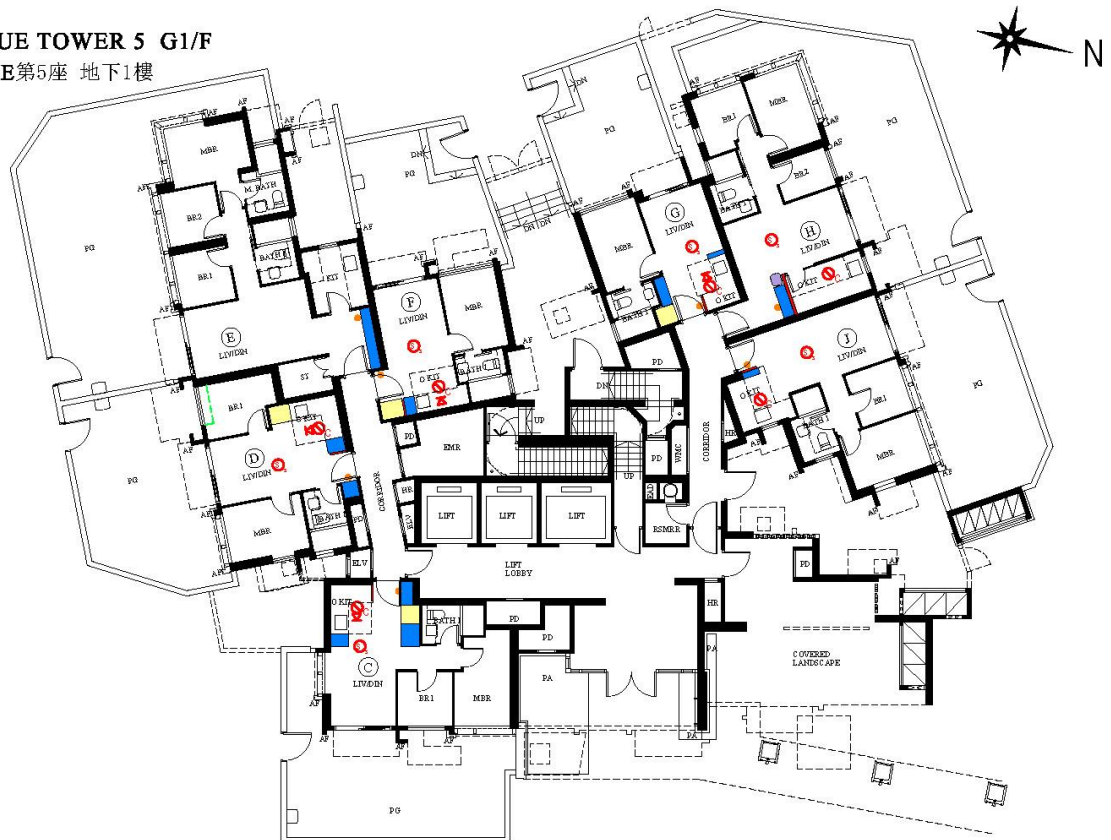
^期數中住宅發展項目的Aqua Avenue第1座、Aqua Avenue第2座、Aqua Avenue第3座及Aqua Avenue第5座稱為「SIERRA SEA」。

Signed by the Purchaser(s) 買方簽署

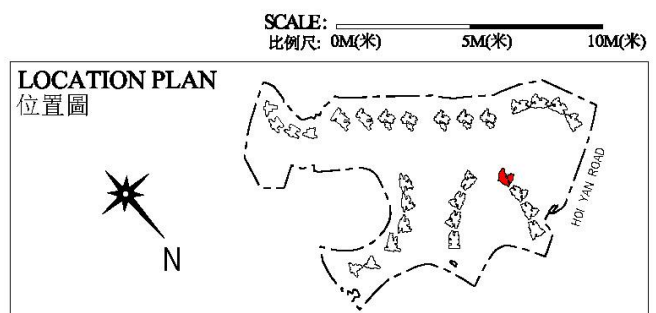
Floor Plan 平面圖
(For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 5 G1/F
AQUA AVENUE第5座 地下1樓



LEGEND 圖例	
--- PELMET	窗簾盒
 CABINET	櫃
 LOW CABINET	矮櫃
 CABINET (REFRIGERATOR INSIDE)	櫃 (內藏雪櫃)
 FIRE RESISTANCE RATED WALL FOR OPEN KITCHEN	開放式廚房的耐火等級牆
C CONCEALED SPRINKLER HEAD	隱藏消防花灑頭
S SPRINKLER HEAD ABOVE FALSE CEILING	假天花上的消防花灑頭
x SIDE WALL SPRINKLER HEAD	牆身消防花灑頭
Q SMOKE DETECTOR	消防煙霧偵測器
● PLASTIC LAMINATE WITH METAL PLATE BEHIND	膠板配金屬底板



The Purchaser(s) acknowledges and accepts that there will be sprinkler heads and smoke detectors installed at the ceiling and/or wall of the Property and fire resistance rated wall within the Property, as shown on the floor plan above with indicative location and as required by the Fire Safety Management Plan applicable to the Development. The sprinkler heads, smoke detectors and fire resistance rated wall are fire service installations and shall be maintained by the Purchaser at his/her own costs.

買方確認及接受，根據適用於發展項目的消防安全管理計劃的要求，本物業的天花及/或牆身將會安裝消防花灑頭及消防煙霧偵測器及本物業內將會有耐火等級牆。大約之示意位置如上圖所示。消防花灑頭、消防煙霧偵測器及耐火等級牆為消防裝置，並須由買家自費保養。

In the event of any conflict or discrepancy between the Chinese and English versions of the text contained herein, the English version shall prevail.

如本文件所載的文字之中英文本有任何歧異，一切以英文文本為準。

Note

備註

^Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA".

^期數中住宅發展項目的Aqua Avenue第1座、Aqua Avenue第2座、Aqua Avenue第3座及Aqua Avenue第5座稱為「SIERRA SEA」。

Signed by the Purchaser(s) 買方簽署

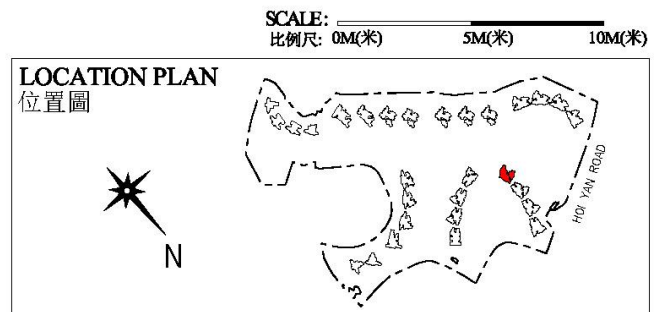
Floor Plan 平面圖
(For Identification Purpose Only)(只作辨識用途)

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") ^ 西沙灣發展項目（「發展項目」）的第1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路8號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D. / Passport / B.R. No. 身份證 / 護照 / 商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

AQUA AVENUE TOWER 5 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F AND 25/F-28/F
AQUA AVENUE第5座 1樓至3樓、5樓至12樓、15樓、17樓至23樓及25樓至28樓



LEGEND 圖例	
PELMET	窗簾盒
CABINET	櫃
LOW CABINET	矮櫃
CABINET (REFRIGERATOR INSIDE)	櫃 (內藏雪櫃)
FIRE RESISTANCE RATED WALL FOR OPEN KITCHEN	開放式廚房的耐火等級牆
CONCEALED SPRINKLER HEAD	隱蔽消防花灑頭
SPRINKLER HEAD ABOVE FALSE CEILING	假天花上的消防花灑頭
SIDE WALL SPRINKLER HEAD	牆身消防花灑頭
SMOKE DETECTOR	消防煙霧偵測器
PLASTIC LAMINATE WITH METAL PLATE BEHIND	膠板配金屬底板



The Purchaser(s) acknowledges and accepts that there will be sprinkler heads and smoke detectors installed at the ceiling and/or wall of the Property and fire resistance rated wall within the Property, as shown on the floor plan above with indicative location and as required by the Fire Safety Management Plan applicable to the Development. The sprinkler heads, smoke detectors and fire resistance rated wall are fire service installations and shall be maintained by the Purchaser at his/her own costs.

買方確認及接受，根據適用於發展項目的消防安全管理計劃的要求，本物業的天花及/或牆身將會安裝消防花灑頭及消防煙霧偵測器及本物業內將會有耐火等級牆。大約之示意位置如上圖所示。消防花灑頭、消防煙霧偵測器及耐火等級牆為消防裝置，並須由買家自費保養。

In the event of any conflict or discrepancy between the Chinese and English versions of the text contained herein, the English version shall prevail.
 如本文件所載的文字之中英文本有任何歧異，一切以英文文本為準。

**Note
備註**

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA".

^ 期數中住宅發展項目的 Aqua Avenue 第1座、Aqua Avenue 第2座、Aqua Avenue 第3座及 Aqua Avenue 第5座稱為「SIERRA SEA」。

Signed by the Purchaser(s) 買方簽署

Appendix 2 – “List of Special Fittings for flats in Phase 1A(2)”
附錄 2 - 「第 1A(2)期單位的特別裝置列表」

Bathroom Swing Door 浴室掩門 (If swing door is provided for bathroom 如浴室為掩門)	: The bathroom of the following flats are provided with fixed panel 下列單位浴室掩門有梗板 Flat A, B, C, D, F and J on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1 Aqua Avenue 第 1 座之 1 樓至 3 樓、5 樓至 12 樓及 15 樓至 16 樓的 A、B、C、D、F 及 J 單位 Flat A, B, C and D on 17/F of Aqua Avenue Tower 1 Aqua Avenue 第 1 座之 17 樓 A、B、C 及 D 單位 Flat A, B, C, D, F and J on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2 Aqua Avenue 第 2 座之 1 樓至 3 樓、5 樓至 12 樓及 15 樓至 22 樓的 A、B、C、D、F 及 J 單位 Flat A, B, C and D on 23/F of Aqua Avenue Tower 2 Aqua Avenue 第 2 座之 23 樓 A、B、C 及 D 單位 Flat B, E, F and J on G1/F-G2/F of Aqua Avenue Tower 3 Aqua Avenue 第 3 座之地下 1 樓至地下 2 樓的 B、E、F 及 J 單位 Flat B, C, D, E, F and J on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-28/F of Aqua Avenue Tower 3 Aqua Avenue 第 3 座之 1 樓至 3 樓、5 樓至 12 樓、15 樓、17 樓至 23 樓及 25 樓至 28 樓的 B、C、D、E、F 及 J 單位 Flat A, B, C and D on 29/F of Aqua Avenue Tower 3 Aqua Avenue 第 3 座之 29 樓 A、B、C 及 D 單位 Flat C, D, E and J on G1/F-G2/F of Aqua Avenue Tower 5 Aqua Avenue 第 5 座之地下 1 樓至地下 2 樓的 C、D、E 及 J 單位 Flat A, B, C, D, E and J on 1/F-3/F, 5/F-12/F, 15/F, 17/F-23/F and 25/F-32/F of Aqua Avenue Tower 5 Aqua Avenue 第 5 座之 1 樓至 3 樓、5 樓至 12 樓、15 樓、17 樓至 23 樓及 25 樓至 32 樓的 A、B、C、D、E 及 J 單位 Flat A, B, and C on 33/F of Aqua Avenue Tower 5 Aqua Avenue 第 5 座之 33 樓 A、B 及 C 單位
Bedroom Swing Door 睡房掩門 (If swing door is provided for bedroom 如睡房為掩門)	: The bedroom of the following flats are provided with fixed panel 下列單位睡房掩門有梗板 Flat A, B, C, D, E, F, G and J on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1 Aqua Avenue 第 1 座之 1 樓至 3 樓、5 樓至 12 樓及 15 樓至 16 樓的 A、B、C、D、E、F、G 及 J 單位 Master Bedroom and Bedroom 1 of Flat H on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1 Aqua Avenue 第 1 座之 1 樓至 3 樓、5 樓至 12 樓及 15 樓至 16 樓的 H 單位主人睡房及睡房 1 Flat A, B and C on 17/F of Aqua Avenue Tower 1 Aqua Avenue 第 1 座之 17 樓 A、B 及 C 單位 Master Bedroom and Bedroom 2 of Flat D on 17/F of Aqua Avenue Tower 1 Aqua Avenue 第 1 座之 17 樓 D 單位主人睡房及睡房 2 Flat A, B, C, D, E, F, G and J on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2 Aqua Avenue 第 2 座之 1 樓至 3 樓、5 樓至 12 樓及 15 樓至 22 樓的 A、B、C、D、E、F、G 及 J 單位 Master Bedroom and Bedroom 1 of Flat H on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2 Aqua Avenue 第 2 座之 1 樓至 3 樓、5 樓至 12 樓及 15 樓至 22 樓的 H 單位主人睡房及睡房 1

		Flat A, B and C on 23/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之23樓A、B及C單位 Master Bedroom, Bedroom 1 and Bedroom 2 of Flat D on 23/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之23樓D單位主人睡房、睡房1及睡房2
Wood Deck at Balcony 露台木地台 (If balcony is provided) (如單位有露台)	:	All Flats of Aqua Avenue Tower 1 Aqua Avenue 第1座所有單位 All Flats of Aqua Avenue Tower 2 Aqua Avenue 第2座所有單位
Handrail is provided in Shower Cubicle 淋浴間內提供扶手	:	All Flats on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1 Aqua Avenue 第1座之1樓至3樓、5樓至12樓及15樓至16樓所有單位 Bathroom 1 of Flat A, B, C and D on 17/F of Aqua Avenue Tower 1 Aqua Avenue 第1座之17樓A、B、C及D單位浴室1 Bathroom 2 of Flat D on 17/F of Aqua Avenue Tower 1 Aqua Avenue 第1座之17樓D單位浴室2 All Flats on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之1樓至3樓、5樓至12樓及15樓至22樓所有單位 Bathroom 1 of Flat A, B, C and D on 23/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之23樓A、B、C及D單位浴室1 Bathroom 2 of Flat D on 23/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之23樓D單位浴室2
Pull down Basket is Provided at Kitchen Cabinet 櫥櫃提供拉籃	:	All Flats on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1 Aqua Avenue 第1座之1樓至3樓、5樓至12樓及15樓至16樓所有單位 All Flats on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之1樓至3樓、5樓至12樓及15樓至22樓所有單位
Sensor Foot Light is provided at Corridors 走廊提供感應燈	:	Flat A, B, C, D, E, H and J on 1/F-3/F, 5/F-12/F and 15/F-16/F of Aqua Avenue Tower 1 Aqua Avenue 第1座之1樓至3樓、5樓至12樓及15樓至16樓的A、B、C、D、E、H及J單位 Flat A, B, C and D on 17/F of Aqua Avenue Tower 1 Aqua Avenue 第1座之17樓A、B、C及D單位 Flat A, B, C, D, E, H and J on 1/F-3/F, 5/F-12/F and 15/F-22/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之1樓至3樓、5樓至12樓及15樓至22樓的A、B、C、D、E、H及J單位 Flat A, B, C and D on 23/F of Aqua Avenue Tower 2 Aqua Avenue 第2座之23樓A、B、C及D單位
Extra Slip Resistance Floor Tiles 更高防滑度的地磚	:	Living Room and Dining Room, Kitchen and Bathroom of all Flats of Aqua Avenue Tower 1 Aqua Avenue 第1座所有單位客廳及飯廳、廚房及浴室 Living Room and Dining Room, Kitchen and Bathroom of all Flats of Aqua Avenue Tower 2 Aqua Avenue 第2座所有單位客廳及飯廳、廚房及浴室

Acknowledgement Letter Regarding Miscellaneous Matters
關於其他事項的確認信

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”) ^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

I/We, the undersigned, hereby acknowledge and accept that I am/we are fully aware, prior to my/our signing of the Preliminary Agreement for Sale and Purchase of the Property, that:-

本人／吾等，下方簽署人，特此確認及接受，本人／吾等簽署物業的臨時買賣合約前已清楚明白以下事項：

- (i) During the necessary maintenance of the external walls of Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 arranged by the Manager of the Phase, the gondola will be operating in the airspace outside windows and above the roof / flat roof / parapet walls of residential properties in such Towers.
在期數管理人安排之 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座外牆之必要維修期間，吊船將在該等大廈住宅物業之窗戶外及天台／平台／護牆之上及其上空運作。
- (ii) There are common areas for maintenance at the flat roof (the “Area(s)”) of some residential properties on 1/F of Aqua Avenue Tower 1 and Aqua Avenue Tower 2 and G1/F of Aqua Avenue Tower 3 and Aqua Avenue Tower 5 (collectively, the “Residential Property”) and the Area(s) is/are part(s) of the Residential Common Areas and Facilities (as defined in the Principal Deed of Mutual Covenant and Management Agreement in respect of the Development (the “DMC”)) within the Phase. Pursuant to the provisions of the DMC, and in particular sub-clause (a) of Part B of the Second Schedule to the DMC, the Manager of the Development shall have the right to enter into the Area(s) through the Residential Property(ies). The Area(s) has/have been shown in the relevant floor plans of the sales brochure of the Phase.
Aqua Avenue 第 1 座及 Aqua Avenue 第 2 座的 1 樓及 Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座的地下 1 樓的部份住宅物業（「該住宅物業」）於平台設有供維修用之公用範圍（「該範圍」），而該範圍屬於位於期數內的住宅公用地方及設施（定義見有關發展項目的主公契及管理協議（「公契」））。根據公契上的條文及公契第二附表 B 部分第(a)條，發展項目的管理人有權經過該住宅物業進入該範圍。該範圍已展示於期數的售樓說明書的相關樓面平面圖。
- (iii) Lightning Terminal/Mobile Phone Antenna/Communal Aerial System will be installed at the following location(s):
以下位置將會安裝避雷裝置／電話天線／公共天線系統：

Description 說明	Location 位置
Lightning Terminal 避雷裝置	Top roof of Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5

	Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座的頂層天台
Mobile Phone Antenna 電話天線	Upper roof of Aqua Avenue Tower 1, Aqua Avenue Tower 2 and Aqua Avenue Tower 5 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座及 Aqua Avenue 第 5 座的上層天台
Communal Aerial System 公共天線系統	Top roof of Aqua Avenue Tower 5 Aqua Avenue 第 5 座的頂層天台

- (iv) There may be backlit signage and decorative lighting at the external wall at lower levels of the Phase and backlit signage, decorative lighting and sound system at “GO PARK Sai Sha” which is located in the vicinity of the Phase. The locations of such signage and lighting may be changed from time to time and the illumination of the said features and volume of sound system may impact the Property. For avoidance of doubt, “GO PARK Sai Sha” does not form part of the Phase or Development.
期數中每一座的低層的外牆可能設有背光標誌及裝飾照明以及位於期數附近的「西沙 GO PARK」可能設有背光的標誌、裝飾照明及音響系統。該等標誌及照明的位置可能不時改變。上述特色裝置的照明及音響系統的音量對本物業可能會造成影響。為免生疑問，「西沙 GO PARK」並不屬於期數或發展項目的一部分。
- (v) There may be exhaust devices at lower levels of the Phase and the top roof of specified Towers in subsequent phase(s). The alignment and position of the exhaust devices may be changed from time to time and are subject to compliance with the relevant statutory requirements and/or directions from the relevant Government Authorities. Such exhaust devices may impact the Property.
期數低層及後續期數個別大廈之頂層天台或會有排氣設備。排氣設備的排列及位置或會不時更改，並須符合相關法例的要求及／或有關政府部門的指引。上述排氣設備對本物業可能會造成影響。
- (vi) Illumination of the lamp poles along emergency vehicular access/driveway may impact the Property.
沿緊急車輛通道／車道之街燈照明對本物業可能會造成影響。
- (vii) There may be air-conditioners outdoor units installed at the flat roof at lower levels of each Tower in the Phase. The alignment and position of the air-conditioners outdoor units may be changed from time to time. Such air-conditioner(s) outdoor unit(s) may impact the Property.
期數各大廈低層的平台或會裝有冷氣機室外機。冷氣機室外機的排列及位置可能不時改變。上述冷氣機室外機對本物業可能會造成影響。
- (viii) The air-conditioner platform(s) outside the Property may be placed with air-conditioner(s) outdoor unit(s) belonging to the Property and/or other residential properties.
本物業外的冷氣機平台可能會放置屬於本物業及／或其他住宅物業的一部或多部冷氣機室外機。
- (ix) There may be decorative lighting and sound system at the landscape area and BBQ area at lower levels of the Phase and outdoor swimming pool at low levels of subsequent phase(s). The locations of such lighting may be changed from time to time and occasional social events will be held at the abovementioned facilities. The illumination of such facilities and the volume of the sound system may impact the Property.
期數低層的園景區、燒烤場及後續期數低層的室外游泳池可能設有裝飾照明及音響系統。該等照明的位置可能不時改變及以上設施將會舉辦非恆常性舉辦的社交活動。上述特色裝置的照明及音響系統的音量對本物業可能會造成影響。
- (x) There may be special traffic arrangement including but not limited to alteration of vehicular access route during the construction of subsequent phase(s) of the Development. Construction vehicles may also enter the carpark for construction of subsequent phase(s). Such construction works and arrangement may materially affect the enjoyment of the Property in terms of views, noise, dust and/or other aspects of the surrounding environment.
發展項目的後續期數施工期間可能會制定特別交通安排，包括但不限於更改行車通道。建築車輛亦可進入停車場以進行後續期數的施工。該等工程及安排可能對本物業之享用，諸如景觀、噪音、沙塵及／或周邊地區環境之其他方面，造成實質影響。
- (xi) There are nine (9) rising mains and associated concrete tunnel, chamber and other facilities constructed or to be constructed on, in, under or passing through the Government land which will serve the sewage system of the Development exclusively and which shall be operated, cleansed, repaired, maintained, modified, removed and replaced by the owners of the Development at their own costs and expenses.

發展項目會建造或將會建造 9 個於政府土地之上、之內、之下或穿過政府土地的上升管道及相關混凝土隧道、暗室及其他設施，將專門為發展項目的污水系統服務，並須由發展項目的業主自費操作、清潔、維修、保養、更改、移除和更換。

- (xii) (a) For the purpose of compliance with Special Condition No. (16)(c)(iii) of the Land Grant, immediately after the execution of the DMC, the Vendor and the first assignee under the DMC (as all the registered owners of The Remaining Portion of Tai Po Town Lot No. 253 (the “**Land**”)) of the first part and the Vendor (as the sole registered owner of Section A of Tai Po Town Lot No. 253 (the “**Adjacent Land**”)) of the second part have entered into a Deed of Mutual Grant of Easement in respect of the Land and the Adjacent Land (the “**DMG**”), whereby, with effect from the date of the deed of mutual covenant and management agreement in respect of the Adjacent Land, the right to use and enjoy recreational areas and facilities within the Land and other ancillary rights are granted to the residents and their bona fide visitors of the Adjacent Land from time to time and the right to use and enjoy recreational areas and facilities within the Adjacent Land and other ancillary rights are granted to the residents and their bona fide visitors of the Land from time to time, and the related expenses for managing, operating, maintaining, servicing, insuring, improving, upkeeping, renovating, replacing, repairing, rebuilding or cleansing will be shared between the owners of the residential properties in the Development and the owners of the residential properties of the Adjacent Land in accordance with the provisions of the DMG.
- 為遵從批地文件特別條件第(16)(c)(iii)條的規定，在公契簽訂後，賣方及公契下的第一受讓人（作為大埔市地段第 253 號餘段（「**該土地**」）的所有註冊業主）作為第一方，及賣方（作為大埔市地段第 253 號 A 分段（「**毗鄰土地**」）之唯一註冊業主）作為第二方，已即時簽署一份有關該土地及毗鄰土地的互授權利契約（「**互授權利契約**」），而藉此，由毗鄰土地的公契及管理協議日期起，毗鄰土地的住戶及其真正訪客將不時獲授予權利以使用及享用毗鄰土地內的康樂地方及設施及其他附帶權利，以及該土地的住戶及其真正訪客將不時獲授予權利以使用及享用毗鄰土地內的康樂地方及設施及其他附帶權利，及有關用於管理、營運、保養、維修、保險、改善、保養、翻新、更換、修理、重建或清潔的的開支將由發展項目的住宅物業的業主及毗鄰土地的住宅物業的業主根據互授權利契約的規定共同分擔。
- (b) Such recreational areas and facilities within the Adjacent Land may not be completed and/or available for use immediately after handover of residential properties in the Phase, and the use and enjoyment of such recreational areas and facilities are subject to the terms and conditions of the DMC, the DMG and the deed of mutual covenant and management agreement in respect of the Adjacent Land.
- 毗鄰土地內的該等康樂地方及設施於期數住宅物業交樓時可能尚未完成及／或未能即時啟用。該等康樂地方及設施的使用及享用須受制於公契、互授權利契約及有關毗鄰土地的公契及管理協議的條款及細則。
- (c) The Purchaser(s) should refer to the executed DMG for details. A copy of the executed DMG is available for inspection free of charge at the sales office of the Phase during opening hours.
- 買方應參閱已簽訂的互授權利契約以了解詳情。已簽訂的互授權利契約的副本可於期數售樓處開放時間內免費查閱。
- (xiii) Please refer to (a) the "Layout Plan of the Development" section of the sales brochure of the Phase for identification of the approximate locations of the chimneys for Emergency Generator Room; and (b) the building plans of the Development for identification of the approximate locations of Emergency Generator Room and Transformer Room. Such facilities may impact the Property.
- 請參閱(a)期數的售樓說明書的「發展項目的布局圖」一節以識別緊急發電機機房煙囪的大約位置；及(b)發展項目的建築圖則以識別緊急發電機機房及電力變壓房的大約位置。上述設施對本物業可能會造成影響。
- (xiv) All services provided or goods sold by the tenants in the Commercial Accommodation of the Development are subject to the discretion of the tenants and may change from time to time. No warranty or representation (whether express or implied) has been made by the Vendor or its agent whatsoever in respect of the provision of any services or sale of any goods or the tenants' mix in the Commercial Accommodation of the Development.
- 所有由發展項目的商場租戶提供之服務或售賣之貨品由該等租戶酌情決定及可能不時改變。賣方或其代理人對該等服務或貨品或商場租戶之組合並無作出任何承諾或陳述（不論明示或隱含）。
- (xv) Certain clubhouse and/or recreational facilities belong to other phase(s) of the Development and are not available for use before completion of such phase(s). The clubhouse and recreational facilities of the Development may not be available for use immediately upon handover of the residential properties of the Phase.

部份會所及／或康樂設施屬於發展項目其他期數，於其他期數落成前不可使用。會所及／或康樂設施於發展項目期數入伙時未必能即時啟用。

- (xvi) After issuance of the occupation permit for the Phase, the Property may be made available for viewing by potential purchasers of other residential properties in the Phase or in other phases of the Development until my/our completion of the purchase of the Property. I/We agree that I/we shall not raise any objection thereto or make any claim for damages or compensation against the Vendor.

在期數的佔用許可證發出之後直至本人／吾等完成本物業的買賣之前，本物業可能會開放供期數或發展項目其他期數的其他住宅物業之準買家參觀。本人／吾等同意本人／吾等不得對此提出任何反對或向賣方作出任何賠償或補償的申索。

- (xvii) There may be pumping station(s), power plant(s) (including electricity sub-stations), religious institution (including church, temple and Tsz Tong), cemetery and graves near the Development which may affect the views of the Property. The Vendor has advised me/us to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby. The view of the Property is affected by the orientation, level, surrounding buildings and environment of the Property. The surrounding environment, buildings and facilities of the Development may change from time to time. No warranty, representation or undertaking (whether express or implied) is given by the Vendor as to the view of the Property. 發展項目附近可能有泵房、發電廠（包括電力分站）、宗教場所（包括教堂、廟宇及祠堂）、墳場及墳墓，對本物業的景觀可能造成影響。賣方已建議本人／吾等到有關發展地盤作實地考察，以對該發展地盤，其周邊地區環境及附近的公共設施有較佳了解。本物業所享有之景觀受其座向、樓層、周邊建築物及環境所影響。發展項目周邊環境、建築物及設施可能會不時改變。賣方對本物業的景觀並不作出任何保證，陳述或承諾（不論明示或隱含）。

- (xviii) Prior to carrying out any renovation or alteration works to the Property (including any non-structural solid concrete blocks thereof), I/we should at my/our own costs and expenses consult all relevant professionals to ensure that there are no safety issues in relation to such works, and such works will not interfere with the integrity of the building structure and will not contravene any land grant conditions, the Buildings Ordinance, all other relevant Ordinances and regulations. I/We should also comply with all relevant requirements under the House Rules of the Development (including obtaining the approval by the manager of the Development to commence the works).

在對本物業(包括其任何非結構混凝土隔牆)進行任何裝修或改建工程之前，本人／吾等應自費諮詢所有相關專業人士，以確保該等工程不存在任何安全問題，且該等工程不會妨礙樓宇結構的完整性及不會違反任何批地條件條款、《建築物條例》、所有其他相關條例及規例。本人／吾等亦應遵守發展項目的屋苑守則下的所有相關規定（包括取得發展項目的管理人的批准展開工程）。

- (xix) Under the terms and conditions of the DMC, for so long as the electricity substation situated on The Remaining Portion of Tai Po Town Lot No. 157 actually serves the Land in the provision of electricity supply by CLP Power Hong Kong Limited to the Land, the owners of the Development shall contribute a fraction of the cost of management, operation and maintenance of the electricity substation in such basis to be agreed by the Owners' Committee of the Development.

根據公契的條款及條件，只要位於大埔市地段第 157 號餘段的電力分站實際為該土地服務，由中華電力有限公司向該土地供應電力，發展項目的業主須按該發展項目業主委員會同意的基準，分擔管理、營運及維修該電力分站的部分費用。

- (xx) "GO PARK Sai Sha" is the promotional name of the development which is located in The Remaining Portion of Tai Po Town Lot No. 157. "GO PARK Sai Sha" does not form part of the Development or the Phase, and such name will not be used or shown in the building plans, Agreement for Sale and Purchase, Deed of Mutual Covenant, Assignment or any other title deeds or legal documents relating to the Development or the Phase. The design, buildings, facilities to be provided, and the area of The Remaining Portion of Tai Po Town Lot No. 157 and the various parts of "GO PARK Sai Sha" may be changed from time to time. No offer, representation, undertaking or warranty, whether express or implied, is given by the Vendor.

「西沙 GO PARK」指位於大埔市地段第 157 號餘段內項目之宣傳名稱。「西沙 GO PARK」並不屬於發展項目或期數的一部份，有關名稱不會用於或出現在與發展項目或期數相關的建築圖則、買賣合約、公契、轉讓契或其他業權或法律文件。大埔市地段第 157 號餘段及「西沙 GO PARK」各部份之設計、建築物、所提供的設施及面積可不時更改。賣方並無作出任何明示或隱含的要約、陳述、承諾或保證。

(xxi) “GO PARK Aqua” is the promotional name of the development which is located in Tai Po Town Lot No. 254. “GO PARK Aqua” does not form part of the Development or the Phase, and such name will not be used or shown in the building plans, Agreement for Sale and Purchase, Deed of Mutual Covenant, Assignment or any other title deeds or legal documents relating to the Development or the Phase. The design, buildings, facilities to be provided, and the area of Tai Po Town Lot No. 254 and the various parts of “GO PARK Aqua” may be changed from time to time. No offer, representation, undertaking or warranty, whether express or implied, is given by the Vendor.

「GO PARK Aqua」指位於大埔市地段第 254 號內項目之宣傳名稱。「GO PARK Aqua」並不屬於發展項目或期數的一部份，有關名稱不會用於或出現在與發展項目或期數相關的建築圖則、買賣合約、公契、轉讓契或其他業權或法律文件。大埔市地段第 254 號及「GO PARK Aqua」的各部份之設計、建築物、所提供的設施及面積可不時更改。賣方並無作出任何明示或隱含的要約、陳述、承諾或保證。

(xxii) The other phases of the Development are still under construction. The Vendor reserves the right to amend the building plans and other plans of the Development from time to time and the design of the Development is subject to the final plans approved by the Government. No offer, representation, undertaking or warranty, whether express or implied, is given by the Vendor.

發展項目其他期數仍在興建中。賣方保留權利不時改動發展項目的建築圖則及其他圖則，發展項目的設計以相關政府部門最後批准之圖則為準。賣方並無作出任何明示或隱含的要約、陳述、承諾或保證。

(xxiii) I/We do not make the decision to purchase and enter into the Preliminary Agreement for Sale and Purchase of the Property in reliance of any information in the marketing and advertising materials of the Phase.

本人／吾等並非根據期數的市場推廣及廣告資料所載的任何資訊而決定購買及訂立本物業的臨時買賣合約。

In the event of any conflict or discrepancy between the Chinese and English versions of this document, the English version shall prevail.

如本文件之中英文文本有任何歧義，一切以英文文本為準。

I/We hereby confirm and declare that I/we have agreed to purchase the Property with full knowledge and acceptance of the above.

本人／吾等確認及聲明本人／吾等同意購入本物業時已完全知悉並接受上述事項。

Signed by the Purchaser(s) 買方簽署

Note 備註：

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.

^ 期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Acknowledgement Letter Regarding Stamp Duty
關於印花稅的確認信

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”)^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

I/we, the undersigned, hereby confirm and acknowledge that I am/we are aware of the following and their implications prior to the signing of the preliminary agreement for sale and purchase (“**Preliminary Agreement**”) and the formal agreement for sale and purchase (“**Agreement for Sale and Purchase**”) of the Property:
本人／我們，下方簽署人，謹此確認及知悉在簽署本物業之臨時買賣合約（「**臨時合約**」）及正式買賣合約（「**買賣合約**」）之前，本人／我們已獲悉以下事項及其影響：

Increasing AVD rate for instruments of residential property with value above HK\$100 Million
調高價值港幣\$1 億元以上的住宅物業的從價印花稅的稅率

- The Stamp Duty (Amendment) Ordinance 2026 (“**2026 Amendment Ordinance**”) was published in the Gazette on 29 May 2026 to increase the ad valorem stamp duty (“**AVD**”) rate in Part 1 of Scale 1 and Scale 2 for residential property instruments with a consideration or value exceeding \$100 million from 4.25% to 6.5% with effect from 26 February 2026. The new rates in Part 1 of Scale 1 and Scale 2 apply to any residential property instruments executed on or after 26 February 2026. The rates under the new Scale 3, applicable to non-residential property instruments, are the same as those under the prevailing Scale 2 before the enactment of the 2026 Amendment Ordinance.
《2026 年印花稅（修訂）條例》（《2026 年修訂條例》）已於 2026 年 5 月 29 日刊憲，該條例將第 1 標準第 1 部及第 2 標準中物業售價或價值超過 1 億元的住宅物業文書的從價印花稅稅率，由 4.25% 上調至 6.5%，自 2026 年 2 月 26 日起生效。第 1 標準第 1 部及第 2 標準的新稅率適用於 2026 年 2 月 26 日或之後簽立的任何住宅物業文書。適用於非住宅物業文書的新第 3 標準稅率與《2026 年修訂條例》生效前的當前第 2 標準稅率相同。

Raising the maximum value of properties chargeable to a stamp duty of \$100
調高 100 元印花稅適用的物業價值上限

- The Stamp Duty (Amendment) Ordinance 2025 (“**2025 Amendment Ordinance**”) was published in the Gazette on 16 May 2025 to give effect to a proposal in the 2025-26 Budget to raise the maximum value of properties chargeable to a stamp duty of HK\$100 to HK\$4 million with effect from 26 February 2025. Under the 2025 Amendment Ordinance, unless otherwise provided, the new value bands will be applicable to any instrument executed on or after 26 February 2025 for the sale and purchase or transfer of residential or non-residential property.
《2025 年印花稅（修訂）條例》（《2025 年修訂條例》）已於 2025 年 5 月 16 日刊憲，以實施 2025-26 年度財政預算案中的建議，將港幣\$100 元印花稅適用的物業價值上限調高至港幣\$4 百萬元，由 2025 年 2 月 26 日起生效。根據《2025 年修訂條例》，除另有規定外，新稅階適用於任何在 2025 年 2 月 26 日或之後所簽立以買賣或轉讓住宅或非住宅物業的交易文書。

Demand-side Management Measures for Residential Properties
住宅物業的需求管理措施

3. The Stamp Duty (Amendment) Ordinance 2024 ("**2024 Amendment Ordinance**") was published in the Gazette on 19 April 2024 to give effect to the proposals in the 2024-25 Budget to cancel all demand-side management measures for residential properties. Under the 2024 Amendment Ordinance, (a) the ad valorem stamp duty ("AVD") rate of 7.5% under Part 1 of Scale 1 is amended to the same rate as those of AVD at Scale 2 with effect from 28 February 2024; and (b) any instrument executed on or after 28 February 2024 for the sale and purchase or transfer of residential property is no longer subject to special stamp duty and buyer's stamp duty.

《2024年印花稅（修訂）條例》（《2024年修訂條例》）已於2024年4月19日刊憲，以實施2024-25年度財政預算案中的建議，即撤銷所有住宅物業需求管理措施。根據《2024年修訂條例》，(a)由2024年2月28日起，第1標準第1部之下百分之七點五的從價印花稅稅率修訂為與從價印花稅第2標準的稅率相同；及(b)在2024年2月28日或之後所簽立以買賣或轉讓住宅物業的文書均無須徵收額外印花稅及買家印花稅。

Series of transactions**系列交易**

4. Purchaser should be aware that the purchase of two or more properties from the same vendor on the same date or within a short time span under two or more Preliminary Agreements / Agreements for Sale and Purchase may be considered by the Stamp Office to form a larger transaction or series of transactions. In such scenario, the AVD of the Preliminary Agreements / Agreements for Sale and Purchase will then be computed at the rate pertinent to the total amount or value of the considerations of all the properties.

買方應注意，在同一日或一段短時間內根據兩份或以上的臨時合約／買賣合約向相同的賣方購買兩個或以上的物業，可能會被印花稅署視為構成一宗更大交易或一系列交易。在此情況下，臨時合約／買賣合約的從價印花稅將按所有物業的總代價款額或價值的從屬印花稅率計算。

5. For details of the stamp duty, please browse the Inland Revenue Department website (www.ird.gov.hk).
有關印花稅詳情，請瀏覽稅務局網頁（www.ird.gov.hk）。

6. The Purchaser undertakes to deliver and shall procure the Purchaser's solicitors to deliver to the Vendor's Solicitors within 1 month from the date of the Agreement for Sale and Purchase, a certified true copy of the Agreement for Sale and Purchase duly stamped or a certified copy of the stamp certificate proving the due payment of stamp duty payable on the Agreement for Sale and Purchase.

在買賣合約訂立之日起1個月內，買方承諾向賣方律師交付並促使其律師向賣方律師交付一份已加蓋應付印花稅之買賣合約的認證副本，或印花證明書的認證副本，以證明已完全繳付買賣合約之印花稅。

Other Matters**其他事項**

7. I/We confirm and acknowledge that I/we shall indemnify and keep the Vendor fully indemnified against all penalty loss damages claims costs and expenses which the Vendor may suffer or incur arising from or as a result of any stamp duty not being fully or punctually paid by me/us.

本人／我們確認及知悉，若本人／我們不能全數或準時支付任何印花稅，以致賣方蒙受或招致罰款、損失、申索及費用，本人／我們須就此向賣方作出十足的彌償。

8. I/We acknowledge that this acknowledgement letter does not constitute any advice or representation from you to me/us. I/We understand that advice from the professionals should be sought if in doubt.

本確認信不構成你們給予本人／我們任何意見或陳述。本人／我們明白如有疑問，本人／我們應徵詢專業人士之意見。

9. Nothing in this acknowledgement letter shall be deemed or construed to vary or amend any term or condition of the Preliminary Agreement and the Agreement for Sale and Purchase.

本確認信任何條款都不應視為或理解為變更或修改臨時合約及買賣合約之任何條款或細則。

10. In the event of any conflict or discrepancy between the Chinese and English versions of this acknowledgement letter, the English version shall prevail.

如本確認信之中英文文本有任何歧義，一切以英文文本為準。

Signed by the Purchaser(s) 買方簽署

Note 備註：

^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA". 期數中住宅發展項目的 Aqua Avenue 第1座、Aqua Avenue 第2座、Aqua Avenue 第3座及 Aqua Avenue 第5座稱為「SIERRA SEA」。

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Annex 9
附件 9SHKP Club Application Form
新地會申請表格新地會
SHKP CLUB

新地會申請表格

感謝閣下有興趣成為新地會會員。新地會的目標是為推廣新鴻基地產集團的業務及形象，並促進會員及新鴻基地產集團的雙向溝通及通訊。按此目標，新地會將會不時向會員發送新鴻基地產集團及新地會有關的直接促銷資訊。在申請成為新地會會員之前，敬請閣下仔細閱讀本申請表格中「使用個人資料作直接促銷」部分的條文，以明白新地會可以如何使用閣下的個人資料作直接促銷用途，以及直接促銷的範圍。閣下申請成為新地會會員，即是閣下同意收取有關新鴻基地產集團及新地會的直接促銷資訊。新地會將不會發送跟新鴻基地產集團或新地會無關的直接促銷資訊。

在填寫及簽署申請表格前，請詳閱刊載於本表格中及新地會網頁內的會員守則（特別是個人資料收集聲明一項）。申請人必須年滿18歲或以上，並須填寫申請表格。請同時附上所需證明文件寄回新地會辦事處（地址：香港灣仔道30號新鴻基中心45樓），或傳真至852-2827 8804，以便本會核對申請人之身份及個人資格。在核對後，證明文件副本會隨即被毀。申請人亦可親身到本會辦事處提交申請表格並同時出示證明文件以供本會查對。

（#必須填寫）

個人資料

1. ☐ 先生 2. ☐ 小姐 3. ☐ 太太 4. ☐ 女士

身份證 / 護照上之英文姓名 / 姓名拼音

中文姓名

出生月日

年齡組別 ☐ 18-21 ☐ 22-25 ☐ 26-29 ☐ 30-33 ☐ 34-37 ☐ 38-41 ☐ 42-45
☐ 46-49 ☐ 50-53 ☐ 54-57 ☐ 58-61 ☐ 62-65 ☐ 65以上

婚姻狀況

1. ☐ 未婚2. ☐ 已婚3. ☐ 離婚

教育程度

1. ☐ 中學以下2. ☐ 中學3. ☐ 大專或其他4. ☐ 大學或以上

現居地址

☐ 香港地區：☐ 中西區 ☐ 灣仔 ☐ 東區 ☐ 南區 ☐ 深水埗 ☐ 油尖旺 ☐ 九龍城 ☐ 黃大仙 ☐ 觀塘 ☐ 沙田 ☐ 大埔 ☐ 北區 ☐ 元朗 ☐ 屯門 ☐ 西貢 ☐ 離島 ☐ 荃灣 ☐ 葵青☐ 中國內地省/直轄市：☐ 北京市 ☐ 天津市 ☐ 上海市 ☐ 重慶市 ☐ 河北省 ☐ 山西省 ☐ 內蒙古自治區 ☐ 遼寧省 ☐ 吉林省 ☐ 黑龍江省 ☐ 江蘇省 ☐ 浙江省 ☐ 安徽省 ☐ 福建省☐ 江西省 ☐ 山東省 ☐ 河南省 ☐ 湖北省 ☐ 湖南省 ☐ 廣東省 ☐ 廣西壯族自治區 ☐ 海南省 ☐ 四川省 ☐ 貴州省 ☐ 雲南省 ☐ 西藏自治區 ☐ 陝西省☐ 甘肅省 ☐ 青海省 ☐ 寧夏回族自治區 ☐ 新疆維吾爾自治區

城市：

☐ 其他地區/國家，請註明：現居住宅類型：☐ 私人住宅 ☐ 公屋 ☐ 資助出售房屋（居屋/綠置居/夾屋...等）☐ 平房/村屋 ☐ 獨立洋房 ☐ 宿舍

住宅電話（區號-號碼）

手提電話

電郵地址

個人年薪（港元）☐ \$300,000 以下⁽¹⁾ ☐ \$300,000 - \$700,000⁽⁴⁾ ☐ \$700,000 以上⁽⁷⁾

（本會將透過電子郵件向閣下發送申請確認通知及電子會員卡，同時亦會透過手機短訊向閣下發送本會號碼發送「一次性驗證密碼」，而非香港手機號碼則會以電郵收取「一次性驗證密碼」。）

會籍

本人申請成為新地會之：☐ 普通會員（年滿18歲或以上）☐ 星級會員（年滿18歲或以上並是新地住宅物業買家或租客或套房酒店之首要賓客（以許可人的身份））

會員資格及入會條件

若申請成為普通會員，只需遞交有效之電話號碼證明或電郵地址證明。若申請成為星級會員，申請人必須填寫以下欄目，遞交有效之電話號碼證明或電郵地址證明及下列的所需證明文件副本。

申請星級會員之人士，如未能即時提供所需之證明文件，將暫時當為申請成為普通會員處理，直至遞交有效之證明文件再作審核。

本人現確認本人已經符合下列星級會員的入會條件：（如所購買或租住的新鴻基地產集團所發展的住宅物業或居住的套房酒店與現居住址不同，請填寫此欄）

☐ 香港 ☐ 香港以外地區（請註明國家及省市：_____）

物業名稱	座	樓	室
☐ 本人是新鴻基地產集團（獨資或合資）所發展的住宅物業之買家 [見附註1]。 ☐ 第一手買家 [見附註2] ☐ 二手買家 [見附註3] 現提交 ☐ 有關購買上述物業之文件副本 [見附註4] 或 ☐ 徵收差餉及地租通知書副本或 ☐ 律師行發出完成購買上述物業之證明文件副本，以供查核。 ☐ 本人是新鴻基地產集團（獨資或合資）所發展的住宅物業之租客或套房酒店之首要賓客（以許可人的身份） [見附註1]。 現提交有關租約或長期住宿協議副本，以供查核。 ☐ 現時租客 ☐ 以往租客 附註1： 住宅物業並不包括位於住宅發展物業內的私家車停車位、電單車停車位與單車位。 若買家或租客或首要賓客為有限公司，就此星級會員申請事宜，本會將會接納該公司之董事為買家或租客或首要賓客。 附註2： 第一手買家指於買賣合約內之買方，而賣方為新鴻基地產發展有限公司或其附屬或聯營公司。 附註3： 第二手買家指除第一手買家外之其他買家。第一手買家/二手買家一視同仁為新地物業持有者。 附註4： 證明申請人為新鴻基地產集團所發展的住宅物業之買家的有關書面證明文件（管理費按金收據、管理費收條等除外）為 第一手買家/二手買家以私人名義購買之物業：（最少提交右列任何一項的副本） i) 訂購合約或臨時買賣合約、樓契或房地產權證 ii) 正式買賣合約、土地註冊查冊記錄（類別：過往及現況詳情） 第一手買家/二手買家以公司名義購買之物業： i) 香港公司註冊表格X/D2/AR1或中國各地工商行政管理局發出的備案通知書之副本（以證明申請人為該公司之董事）； ii) 訂購合約或臨時買賣合約 iii) 樓契或房地產權證 iv) 正式買賣合約 v) 土地註冊查冊記錄（類別：過往及現況詳情） 及最少右列任何一項的副本 本申請表格中標示為所需的資料必須提供，如閣下未有提供該等資料，本會將無法處理閣下的申請。閣下提供的個人資料及有關資料將予保密及用於處理閣下的申請，包括核實閣下提供之資料和考慮閣下成為會員的資格，以及會員守則中個人資料收集聲明中指明之其他用途。為此用途，閣下簽署此申請表格即表示同意我們將閣下個人資料與閣下先前提供給新鴻基地產集團的資料加以比較。閣下提供之個人資料將只會被披露或轉移予為上述目的使用有關資料時，合理而有需要把有關資料轉移予相關人士及機構。閣下有權根據《個人資料（私隱）條例》（第486章）的規定，要求查閱或更正閣下之個人資料。如有任何查閱或更正資料要求，可向本會資料保障主任提出，其辦事處位於香港灣仔道30號新鴻基中心45樓。（電話：852-2828 7878 傳真：852-2827 8804 電郵：shkpclub@shkp.com）			

簽署

本人確認本人已詳閱及明白刊載於此申請表格的會員守則，本人同意接受並遵從會員守則及同意個人資料收集聲明中所指的用途。本人確認本人已仔細閱讀下列「使用個人資料作直接促銷」部份的條文，並且明白新地會可以如何使用本人的個人資料作直接促銷用途，以及直接促銷的範圍。本人同意收取有關新鴻基地產集團及新地會的直接促銷資訊。本人聲明以上各項填報資料及就有關此申請而遞交之文件均屬真實、正確及完整。本人並授權貴會可向任何與新鴻基地產集團成員查核本人的資料，本人亦同意授權其他新鴻基地產集團成員披露有關本人之資料予貴會。本人同意以填報之個人資料作核對本人身份及會籍狀況之用。本人明白並同意所有就此申請而遞交之文件，均不會發還，如貴會要求，本人將提交文件正本及其他所需文件，以便貴會處理此申請。

☐ （如閣下於香港境內遞交本申請，毋須勾選此項，如閣下並非於香港境內遞交本申請，必須勾選此項，否則新地會無法處理閣下的申請。）本人同意並允許新地會為《個人資料（私隱）政策》中所列處理目的收集、使用、存儲或以其他方式處理本人的個人資料，新地會可以為有關之目的轉輸至香港新鴻基地產集團做進一步處理。本人已知曉可透過新地會熱線 852-2828 7878或 shkpclub@shkp.com 行使本人與個人資料相關的權利。

使用個人資料作直接促銷

新地會有意使用閣下在本申請表格中提供的所有資料，包括閣下的姓名、聯絡資料及閣下在問卷中的回覆進行直接促銷。直接促銷可以關於新鴻基地產集團或新地會，包括：（i）香港和世界各地由任何新鴻基地產集團成員擁有或發展，或由任何新鴻基地產集團成員任職或代理的地產物業（不論住宅、商業或工業樓宇，並包括泊車位），以及由金融機構為購買或租用該等物業而提供的貸款安排。（ii）由任何新鴻基地產集團成員擁有、營運或管理的商場及酒店，包括位於該等商場及酒店的商店及店舖提供的貨品、服務、設施及活動，以及（iii）由任何新鴻基地產集團成員提供其他種類的貨品、服務、設施及活動包括物業管理、建築、保險、金融服務、電訊、資訊科技、交通運輸基礎設施運營和管理、港口業務、運輸和物流、廢物管理、教育、招聘、融資/獎勵/優惠計劃、企業社會責任活動、及慈善和非牟利的事務。新地會需要閣下的同意方可使用閣下的個人資料作直接促銷。

新鴻基地產集團指新鴻基地產發展有限公司及任何由其直接或間接持有最少50%已發行股本的公司。

新地會的目標是為推廣新鴻基地產集團的業務及形象，並促進會員及新鴻基地產集團的雙向溝通及通訊。閣下申請成為新地會會員，即是閣下同意新地會使用閣下的個人資料以上述方式及範圍作直接促銷。新地會通常會以電郵方式向閣下發送直接促銷資訊，亦可使用其他方式，如閣下欲拒絕用電郵以外的其他通訊方式收取資訊，請在下列適當的方格加²號。如有在任何方格加²號，新地會即可使用所有下列通訊方式：

☐ 電話（遠話）☐ 電話（短訊等）☐ 郵寄

授權遞交新地會入會表格

本人 _____（申請人身份證上的姓名）現委託 _____（以公司名稱，如適用）之 _____ 先生/小姐代表本人遞交新地會入會申請表格，並確認表格上的資料乃本人提供，及由本人簽署確認資料屬實。

本人為獲授權人士並確認此授權書的入會表格由會籍申請者簽名及並由本人代其遞交。本人明白如未經申請者同意擅自填報或更改資料或作出虛假陳述，本人需負上相關的法律責任。

申請人簽署確認（需與新地會入會申請表格簽名一致）

日期： _____ 日/ _____ 月/ _____ 年/

獲授權人簽署

日期： _____ 日/ _____ 月/ _____ 年/

[更新資料於2025年4月]

^申請人可自願提供此問卷答案

問卷^

現誠邀閣下填寫以下問卷，讓我們更了解閣下的期望及需要，以便提供更適切的服務及優惠。所有資料將會絕對保密。
請別選有興趣之項目

1. 有關新鴻基地產資訊
a. ☐ 樓盤
f. ☐ 日式百貨
b. ☐ 保險
g. ☐ 其他（請註明：_____）
c. ☐ 商場
d. ☐ 電訊
e. ☐ 酒店
2. 生活
a. ☐ 時事
f. ☐ 財富管理
k. ☐ 電子產品 / 電腦
b. ☐ 家居設計及擺設
g. ☐ 親子
l. ☐ 健康資訊
c. ☐ 飲食
h. ☐ 汽車 / 駕駛
m. ☐ 其他（請註明：_____）
d. ☐ 潮流服飾
i. ☐ 文化閱讀
e. ☐ 家居保養及清潔
j. ☐ 美容 / 健身
3. 娛樂消閒
a. ☐ 流行音樂
f. ☐ 烹飪
k. ☐ 其他（請註明：_____）
b. ☐ 旅遊
g. ☐ 潮流
c. ☐ 電影
h. ☐ 寵物
d. ☐ 體育
i. ☐ 優質生活介紹
e. ☐ 電子 / 電腦遊戲
j. ☐ 園藝
4. 請別選你有興趣的物業相關活動及優惠（可別選多於一項）
a. ☐ 參觀香港新樓盤
f. ☐ 推薦親友置業計劃
k. ☐ 其他置業服務活動（請註明：_____）
b. ☐ 參觀內地新樓盤
g. ☐ 置業按揭服務 / 資訊
h. ☐ 置業法律知識講座 / 資訊
d. ☐ 會員首次置業優惠
i. ☐ 家居設計 / 裝修工作坊
e. ☐ 會員換樓置業優惠
j. ☐ 家居保養工作坊
5. 請問您現時在香港持有多少個住宅物業？
a. ☐ 0
b. ☐ 1
c. ☐ 2
d. ☐ 3
e. ☐ 4
f. ☐ 5或以上
6. 如購買了新住宅物業，請問你會否在購入新住宅物業至入伙後六個月期間 出售現時所有在香港的其他住宅物業，或全部轉讓給近親？
a. ☐ 會，全部出售
b. ☐ 會，全部轉讓給近親
c. ☐ 不會
d. ☐ 未決定
e. ☐ 不適用
7. 請問你及同住親友有否打算於未來兩年在香港自置住宅物業？如有，請別選是否首置。
本人：
a. ☐ 有（是 / 否首置）
b. ☐ 沒有
同住親友：
c. ☐ 有（是 / 否首置）
d. ☐ 沒有
8. 如有打算置業，請別選未來置業所選擇之隔間
a. ☐ 開放式
b. ☐ 1房
c. ☐ 2房
d. ☐ 3房
e. ☐ 4房或以上
f. ☐ 沒有打算置業

職員專用	(/ /) (/ /)
現場審查： ☐	編號：
批 核： ☐ 接納	☐ 不接納

編號
副本

會員守則

本守則對由新地會有限公司經營之「新地會」（簡稱「本會」）之所有會員均有約束力。會員包括普通會員、星級會員及本會不時招募之其他種類的會員，經此申請表格申請成為本會會員，申請人即同意受本會會員守則（包括不時生效之條款及條件）約束。

會籍

會員必須年滿18歲，所有會籍申請須經本會批准，而本會有絕對酌情權批准且無須作任何解釋。會籍的有效期為本會不時指定的年期。會員對本會之組織、運作或管理無投票權，亦對本會之任何財產無任何權利或追索權。本會之會籍不得轉讓。

會員卡

每位會員於其會籍申請被接納後，將獲本會發出一張會員卡（簡稱「會員卡」），此卡可以是電子會員卡（簡稱「電子卡」）或實體會員卡（簡稱「實體卡」）的形式。會員可透過發送給會員電郵的指定啟動鏈結或其他指定渠道下載電子卡，加至手機錢包內或截圖為圖像（簡稱「數碼資料庫」）。會員卡在任何情況下均為本會之財物，本會有權隨時撤銷該卡之效力及/或終止會員之會籍，而無須給予任何理由。本會亦有權要求會員歸還實體卡予本會及從會員之數碼資料庫中移除電子卡。會員卡抵供獲發該卡之會員使用，不得轉讓。會員於享用本會所提供之設施及服務時，須於被要求時出示會員卡作為其會籍的證明。本會保留隨時通過在其官方網站上發布相關通知終止實體卡的使用權利，而無須以任何其他方式個別通知會員。倘若會員遺失了會員卡，會員可透過新地會官方網站電子會員卡啟動表格重新下載電子卡或致電新地會熱線尋求協助。

設施及服務

會員於被批准入會後，即有資格接受及享有本會提供之設施及服務，惟須先得本會之邀請及接受本會於提供該等設施及服務時訂明之任何特定條款及條件限制。有關對會員作出之邀請，本會有絕對酌情權。本會有絕對酌情權於不同條件下，提供設施與服務予不同類別之會員。本會有絕對酌情權隨時終止任何設施或服務之提供及/或其運作，而無須向會員發出通知或給予任何理由。本會就任何人士包括任何商人或店舖拒絕接受會員卡與及用戶所提供之貨品及/或服務，概不負責，會員不得利用本會或本會提供之設施、服務、資料或文件作任何商業、不道德或非法用途。

本會之責任

除非由於本會或其僱員或妥為授權代表之疏忽或過失，本會無須為任何因會員之會籍或與會籍關連而直接或間接導致或引起任何性質之損失、索償、費用、收費或支出，向任何會員或任何其他人士承擔責任或法律責任。

會員償付費用

本會保留權利向會員收取費用，作為償付本會按會員要求提供及/或送付任何資料或文件時所引致之費用或支出。

更改會員守則

本會有絕對酌情權不時更改本會會員守則，並以其認為合適之任何方式通知會員任何上述之更改。除非他/她在向本會向會員發出之通知中指定的修訂生效日期之前以書面通知退出會籍，並將其實體卡退還給本會，及/或其電子卡從其數碼資料庫（以適用者為準）中刪除以進行註銷，否則會員須受該等已更改之守則約束。

退會

任何打算退出會籍之會員應於最少7日前以書面預先通知本會，表明其意向，並將實體卡一同退會通知，以掛號信件寄回本會，及/或從數碼資料庫中刪除電子卡（以適用者為準）。

開除會籍

本會倘若認為任何會員之行為對本會有損或與本會之利益相連或違反任何會員守則，本會可開除有關會員於本會之會籍，而本會之決定為最後及終局性的。被開除會籍之會員停止擁有會籍所授予之任何權利、福利或優惠，而且不再享有權接受及享有本會提供之設施及服務。被開除會籍之會員於收到開除會籍之通知後須立即向本會交還實體卡並將電子卡從數碼資料庫內移除（以適用者為準）。

本會終止運作

新地會有限公司有絕對酌情權於任何時候終止本會之運作而無須向會員發出通告或給予任何理由。於本會之運作被終止以後，會員之一切權利及優惠即告終止，而全部會員應在接到本會運作終止之通知後立即向本會交還實體會員卡並將電子卡從數碼資料庫內移除（以適用者為準）。於任何情況下，會員不得亦不能因本會終止運作而向本會、新地會有限公司之董事、股東或管理人員提出任何性質或任何情況下引致之索償或要求。

個人資料收集聲明

每一位申請會籍之人士必須提供此申請表格內所要求之全部個人資料及其他資料（訂明非必須提供者除外），以便本會考慮其申請。若申請人未能根據要求向本會提供該等資料，可能導致本會無法處理有關申請。如申請獲批准，在會員之會籍有效期間，本會可收集進一步之個人資料及其他資料。

申請人或會員之個人資料及其他資料可被本會用作促進或與下列有關之所有或任何用途：

(a) 處理會籍之申請；(b) 核實提供予本會之資料；(c) 為本會及/或新鴻基地產進行研究及/或分析；(d) 不時向會員提供關於新鴻基地產集團的資訊，包括新鴻基地產集團為會員提供的產品、設施、服務及其他優惠、獎賞及其他得益的資訊並且為會員匯集及安排該等產品、設施、服務及其他優惠、獎賞及其他得益（參閱使用個人資料作直接促銷）；(e) 就本會及/或新鴻基地產集團對會員或一般顧客所提供的設施、服務及/或產品，及作出評估及改進；(f) 促進會員與本會間的溝通，並鼓勵會員對其對本會及/或新鴻基地產集團之設施、服務及/或產品之需要及期望作出回應；(g) 為確定會員享用本會及新鴻基地產集團產品、設施、服務及其他優惠、獎賞及其他得益的資格，並考慮會員的需要，而將會員個人資料與會員先前提供給新鴻基地產集團的所有個人資料加以比較；(h) 履行任何適用法律下要求披露之規定；(i) 任何經申請人或會員不時同意之其他用途。

使用個人資料作直接促銷：新地會有意使用閣下在本申請表格中提供的所有資料，包括閣下的姓名、聯絡資料及閣下在問卷中的回覆（如適用）進行直接促銷。直接促銷可以關於新鴻基地產集團或新地會，包括：(i) 香港、中國內地和世界各地由任何新鴻基地產集團成員擁有或發展，或由任何新鴻基地產集團成員代銷或租賃代理的地產業務（不論住宅、商業或工業樓宇，並包括泊車位），以及由金融機構為購買或租用該等物業而提供的貸款安排；(ii) 由任何新鴻基地產集團成員擁有、營運或管理的商場及酒店，包括位於該等商場及酒店的商店及店舖提供的貨品、服務、設施及活動，以及(iii) 由任何新鴻基地產集團成員提供其他種類的貨品、服務、設施及活動包括物業管理、建築、保險、金融服務、電訊、資訊科技、交通運輸基礎設施運營和管理、港口業務、運輸和物流、廢物管理、教育、招聘、獎賞/獎勵/優惠計劃、企業社會責任活動及慈善和非牟利的事務。新地會需要閣下的同意方可使用閣下的個人資料作直接促銷。閣下提供之個人資料將只會被披露或轉移往與上述目的相關及合理而必要之單位。

新鴻基地產集團指新鴻基地產發展有限公司及任何由其直接或間接持有最少50%已發行股本的公司。

每一位會員均有權根據《個人資料（私隱）（修訂）條例》（第486章）的規定，要求查閱或更正閣下之個人資料。如有任何查閱或更正資料要求，可向本會資料保障主任提出，其辦事處位於香港灣仔道30號新鴻基地中心45樓。（電話：852-2828 7878 傳真：852-2827 8804 電郵：shkpcub@shkp.com）

新地會感謝會員長期支持，我們不時與會員分享新鴻基地產集團及新地會的各種最新資訊。如閣下不願收取新地會的直接促銷材料及/或資訊，可以向我们發出書面通知，郵寄至香港灣仔道30號新鴻基地中心45樓新地會資料保障主任收、電郵至shkpcub@shkp.com、或傳真至852-2827 8804，或致電新地會熱線 852-2828 7878。

即使閣下選擇日後不收取我們的直接促銷材料及/或資訊，我們亦會依舊尊重閣下之會籍，以便閣下能繼續享受更多的會員福利。你可以透過本會網頁或張貼於新鴻基地產集團旗下不同地點的通告得悉本會其後的優惠訊息。

適用法律

本守則受香港特別行政區法律管轄並按香港特別行政區法律解釋。

替補文本

本守則之英文文本及中文文本在文義上如有任何歧異，概以英文文本為準。

[更新資料於2025年4月]

Acknowledgement Letter Regarding Subsequent Phases
關於後續期數的確認信

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目的期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”) ^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」） ^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

I/We, the undersigned, hereby acknowledge that prior to my/our signing of the Preliminary Agreement for Sale and Purchase of the Property, I am/we are fully aware of and accept the following :-

本人／吾等，下方簽署人，特此確認於簽署本物業的臨時買賣合約前已清楚明白及接受以下事項：

- The subsequent phases of the Development and its surrounding areas may be at design stage and there may be changes in the layout and disposition of the buildings, and population density (including the number of units) in the Development and its surrounding areas.
發展項目的後續期數及其周邊地區可能仍處於設計階段，發展項目及其周邊地區內的建築物的布局及規劃以及人口密度（包括單位數目）可能會不時改變。
- The Vendor may, at any time before or after completion of the sale and purchase of the Property, make applications to the Government (including but not limited to Lands Department, Buildings Department, etc.), Town Planning Board and other authorities to (i) change, amend, vary, add to or alter the approved building plans of the Development and its surrounding areas developed by the Vendor including Section A of Tai Po Town Lot No. 253, the master layout plans and the landscape master plan, the number of units and other accommodations and/or the phasing of the Development and the aforesaid surrounding areas and/or (ii) amend, vary or modify the Government Grant or any conditions thereof (including building covenant) and/or (iii) obtain any consent, approval, no objection and waiver under, pursuant to or in connection with the Government Grant (collectively, the “**Applications**”). I/We hereby agree and authorize the Vendor to make the Applications and provide this document in support of the Applications, and I/we shall not make any objection to the Applications and shall take the Property subject to the Applications and subsequent approvals by the Government and other authorities.
賣方可於本物業買賣完成前或後的任何時間向政府（包括但不限於地政總處、屋宇署等）、城市規劃委員會及其他機構作出申請以(i) 更改、修訂、變更、增補或改動發展項目及其由賣方發展的周邊地區（包括大埔市地段第 253 號 A 段）的經批准建築圖則、總布局圖及總園景圖、發展項目及上述周邊地區的單位數目及其他設施數目及／或分期；及／或 (ii) 修訂、變更或修改政府批地書或其任何條件（包括建築規約）；及／或 (iii) 根據或就政府批地書取得任何同意、批准、不反對及豁免（統稱「**該等申請**」）。本人／吾等同意並授權賣方作出該等申請並可遞交本文件支持該等申請，且本人／吾等不得對該等申請作出任何反對，並接受本物業受制於該等申請及政府及其他機構對該等申請後的後續批准。

3. This document shall survive the completion of the sale and purchase of the Property.
本文件於本物業的買賣完成後仍然有效。
4. In the event of any conflict or discrepancy between the Chinese and English versions of this document, the English version shall prevail.
如本文件之中英文文本有任何歧義，一切以英文文本為準。

Signed by the Purchaser(s)買方簽署

Note 備註：

- ^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.
- ^ 期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Personal Information Collection Statement
個人資料收集聲明

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development")^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

From time to time, it is necessary for you to supply Sun Hung Kai Real Estate (Sales and Leasing) Agency Limited ("SHKREA", "we", "us" or "our") with your personal information and particulars in connection with provision of services and products, including handling your property transaction(s). We may not be able to provide the services and products requested by you without the necessary information and particulars.

新鴻基地產（銷售及租賃）代理有限公司（「本公司」或「我們」）為提供服務及產品（包括處理閣下的物業交易），需要閣下不時向我們提供閣下的個人資料及詳情。若沒有所需的資料及詳情，我們可能無法提供閣下要求的服務及產品。

We may also generate and compile information about you. Personal information and particulars provided by you or generated and compiled by us about you from time to time is collectively referred to as "Your Information".

我們亦可能產生及編制有關閣下的資料。閣下提供的或我們不時產生及編制有關閣下的個人資料及詳情統稱為「閣下資料」。

This Statement sets out the purposes for which Your Information may be used, what you are agreeing to with respect to our use of Your Information and your rights under the Personal Data (Privacy) Ordinance, Cap 486 ("Ordinance").

本聲明列出閣下資料可能被用作的用途、閣下就我們使用閣下資料所同意的事項及閣下根據《個人資料（私隱）條例》(486 章)（「條例」）的權利。

Purposes for which Your Information may be used

閣下資料可能被用作的用途

We may use Your Information for one or more of the following purposes from time to time:

我們可能不時使用閣下資料作下列一個或多個用途：

- (i) handling your property transaction(s) including preparation of documents and making any such necessary arrangements to complete the transaction;
處理閣下的物業交易，包括準備文件和作出任何必要的安排以完成交易；
- (ii) providing you with and administering offers, memberships, rewards, promotions, discounts, privileges, advantages or benefits whether of a financial nature, in the form of gifts or otherwise;
向閣下提供及管理優惠、會籍、獎賞、推廣、折扣、特惠、便利或利益（不論屬財務性質或以贈品或其他形式提供）；
- (iii) where mortgages, second mortgages, credit facilities or financial accommodation are sought by you, liaising with the mortgagee(s) or provider(s) of credit facilities or financial accommodation to process the same;
如閣下尋求按揭、第二按揭、信貸融資或財務融通，與承按人或信貸融資或財務融通提供者聯絡以處理閣下的申請；
- (iv) handling your applications or requests for services, products, memberships or benefits;
處理閣下就服務、產品、會籍或利益的申請或要求；

- (v) facilitating property management and security;
促進物業管理及保安；
- (vi) conducting surveys (which is wholly on voluntary basis) on the quality of services, properties, property developments or products provided by us or any other member of Sun Hung Kai Properties Group ("Group") or joint venture company(ies) set up by member(s) of the Group and joint venture partners ("JV Companies");
就我們或新鴻基地產集團（「集團」）任何其他成員或由集團成員及合資夥伴成立的合資公司（「合資公司」）提供的服務、物業、物業發展項目或產品的質量進行調查（自願性質參與）；
- (vii) marketing services, properties, property developments, products and other subjects (please see further details in "Use of Your Information in direct marketing" section below);
促銷服務、物業、物業發展項目、產品及其他標的（詳情請參閱以下「在直接促銷中使用閣下資料」部分）；
- (viii) conducting statistical research and analysis (the outcome of which will not reveal your identity);
進行統計研究和分析（統計研究及分析結果將不會揭露閣下的身分）；
- (ix) communicating with you;
與閣下溝通；
- (x) investigating and handling complaints;
調查及處理投訴；
- (xi) preventing or detecting illegal or suspicious activities; and
預防或偵測非法或可疑活動；及
- (xii) making disclosure when required by any law, court order, direction, code or guideline applicable in or outside Hong Kong.
在香港境內或境外適用的任何法律、法院命令、指令、守則或指引要求下作出披露。

Transfer of Your Information

轉移閣下資料

To facilitate the purposes set out above, we may disclose or transfer Your Information to the following parties (whether within or outside Hong Kong) except that any transfer of Your Information to another person for it to use in direct marketing will be subject to "Use of Your Information in direct marketing" section below. Your Information may be transferred outside Hong Kong to:

為促進上述用途，我們可能於香港境內或境外轉移或披露閣下資料予下列各方，但任何轉移或披露閣下資料予其他人士以供其在直接促銷中使用將受以下「在直接促銷中使用閣下資料」部分所限。閣下資料可能被轉移至香港境外致：

- (i) any member of the Group;
集團任何成員；
- (ii) any person from whom you seek mortgages, second mortgages, credit facilities or financial accommodation;
閣下向其尋求按揭、第二按揭、信貸融資或財務融通的任何人士；
- (iii) any agent, contractor or third party service provider who provides administrative, telecommunications, computer or other services to or support the operation of our business;
任何代理人、承包商或就我們的業務運作向我們提供行政、電訊、電腦或其他服務的第三方服務供應商；
- (iv) any person under a duty of confidentiality to us including our accountants, legal advisers or other professional advisers;
對我們有保密責任的任何人士，包括我們的會計師、法律顧問或其他專業顧問；
- (v) any person involved in your property transaction; and
閣下物業交易涉及的任何人士；及
- (vi) any person to whom we are required to make disclosure under any law, court order, direction, code or guideline applicable in or outside Hong Kong.
我們根據香港境內或境外適用的任何法律、法院命令、指令、守則或指引要求需要向其作出披露的任何人士。

Use of Your Information in direct marketing

在直接促銷中使用閣下資料

We may not (i) use Your Information in direct marketing unless you consent or do not object, or (ii) provide Your Information to another person for its use in direct marketing unless you consent or do not object in writing.

(i)除非閣下同意或不反對，我們方可在直接促銷中使用閣下資料，及(ii)除非閣下書面同意或不反對，我們方可向其他人士提供閣下資料以供其在直接促銷中使用。

In connection with direct marketing, we intend:

就直接促銷，我們有意：

(a) to use your name, contact details, services and products portfolio information, financial background and demographic data collected, generated, compiled or held by us from time to time;

使用我們不時收集、產生、編制或持有的閣下姓名、聯絡詳情、服務及產品組合資料、財務背景及人口數據；

(b) to market the following classes of services and products to you:

向閣下促銷以下類別的服務及產品：

(1) real estate properties (including car parking spaces) or property developments offered by member(s) of the Group, JV Companies or other persons who engage us to sell or promote real estate properties for them;

集團成員、合資公司或其他委任我們代其銷售或推廣地產物業的人士提供的地產物業（包括泊車位）或物業發展項目；

(2) services and products offered by us, other members of the Group or JV Companies (including real estate agency services, credit facilities and financial services);

我們、集團其他成員或合資公司提供的服務及產品（包括地產代理服務、信貸融資及財務服務）；

(3) offers, memberships, rewards, promotions, discounts, privileges, advantages or benefits provided by us, other members of the Group or JV Companies; and

我們、集團其他成員或合資公司提供的優惠、會籍、獎賞、推廣、折扣、特惠、便利或利益；及

(4) donations or contributions for charitable or non-profit making purposes, or social corporate responsibility events or activities;

為慈善或非牟利用途的捐款或捐贈，或企業社會責任節目或活動；

(c) in return for money or other property, to provide Your Information described in (a) above to other members of the Group for their use in direct marketing the classes of services and products described in (b) above.

為換取金錢或其他財產，將以上(a)段所述的閣下資料提供予集團其他成員以供其在直接促銷以上(b)段所述的服務及產品類別中使用。

If you do NOT wish us to use Your Information in direct marketing or provide Your Information to other persons for their use in direct marketing as described above, please tick (✓) the appropriate box(es) at the end of this Statement to exercise your opt-out right. You may also write to us at the address set out in "Access to and correction of Your Information" section below to opt out from direct marketing at any time.

如閣下不欲我們如上述在直接促銷中使用閣下資料或向其他人士提供閣下資料以供其在直接促銷中使用，煩請在本聲明末端適當的方格內加上剔號（“✓”）行使閣下選擇不接受直接促銷的權利。閣下亦可在任何時候致函以下「查閱及改正閣下資料」部分所列地址選擇不接受直接促銷。

Access to and correction of Your Information

查閱及改正閣下資料

You have the right to request access to and correction of Your Information in accordance with the provisions of the Ordinance. Any data access request or data correction request may be made by a prescribed form in writing to our Data Protection Officer at 45/F., Sun Hung Kai Centre, 30 Harbour Road, Hong Kong.

閣下有權根據條例中的條款要求查閱及更正閣下資料。如有任何查閱或更正資料的要求，可以指定的書面形式向我們的資料保障主任提出，其地址為香港灣道 30 號新鴻基中心 45 樓。

In accordance with the provisions of the Ordinance, we have the right to charge you a reasonable fee for processing and complying with your data access request.

根據條例中的條款，我們有權就處理及符合閣下的查閱資料要求收取合理費用。

I have read and I understand this Personal Information Collection Statement, including the information about the use and transfer of my personal data for direct marketing. I understand that I have the right to opt out from such use or transfer by ticking (✓) the box(es) below. If I do not tick the relevant box, Sun Hung Kai Real Estate (Sales and Leasing) Agency Limited may use my personal data in direct marketing or provide my personal data to other persons for their use in direct marketing (as the case may be), as more particularly set out in "Use of Your Information in direct marketing" section above

本人已閱讀及明白本個人資料收集聲明，包括使用及轉移本人的個人資料作直接促銷用途有關的資訊。本人明白本人有權在下列方格內加上剔號（“✓”）表示拒絕該等使用或轉移。若本人不在有關方格內加上剔號（“✓”），新鴻基地產（銷售及租賃）代理有限公司可在直接促銷中使用本人的個人資料或將本人的個人資料提供予其他人士以供其在直接促銷中使用（視情況而定），有關詳情請參閱以上「在直接促銷中使用閣下資料」部分。

- ☐ Please do NOT send direct marketing information to me.
請不要向我發送直接促銷資訊。
- ☐ Please do NOT provide my personal data to other persons for their use in direct marketing.
請不要將本人的個人資料提供予其他人士以供其在直接促銷中使用。

Signed by the Purchaser(s)買方簽署

Note 備註：

- ^ Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Vendor's Information Form
賣方資料表格

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目期數	Phase 1A(2) (the "Phase") of Sai Sha Residences (the "Development") [^] 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」） [^]		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

a) The amount of the management fee that is payable for the Property 須就本物業支付的管理費用的款額	See Table Attached 見附表
b) The amount of the Government rent (if any) that is payable for the Property 須就本物業繳付的地稅（如有的話）的款額	3% of the rateable value of the residential property per annum (amount to be assessed by Rating and Valuation Department) 住宅物業的每年應課差餉租值的百分之三（款額有待差餉物業估價署評估）
c) The name of the owners' incorporation (if any) 業主立案法團（如有的話）的名稱	No 沒有
d) The name of the manager of the Phase of Development 發展項目期數的管理人的姓名或名稱	GO Infinite Company Limited
e) Any notice received by the Vendor from the Government or management office concerning sums required to be contributed by the owners of the residential properties in the Phase of Development 賣方自政府或管理處接獲的關乎發展項目期數中的住宅物業的擁有人須分擔的款項的任何通知	No 沒有
f) Any notice received by the Vendor from the Government or requiring the Vendor to demolish or reinstate any part of the Phase of Development 賣方自政府接獲的規定賣方拆卸發展項目期數的任何部分或將發展項目期數的任何部分恢復原狀的任何通知	No 沒有
g) Any pending claim affecting the Property that is known to the Vendor 賣方所知的影響本物業的任何待決的申索	No 沒有

Date of Printing: 22 June 2026
印製日期：2026 年 6 月 22 日

Signed by the Purchaser(s)買方簽署

Note 備註：

[^] Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called "SIERRA SEA". 期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Table 附表

Tower 座數	Floor 樓層	Flat 單位	The amount of the management fee (HK\$ per month) 管理費用的款額（每月港幣）
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	28/F 28 樓	E	HK 港幣\$2,994

Acknowledgement Letter Regarding Viewing of Property and Furniture and Chattels
關於參觀本物業及家具和物件的確認信

Vendor 賣方	Light Time Investments Limited 光時投資有限公司		
Phase of Development 發展項目期數	Phase 1A(2) (the “Phase”) of Sai Sha Residences (the “Development”)^ 西沙灣發展項目（「發展項目」）的第 1A（2）期（「期數」）^		
Address 地址	8 Hoi Ying Road 海映路 8 號		
Property 本物業	Tower 座數	Floor 樓層	Flat 單位
Purchaser(s) 買方			
I.D./Passport/B.R. No. 身份證／護照／商業登記證號碼			
Date 日期	(undated upon tender submission) (投標時不填上日期)		

1. Viewing of the Property

參觀本物業

- ☐ I/We hereby confirm and acknowledge that before signing of the preliminary agreement for sale and purchase of the Property (“**Preliminary Agreement**”) or submitting the tender document of the Property (“**Tender Document**”), the Vendor has made the Property available for viewing by me/us and I/we have viewed the Property on or before the date of this acknowledgement letter.
本人／我們謹此確認及知悉在簽署本物業的臨時買賣合約（「**臨時合約**」）或遞交本物業的招標文件（「**招標文件**」）之前，賣方已開放本物業供本人／我們參觀，且本人／我們已於此確認信的日期當日或之前參觀過本物業。
- ☐ I/We hereby confirm and acknowledge that before signing of the Preliminary Agreement or submitting the Tender Document, it is not reasonably practicable for the Vendor to make the Property and any comparable residential property available for viewing by me/us. I/We agree that the Vendor is not required to make the Property and any comparable residential property available for viewing by me/us.
本人／我們謹此確認及知悉在簽署臨時合約或遞交招標文件之前，賣方開放本物業及任何與之相若的住宅物業供本人／我們參觀，並非合理地切實可行。本人／我們同意賣方無須開放本物業及任何與之相若的住宅物業供本人／我們參觀。
- ☐ I/We hereby confirm and acknowledge that before signing of the Preliminary Agreement or submitting the Tender Document, it is not reasonably practicable for the Vendor to make the Property available for viewing by me/us. The Vendor has made a comparable residential property (“**comparable residential property**”) available for viewing by me/us.
本人／我們謹此確認及知悉在簽署臨時合約或遞交招標文件之前，賣方開放本物業供本人／我們參觀，並非合理地切實可行。賣方已開放與本物業相若的住宅物業（「**相若住宅物業**」）供本人／我們參觀。
- ☐ I/We have viewed the comparable residential property(ies) on or before the date of this acknowledgement letter.
本人／我們已於此確認信的日期當日或之前參觀過相若住宅物業。
- ☐ I/We understand that I/we have the right to view the Property/comparable residential property before signing of the Preliminary Agreement or submitting the Tender Document, the Vendor has offered to arrange for me/us to view the Property/comparable residential property, however, I/we have declined to do so.

本人／我們明白本人／我們有權在簽署臨時合約或遞交招標文件之前參觀本物業／相若住宅物業，而賣方已邀請本人／我們參觀本物業／相若住宅物業，但本人／我們拒絕參觀。

- ☐ I/We hereby confirm and acknowledge that I am/we are fully aware that after my/our signing of the Preliminary Agreement or submitting the Tender Document, the Property will continue to be made available for viewing by potential purchasers of other properties in the Phase of Development until my/our completion of the sale and purchase of the Property. I/We agree that I/we shall not make any objection to the same.

本人／我們僅此知悉及確認，在本人／我們簽署臨時合約或遞交招標文件之後，本物業將會繼續開放供發展項日期數其他物業之有興趣買家參觀直至本人／我們完成本物業的買賣。本人／我們同意本人／我們不得對此提出任何異議。

I/We hereby confirm and acknowledge that before the signing of the Preliminary Agreement, the Vendor is deemed to have complied with Division 5 of Part 2 of the Residential Properties (First-hand Sales) Ordinance regarding the requirements for viewing of property in completed phase.

本人／我們謹此確認及知悉在簽署臨時合約之前，賣方視為已符合《一手住宅物業銷售條例》第2部第5分部有關參觀已落成期數中的物業之要求。

2. Furniture and Chattels 家具和物件

- ☐ I/We hereby confirm and acknowledge that:
本人／我們謹此確認及知悉：

- (a) All furniture, accessories, chandeliers and feature lightings, planters and other chattels (“**furniture and chattels**”) currently displayed and placed at the Property will be given by the Vendor to me/us upon completion of the sale and purchase.

賣方將於完成買賣時向本人／我們贈予於本物業現有展示及安放之所有家具、裝飾品、吊燈及特色燈飾、植物及其他物件（「**家具和物件**」）。

- (b) No warranty or representation whatsoever is given by the Vendor or any person on behalf of the Vendor in any respect as regards the furniture and chattels. In particular, no warranty or representation whatsoever is given as to the condition and state, quality or the fitness of the furniture and chattels or as to whether the furniture and chattels are or will be in working condition. The furniture and chattels will be delivered at the Property to me/us upon completion on an “as-is” condition.

賣方或其代表不會就家具和物件的任何方面作出任何保證或陳述，更不會就其狀況及狀態，品質或性能，或其是否或將會否在可運作狀況作出任何保證或陳述。家具和物件將於成交日以「現狀」在本物業交予本人／我們。

- (c) I/we have been advised to arrange my/our own experts and professionals to fully check and inspect the furniture and chattels before submitting the Tender Document and/or signing of the Preliminary Agreement. I/we hereby (a) declare that I/we am/are fully satisfied with and accept in all respects the furniture and chattels; and (b) agree to waive any requisitions and objection thereto and would not require any proof or giving of title by the Vendor in relation to any and all of the furniture and chattels. I/we acknowledge and accept that the First 3 Years Warranty Offer as set out in the relevant price list and/or Tender Document does not apply to the furniture and chattels.

本人／我們已獲建議應於遞交招標文件及／或簽署臨時合約之前安排本人／我們委任之專家及專業人員全面檢查家具和物件。本人／我們(a)聲明本人／我們在各方面完全滿意並接受家具和物件；及(b)同意免除任何相關的質詢及反對，並同意不會要求賣方就家具和物件的任何或所有部份提供業權或業權的證明。本人／我們知悉及接受招標文件及／或相關價單所述的首3年保修優惠不適用於家具和物件。

- ☐ I/We hereby confirm and acknowledge that the furniture and chattels are placed at the Property for display purposes only (if any) (other than those fittings, finishes and appliances in the Property as stated

in the Sales Brochure) and will not be provided or delivered to me/us upon completion of the sale and purchase of the Property.

本人／我們謹此確認及知悉安放於本物業作展示目的之家具和物件（如有）（售樓說明書內列明本物業附設之裝置、裝修物料及設備除外），將不會於完成買賣時連同本物業交予本人／我們。

- ☐ I/We hereby confirm and acknowledge that the furniture and chattels are placed at the **comparable residential property** for display purposes only (if any) (other than those fittings, finishes and appliances in the Property as stated in the Sales Brochure) and will not be provided or delivered to me/us upon completion of the sale and purchase of the Property.

本人／我們謹此確認及知悉安放於相若住宅物業作展示目的之家具和物件（如有）（售樓說明書內列

明本物業附設之裝置、裝修物料及設備除外），將不會於完成買賣時連同本物業交予本人／我們。

In the event of any conflict or discrepancy between the Chinese and English versions of this document, the English version shall prevail.

如本文件之中英文文本有任何歧義，一切以英文文本為準。

Signed by the Purchaser(s)買方簽署

Note 備註：

[^] Aqua Avenue Tower 1, Aqua Avenue Tower 2, Aqua Avenue Tower 3 and Aqua Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.期數中住宅發展項目的 Aqua Avenue 第 1 座、Aqua Avenue 第 2 座、Aqua Avenue 第 3 座及 Aqua Avenue 第 5 座稱為「SIERRA SEA」。

Annex A

附件 A

List of gifts, financial advantage or benefits

贈品、財務優惠或利益的列表

Part I

第 I 部份

1. Depending on the payment plan selected by the Purchaser in his/her/its Offer Form, the relevant gifts, financial advantage or benefits of the payment plan will be made available by the Vendor to the Purchaser in connection with the purchase of the Property.
視乎買方其要約表格所選擇的支付辦法，賣方將就購買該物業向買方提供以下該支付辦法相關的贈品、財務優惠或利益。
2. All capitalised items in this list of gifts, financial advantage or benefits, unless otherwise defined, shall have the meanings ascribed to them in the Tender Document.
除非本列表另有定義，招標文件中各用語的定義適用於本贈品、財務優惠或利益的列表的用語。
3. The Vendor's offer to provide the gifts, financial advantage or benefits shall be withdrawn if the Preliminary Agreement and the Agreement is/are terminated or cancelled for whatever reason.
如臨時合約及正式合約因任何原因終止或取消，則賣方提供贈品、財務優惠或利益的協議將無效。
4. According to Hong Kong Monetary Authority guidelines, the value of all cash rebates or other forms of monetary incentives or benefits (if any) made to the first-hand Purchaser in connection with the purchase of a residential property will be deducted from the Purchase Price when calculating the loan-to-value ratio by the bank; and the relevant repayment ability requirement (including but not limited to the cap of debt servicing ratio) may vary according to the banks themselves and the guidelines announced from time to time by Hong Kong Monetary Authority. For details, please enquire with the banks.
根據香港金融管理局指引，銀行於計算按揭貸款成數時，必須先從樓價中扣除所有提供予一手買方就購買住宅物業而連帶獲得的全部現金回贈或其他形式的金錢獎賞或優惠（如有）；而有關還款能力之要求（包括但不限於供款與入息比率之上限）將按個別銀行及香港金融管理局不時公佈之指引而變更。詳情請向有關銀行查詢。
5. All of the gift, financial advantage or benefit to be made available in connection with the purchase of the Property are offered to first-hand Purchaser only and shall not be transferable. The Vendor has absolute discretion in deciding all relevant matters including but not limited to whether a Purchaser is entitled to those gift, financial advantage or benefit. The Vendor also reserves the right to interpret the relevant terms and conditions of those gift, financial advantage or benefit. In case of dispute, the Vendor's decision shall be final and binding on the Purchaser.
所有就購買該物業而連帶獲得的任何贈品、財務優惠或利益均只提供予一手買方及不可轉讓。賣方有絕對酌情權決定所有相關事項，包括但不限於買方是否符合資格可獲得該等贈品、財務優惠或利益。賣方亦保留解釋該等贈品、財務優惠或利益的相關條款的權利。如有任何爭議，賣方之決定為最終並對買方有約束力。
6. For all cash rebate(s) (rounded up to the nearest integer) that will be offered by the Vendor for part payment of the balance of Purchase Price, subject to the relevant prerequisite for provision the cash rebate(s) being satisfied, the Vendor reserves the right to pay the cash rebate(s) to the Purchaser by other method(s) and in other manner. If subsequently it is discovered that the Purchaser is not entitled to any cash rebate(s), the Purchaser shall forthwith upon demand from the Vendor refund the relevant cash rebate(s) to the Vendor.
所有由賣方將提供用以支付樓價餘額部份的現金回贈（以向上捨入方式換算至整數），在符合提

供現金回贈的相關先決條件的情況下，賣方保留權利以其他方法及形式將現金回贈支付予買方。如其後發現買方不應獲得任何現金回贈，買方收到賣方要求後須立即退回相關現金回贈予賣方。

7. If the Purchaser wishes to change the selected payment plan or any of the selected discount(s), gift(s), financial advantage(s) or benefit(s) which requires update to the entry(ies) in the Register of Transactions, the Purchaser can apply to the Vendor for such change not earlier than 30 days after the date of the Letter of Acceptance but not later than 10 days before the date of settlement of the balance of the Purchase Price, and pay a handling fee of HK\$3,000 to the Vendor and bear all related solicitor's costs and disbursements (if any). The approval or disapproval of the aforesaid application for change and the conditions (if any) for approval are subject to the availability of the relevant payment plan(s), discount(s), gift(s), financial advantage(s) or benefit(s) and the final decision of the Vendor. If the application for change of payment plan is approved, the Purchase Price may be adjusted by an amount as decided by the Vendor (which shall be rounded down to the nearest hundred).

如買方希望更改已選擇之付款計劃或任何已選擇之折扣、贈品、財務優惠或利益而須更新成交記錄冊內的記錄，買方可於不早於接納書的日期後 30 日但不遲於付清樓價餘額之日前 10 日向賣方提出申請，並須向賣方繳付手續費港幣\$3,000 及承擔有關律師費用及代墊付費用（如有）。對前述更改之申請批准與否及批准申請的條件（如有），視乎有關付款計劃、折扣、贈品、財務優惠或利益的有效性和賣方的最終決定。如更改付款計劃申請獲批，樓價可能作出調整，該調整金額由賣方決定(將以向下捨入方式換算至百位數)。

8. (If applicable) The Vendor's designated financing company (Honour Finance Company, Limited) is a related company of the Vendor. The Vendor's designated financing company does not and will not appoint any person (third party) for or in relation to granting a loan to any intending borrower or any specified class of intending borrower, whether as to the procuring, negotiation, obtaining, application, guaranteeing or securing the repayment of such a loan.

（如適用）賣方的指定財務機構（忠誠財務有限公司）為賣方的有聯繫公司。賣方的指定財務機構沒有亦將不會委任任何人士（第三方）處理就向任何擬借款人或任何指明類別的擬借款人批出貸款，無論是促使、洽商、取得或申請貸款，或是擔保或保證該筆貸款的償還或有關事宜。

9. (If applicable) The maximum loan amount, interest rate and terms of any loan to be offered by the Vendor's designated financing company are for reference only. The actual loan amount, interest rate and terms to be offered to the Purchaser shall be subject to the independent approval of the designated financing company, and may be affected by the laws and the guidelines, announcement, memorandum, etc. (whether the same is binding on the designated financing company) issued by the Government, Hong Kong Monetary Authority, banks and relevant regulatory authorities from time to time. The Purchaser shall provide information and documents requested from the designated financing company, otherwise, the loan application shall not be processed.

（如適用）由賣方之指定財務機構提供的任何貸款，其最高貸款金額、息率及條款僅供參考，買方實際可獲得的貸款金額、息率及條款須視乎指定財務機構的獨立批核結果而定，而且可能受法例及政府、香港金融管理局、銀行及相關監管機構不時發出之指引、公布、備忘等（不論是否對指定財務機構有約束力）影響。買方必須提供指定財務機構所要求的資料及文件，否則貸款申請將不會獲處理。

10. **(Applicable to corporate Purchaser only)** If there are any changes (including any reduction, increase, substitution or replacement) in the shareholder structure and/or the directorship of the Purchaser at any time prior to (and including) the date of payment of balance of Purchase Price without the Vendor's prior written consent, the Vendor shall be entitled (but not obliged) to in its absolute discretion cancel and/or withdraw **the designated gift(s), financial advantage(s) or benefit(s) (which are stated as such in the relevant annex)** to be made available to the Purchaser in connection with the purchase of a specified residential property in the Phase. In such event, if any of the designated gift(s), financial advantage(s) or benefit(s) being cancelled and/or withdrawn by the Vendor has already been provided or given by the Vendor to the Purchaser, the Purchaser shall return and/or refund such designated gift(s), financial advantage(s) or benefit(s) to the Vendor forthwith. The Purchaser shall not be entitled to any compensation

therefor. As a pre-condition of enjoying the designated gift(s), financial advantage(s) or benefit(s), the Purchaser shall provide documents and information as requested by the Vendor from time to time to show and prove the number and identity of all of the directors and shareholders of the Purchaser and that there has been no change in the shareholder structure and/or the directorship of the Purchaser. In case of dispute, the Vendor's decision shall be final and binding on the Purchaser.

(只適用於公司買方) 如於支付樓價餘額的日期前(包括該日期), 買方的股東結構及/或董事於沒有得到賣方的事先書面同意下有任何變動(包括減少、增加、取代或更換), 賣方有絕對酌情權(但無責任)取消及/或撤回就購買該期數指明住宅物業而提供予買方的指定贈品、財務優惠或利益(於相關附件如此表述)。在此情況下, 如賣方取消及/或撤回的指定贈品、財務優惠或利益已由賣方提供或給予買方, 買方須立即將該等指定贈品、財務優惠或利益退回及/或退還賣方。買方不會為此獲得任何補償。作為享有指定贈品、財務優惠或利益的先決條件, 買方須提供賣方不時要求的文件及資料以顯示及證明買方所有董事和股東的數目和身份以及買方的股東結構及/或董事並無變動。如有任何爭議, 賣方之決定為最終並對買方有約束力。

(TD1) 90 Days Payment Plan
90 日付款計劃

1. SHKP Club Member Cash Rebate (the designated gift, financial advantage or benefit)
新地會會員現金回贈 (指定贈品、財務優惠或利益)

If the Purchaser is a SHKP Club member (i.e. at least one individual Purchaser (if the Purchaser is a group of individuals) or at least one director of the Purchaser (if the Purchaser is a corporation) is a SHKP Club member on or before the date of settlement of the balance of the Purchase Price), subject to settlement of the balance of the Purchase Price in accordance with the Agreement, the Purchaser shall be entitled to a cash rebate of HK\$5,000.

如買方為新地會會員（即在付清樓價餘額之日或之前，最少一位個人買方（如買方是以個人名義）或最少一位買方之董事（如買方是以公司名義）須為新地會會員），買方在按正式合約付清樓價餘額的情況下，可獲港幣\$5,000現金回贈。

The Purchaser applies to the Vendor in writing for the SHKP Club Member Cash Rebate at least 30 days before the date of settlement of the balance of the Purchase Price. After the Vendor has received the application and duly verified the information to be correct, the Vendor will apply the SHKP Club Member Cash Rebate for part payment of the balance of the Purchase Price directly.

買方於付清樓價餘額之日前最少30日以書面向賣方申請新地會會員現金回贈，賣方會於收到申請並證實有關資料無誤後將新地會會員現金回贈直接用於支付部份樓價餘額。

2. GO Blissful Life Cash Rebate
GO 幸福人生現金回贈

- only applicable to the Purchaser who is an individual
只適用於個人名義買方

The Purchaser who satisfies the conditions as set out in Annex A.2 will be eligible for a cash rebate of HK\$2,800. Please see Annex A.2 for details.

符合附件 A.2 所列明的條件的買方可獲港幣\$2,800 之現金回贈。詳情請參閱附件 A.2。

3. GO Happy Cash Rebate – Smart Work / Sweet Home / Incoming Talent / Neighborhood University Student / Neighborhood University Staff
GO 快樂現金回贈 – Smart 工作 / 甜蜜居所 / 外來人才 / 比鄰大學生 / 比鄰大學員工

- only applicable to the Purchaser who is an individual
只適用於個人名義買方

The Purchaser who satisfies the conditions as set out in Annex A.3 will be eligible for a cash rebate of HK\$2,800, HK\$3,800 or HK\$5,800 (as the case may be). Please see Annex A.3 for details.

符合附件 A.3 所列明的條件的買方可獲港幣\$2,800、港幣\$3,800 或港幣\$5,800 之現金回贈(視情況而定)。詳情請參閱附件 A.3。

4. GO Sports Cash Rebate
GO Sports 現金回贈

- only applicable to the Purchaser who is an individual
只適用於個人名義買方

The Purchaser who satisfies the conditions as set out in Annex A.4 will be eligible for a cash rebate of HK\$1,000 or HK\$5,800 (as the case may be). Please see Annex A.4 for details.

符合附件 A.4 所列明的條件的買方可獲港幣\$1,000 或港幣\$5,800 之現金回贈(視情況而定)。詳情請參閱附件 A.4。

5. First 3 Years Warranty Offer

首 3 年保修優惠

Without affecting the Purchaser's rights under the Agreement, the Vendor shall at its own cost and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 3 years from the date of completion of sale and purchase of the Property rectify any defects to the Property.

在不影響買方於正式合約下之權利的前提下，凡該物業有欠妥之處，買方可於該物業的成交日起計 3 年內向賣方發出書面通知，賣方須在收到書面通知後在合理地切實可行的範圍內盡快自費作出修補。

For the avoidance of doubt, the First 3 Years Warranty Offer does not apply to any defects caused by fair wear and tear, the act or neglect of any person; and the landscaping and potted plants (if any).

為免疑問，首 3 年保修優惠不適用於該欠妥之處由正常損耗、任何人之行為或疏忽造成；及園景及盆栽（如有）。

The First 3 Years Warranty Offer is subject to other terms and conditions.

首 3 年保修優惠受其他條款及細則約束。

6. Offer of Residential Car Parking Space(s)

住戶停車位優惠

(a) Option to purchase a residential car parking space

認購住戶停車位的權利

Table A

表 A

Block Name 大廈名稱	Floor 樓層	Flat 單位
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	1/F 1 樓	A
		B
		D
		H
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	17/F 17 樓	A
		B
		C
Aqua Avenue Tower 2 Aqua Avenue 第 2 座	1/F 1 樓	A
		D
		H
Aqua Avenue Tower 2 Aqua Avenue 第 2 座	23/F 23 樓	A
		B
		C
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	G1/F 地下 1 樓	A
		H
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	29/F 29 樓	A
		B
		C
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	G1/F 地下 1 樓	E
		H

Aqua Avenue Tower 5 Aqua Avenue 第 5 座	28/F 28 樓	E
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	33/F 33 樓	A

The Purchaser of a residential property listed in Table A is entitled to have an option to purchase one residential car parking space in other Phase(s). The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered a residential car parking space within the Phase(s) which is close to the Phase as the residential property that the Purchaser is purchasing. Please see Annex A.6(a) for details.

選購表 A 所列的住宅物業之買方，可享有認購其他期數內的一個住戶停車位的權利。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。詳情請參閱附件 A.6(a)。

(b) Option to purchase not more than two residential car parking spaces
認購不多於兩個住戶停車位的權利

Table B
表 B

Block Name 大廈名稱	Floor 樓層	Flat 單位
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	17/F 17 樓	D
Aqua Avenue Tower 2 Aqua Avenue 第 2 座	23/F 23 樓	D
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	29/F 29 樓	D
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	33/F 33 樓	B
		C

The Purchaser of a residential property listed in Table B is entitled to have an option to purchase not more than two residential car parking spaces in other Phase(s). The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered residential car parking space(s) within the Phase(s) which is close to the Phase as the residential property that the Purchaser is purchasing. Please see Annex A.6(b) for details.

選購表 B 所列的住宅物業之買方，可享有認購其他期數內不多於兩個住戶停車位的權利。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。詳情請參閱附件 A.6(b)。

(c) Balloting for purchasing a residential car parking space
抽籤認購住戶停車位

Table C
表 C

Block Name 大廈名稱	Floor 樓層	Flat 單位
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	1/F 1 樓	C
		E
		F
		J
Aqua Avenue Tower 2	1/F	B

Aqua Avenue 第 2 座	1 樓	C
		E
		F
		J
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	G1/F 地下 1 樓	B
		E
		F
		J
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	G1/F 地下 1 樓	C
		D
		J

The Purchaser of a residential property listed in Table C is entitled to have one chance to participate in the balloting for purchase of one residential car parking space in other Phase(s). In each balloting, the number of residential car parking spaces offered for sale will not be less than half of the total number of sold residential properties which satisfy the requirement of the balloting for purchasing a residential car parking space (after the Vendor deducts the number of used balloting chance and lapsed balloting chance) as at the date of announcement by the Vendor of the relevant sales arrangements of the residential car parking spaces. The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered a residential car parking space within the Phase(s) which is close to the Phase as the residential property that the Purchaser is purchasing. Please see Annex A.6(c) for details.

選購表 C 所列的住宅物業之買方，可獲一次參與抽籤的機會以認購其他期數內的一個住戶停車位。在每次抽籤，可供選購的住戶停車位數量將不少於累計已出售的符合抽籤認購住戶停車位資格之住宅物業的數量(賣方扣減已使用的抽籤機會及已失效的抽籤機會的數目後)的二分之一，數量以賣方公佈住戶停車位之相關銷售安排當日為準。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。詳情請參閱附件 A.6(c)。

(TF1) Flexible Payment Plan**靈活付款計劃**

1. SHKP Club Member Cash Rebate (the designated gift, financial advantage or benefit)
新地會會員現金回贈 (指定贈品、財務優惠或利益)

If the Purchaser is a SHKP Club member (i.e. at least one individual Purchaser (if the Purchaser is a group of individuals) or at least one director of the Purchaser (if the Purchaser is a corporation) is a SHKP Club member on or before the date of settlement of the balance of the Purchase Price), subject to settlement of the balance of the Purchase Price in accordance with the Agreement, the Purchaser shall be entitled to a cash rebate of HK\$5,000.

如買方為新地會會員（即在付清樓價餘額之日或之前，最少一位個人買方（如買方是以個人名義）或最少一位買方之董事（如買方是以公司名義）須為新地會會員），買方在按正式合約付清樓價餘額的情況下，可獲港幣\$5,000現金回贈。

The Purchaser applies to the Vendor in writing for the SHKP Club Member Cash Rebate at least 30 days before the date of settlement of the balance of the Purchase Price. After the Vendor has received the application and duly verified the information to be correct, the Vendor will apply the SHKP Club Member Cash Rebate for part payment of the balance of the Purchase Price directly.

買方於付清樓價餘額之日前最少30日以書面向賣方申請新地會會員現金回贈，賣方會於收到申請並證實有關資料無誤後將新地會會員現金回贈直接用於支付部份樓價餘額。

2. GO Blissful Life Cash Rebate
GO 幸福人生現金回贈

- only applicable to the Purchaser who is an individual
只適用於個人名義買方

The Purchaser who satisfies the conditions as set out in Annex A.2 will be eligible for a cash rebate of HK\$2,800. Please see Annex A.2 for details.

符合附件 A.2 所列明的條件的買方可獲港幣\$2,800 之現金回贈。詳情請參閱附件 A.2。

3. GO Happy Cash Rebate – Smart Work / Sweet Home / Incoming Talent / Neighborhood University Student / Neighborhood University Staff
GO 快樂現金回贈 – Smart 工作 / 甜蜜居所 / 外來人才 / 比鄰大學生 / 比鄰大學員工

- only applicable to the Purchaser who is an individual
只適用於個人名義買方

The Purchaser who satisfies the conditions as set out in Annex A.3 will be eligible for a cash rebate of HK\$2,800, HK\$3,800 or HK\$5,800 (as the case may be). Please see Annex A.3 for details.

符合附件 A.3 所列明的條件的買方可獲港幣\$2,800、港幣\$3,800 或港幣\$5,800 之現金回贈(視情況而定)。詳情請參閱附件 A.3。

4. GO Sports Cash Rebate
GO Sports 現金回贈

- only applicable to the Purchaser who is an individual
只適用於個人名義買方

The Purchaser who satisfies the conditions as set out in Annex A.4 will be eligible for a cash rebate of HK\$1,000 or HK\$5,800 (as the case may be). Please see Annex A.4 for details.

符合附件 A.4 所列明的條件的買方可獲港幣\$1,000 或港幣\$5,800 之現金回贈(視情況而定)。詳情請參閱附件 A.4。

5. First 3 Years Warranty Offer 首 3 年保修優惠

Without affecting the Purchaser's rights under the Agreement, the Vendor shall at its own cost and as soon as reasonably practicable after receipt of a written notice served by the Purchaser within 3 years from the date of completion of sale and purchase of the Property rectify any defects to the Property. 在不影響買方於正式合約下之權利的前提下，凡該物業有欠妥之處，買方可於該物業的成交日起計 3 年內向賣方發出書面通知，賣方須在收到書面通知後在合理地切實可行的範圍內盡快自費作出修補。

For the avoidance of doubt, the First 3 Years Warranty Offer does not apply to any defects caused by fair wear and tear, the act or neglect of any person; and the landscaping and potted plants (if any). 為免疑問，首 3 年保修優惠不適用於該欠妥之處由正常損耗、任何人之行為或疏忽造成；及園景及盆栽（如有）。

The First 3 Years Warranty Offer is subject to other terms and conditions.
首 3 年保修優惠受其他條款及細則約束。

6. Offer of Residential Car Parking Space(s) 住戶停車位優惠

(a) Option to purchase a residential car parking space 認購住戶停車位的權利

Table A
表 A

Block Name 大廈名稱	Floor 樓層	Flat 單位
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	1/F 1 樓	A
		B
		D
		H
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	17/F 17 樓	A
		B
		C
Aqua Avenue Tower 2 Aqua Avenue 第 2 座	1/F 1 樓	A
		D
		H
Aqua Avenue Tower 2 Aqua Avenue 第 2 座	23/F 23 樓	A
		B
		C
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	G1/F 地下 1 樓	A
		H
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	29/F 29 樓	A
		B
		C
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	G1/F 地下 1 樓	E
		H
Aqua Avenue Tower 5	28/F	E

Aqua Avenue 第 5 座	28 樓	
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	33/F 33 樓	A

The Purchaser of a residential property listed in Table A is entitled to have an option to purchase one residential car parking space in other Phase(s). The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered a residential car parking space within the Phase(s) which is close to the Phase as the residential property that the Purchaser is purchasing. Please see Annex A.6(a) for details.

選購表 A 所列的住宅物業之買方，可享有認購其他期數內的一個住戶停車位的權利。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。詳情請參閱附件 A.6(a)。

(b) Option to purchase not more than two residential car parking spaces

認購不多於兩個住戶停車位的權利

Table B

表 B

Block Name 大廈名稱	Floor 樓層	Flat 單位
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	17/F 17 樓	D
Aqua Avenue Tower 2 Aqua Avenue 第 2 座	23/F 23 樓	D
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	29/F 29 樓	D
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	33/F 33 樓	B
		C

The Purchaser of a residential property listed in Table B is entitled to have an option to purchase not more than two residential car parking spaces in other Phase(s). The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered residential car parking space(s) within the Phase(s) which is close to the Phase as the residential property that the Purchaser is purchasing. Please see Annex A.6(b) for details.

選購表 B 所列的住宅物業之買方，可享有認購其他期數內不多於兩個住戶停車位的權利。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。詳情請參閱附件 A.6(b)。

(c) Balloting for purchasing a residential car parking space

抽籤認購住戶停車位

Table C

表 C

Block Name 大廈名稱	Floor 樓層	Flat 單位
Aqua Avenue Tower 1 Aqua Avenue 第 1 座	1/F 1 樓	C
		E
		F
		J
Aqua Avenue Tower 2	1/F	B
		C

Aqua Avenue 第 2 座	1 樓	E
		F
		J
Aqua Avenue Tower 3 Aqua Avenue 第 3 座	G1/F 地下 1 樓	B
		E
		F
		J
Aqua Avenue Tower 5 Aqua Avenue 第 5 座	G1/F 地下 1 樓	C
		D
		J

The Purchaser of a residential property listed in Table C is entitled to have one chance to participate in the balloting for purchase of one residential car parking space in other Phase(s). In each balloting, the number of residential car parking spaces offered for sale will not be less than half of the total number of sold residential properties which satisfy the requirement of the balloting for purchasing a residential car parking space (after the Vendor deducts the number of used balloting chance and lapsed balloting chance) as at the date of announcement by the Vendor of the relevant sales arrangements of the residential car parking spaces. The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered a residential car parking space within the Phase(s) which is close to the Phase as the residential property that the Purchaser is purchasing. Please see Annex A.6(c) for details.

選購表 C 所列的住宅物業之買方，可獲一次參與抽籤的機會以認購其他期數內的一個住戶停車位。在每次抽籤，可供選購的住戶停車位數量將不少於累計已出售的符合抽籤認購住戶停車位資格之住宅物業的數量(賣方扣減已使用的抽籤機會及已失效的抽籤機會的數目後)的二分之一，數量以賣方公佈住戶停車位之相關銷售安排當日為準。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。詳情請參閱附件 A.6(c)。

Annex A.1 This Annex is left blank intentionally
附件 A.1 此附件特意留空

Annex A.2 GO Blissful Life Cash Rebate
附件 A.2 GO 幸福人生現金回贈

- **only applicable to the Purchaser who is an individual**
只適用於個人名義買方

- (I) If one of the following conditions has been satisfied, subject to settlement of the balance of the Purchase Price in accordance with the Agreement, the Purchaser shall be entitled to a GO Blissful Life Cash Rebate (“GO Blissful Life Cash Rebate”):-
如符合以下其中一項條件，在買方按正式合約付清樓價餘額的情況下，買方可獲GO 幸福人生現金回贈(『GO 幸福人生現金回贈』)：-

Conditions 條件	Document Proof 證明文件
(a) The Purchaser (or any one of the Purchasers) gets married in the period from 1 January 2024 to the deadline of application for GO Blissful Life Cash Rebate as set out in paragraph (IV). 買方(或任何一位買方)於2024年1月1日至第(IV)段所述的申請GO 幸福人生現金回贈的期限內結婚。	Marriage certificate 結婚證書
(b) The Purchaser (or any one of the Purchasers) plans to get married after the deadline of application for GO Blissful Life Cash Rebate as set out in paragraph (IV) but not later than 30 June 2026. 買方(或任何一位買方)計劃於第(IV)段所述的申請GO 幸福人生現金回贈的期限後，但不遲於2026年6月30日結婚。	Notice of Intended Marriage, appointment of civil celebrant of marriages or booking of wedding banquet, etc. 擬結婚通知書、預約婚姻監禮人或預訂婚宴等
(c) A child of the Purchaser (or any one of the Purchasers) is born in the period from 1 January 2024 to the deadline of application for GO Blissful Life Cash Rebate as set out in paragraph (IV). 買方(或任何一位買方)的子女於2024年1月1日至第(IV)段所述的申請GO 幸福人生現金回贈的期限內出生。	Medical certificate or birth certificate 醫生證明書或出生證明書
(d) A child of the Purchaser (or any one of the Purchasers) is about to be born within 9 months after the deadline of application for GO Blissful Life Cash Rebate as set out in paragraph (IV). 買方(或任何一位買方)的子女將於第(IV)段所述的申請GO 幸福人生現金回贈的期限後9個月內出生。	Medical certificate and (if applicable) marriage certificate 醫生證明書及(如適用)結婚證書

- (II) The amount of the GO Blissful Life Cash Rebate shall be equal to HK\$2,800.
GO 幸福人生現金回贈金額相當於港幣\$2,800。
- (III) For the avoidance of doubt, each residential property shall only be entitled to the GO Blissful Life Cash Rebate once.
為免疑問，每個住宅物業只可獲一次GO 幸福人生現金回贈。
- (IV) The Purchaser applies to the Vendor in writing for the GO Blissful Life Cash Rebate at least 30 days before the date of settlement of the balance of the Purchase Price (i.e. the deadline of application for GO Blissful Life Cash Rebate), and shall provide the document proof as set out in paragraph (I) or other

documentary evidence to the Vendor's satisfaction. After the Vendor has received the application and duly verified the information to be correct, the Vendor will apply the GO Blissful Life Cash Rebate for part payment of the balance of the Purchase Price of the Property directly.

買方於付清樓價餘額之日前最少30日(即申請GO 幸福人生現金回贈的期限)，以書面向賣方申請GO 幸福人生現金回贈，並須提供第(I)段所述的證明文件或其他令至賣方滿意的證明文件。賣方會於收到申請並證實有關資料無誤後將GO 幸福人生現金回贈直接用於支付該物業的部份樓價餘額。

- (V) For the avoidance of doubt, the purchaser shall not be entitled to a GO Blissful Life Cash Rebate if any one of the conditions mentioned in paragraph (I) above is satisfied only after the deadline of application for GO Blissful Life Cash Rebate.

為免疑問，如買方在申請GO 幸福人生現金回贈的期限後才符合上述第(I)段所述之其中一項條件，買方不會獲得GO 幸福人生現金回贈。

- (VI) The GO Blissful Life Cash Rebate is subject to other terms and conditions.
GO 幸福人生現金回贈受其他條款及細則約束。

Annex A.3 GO Happy Cash Rebate – Smart Work / Sweet Home / Incoming Talent / Neighborhood University Student / Neighborhood University Staff

附件 A.3 GO 快樂現金回贈 – Smart 工作 / 甜蜜居所 / 外來人才 / 比鄰大學生 / 比鄰大學員工

- **only applicable to the Purchaser who is an individual**
只適用於個人名義買方

- (I) If one of the following conditions has been satisfied, subject to settlement of the balance of the Purchase Price in accordance with the Agreement, the Purchaser shall be entitled to a GO Happy Cash Rebate – Smart Work / Sweet Home / Incoming Talent / Neighborhood University Student / Neighborhood University Staff (“GO Happy Cash Rebate”), the relevant conditions and the amount of the GO Happy Cash Rebate (as the case may be) are as follows:-

如符合以下其中一項條件，在買方按正式合約付清樓價餘額的情況下，買方可獲 GO 快樂現金回贈 – Smart 工作 / 甜蜜居所 / 外來人才 / 比鄰大學生 / 比鄰大學員工 (『GO 快樂現金回贈』)，有關條件及 GO 快樂現金回贈金額(視情況而定)如下：-

(A) Smart Work
Smart 工作

- (1) Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) is a staff or director of (i) a company in Hong Kong Science Park (as listed in the company directory on the website of HKSTP (Hong Kong Science & Technology Parks Corporation)); or (ii) HKSTP; or

於接納書的日期前一年內，買方(或任何一位買方)為(i)香港科學園內的公司之員工或董事(以「香港科技園公司」網站的公司名錄所列為準)；或(ii)香港科技園公司之員工或董事；或

- (2) Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) was engaged in a specified work.

於接納書的日期前一年內，買方(或任何一位買方)曾從事指定工作。

The term "specified work" above means staff of kindergarten, primary school, secondary school, hospital, clinic, Hong Kong licensed bank, Hong Kong licensed hotel, Hong Kong licensed travel agent, airline company (i.e. Member of The International Air Transport Association (IATA)) or Government and related organisations (According to the website of GovHK, but excluding The Hong Kong Sports Institute Limited and the universities as set out in paragraph (I)(E)); or a practicing solicitor in Hong Kong, a practicing barrister in Hong Kong or a certified public accountant in Hong Kong.

上文『指定工作』一詞指幼稚園、小學、中學、醫院、診所、香港持牌銀行、香港持牌酒店、香港持牌旅行代理商、航空公司(即國際航空運輸協會(IATA)的成員)或政府部門及有關機構(根據「香港政府一站通」網頁，但不包括香港體育學院有限公司及第(I)(E)段所述的大學)之員工；或香港執業律師、香港執業大律師或香港執業會計師。

The amount of the GO Happy Cash Rebate (Smart Work) shall be equal to HK\$2,800.

GO 快樂現金回贈 (Smart 工作) 相當於港幣\$2,800。

(B) Sweet Home
甜蜜居所

- (1) Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) lived in neighbouring district: which means Sha Tin District, Tai Po District (including Shap Sze Heung) or Sai Kung District (according to delineation of 18 Districts in Hong Kong); or
於接納書的日期前一年內，買方(或任何一位買方)曾居住於比鄰地區：即沙田區、大埔區(包括十四鄉)或西貢區(按香港 18 區劃分為準)；或
- (2) Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) lived in a development completed by Sun Hung Kai Properties Limited in or after 1990; or
於接納書的日期前一年內，買方(或任何一位買方)曾居住於新鴻基地產發展有限公司於 1990 年或以後落成之發展項目；或
- (3) Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) lived in Guangdong Province, and the owner of the residential address is the Purchaser and/or his/her spouse.
於接納書的日期前一年內，買方(或任何一位買方)曾居住於廣東省，及該住址的業主為買方及/或其配偶。

The amount of the GO Happy Cash Rebate (Sweet Home) shall be equal to HK\$2,800.
GO 快樂現金回贈 (甜蜜居所) 相當於港幣\$2,800。

(C) Incoming Talent
外來人才

Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) comes to Hong Kong to work under a Specified Talent Admission Scheme.
於接納書的日期前一年內，買方(或任何一位買方)經「指明人才入境計劃」來港工作。

"Specified Talents Admission Scheme" includes the General Employment Policy (GEP), Admission Scheme for Mainland Talents and Professionals (ASMTP), Quality Migrant Admission Scheme (QMAS), Immigration Arrangements for Non-local Graduates (IANG), Technology Talent Admission Scheme (TechTAS), Admission Scheme for the Second Generation of Chinese Hong Kong Permanent Residents (ASSG) and Top Talent Pass Scheme (TTPS).

『指明人才入境計劃』包括「一般就業政策」、「輸入內地人才計劃」、「優秀人才入境計劃」、「非本地畢業生留港／回港就業安排」、「科技人才入境計劃」、「輸入中國籍香港永久性居民第二代計劃」及「高端人才通行證計劃」。

The amount of the GO Happy Cash Rebate (Incoming Talent) shall be equal to HK\$3,800.
GO 快樂現金回贈 (外來人才) 相當於港幣\$3,800。

(D) Neighborhood University Student
比鄰大學生

Within 1 year before the date of the Letter of Acceptance, (i) the Purchaser (or any one of the Purchasers); or (ii) a child or spouse of the Purchaser (or any one of the Purchasers) is a full-time student (undergraduate study or postgraduate study) of any one of the following universities (in no particular order):

於接納書的日期前一年內，(i)買方(或任何一位買方)；或(ii)買方(或任何一位買方)的子女或配偶為以下其中一間大學(排名不分先後)的全日制學生(本科生或研究生)：

- (1) The Chinese University of Hong Kong 香港中文大學
- (2) The Education University of Hong Kong 香港教育大學
- (3) The Hang Seng University of Hong Kong 香港恒生大學
- (4) The Hong Kong University of Science and Technology 香港科技大學

The amount of the GO Happy Cash Rebate (Neighborhood University Student) shall be equal to HK\$3,800.

GO 快樂現金回贈 (比鄰大學生) 相當於港幣\$3,800。

(E) Neighborhood University Staff
比鄰大學員工

Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) is a staff of any one of the following universities (in no particular order):

於接納書的日期前一年內，買方(或任何一位買方)為以下其中一間大學(排名不分先後)的員工：

- (1) The Chinese University of Hong Kong 香港中文大學
- (2) The Education University of Hong Kong 香港教育大學
- (3) The Hang Seng University of Hong Kong 香港恒生大學
- (4) The Hong Kong University of Science and Technology 香港科技大學

The amount of the GO Happy Cash Rebate (Neighborhood University Staff) shall be equal to HK\$5,800.

GO 快樂現金回贈 (比鄰大學員工) 相當於港幣\$5,800。

- (II) For the avoidance of doubt, each residential property shall only be entitled to the GO Happy Cash Rebate once. If the Purchaser satisfies two or more of the above conditions, the Purchaser is only entitled to one GO Happy Cash Rebate with the highest amount.

為免疑問，每個住宅物業只可獲一次 GO 快樂現金回贈。如買方同時符合兩項或以上上述列明的條件，買方只可享有一個最高金額的 GO 快樂現金回贈。

- (III) The Purchaser applies to the Vendor in writing for the GO Happy Cash Rebate at least 30 days before the date of settlement of the balance of the Purchase Price, and shall provide the document satisfactory to the Vendor to prove that the Purchaser meets one of the conditions as stated in paragraph (I), (if applicable) including without limitation relevant employment proof, professional qualification proof, residential address proof, PRC Property Certificate (i.e. “Certificate of Property Ownership”), document of specified talents admission scheme, student proof and relationship proof, etc. After the Vendor has received the application and duly verified the information to be correct, the Vendor will apply the GO Happy Cash Rebate for part payment of the balance of the Purchase Price of the Property directly.
- 買方於付清樓價餘額之日前最少 30 日，以書面向賣方申請 GO 快樂現金回贈，並須提供令至賣方滿意的文件證明買方符合第(I)段所述的其中一項條件，(如適用)包括但不限於有關工作證明、專業資格證明、住址證明、不動產權証書(即「房產証」)、指明人才入境計劃文件、學生證明及關係證明等。賣方會於收到申請並證實有關資料無誤後將 GO 快樂現金回贈直接用於支付該物業的部份樓價餘額。

(IV) The GO Happy Cash Rebate is subject to other terms and conditions.
GO 快樂現金回贈受其他條款及細則約束。

Annex A.4 GO Sports Cash Rebate
附件A.4 GO Sports 現金回贈

- **only applicable to the Purchaser who is an individual**
 只適用於個人名義買方

- (I) If one of the following conditions has been satisfied, subject to settlement of the balance of the Purchase Price in accordance with the Agreement, the Purchaser shall be entitled to a GO Sports Cash Rebate (“GO Sports Cash Rebate”), the relevant conditions and the amount of the GO Sports Cash Rebate (as the case may be) are as follows:

如符合以下其中一項條件，在買方按正式合約付清樓價餘額的情況下，買方可獲GO Sports 現金回贈 (『GO Sports 現金回贈』)，有關條件及GO Sports 現金回贈金額(視情況而定)如下：-

Conditions 條件	The amount of the GO Sports Cash Rebate (as the case may be) GO Sports 現金回贈金額 (視情況而定)
(A) The Purchaser (or any one of the Purchasers) has registered as a member of GO PARK Sports App on or before 14 April 2025. The member name must be the same as shown on the Purchaser's identity document. 買方(或任何一位買方)已於 2025 年 4月14日或之前在註冊成為 GO PARK Sports App的會員。會員姓名須與買方的身份證明文件上顯示的姓名相同。	HK\$1,000 港幣\$1,000
(B) The Purchaser (or any one of the Purchasers) has registered as a member of Hong Kong Elite Athletes Association on or before 14 April 2025. 買方(或任何一位買方)已於 2025 年 4 月14日或之前註冊成為香港精英運動員協會的會員。	HK\$5,800 港幣\$5,800
(C) Within 1 year before the date of the Letter of Acceptance, the Purchaser (or any one of the Purchasers) is a staff of the Hong Kong Sports Institute Limited. 於接納書的日期前一年內，買方(或任何一位買方)為香港體育學院有限公司的員工。	HK\$5,800 港幣\$5,800

- (II) For the avoidance of doubt, each residential property shall only be entitled to the GO Sports Cash Rebate once. If the Purchaser satisfies two or more of the above conditions, the Purchaser is only entitled to one highest amount of the GO Sports Cash Rebate.

為免疑問，每個住宅物業只可獲一次GO Sports 現金回贈。如買方同時符合兩項或以上上述列明的條件，買方只可享有一個最高金額的GO Sports 現金回贈。

- (III) The Purchaser applies to the Vendor in writing for the GO Sports Cash Rebate at least 30 days before the date of settlement of the balance of the Purchase Price, and provide relevant proof of membership, relevant employment proof and/or other documentary evidence to the Vendor's satisfaction. After the Vendor has received the application and duly verified the information to be correct, the Vendor will apply the GO Sports Cash Rebate for part payment of the balance of the Purchase Price of the Property directly.

買方於付清樓價餘額之日前最少30日，以書面向賣方申請GO Sports 現金回贈，並提供有關會員證明、有關工作證明及/或其他令至賣方滿意的證明文件。賣方會於收到申請並證實有關資料無誤後將GO Sports 現金回贈直接用於支付該物業的部份樓價餘額。

- (IV) The GO Sports Cash Rebate is subject to other terms and conditions.
GO Sports 現金回贈受其他條款及細則約束。

Annex A.5(a) **This Annex is left blank intentionally**
附件 A.5(a) **此附件特意留空**

Annex A.5(b) **This Annex is left blank intentionally**
附件 A.5(b) **此附件特意留空**

Annex A.5(c) **This Annex is left blank intentionally**
附件 A.5(c) **此附件特意留空**

Annex A.5(d) **This Annex is left blank intentionally**
附件 A.5(d) **此附件特意留空**

Annex A.6(a) Option to purchase a residential car parking space
附件 A.6(a) 認購住戶停車位的權利

- (I) The Purchaser can exercise his/her/its option to purchase a residential car parking space in accordance with time limit and manner as prescribed by the sales arrangement of the residential car parking spaces to be announced by the Vendor. The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered a residential car parking space within the Phase(s) which is close to the Phase as the Property.
買方可根據賣方日後公佈的住戶停車位之銷售安排所規定的時限及方法行使其認購住戶停車位的權利。賣方不作出任何陳述、承諾或保證買方會獲認購與該物業期數的鄰近期數內的住戶停車位。
- (II) If the Purchaser does not exercise the option to purchase a residential car parking space in accordance with time limit and manner prescribed by the sales arrangement of the residential car parking spaces to be announced by the Vendor, the option to purchase a residential car parking space shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.
如買方不根據賣方日後公佈的住戶停車位之銷售安排行使其認購住戶停車位的權利，其認購住戶停車位的權利將會自動失效，買方不會為此獲得任何補償。
- (III) The price and sales arrangement details of residential car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later.
住戶停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。
- (IV) The option to purchase a residential car parking space is subject to other terms and conditions (including but not limited to terms and conditions of land grant).
認購住戶停車位的權利受其他條款及細則（包括但不限於土地批出的條款及細則）約束。

Annex A.6(b) Option to purchase not more than two residential car parking spaces
附件 A.6(b) 認購不多於兩個住戶停車位的權利

- (I) The Purchaser can exercise his/her/its option to purchase not more than two residential car parking spaces in accordance with time limit and manner as prescribed by the sales arrangement of the residential car parking spaces to be announced by the Vendor. The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered residential car parking space(s) within the Phase(s) which is close to the Phase as the Property.
買方可根據賣方日後公佈的住戶停車位之銷售安排所規定的時限及方法行使其認購不多於兩個住戶停車位的權利。賣方不作出任何陳述、承諾或保證買方會獲認購與該物業期數的鄰近期數內的住戶停車位。
- (II) If the Purchaser does not exercise the option to purchase not more than two residential car parking space(s) in accordance with time limit and manner prescribed by the sales arrangement of the residential car parking spaces to be announced by the Vendor, the option to purchase not more than two residential car parking space(s) shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.
如買方不根據賣方日後公佈的住戶停車位之銷售安排行使其認購不多於兩個住戶停車位的權利，其認購不多於兩個住戶停車位的權利將會自動失效，買方不會為此獲得任何補償。
- (III) The price and sales arrangement details of residential car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later.
住戶停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。
- (IV) The option to purchase not more than two residential car parking space(s) is subject to other terms and conditions (including but not limited to terms and conditions of land grant).
認購不多於兩個住戶停車位的權利受其他條款及細則（包括但不限於土地批出的條款及細則）約束。

Annex A.6(c) Balloting for purchasing a residential car parking space
附件 A.6(c) 抽籤認購住戶停車位

- (I) The Purchaser shall participate in the balloting to determine the order of priority for selection and purchase of the residential car parking spaces in accordance with the sales arrangements of the residential car parking spaces to be announced by the Vendor. In each balloting, the number of residential car parking spaces offered for sale will not be less than half of the total number of sold residential properties which satisfy the requirement of the balloting for purchasing a residential car parking space (after the Vendor deducts the number of used balloting chance and lapsed balloting chance) as at the date of announcement by the Vendor of the relevant sales arrangements of the residential car parking spaces. The Vendor makes no representation, warranty or guarantee that the Purchaser will be offered a residential car parking space within the Phase(s) which is close to the Phase as the Property.
買方須根據賣方日後公佈的住戶停車位之銷售安排參與抽籤以決定選購住戶停車位的優先次序。在每次抽籤，可供選購的住戶停車位數量將不少於累計已出售的符合抽籤認購住戶停車位資格之住宅物業的數量（賣方扣減已使用的抽籤機會及已失效的抽籤機會的數目後）的二分之一，數量以賣方公佈住戶停車位之相關銷售安排當日為準。賣方不作出任何陳述、承諾或保證買方會獲認購與其購買住宅物業期數的鄰近期數內的住戶停車位。
- (II) If the Purchaser does not participate in the balloting for purchasing a residential car parking space in accordance with the sales arrangements of the residential car parking spaces to be announced by the Vendor, his/her/its balloting chance shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.
如買方不根據賣方日後公佈的住戶停車位之銷售安排參與抽籤以認購住戶停車位，其抽籤機會將會自動失效，買方不會為此獲得任何補償。
- (III) The price and sales arrangements details of residential car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later.
住戶停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。
- (IV) The balloting for purchasing a residential car parking space is subject to other terms and conditions (including but not limited to terms and conditions of land grant).
抽籤認購住戶停車位受其他條款及細則（包括但不限於土地批出的條款及細則）約束。