

# 價單 Price List

## 第一部份：基本資料 Part 1 : Basic Information

發展項目名稱 Name of Development	海茵莊園 Manor Hill	期數 (如有) Phase No. ( if any )	--
發展項目位置 Location of Development	石角路 1 號 No. 1 Shek Kok Road		
發展項目 (或期數) 中的住宅物業的總數 The total number of residential properties in the development (or phase of the development)		1,556	

印製日期 Date of Printing	價單編號 Number of Price List
26/10/2021	2

修改價單 (如有) Revision to Price List (if any)

修改日期 Date of Revision	經修改的價單編號 Numbering of Revised Price List	如物業價錢經修改, 請以「 ✓ 」標示 Please use “ ✓ ” to indicate changes to prices of residential properties
		價錢 Price
07/12/2021	2A	
04/04/2022	2B	
12/04/2022	2C	
21/05/2022	2D	
26/12/2022	2E	
01/02/2023	2F	
08/02/2023	2G	
08/02/2023	2H	

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		價錢 Price
10/02/2023	2I	
20/02/2023	2J	
25/02/2023	2K	
27/02/2023	2L	
28/02/2023	2M	
07/03/2023	2N	
14/03/2023	2O	
20/03/2023	2P	
24/03/2023	2Q	
28/03/2023	2R	
11/04/2023	2S	
17/04/2023	2T	
24/04/2023	2U	
03/05/2023	2V	
08/05/2023	2W	
17/05/2023	2X	
25/05/2023	2Y	
30/05/2023	2Z	
06/06/2023	2ZA	
07/06/2023	2ZB	
27/06/2023	2ZC	
28/06/2023	2ZD	

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		價錢 Price
30/06/2023	2ZE	
01/07/2023	2ZF	
05/07/2023	2ZG	
11/07/2023	2ZH	
18/07/2023	2ZI	
26/07/2023	2ZJ	
16/08/2023	2ZK	✓
22/08/2023	2ZL	
12/09/2023	2ZM	
13/09/2023	2ZN	✓
15/09/2023	2ZO	
18/09/2023	2ZP	
20/09/2023	2ZQ	
11/10/2023	2ZR	
17/10/2023	2ZS	
27/10/2023	2ZT	
14/11/2023	2ZU	
15/11/2023	2ZV	
27/11/2023	2ZW	
29/12/2023	2ZX	
17/01/2024	2ZY	
19/01/2024	2ZZ	

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		價錢 Price
19/02/2024	2ZZA	
27/02/2024	2ZZB	
01/03/2024	2ZZC	
02/03/2024	2ZZD	
03/03/2024	2ZZE	
04/03/2024	2ZZF	
06/03/2024	2ZZG	
07/03/2024	2ZZH	
08/03/2024	2ZZI	
11/03/2024	2ZZJ	
12/03/2024	2ZZK	
15/03/2024	2ZZL	
18/03/2024	2ZZM	
24/03/2024	2ZZN	

## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座 Tower 1	3	A7	18.982 ( 204 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,008,000	211,147 ( 19,647 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	5	A7	18.982 ( 204 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,008,000	211,147 ( 19,647 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	11	A5	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,939,000	247,049 ( 22,972 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	11	A6	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,946,000	247,399 ( 23,005 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	12	A5	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	5,003,000	250,250 ( 23,270 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	12	A6	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	5,001,000	250,150 ( 23,260 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	15	A5	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	5,068,000	253,501 ( 23,572 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	15	A6	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	5,056,000	252,901 ( 23,516 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	15	A8	39.734 ( 428 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: 1.5 ( 16 )	9,274,000	233,402 ( 21,668 )	--	--	--	--	--	--	--	--	--	

## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座 Tower 1	16	A5	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	5,099,000	255,052 ( 23,716 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	16	A6	19.992 ( 215 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	5,111,000	255,652 ( 23,772 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	16	A8	39.734 ( 428 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: 1.5 ( 16 )	9,395,000	236,447 ( 21,951 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	19	A1	26.756 ( 288 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	<del>6,734,000</del> 6,650,000	<del>251,682 ( 23,382 )</del> 248,542 ( 23,090 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	19	A9	27.899 ( 300 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	7,277,000	260,834 ( 24,257 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	20	A1	26.756 ( 288 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,835,000	255,457 ( 23,733 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	20	A2	29.777 ( 321 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	7,660,000	257,246 ( 23,863 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	20	A9	27.899 ( 300 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	7,313,000	262,124 ( 24,377 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	21	A1	26.756 ( 288 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,937,000	259,269 ( 24,087 )	--	--	--	--	--	--	--	--	--	

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物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座 Tower 1	21	A2	29.777 ( 321 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	7,775,000	261,108 ( 24,221 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	21	A9	27.899 ( 300 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	7,349,000	263,414 ( 24,497 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	22	A1	26.756 ( 288 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	6,979,000	260,839 ( 24,233 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	22	A9	27.899 ( 300 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	7,387,000	264,777 ( 24,623 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	10	B7	18.982 ( 204 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,597,000	242,177 ( 22,534 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	11	B7	18.982 ( 204 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,657,000	245,338 ( 22,828 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	12	B7	18.982 ( 204 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,718,000	248,551 ( 23,127 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	15	B7	18.982 ( 204 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	4,779,000	251,765 ( 23,426 )	--	--	--	--	--	--	--	--	--	
第1座 Tower 1	15	B8	39.734 ( 428 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: 1.5 ( 16 )	9,223,000	232,119 ( 21,549 )	--	--	--	--	--	--	--	--	--	













## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	19	A3	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	7,016,000	265,858 (24,704)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	A5	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	7,000,000	266,555 (24,735)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	A6	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	7,014,000	267,088 (24,784)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	A7	26.812 (289) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	7,244,000	270,178 (25,066)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	7	B1	26.670 (287) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,726,000	252,193 (23,436)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	7	B2	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,664,000	255,806 (23,800)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	7	B3	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,621,000	250,890 (23,313)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	7	B5	26.778 (288) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,678,000	249,384 (23,188)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	7	B6	27.198 (293) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,688,000	245,900 (22,826)	--	--	--	--	--	--	--	--	--	

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	7	B7	27.866 ( 300 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,774,000	243,092 ( 22,580 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	8	B1	26.670 ( 287 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,806,000	255,193 ( 23,714 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	8	B2	26.051 ( 280 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,744,000	258,877 ( 24,086 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	8	B3	26.390 ( 284 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,700,000	253,884 ( 23,592 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	8	B5	26.778 ( 288 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,759,000	252,409 ( 23,469 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	8	B6	27.198 ( 293 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,767,000	248,805 ( 23,096 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	8	B7	27.866 ( 300 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	6,855,000	245,999 ( 22,850 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	5	C1	22.725 ( 245 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	5,555,000	244,444 ( 22,673 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	5	C2	20.668 ( 222 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - (-)	5,078,000	245,694 ( 22,874 )	--	--	--	--	--	--	--	--	--	







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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	10	C1	22.725 (245) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	5,780,000	254,345 (23,592)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	10	C2	20.668 (222) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	5,295,000	256,193 (23,851)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	10	C3	20.198 (217) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	5,188,000	256,857 (23,908)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	10	C5	20.596 (222) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	5,284,000	256,555 (23,802)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	12	C6	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,827,000	262,063 (24,382)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	12	C7	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,793,000	260,758 (24,261)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	12	C8	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,812,000	258,128 (23,986)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	12	C9	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,760,000	257,416 (23,887)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	12	C10	26.715 (288) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,736,000	252,143 (23,389)	--	--	--	--	--	--	--	--	--	

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物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	15	C6	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,875,000	263,905 (24,554)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	15	C7	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,854,000	263,099 (24,479)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	15	C8	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,860,000	259,947 (24,155)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	15	C9	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,807,000	259,206 (24,053)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	15	C10	26.715 (288) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,784,000	253,940 (23,556)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	15	D9	37.364 (402) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	8,807,000	235,708 (21,908)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D1	26.646 (287) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,469,000	242,776 (22,540)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D2	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,345,000	243,561 (22,661)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D3	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,470,000	245,169 (22,782)	--	--	--	--	--	--	--	--	--	

## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	16	D5	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,482,000	246,830 (22,905)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D6	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,516,000	248,125 (23,025)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D7	26.520 (285) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,598,000	248,793 (23,151)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D8	26.916 (290) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,748,000	250,706 (23,269)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	16	D9	37.364 (402) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	8,913,000	238,545 (22,172)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D1	26.646 (287) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,533,000	245,178 (22,763)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D2	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,408,000	245,979 (22,886)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D3	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,535,000	247,632 (23,011)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D5	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,547,000	249,305 (23,134)	--	--	--	--	--	--	--	--	--	

## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	17	D6	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,581,000	250,600 (23,254)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D7	26.520 (285) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,664,000	251,282 (23,382)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D8	26.916 (290) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,816,000	253,232 (23,503)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	17	D9	37.364 (402) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	9,002,000	240,927 (22,393)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D1	26.646 (287) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,599,000	247,654 (22,993)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D2	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,472,000	248,436 (23,114)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D3	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,600,000	250,095 (23,239)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D5	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,612,000	251,780 (23,364)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D6	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,647,000	253,113 (23,488)	--	--	--	--	--	--	--	--	--	

## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	18	D7	26.520 (285) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,730,000	253,771 (23,614)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D8	26.916 (290) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,885,000	255,796 (23,741)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	18	D9	37.364 (402) 露台 Balcony: 2 (22) 工作平台 Utility Platform: 1.5 (16)	9,093,000	243,363 (22,619)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D1	26.646 (287) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,658,000	249,869 (23,199)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D2	26.051 (280) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,531,000	250,701 (23,325)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D3	26.390 (284) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,660,000	252,368 (23,451)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D5	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,672,000	254,065 (23,576)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D6	26.261 (283) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,707,000	255,398 (23,700)	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D7	26.520 (285) 露台 Balcony: 2 (22) 工作平台 Utility Platform: - (-)	6,791,000	256,071 (23,828)	--	--	--	--	--	--	--	--	--	

## 第二部份：面積及售價資料 Part 2 : Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有)) 平方米(平方呎)  Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎)  Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米 (平方呎) sq. metre (sq. ft.)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第2座 Tower 2	19	D8	26.916 ( 290 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: - ( - )	6,946,000	258,062 ( 23,952 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	19	D9	37.364 ( 402 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: 1.5 ( 16 )	9,174,000	245,530 ( 22,821 )	--	--	--	--	--	--	--	--	--	
第2座 Tower 2	20	D9	37.364 ( 402 ) 露台 Balcony: 2 ( 22 ) 工作平台 Utility Platform: 1.5 ( 16 )	9,257,000	247,752 ( 23,027 )	--	--	--	--	--	--	--	--	--	



2	32	C1
2	33	C1
2	35	C1

(2) 「超卓住宅物業」指任何下列發展項目的指明住宅物業（有關指明住宅物業可能包括於發展項目不同價單內）：

"Premier Residential Property" means any of the following specified residential property(ies) in the Development (The relevant specified residential property(ies) may be included in different Price List(s) of the Development):

座數 Tower	樓層 Floor	單位 Flat
1	17	A2
1	19	A2, A9
1	20	A2, A9
1	21	A2, A8, A9
1	22	A2, A8, B9, A9
1	23	A2, A8
1	25	A2, A8
1	26	A2, A6, B1, B9, A9
1	27	A2, A5, A6, B1, B2, B9, A9
1	28	A2, A5, A6, B9, A9
1	29	A2, A5, A6, A7, B1, B2, B9, A9
1	30	A2, A5, A6, A7
1	31	A7
1	32	A5, A6, A7
1	33	A5, A6, A7
1	35	A5, A7
1	36	A7
1	37	B5
1	38	B5

座數 Tower	樓層 Floor	單位 Flat
2	11	C2, C3, C5, C7, C8
2	12	C2, C5, C8, C9
2	15	C2, C5, C9, C11
2	16	C2, C5, C6, C7, C8
2	17	C2, C6, C7, C8, C9, C10, C11
2	18	A8, C2, C5, C6, C7, C8, C9, C10, C11, C12
2	19	A8, C2, C3, C5, C7, C8, C9, C10, C11, C12
2	20	A8, C2, C3, C5, C6, C7, C8, C9, C10, C11, C12
2	21	A8, C2, C3, C5, C6, C7, C8, C9, C10, C11, C12
2	22	C2, C3, C5, C6, C7, C8, C9, C10, C11, C12
2	23	C2, C3, C5, C6, C7, D9, C10, C11, C12
2	25	C5
2	26	C2, C3, C5, C6, C7, C8, C9, C10, C11, C12, D9
2	27	C2, C3, C5, C6, C7, C8, C9, C10, C11, C12
2	28	C2, C5, C12, D9
2	29	C2, C3, C5, C12, D9
2	30	C2, C3, C5, C12, D9
2	31	C2, C3, C5, C12, D1
2	32	C2, C3, C5, C12
2	33	C2, C3, C5
2	35	D1





**支付條款 Terms of Payment :**

**A. Super 360 天現金付款計劃 (照售價減 2%) Super 360-day Cash Payment Plan (2% discount from the Price)**

- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額 5%作為臨時訂金。買方須於簽署臨時合約後 5 個工作日內簽署正式買賣合約(「正式合約」)。  
The purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price upon signing of the preliminary agreement for sale and purchase ("PASP"). The agreement for sale and purchase ("ASP") shall be signed by the purchaser(s) within 5 working days after signing of the PASP.
- (2) 買方簽署臨時合約後 30 天內再付成交金額 5%作為加付訂金。  
A further 5% of the Transaction Price being further deposit shall be paid by the purchaser within 30 days after signing of the PASP.
- (3) 成交金額 90%即成交金額餘款於買方簽署臨時合約後 360 天內付清。  
90% of the Transaction Price being balance of the Transaction Price shall be paid by the purchaser within 360 days after signing of the PASP.

**B. 360 先住後付付款計劃 (照售價減 2%) 360 Occupy-Then-Pay Payment Plan (2% discount from the Price)**

- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額 5%作為臨時訂金。買方須於簽署臨時合約後 5 個工作日內簽署正式買賣合約(「正式合約」)。  
The purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price upon signing of the preliminary agreement for sale and purchase ("PASP"). The agreement for sale and purchase ("ASP") shall be signed by the purchaser(s) within 5 working days after signing of the PASP.
- (2) 買方簽署臨時合約後 30 天內再付成交金額 5%作為加付訂金。  
A further 5% of the Transaction Price being further deposit shall be paid by the purchaser within 30 days after signing of the PASP.
- (3) 成交金額 90%即成交金額餘款於買方簽署臨時合約後 360 天內付清。  
90% of the Transaction Price being balance of the Transaction Price shall be paid by the purchaser within 360 days after signing of the PASP.

**C. Super Easy 360 天一按付款計劃 (照售價減 2%) Super Easy 360-day First Mortgage Payment Plan (2% discount from the Price)**

**(只適用於由 2024 年 1 月 21 日起(包括當天)於簽署臨時買賣合約時選擇以本付款計劃購買任何住宅物業之首 45 名買家。)**

**(Only applicable to the first 45 purchasers who choose this payment plan to purchase any of the residential properties upon signing PASPs as from and inclusive of 21 January 2024.)**

- (1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於成交金額 5%作為臨時訂金。買方須於簽署臨時合約後 5 個工作日內簽署正式買賣合約(「正式合約」)。  
The purchaser shall pay the preliminary deposit equivalent to 5% of the Transaction Price upon signing of the preliminary agreement for sale and purchase ("PASP"). The agreement for sale and purchase ("ASP") shall be signed by the purchaser(s) within 5 working days after signing of the PASP.
- (2) 買方簽署臨時合約後 30 天內再付成交金額 5%作為加付訂金。  
A further 5% of the Transaction Price being further deposit shall be paid by the purchaser within 30 days after signing of the PASP.
- (3) 成交金額 90%即成交金額餘款於買方簽署臨時合約後 360 天內付清。  
90% of the Transaction Price being balance of the Transaction Price shall be paid by the purchaser within 360 days after signing of the PASP.

(4)(ii) **售價獲得折扣的基礎**

**The basis on which any discount on the Price is available**

1. 請參閱 4(i)。  
Please refer to 4(i).
2. 尚悅住宅物業優惠 Signature Residential Property Benefit  
簽署臨時買賣合約購買本價單所列之「尚悅住宅物業」之買方可獲額外售價 23%折扣。  
An extra 23% discount from the Price will be offered to the Purchaser who signs the preliminary agreement for sale and purchase to purchase a "Signature Residential Property" listed in this price list.
3. 超卓住宅物業優惠 Premier Residential Property Benefit  
簽署臨時買賣合約購買本價單所列之「超卓住宅物業」之買方可獲額外售價 21%折扣。  
An extra 21% discount from the Price will be offered to the Purchaser who signs the preliminary agreement for sale and purchase to purchase a "Premier Residential Property" listed in this price list.
4. 至尊住宅物業優惠 Exclusive Residential Property Benefit  
簽署臨時買賣合約購買本價單所列之「至尊住宅物業」之買方可獲額外售價 19%折扣。  
An extra 19% discount from the Price will be offered to the Purchaser who signs the preliminary agreement for sale and purchase to purchase an "Exclusive Residential Property" listed in this price list.

5. 限定住宅物業優惠 Limited Edition Residential Property Benefit  
簽署臨時買賣合約購買本價單所列之「限定住宅物業」之買方可獲額外售價 17%折扣。  
An extra 17% discount from the Price will be offered to the Purchaser who signs the preliminary agreement for sale and purchase to purchase a "Limited Edition Residential Property" listed in this price list.
6. 優越住宅物業優惠 Superior Residential Property Benefit  
簽署臨時買賣合約購買本價單所列之「優越住宅物業」之買方可獲額外售價 15%折扣。  
An extra 15% discount from the Price will be offered to the Purchaser who signs the preliminary agreement for sale and purchase to purchase a "Superior Residential Property" listed in this price list.
7. 精選住宅物業優惠 Special Residential Property Benefit  
簽署臨時買賣合約購買本價單所列之「精選住宅物業」之買方可獲額外售價 13%折扣。  
An extra 13% discount from the Price will be offered to the Purchaser who signs the preliminary agreement for sale and purchase to purchase a " Special Residential Property " listed in this price list.
8. 「傢俬津貼」優惠 Subsidy of Furniture Benefit  
買方可獲得額外 2%售價折扣作為「傢俬津貼」優惠，折扣即時在售價上扣減。  
An extra 2% discount from the Price will be offered to the Purchaser as the "Subsidy of Furniture" benefit. The discount will be deducted from the Price directly.

(4)(iii) 可就購買發展項目中的指明住宅物業而連帶獲得的任何贈品、財務優惠或利益:

Any gift, or any financial advantage or benefit, to be made available in connection with the purchase of a specified residential property in the development:

- (a) 請參閱 4(i)及4(ii)  
Please refer to 4(i) and 4(ii)
- (b) (i) 贈送免費傢俬組合優惠 Free Furniture Package Benefit

(此優惠不適用於購買以下指明住宅物業之買方，有關指明住宅物業可能包括於發展項目不同價單內。)

(This Benefit is NOT applicable to the Purchaser(s) of the specified residential property(ies) listed below, the relevant specified residential property(ies) may be included in different Price List(s) of the Development. )

座數 Tower	樓層 Floor	單位 Flat
2	23, 26	C1
2	26	C3
2	26	C5
2	26	C11
2	26	C12

買方可免費獲贈由指定傢俬公司提供如本價單附錄 1 所述並適用於所購指明住宅物業之傢俬和物件(『該傢俬組合』)。該傢俬組合將於指明住宅物業成交之後，由指定傢俬公司將該傢俬組合以賣方及/或指定傢俬公司不時決定之方式(包括但不限於將該傢俬組合放置於物業之內)送贈予買方。惟買方須受以下條款及條件規限:-

The Purchaser will be provided with the furniture and chattels supplied by the designated furniture company as set out in Annex 1 hereto and applicable to the specified residential property purchased (the "Furniture Package") free of charge. The Furniture Package will be delivered to the Purchaser by way of gift after completion of sale and purchase of the specified residential property in such manner as may be decided by the Vendor and/or the designated furniture company from time to time (including but not limited to by leaving the Furniture Package in the property), subject to the Purchaser full compliance with the following terms and conditions :-

1. 買方須於簽署臨時合約後的 14 個工作日內與指定傢俬公司簽訂有關提供適用於所購指明住宅物業的該傢俬組合之合約。  
The Purchaser shall enter into a contract with the designated furniture company within 14 working days after signing of the PASP regarding the provision of the Furniture Package applicable to the specified residential property purchased.
2. 有關該傢俬組合中各項目的詳情(包括但不限於設計、顏色及物料)，請向指定傢俬公司查詢。  
For details (including without limitation the design, colour and materials) of different items in the Furniture Package, please enquire with the designated furniture company.
3. 若買方未能遵守、履行或符合臨時合約或正式買賣合約內任何條款或條件，賣方有權即時撤銷本優惠及/或要求買方退還該傢俬組合及/或就該傢俬組合賠償，且並不損害賣方於臨時合約、正式買賣合約或其他適用法律下之其他權利、申索及濟助。  
In the event that the Purchaser fails to observe, perform or comply with any of the terms and conditions contained in the PASP or the agreement for sale and purchase, the Vendor shall be entitled to withdraw this benefit and/or ask for return of the Furniture Package and/or seek compensation in respect of the Furniture Package from the Purchaser forthwith without prejudice to the Vendor's other rights, claims and remedies under the PASP, the agreement for sale and purchase or other applicable laws.

4. 買方須按正式買賣合約規定付清指明住宅物業之樓價及完成指明住宅物業買賣，不管：  
The Purchaser shall settle the full amount of the purchase price of the specified residential property and complete the sale and purchase of the specified residential property in accordance with the agreement for sale and purchase irrespective of whether:
- 就本優惠有否引起任何爭議；及  
there is any dispute arising from this benefit; and
  - 指定傢俬公司交付予買方的該傢俬組合中的所有或任何項目是否與本優惠及/或買方與指定傢俬公司簽訂之相關合約之條款一致。  
all or any of the items in the Furniture Package delivered by the designated furniture company to the Purchaser is in accordance with the terms of this benefit and/or the relevant contract made between the Purchaser and the designated furniture company.
5. 賣方、其所有控股公司或其代表不會就本優惠及該傢俬組合提供保養或作出任何保證或陳述，更不會就該傢俬組合中的任何項目狀況、狀態、品質、性能或任何該傢俬組合中的任何項目是否或會否在可運作狀態作出任何保證及陳述。如買方對本優惠及/或該傢俬組合有任何異議或質詢，應直接聯絡指定傢俬公司。賣方在任何情況下不會就有關或因本優惠及/或該傢俬組合而產生的直接或間接的申索、索求、債務或損失負上任何責任。如對本優惠及/或該傢俬組合有任何爭議，以賣方及指定傢俬公司之最終決定為準。  
The Vendor, all its holding company(ies) or any person(s) on their behalf do not provide any maintenance or give any warranty or representation in any respect regarding this benefit and the Furniture Package. In particular, no warranty or representation whatsoever is given as to the condition, state, quality or fitness of any items in the Furniture Package or as to whether any items in the Furniture Package are or will be in working condition. If the Purchaser has any objection or requisitions whatsoever in respect of this benefit, and/or the Furniture Package, the Purchaser shall contact the designated furniture company directly. The Vendor in any event shall not be held liable or responsible for any direct or indirect claims, demands, liabilities or losses in connection with or in relation to this benefit and/or the Furniture Package. In the event of any dispute relating to or arising from the Benefit and/or the Furniture Package, the decision of the Vendor and the designated furniture company shall be final.
6. 本優惠受相關交易文件條款及條件限制。  
The benefit is subject to the terms and conditions of the relevant transaction documents.

或 OR

(ii) 送贈傢俬優惠 Gift Furniture Benefit

(此優惠適用於購買以下指明住宅物業之買方，有關指明住宅物業可能包括於發展項目不同價單內。)

(This Benefit is applicable to the Purchaser(s) of the specified residential property(ies) listed below, the relevant specified residential property(ies) may be included in different Price List(s) of the Development.)

座數 Tower	樓層 Floor	單位 Flat
2	23, 26	C1
2	26	C3
2	26	C5
2	26	C11
2	26	C12

購買上述住宅物業之買方可免費獲提供如本價單附錄 1 所列之裝飾、傢俬和物件(『該傢俬贈品』)。賣方或其代表不會就該傢俬贈品作出任何保證、保養或陳述，更不會就其狀況、狀態、品質及性能，及其是否或會否在可運作狀態作出任何保證、保養或陳述。該傢俬贈品將於該物業成交日以現狀及屆時之現狀連同住宅物業交予買方。任何情況下，買方不得就該傢俬提出任何異議或質詢。賣方保留提供類似設計、款式、尺寸、顏色等之代替品以代替該傢俬贈品或其任何部分的權利，而不須向買方作出通知。為免疑問，售樓說明書及正式合約內所註明有關指明住宅單位及其內裝置、裝修物料、設備之保證修繕缺漏不適用於該傢俬贈品。本優惠的詳情以相關交易文件條款作準。

The Purchaser(s) of the residential property set out above will be provided with the decoration, furniture and chattels (the "Gift Furniture") as set out in the Annex 1 hereto free of charge. No warranty, maintenance or representation whatsoever is given by the Vendor or any person on behalf of the Vendor in any respect regarding the Gift Furniture. In particular, no warranty, maintenance or representation whatsoever is given as to the condition, state, quality or fitness of any of the Gift Furniture or as to whether any of the Gift Furniture is or will be in working condition. The Gift Furniture will be delivered to the Purchaser(s) upon completion of the sale and purchase of the Property in the "as is" and the then "as-is" condition together with the residential property. In any event, no objection or requisitions whatsoever shall be raised by the Purchaser(s) in respect of the Gift Furniture. The Vendor reserves the right to substitute the Gift Furniture or any part thereof with items of similar design, style, size and colour etc. without further notice to the Purchaser. For the avoidance of doubt, the defect liability warranty period for the specified residential property and the fittings, finishes and appliances therein as set out in the sales brochure and the ASP do not apply to the Gift Furniture. This offer is subject to other terms and conditions.



付清成交金額餘款日* Date of Settlement of the balance of the Transaction Price *	提前付清成交金額現金回贈金額 Early Settlement Cash Rebate Amount
簽署臨時買賣合約後 90 天內 Within 90 days after signing of the Preliminary Agreement for Sale and Purchase	成交金額 8% 8% of Transaction Price
簽署臨時買賣合約後 91 天至 240 天內(包括首尾兩天) Within the period from 91 days to 240 days (both days inclusive) after signing of the Preliminary Agreement for Sale and Purchase	成交金額 4% 4% of Transaction Price
簽署臨時買賣合約後 241 天至 360 天內(包括首尾兩天) Within the period from 241 days to 360 days (both days inclusive) after signing of the Preliminary Agreement for Sale and Purchase	成交金額 2% 2% of Transaction Price

\*以賣方代表律師實際收到款項日期計算。

\*The date of settlement shall be the actual date on which payment is received by the Vendor's solicitors.

付清成交金額日期以賣方代表律師收到扣除提早付清成交金額現金回贈優惠後的所有成交金額款項日期為準。如提早付清成交金額現金回贈優惠列表中訂明的提早付清成交金額的期限的最後一日不是工作日(按《一手住宅物業銷售條例》第 2(1)條所定義)，則該日定為下一個工作日。

The date of settlement of the Transaction Price shall be the date on which all the Transaction Price (after deducting the Early Settlement Cash Rebate Benefit) is received by the Vendor's solicitors. If the last day of the period as set out in the Early Settlement Cash Rebate Benefit Table is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance), the said day shall fall on the next working day.

此優惠受其他條款及細則約束。

This benefit is subject to other terms and conditions.

- (e) 「成交金額 80%備用第一按揭貸款」  
“Standby First Mortgage for 80% of the Transaction Price”

**(此優惠只適用於選擇「Super Easy 360 天一按付款計劃」之買方。The benefit is only applicable to those Purchasers who choose “Super Easy 360-day First Mortgage Payment Plan”).**

買方可向賣方指定財務機構(『第一承按人』)申請備用一按貸款(『第一按揭貸款』)，主要條款如下：

The Purchaser may apply to the Vendor’s designated financing company (“the First Mortgagee”) for a Standby First Mortgage Loan (“First Mortgage Loan”). The main terms are as follows:

- 買方必須於簽署臨時合約後 30 天內以書面向第一承按人申請第一按揭貸款，並就該申請支付港幣\$5,000 予第一承按人作為不可退還的估價行政費。  
The Purchaser shall make a written application to the First Mortgagee for a First Mortgage Loan within 30 days after signing of the PASP, and shall pay to the First Mortgagee a non-refundable administrative charges in respect of the valuation in the sum of HK\$5,000.
- 第一按揭貸款金額最高為成交金額(扣除買方可獲得之任何現金回贈金額後)的 80%。  
The maximum amount of First Mortgage Loan shall be 80% of the Transaction Price (after deduction of the amount of any cash rebate which the Purchaser is entitled to).
- 買方須依照第一承按人之要求提供足夠之入息證明文件。  
The Purchaser shall provide sufficient proof of income in accordance with the requirements of the First Mortgagee.
- 買方須以所購之發展項目住宅物業之第一法定按揭作為第一按揭貸款的抵押。  
The First Mortgage Loan shall be secured by a first legal mortgage over the residential property in the Development purchased by the Purchaser.
- 第一按揭貸款年期最長為 30 年。  
The maximum tenor of the First Mortgage Loan shall be 30 years.
- 第一按揭貸款首 24 個月之按揭年利率為第一承按人選用之最優惠利率(P)減 2%(P-2%)，其後的年利率則為第一承按人選用之最優惠利率(P)加 1%(P+1%)計算。P 為浮動利率，於本價單日期 P 為每年 6.125%，最終按揭利率以第一承按人最後審批結果為準。  
The interest rate of the first 24 months of the First Mortgage Loan shall be Prime Rate (P) quoted by the First Mortgagee minus 2% (P-2%). The interest rate for the rest of the term of the First Mortgage Loan shall be Prime Rate (P) quoted by the First Mortgagee plus 1% (P+1%). P is a floating rate. P as at the date of this Price list is 6.125% per annum. The final interest rate will be subject to final approval by the First Mortgagee.
- 所有第一按揭貸款及相關擔保(如有)之法律文件須由第一承按人指定之律師辦理，並由買方及其擔保人(如有)負責有關律師費用及雜費。買方及其擔保人(如有)可選擇另行聘請律師為其第一按揭貸款及相關擔保(如有)之代表律師。在此情況下，買方及其擔保人(如有)亦須負責第一承按人指定之律師於第一按揭貸款及相關擔保(如有)的律師費用及雜費。  
All legal documents in relation to the First Mortgage Loan and the related guarantee(s) (if any) shall be prepared by the solicitors’ firm designated by the First Mortgagee and all legal costs and disbursements shall be borne by the Purchaser and his/her/its guarantor(s) (if any). The Purchaser and his/her/its guarantor(s) (if any) is/are free to instruct his/her/their own solicitors to act for him/her/them in relation to the documentation of the First Mortgage Loan and the related guarantee(s) (if any). In such event, the Purchaser and his/her/its guarantor(s) shall also bear the costs and disbursements for the solicitors firm designated by the First Mortgagee relating to the First Mortgage Loan and the related guarantee(s) (if any).

8. 買方於決定選擇此安排前，請先向第一承接人查詢清楚第一按揭貸款條款及條件、批核條件及申請手續。  
The Purchaser is advised to enquire with the First Mortgagee on details of the terms and conditions, approval conditions and application procedures of the First Mortgage Loan before choosing this arrangement.
9. 第一按揭貸款之條款及批核條件僅供參考，第一承接人保留在其認為合適時不時更改第一按揭貸款之條款及批核條件的權利。  
The terms and conditions and approval conditions of the First Mortgage Loan are for reference only. The First Mortgagee reserves the right to change the terms and conditions and approval conditions of the First Mortgage Loan from time to time as it sees fit.
10. 第一按揭貸款受其他條款及細則約束。有關第一按揭貸款之批核與否及借貸條款以第一承接人之最終決定為準，與賣方無關，且於任何情況賣方均無需為此負責。賣方並無或不得被視為就第一按揭貸款之按揭條款及條件以及申請批核與否作出任何不論明示或隱含之陳述、承諾或保證。不論貸款獲批與否，買方仍須按買賣合約完成交易及付清成交金額餘款。  
The First Mortgage Loan is subject to other terms and conditions. The terms and conditions and the approval or disapproval of applications for the First Mortgage Loan are subject to the final decision of the First Mortgagee, and are not related to the Vendor (who shall under no circumstances be responsible therefor). No representation, undertaking or warranty, whether express or implied, is given, or shall be deemed to have been given by Vendor in respect of the terms and conditions and the approval or disapproval of applications for the First Mortgage Loan. Regardless the First Mortgage Loan is granted or not, the Purchaser shall complete the sale and purchase and pay the balance of the Transaction Price in accordance with the agreement for sale and purchase.
11. 買方可於任何時候償還全部按揭貸款及利息並獲豁免提早還款手續費，但須預先給予第一承接人不少於一個月書面通知。  
The Purchaser may at any time repay the outstanding mortgage loan and interest in full by giving not less than one month's prior notice in writing to the First Mortgagee without levy of early repayment handling charges.
12. 所有第一按揭貸款的條款及條件受制於香港金融管理局不時發出之最新指引。  
All terms and conditions of the First Mortgage Loan are subject to the latest guidelines as may be issued by the Hong Kong Monetary Authority from time to time.

(f) 「提前付清樓價現金回贈」優惠 Early Settlement Cash Rebate Benefit  
(此優惠只適用於選擇「Super Easy 360 天一按付款計劃」之買方。The benefit is only applicable to those Purchasers who choose “Super Easy 360-day First Mortgage Payment Plan”).

受制於合約，如買方提前於買賣合約訂明的成交日之前按買賣合約條款完成交易及付清成交金額和其他款項，買方可根據以下列表獲賣方送出現金回贈優惠，惟買方必須於簽署臨時買賣合約後的 30 天內以書面通知賣方其擬成交及付清成交金額餘額之日期，如有任何更改必須於成交及付清成交金額日期之前不少於 45 天以書面通知賣方。現金回贈(如送出)將從買方依買賣合約訂明應支付之成交金額餘額中於成交時抵銷。

Subject to contract, if the Purchaser completes the sale and purchase and pays the Transaction Price and other payments in accordance with the terms and conditions of the agreement for sale and purchase in advance of the completion date specified in the agreement for sale and purchase, the Purchaser shall be entitled to a cash rebate to be offered by the Vendor according to the table below provided that the Purchaser shall give a written notice to the Vendor within 30 days after signing of the Preliminary Agreement for Sale and Purchase to confirm his intended date of completion of the sale and purchase and full payment of the balance of the Transaction Price, and any change must be made by way of a written notice to the Vendor not less than 45 days before the date of completion and full payment of the balance of the Transaction Price. The cash rebate (if offered) will be set off against the balance of the Transaction Price payable by the Purchaser upon completion pursuant to the agreement for sale and purchase.

付清成交金額餘款日* Date of Settlement of the balance of the Transaction Price *	提前付清成交金額現金回贈金額 Early Settlement Cash Rebate Amount
簽署臨時買賣合約後 90 天內 Within 90 days after signing of the Preliminary Agreement for Sale and Purchase	成交金額 6% 6% of Transaction Price
簽署臨時買賣合約後 91 天至 240 天內(包括首尾兩天) Within the period from 91 days to 240 days (both days inclusive) after signing of the Preliminary Agreement for Sale and Purchase	成交金額 2% 2% of Transaction Price

\*以賣方代表律師實際收到款項日期計算。

\*The date of settlement shall be the actual date on which payment is received by the Vendor's solicitors.

付清成交金額日期以賣方代表律師收到扣除提早付清成交金額現金回贈優惠後的所有成交金額款項日期為準。如提早付清成交金額現金回贈優惠列表中訂明的提早付清成交金額的期限的最後一日不是工作日(按《一手住宅物業銷售條例》第 2(1)條所定義)，則該日定為下一個工作日。

The date of settlement of the Transaction Price shall be the date on which all the Transaction Price (after deducting the Early Settlement Cash Rebate Benefit) is received by the Vendor's solicitors. If the last day of the period as set out in the Early Settlement Cash Rebate Benefit Table is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance), the said day shall fall on the next working day.

此優惠受其他條款及細則約束。

This benefit is subject to other terms and conditions

備註 Note :

1. 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。  
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 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.
2. 所有就購買發展項目中的指明住宅物業而連帶獲得的任何折扣、贈品、財務優惠或利益均只提供予臨時買賣合約中訂明的一手買方及不可轉讓。賣方有絕對酌情權決定買方是否符合資格可獲得該等折扣、贈品、財務優惠或利益。賣方亦保留解釋該等折扣、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。  
All of the discount, gift, financial advantage or benefit to be made available in connection with the purchase of a specified residential property in the Development are offered to first-hand purchaser as specified in the preliminary agreement for sale and purchase only and shall not be transferable. The Vendor has absolute discretion in deciding whether a purchaser is entitled to those discount, gift, financial advantage or benefit. The Vendor also reserves the right to interpret the relevant terms and conditions of those discount, gift, financial advantage or benefit. In case of dispute, the Vendor's decision shall be final and binding on the purchasers.
3. 為免疑問，買方須為於同一份臨時買賣合約下購買的所有住宅物業選擇相同之支付條款。  
For the avoidance of doubt, the purchaser must choose the same terms of payment for all the residential properties purchased under the same preliminary agreement for sale and purchase.
4. 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。  
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.

(4) (iv) **誰人負責支付買賣發展項目中的指明住宅物業的有關律師費及印花稅:**

**Who is liable to pay the solicitors' fees and stamp duty in connection with the sale and purchase of a specified residential property in the development:**

1. 如買方選用賣方指定之代表律師作為買方之代表律師同時處理其買賣合約、按揭及轉讓契等法律文件，賣方同意支付買賣合約及轉讓契兩項法律文件之律師費用。如買方選擇另聘代表律師作為買方之代表律師處理其買賣合約、按揭及轉讓契等法律文件，買方及賣方須各自負責其有關買賣合約及轉讓契兩項法律文件之律師費用。  
If the purchaser appoints the vendor's solicitors to act on his/her behalf in respect of all legal documents in relation to the purchase, the vendor agrees to bear the legal cost of the agreement for sale and purchase and the assignment. If the purchaser chooses to instruct his own solicitors to act for him in relation to the purchase, each of the vendor and the purchaser shall pay his own solicitors' legal fees in respect of the agreement for sale and purchase and the assignment.
2. 買方須支付一概有關臨時買賣合約、買賣合約及轉讓契內有關買賣指明住宅物業的印花稅(包括但不限於任何買方提名書或轉售(如有)的印花稅、「額外印花稅」(按《印花稅條例》所定義)、買家印花稅(按《印花稅條例》所定義)及任何與過期繳付任何印花稅有關的罰款、利息及附加費等)。  
All stamp duties payable in respect of the sale and purchase of the specified residential property under the preliminary agreement for sale and purchase, the agreement for sale and purchase and the assignment (including without limitation any stamp duty on, if any, nomination or sub-sale by the purchaser, any "special stamp duty" as defined in the Stamp Duty Ordinance, any buyer's stamp duty as defined in the Stamp Duty Ordinance and any penalty, interest and surcharge, etc. for late payment of any stamp duty) will be borne by the purchaser.

(4) (v) **買方須就買賣發展項目中的指明住宅物業簽立任何文件而支付的費用:**

**Any charges that are payable by a purchaser for execution of any document in relation to the sale and purchase of a specified residential property in the development:**

買方須獨自承擔及支付草擬大廈公契及管理協議(「公契」)的費用及附於公契之圖則費用的適當分攤、住宅物業的業權契據及文件認證副本之所有費用、買賣合約及轉讓契之所有圖則費、按揭(如有)及附加協議(如有)的法律費用及開支、查冊費、註冊費及與買賣住宅物業有關的所有其他法律費用及雜項開支。

The Purchaser shall solely bear and pay a due proportion of the costs for the preparation of the Deed of Mutual Covenant and Management Agreement ("DMC") and the plans to be attached to the DMC, all costs for preparing certified copies of title deeds and documents of the residential property, all plan fees for the Agreement for Sale and Purchase and the Assignment, all legal costs and disbursements in respect of mortgage (if any) and supplemental agreement (if any), search fee, registration fee and all other legal costs and disbursements in relation to the sale and purchase of the residential property.

(5) 賣方已委任地產代理在發展項目中的指明住宅物業的出售過程中行事：

The vendor has appointed estate agents to act in the sale of any specified residential property in the development:

中原地產代理有限公司 Centaline Property Agency Limited  
世紀 21 集團有限公司及旗下特許經營商 Century 21 Group Limited and Franchisees  
香港置業(地產代理)有限公司 Hong Kong Property Services (Agency) Limited  
美聯物業代理有限公司 Midland Realty (International) Limited  
利嘉閣地產有限公司 Ricacorp Properties Limited  
香港地產代理商總會有限公司及其特許會員 Hong Kong Real Estate Agencies General Association & Chartered Members  
香港(國際)地產商會有限公司及其特許會員 Hong Kong (International) Realty Association Limited & Chartered Members

請注意 :任何人可委任任何地產代理在購買該項目中的指明住宅物業的過程中行事，但亦可以不委任任何地產代理。

Please note that a person may appoint any estate agent to act in the purchase of any specified residential property in the development. Also, the person does not necessarily have to appoint any estate agent.

(6) 賣方就發展項目指定的互聯網網站的網址為：www.manorhill.com.hk

The address of the website designated by the vendor for the development is: www.manorhill.com.hk



只適用於以下開放式單位之買方:

Only applicable to the purchasers of the following studio unit(s) :

座數 Tower 1 單位 Flat A3

座數 Tower 1 單位 Flat A5

座數 Tower 1 單位 Flat A6

座數 Tower 1 單位 Flat A7

座數 Tower 1 單位 Flat B5

座數 Tower 1 單位 Flat B6

座數 Tower 2 單位 Flat C2

座數 Tower 2 單位 Flat C3

座數 Tower 2 單位 Flat C5

**附錄 1**

**Annex 1**

位置 Location	項目 Items	數量 Quantity
客廳/飯廳 Living / Dining Room	儲物衣櫃 Wardrobe	1
	布藝沙發 Sofa	1
	餐檯 Dining Table	1
	雲石面電視地櫃 TV unit with Marble	1
	吊櫃連燈光效果 TV Upper Storage with lighting	1
	多功能儲物樓梯 Stairs with storage	1
	垂直組合床架 Loft style Unit	1
	垂直組合床架底天花射燈 Loft Unit downlights	2
	儲物床頭箱 Storage Cabinet	1

只適用於以下開放式單位之買方：  
Only applicable to the purchasers of the following studio unit(s) :  
座數 Tower 2 單位 Flat C1

附錄 1  
Annex 1

位置 Location	項目 Items	數量 Quantity
客廳/飯廳 Living / Dining Room	儲物衣櫃 Wardrobe	1
	多功能儲物樓梯 Stairs with storage	1
	電視地櫃 TV Cabinet	1
	床頭櫃 Bedside Storage	1
	垂直組合床 Loft Style Bed	1
	布藝沙發 Sofa	1
	咕臣椅 Poufs	1

只適用於以下 1 房單位之買方:

Only applicable to the purchasers of the following 1-Bedroom unit(s):

- 座數 Tower 1 單位 Flat A9
- 座數 Tower 1 單位 Flat B1
- 座數 Tower 1 單位 Flat B9
- 座數 Tower 2 單位 Flat A1
- 座數 Tower 2 單位 Flat A2
- 座數 Tower 2 單位 Flat A5
- 座數 Tower 2 單位 Flat A6
- 座數 Tower 2 單位 Flat C6
- 座數 Tower 2 單位 Flat C7
- 座數 Tower 2 單位 Flat C8
- 座數 Tower 2 單位 Flat C9
- 座數 Tower 2 單位 Flat C10
- 座數 Tower 2 單位 Flat C11
- 座數 Tower 2 單位 Flat C12
- 座數 Tower 2 單位 Flat D1
- 座數 Tower 2 單位 Flat D2
- 座數 Tower 2 單位 Flat D3
- 座數 Tower 2 單位 Flat D5

**附錄 1**

**Annex 1**

位置 Location	項目 Items	數量 Quantity
客廳/飯廳 Living / Dining Room	布藝梳化 Sofa	1
	電視地櫃 TV Cabinet	1
	茶几 Coffee Table	1
	餐檯 Dining Table	1
	餐椅 Dining Chair	2
睡房1 Bedroom 1	垂直式組合架連樓梯 Loft & Stairs Unit	1
	書檯 Desk	1
	床頭櫃 Bedside Storage	1
	衣櫃 Wardrobe	1
	書架 Bookshelf	1
	儲物櫃 Storage Cabinet	1
	多用途儲物地台床 Platform Storage	1

只適用於以下 2 房單位之買方:

Only applicable to the purchasers of the following 2-Bedroom unit(s) :

座數 Tower 1 單位 Flat A8

座數 Tower 1 單位 Flat B8

座數 Tower 2 單位 Flat A8

座數 Tower 2 單位 Flat D9

附錄 1

Annex 1

位置 Location	項目 Items	數量 Quantity
客廳/飯廳 Living / Dining Room	布藝梳化 Sofa	1
	電視地櫃 TV Cabinet	1
	茶几 Coffee Table	1
	餐檯 Dining Table	1
	餐椅 Dining Chair	4
主人睡房 Master Bedroom	衣櫃 Wardrobe	1
	雙人床 Double Bed	1
睡房2 Bedroom 2	衣櫃 Wardrobe	1
	書檯 Desk	1
	書架 Bookshelf	1
	座位 Seater	1
	垂直式組合架連樓梯 Loft & Stairs Unit	1
儲物房 Store Room	梳妝櫃 Dressing Unit	1
	衣櫃 Wardrobe	1

只適用於以下 1 房單位之買方:

Only applicable to the purchasers of the following 1-Bedroom unit(s) :

座數 Tower 1 單位 Flat A2

座數 Tower 1 單位 Flat B2

附錄 1

Annex 1

位置 Location	項目 Items	數量 Quantity
客廳/飯廳 Living / Dining Room	布藝梳化 Sofa	1
	多用途儲物電視櫃 TV Storage Unit	1
	餐檯 Dining Table	1
	餐椅 Dining Chair	2
睡房1 Bedroom 1	儲物地台 Platform Storage Bed	1
	書櫃連書枱 Storage Cabinet With Desk	1
	衣櫃 Wardrobe	1