

第一部份：基本資料

Part 1: Basic Information

發展項目名稱 Name of Development	滿名山 The Bloomsway	期數(如有) Phase No.(if any)	--
發展項目位置 Location of Development	青盈路18、28及29號 18, 28 and 29 Tsing Ying 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)			1,100

印製日期 Date of Printing	價單編號 Number of Price List
28 July 2016	7

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 price of residential properties
		價錢    Price
5 August 2016	7A	
8 September 2016	7B	√

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 (不計算入實用面積) 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 Cock-loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair-hood	前庭 Terrace	庭院 Yard
滿庭 第1座 The Laguna Tower 1	20樓 20/F	A	108.092 (1,164) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	24,232,000	224,179 (20,818)	--	--	--	8.741 (94)	--	--	101.572 (1,093)	1.800 (19)	--	--
滿庭 第1座 The Laguna Tower 1	20樓 20/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	9,635,000	166,029 (15,416)	--	--	--	--	--	--	44.475 (479)	--	--	--
滿庭 第1座 The Laguna Tower 1	20樓 20/F	D	56.768 (611) 露台 Balcony:2.064 (22); 工作平台 Utility Platform:1.500 (16)	8,484,000	149,450 (13,885)	--	--	--	--	--	--	37.696 (406)	--	--	--
滿庭 第1座 The Laguna Tower 1	20樓 20/F	E	57.167 (615) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	9,770,000	170,903 (15,886)	--	--	--	--	--	--	33.059 (356)	--	--	--
滿庭 第1座 The Laguna Tower 1	16樓 16/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,694,000	132,582 (12,310)	--	--	--	--	--	--	--	--	--	--
滿庭 第1座 The Laguna Tower 1	15樓 15/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,584,000	130,687 (12,134)	--	--	--	--	--	--	--	--	--	--
滿庭 第1座 The Laguna Tower 1	12樓 12/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,529,000	129,739 (12,046)	--	--	--	--	--	--	--	--	--	--
滿庭 第1座 The Laguna Tower 1	11樓 11/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,474,000	128,791 (11,958)	--	--	--	--	--	--	--	--	--	--

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第1座 The Laguna Tower 1	10樓 10/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,419,000	127,843 (11,870)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	9樓 9/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,364,000	126,896 (11,782)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	8樓 8/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,364,000	126,896 (11,782)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	7樓 7/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,254,000	125,000 (11,606)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	6樓 6/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,199,000	124,052 (11,518)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	5樓 5/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,144,000	123,104 (11,430)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	3樓 3/F	C	58.032 (625) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	7,089,000	122,157 (11,342)	--	--	--	--	--	--	--	--	--	
滿庭 第1座 The Laguna Tower 1	2樓 2/F	C	56.532 (609) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:-- (--)	6,908,000	122,196 (11,343)	--	--	--	6.850 (74)	--	--	--	--	--	

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, 每平方米呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第1座 The Laguna Tower 1	地下 G/F	A	61.003 (657) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	10,050,000	164,746 (15,297)	--	--	--	--	<del>12.733</del> (137) 12.913 (139)	--	--	--	--	--
滿庭 第2座 The Laguna Tower 2	20樓 20/F	C	56.433 (607) 露台 Balcony:2.028 (22); 工作平台 Utility Platform:1.500 (16)	<del>9,357,000</del> 9,825,000	<del>165,807</del> (15,415) 174,100 (16,186)	--	--	--	--	--	44.374 (478)	--	--	--	--
滿庭 第2座 The Laguna Tower 2	20樓 20/F	D	55.986 (603) 露台 Balcony:2.064 (22); 工作平台 Utility Platform:1.500 (16)	7,948,000	141,964 (13,181)	--	--	--	--	--	37.066 (399)	--	--	--	--
滿庭 第2座 The Laguna Tower 2	10樓 10/F	A	82.834 (892) 露台 Balcony:3.036 (33); 工作平台 Utility Platform:1.500 (16)	12,505,000	150,965 (14,019)	--	--	--	--	--	--	--	--	--	--
滿庭 第2座 The Laguna Tower 2	10樓 10/F	B	90.713 (976) 露台 Balcony:3.036 (33); 工作平台 Utility Platform:1.500 (16)	15,028,000	165,665 (15,398)	--	--	--	--	--	--	--	--	--	--
滿庭 第2座 The Laguna Tower 2	地下 G/F	A	92.491 (996) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	16,994,000	183,737 (17,062)	--	--	--	--	44.105 (475)	--	--	--	--	--

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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第3座 The Laguna Tower 3	20樓 20/F	C	109.172 (1,175) 露台 Balcony:3.875 (42); 工作平台 Utility Platform:-- (--)	22,364,000	204,851 (19,033)	--	--	--	--	--	86.181 (928)	6.597 (71)	--	--	
滿庭 第3座 The Laguna Tower 3	20樓 20/F	E	54.462 (586) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (--)	7,930,000	145,606 (13,532)	--	--	--	--	--	41.256 (444)	--	--	--	
滿庭 第3座 The Laguna Tower 3	地下 G/F	A	59.837 (644) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	10,988,000	183,632 (17,062)	--	--	--	--	34.835 (375)	--	--	--	--	
滿庭 第3座 The Laguna Tower 3	地下 G/F	B	91.539 (985) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	17,154,000	187,396 (17,415)	--	--	--	--	<del>58.345</del> (628) 58.308 (628)	--	--	--	--	
滿庭 第5座 The Laguna Tower 5	20樓 20/F	G	41.260 (444) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (--)	6,288,000	152,399 (14,162)	--	--	--	--	--	30.042 (323)	--	--	--	
滿庭 第5座 The Laguna Tower 5	20樓 20/F	H	35.886 (386) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (--)	5,721,000	159,422 (14,821)	--	--	--	--	--	23.600 (254)	--	--	--	
滿庭 第5座 The Laguna Tower 5	20樓 20/F	J	54.278 (584) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,835,000	144,349 (13,416)	--	--	--	--	--	50.739 (546)	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第5座 The Laguna Tower 5	2樓 2/F	G	41.245 (444) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (→)	4,957,000	-120,184 (11,164)	--	--	--	--	--	--	--	--	--	
			41.260 (444) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (→)		120,141 (11,164)	--	--	--	--	--	--	--	--	--	
滿庭 第5座 The Laguna Tower 5	地下 G/F	A	113.366 (1,220) 露台 Balcony:-- (→); 工作平台 Utility Platform:-- (→)	20,816,000	183,618 (17,062)	--	--	--	57.742 (622)	--	--	--	--	--	
滿庭 第6座 The Laguna Tower 6	20樓 20/F	A	135.243 (1,456) 露台 Balcony:5.090 (55); 工作平台 Utility Platform:-- (→)	31,128,000	230,163 (21,379)	--	--	--	24.379 (262)	--	114.989 (1,238)	--	--	--	
滿庭 第6座 The Laguna Tower 6	20樓 20/F	E	35.538 (383) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (→)	5,676,000	159,716 (14,820)	--	--	--	--	--	31.368 (338)	--	--	--	
滿庭 第6座 The Laguna Tower 6	20樓 20/F	F	35.751 (385) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (→)	5,706,000	159,604 (14,821)	--	--	--	--	--	25.680 (276)	--	--	--	
滿庭 第6座 The Laguna Tower 6	20樓 20/F	G	35.710 (384) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (→)	5,691,000	159,367 (14,820)	--	--	--	--	--	22.653 (244)	--	--	--	
滿庭 第6座 The Laguna Tower 6	20樓 20/F	H	35.401 (381) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (→)	5,647,000	159,515 (14,822)	--	--	--	--	--	21.037 (226)	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第6座 The Laguna Tower 6	20樓 20/F	J	55.012 (592) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,942,000	144,369 (13,416)	--	--	--	--	--	52.392 (564)	--	--	--	
滿庭 第7座 The Laguna Tower 7	15樓 15/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	8,022,000	144,509 (13,415)	--	--	--	--	--	42.820 (461)	--	--	--	
滿庭 第7座 The Laguna Tower 7	12樓 12/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,314,000	131,755 (12,231)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	11樓 11/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,204,000	129,774 (12,047)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	10樓 10/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,149,000	128,783 (11,955)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	9樓 9/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,094,000	127,792 (11,863)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	8樓 8/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	7,094,000	127,792 (11,863)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	7樓 7/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	6,984,000	125,811 (11,679)	--	--	--	--	--	--	--	--	--	

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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第7座 The Laguna Tower 7	6樓 6/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	6,929,000	124,820 (11,587)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	5樓 5/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	6,874,000	123,829 (11,495)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	3樓 3/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	6,819,000	122,838 (11,403)	--	--	--	--	--	--	--	--	--	
滿庭 第7座 The Laguna Tower 7	2樓 2/F	C	55.512 (598) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	6,764,000	121,848 (11,311)	--	--	--	--	--	--	--	--	--	
滿庭 第8座 The Laguna Tower 8	15樓 15/F	D	55.970 (602) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	8,076,000	144,292 (13,415)	--	--	--	--	--	45.913 (494)	--	--	--	
滿庭 第8座 The Laguna Tower 8	15樓 15/F	E	125.272 (1,348) 露台 Balcony:4.400 (47); 工作平台 Utility Platform:-- (--)	24,052,000	191,998 (17,843)	--	--	--	4.899 (53)	--	100.128 (1,078)	6.555 (71)	--	--	
滿庭 第8座 The Laguna Tower 8	地下 G/F	A	78.105 (841) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	15,834,000	202,727 (18,828)	--	--	--	--	64.835 (698)	--	--	--	--	
滿庭 第8座 The Laguna Tower 8	地下 G/F	B	76.047 (819) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	15,420,000	202,769 (18,828)	--	--	--	--	66.095 (711)	--	--	--	--	



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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第9座 The Laguna Tower 9	15樓 15/F	D	134.025 (1,443) 露台 Balcony:4.984 (54); 工作平台 Utility Platform:-- (--)	29,182,000	217,736 (20,223)	--	--	--	<del>16.824</del> <del>(181)</del> 16.791 (181)	--	--	119.365 (1,285)	--	--	--
滿庭 第9座 The Laguna Tower 9	15樓 15/F	F	29.528 (318) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (--)	4,787,000	162,117 (15,053)	--	--	--	--	--	--	25.556 (275)	--	--	--
滿庭 第9座 The Laguna Tower 9	15樓 15/F	G	35.500 (382) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:-- (--)	5,794,000	163,211 (15,168)	--	--	--	--	--	--	23.625 (254)	--	--	--
滿庭 第9座 The Laguna Tower 9	15樓 15/F	H	53.077 (571) 露台 Balcony:2.000 (22); 工作平台 Utility Platform:1.500 (16)	<del>7,728,000</del> 8,208,000	<del>145,600</del> 154,643 (14,375)	--	--	--	--	--	--	46.269 (498)	--	--	--
滿庭 第9座 The Laguna Tower 9	12樓 12/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,795,000	151,367 (14,058)	--	--	--	--	--	--	--	--	--	--
滿庭 第9座 The Laguna Tower 9	12樓 12/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,795,000	151,309 (14,058)	--	--	--	--	--	--	--	--	--	--

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第9座 The Laguna Tower 9	11樓 11/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,615,000	149,057 (13,844)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	11樓 11/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,615,000	149,000 (13,844)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	10樓 10/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,435,000	146,747 (13,629)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	10樓 10/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,435,000	146,691 (13,629)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	9樓 9/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,255,000	144,437 (13,415)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	9樓 9/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,255,000	144,382 (13,415)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	8樓 8/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,075,000	142,127 (13,200)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	8樓 8/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	11,075,000	142,073 (13,200)	--	--	--	--	--	--	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第9座 The Laguna Tower 9	7樓 7/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,795,000	138,534 (12,867)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	7樓 7/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,795,000	138,481 (12,867)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	6樓 6/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,515,000	134,941 (12,533)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	6樓 6/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,515,000	134,889 (12,533)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	5樓 5/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,395,000	133,401 (12,390)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	5樓 5/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,395,000	133,350 (12,390)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	3樓 3/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,275,000	131,861 (12,247)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	3樓 3/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,275,000	131,810 (12,247)	--	--	--	--	--	--	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第9座 The Laguna Tower 9	2樓 2/F	D	77.923 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,155,000	130,321 (12,104)	--	--	--	--	--	--	--	--	--	
滿庭 第9座 The Laguna Tower 9	2樓 2/F	E	77.953 (839) 露台 Balcony:2.834 (31); 工作平台 Utility Platform:1.500 (16)	10,155,000	130,271 (12,104)	--	--	--	--	--	--	--	--	--	
滿庭 第10座 The Laguna Tower 10	15樓 15/F	E	93.440 (1,006) 露台 Balcony:3.390 (36); 工作平台 Utility Platform:1.500 (16)	15,153,000	162,168 (15,063)	--	--	--	--	--	69.810 (751)	--	--	--	
滿庭 第10座 The Laguna Tower 10	地下 G/F	A	59.600 (642) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	10,199,000	171,124 (15,886)	--	--	--	--	24.348 (262)	--	--	--	--	
滿庭 第10座 The Laguna Tower 10	地下 G/F	B	91.377 (984) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	15,979,000	174,869 (16,239)	--	--	--	--	46.395 (499)	--	--	--	--	
滿庭 第11座 The Laguna Tower 11	15樓 15/F	C	56.867 (612) 露台 Balcony:2.035 (22); 工作平台 Utility Platform:1.500 (16)	7,922,000	139,308 (12,944)	--	--	--	--	--	44.528 (479)	--	--	--	
滿庭 第11座 The Laguna Tower 11	15樓 15/F	D	56.597 (609) 露台 Balcony:2.035 (22); 工作平台 Utility Platform:1.500 (16)	8,242,000	145,626 (13,534)	--	--	--	--	--	40.896 (440)	--	--	--	
滿庭 第11座 The Laguna Tower 11	15樓 15/F	E	56.494 (608) 露台 Balcony:2.035 (22); 工作平台 Utility Platform:1.500 (16)	8,228,000	145,644 (13,533)	--	--	--	--	--	32.562 (350)	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第11座 The Laguna Tower 11	地下 G/F	A	92.085 (991) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	16,093,000	174,762 (16,239)	--	--	--	--	44.048 (474) 44.042 (474)	--	--	--	--	--
滿庭 第11座 The Laguna Tower 11	地下 G/F	B	95.142 (1,024) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	16,870,000	177,314 (16,475)	--	--	--	--	<del>61.749</del> ( <del>665</del> ) 61.802 (665)	--	--	--	--	--
滿庭 第12座 The Laguna Tower 12	15樓 15/F	C	58.006 (624) 露台 Balcony:2.085 (22); 工作平台 Utility Platform:1.500 (16)	<del>8,150,000</del> 8,615,000	<del>140,503</del> (13,061) 148,519 (13,806)	--	--	--	--	--	44.586 (480)	--	--	--	--
滿庭 第12座 The Laguna Tower 12	15樓 15/F	D	56.453 (608) 露台 Balcony:2.064 (22); 工作平台 Utility Platform:1.500 (16)	8,228,000	145,750 (13,533)	--	--	--	--	--	41.664 (448)	--	--	--	--
滿庭 第12座 The Laguna Tower 12	12樓 12/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	8,822,000	152,495 (14,161)	--	--	--	--	--	--	--	--	--	--
滿庭 第12座 The Laguna Tower 12	12樓 12/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	13,277,000	157,937 (14,671)	--	--	--	--	--	--	--	--	--	--

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第12座 The Laguna Tower 12	11樓 11/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	8,609,000	148,813 (13,819)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	11樓 11/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	12,947,000	154,012 (14,306)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	10樓 10/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	8,454,000	146,134 (13,570)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	10樓 10/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	12,717,000	151,276 (14,052)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	9樓 9/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	8,299,000	143,455 (13,321)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	9樓 9/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	12,487,000	148,540 (13,798)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	8樓 8/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	8,086,000	139,773 (12,979)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	8樓 8/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	12,157,000	144,614 (13,433)	--	--	--	--	--	--	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第12座 The Laguna Tower 12	7樓 7/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	7,646,000	132,167 (12,273)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	7樓 7/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	11,527,000	137,120 (12,737)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	6樓 6/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	7,526,000	130,093 (12,080)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	6樓 6/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	11,347,000	134,979 (12,538)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	5樓 5/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	7,453,000	128,831 (11,963)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	5樓 5/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	11,237,000	133,670 (12,417)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	3樓 3/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	7,380,000	127,569 (11,846)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	3樓 3/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	11,127,000	132,362 (12,295)	--	--	--	--	--	--	--	--	--	

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 (不計算入實用面積) 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 Cock- loft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
滿庭 第12座 The Laguna Tower 12	2樓 2/F	A	57.851 (623) 露台 Balcony:2.142 (23); 工作平台 Utility Platform:1.500 (16)	7,307,000	126,307 (11,729)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	2樓 2/F	B	84.065 (905) 露台 Balcony:3.072 (33); 工作平台 Utility Platform:1.500 (16)	11,017,000	131,053 (12,173)	--	--	--	--	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	1樓 1/F	A	55.410 (596) 露台 Balcony:-- (--); 工作平台 Utility Platform:1.500 (16)	6,990,000	126,151 (11,728)	--	--	--	5.993 (65)	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	1樓 1/F	B	80.032 (861) 露台 Balcony:-- (--); 工作平台 Utility Platform:1.500 (16)	10,481,000	130,960 (12,173)	--	--	--	8.125 (87)	--	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	地下 G/F	A	61.688 (664) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	11,330,000	183,666 (17,063)	--	--	--	--	<del>60.138</del> (647) 60.202 (648)	--	--	--	--	
滿庭 第12座 The Laguna Tower 12	地下 G/F	B	93.013 (1,001) 露台 Balcony:-- (--); 工作平台 Utility Platform:-- (--)	16,255,000	174,761 (16,239)	--	--	--	--	60.788 (654)	--	--	--	--	



### 第三部份：其他資料 Part 3: Other Information

(1) 準買家應參閱發展項目的售樓說明書，以了解該項目的資料。  
Prospective purchasers are advised to refer to the sales brochure for the development for information on the development.

(2) 根據《一手住宅物業銷售條例》第 52(1)條及第 53(2)及(3)條， -  
According to sections 52(1) and 53(2) and (3) of the Residential Properties (First-hand Sales) Ordinance, -

#### 第 52(1)條 / Section 52(1)

在某人就指明住宅物業與擁有人訂立臨時買賣合約時，該人須向擁有人支付售價的 5%的臨時訂金。

A preliminary deposit of 5% of the purchase price is payable by a person to the owner on entering into a preliminary agreement for sale and purchase in respect of the specified residential property with the owner.

#### 第 53(2)條 / Section 53(2)

如某人於某日期訂立臨時買賣合約，並於該日期後的 5 個工作日內，就有關住宅物業簽立買賣合約，則擁有人必須在該日期後的 8 個工作日內，簽立該買賣合約。

If a person executes an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase, the owner must execute the agreement for sale and purchase within 8 working days after that date.

#### 第 53(3)條 / Section 53(3)

如某人於某日期訂立臨時買賣合約時，但沒有於該日期後的 5 個工作日內，就有關住宅物業簽立買賣合約，則 - (i) 該臨時合約即告終止；(ii) 有關的臨時訂金即予沒收；及 (iii) 擁有人不得就該人沒有簽立買賣合約而針對該人提出進一步申索。

If a person does not execute an agreement for sale and purchase in respect of the residential property within 5 working days after the date on which the person enters into the preliminary agreement for sale and purchase- (i) the preliminary agreement is terminated; (ii) the preliminary deposit is forfeited; and (iii) the owner does not have any further claim against the person for the failure.

(3) 實用面積及屬該住宅物業其他指明項目的面積是按《一手住宅物業銷售條例》第 8 條及附表二第 2 部的計算得出的。  
The saleable area and area of other specified items of the residential property are calculated in accordance with section 8 and Part 2 of Schedule 2 to the Residential Properties (First-hand Sales) Ordinance.

(4) 註：於第(4)段中：

(a) 「售價」指本價單第二部份中所列表之住宅物業的售價。

(b) 「樓價」指臨時買賣合約中訂明的住宅物業的實際售價，因應不同支付條款及/或折扣按售價計算得出的價目，皆以捨位到最接近的百位數作為樓價。

(c) 「淨樓價」指樓價減去買方根據本價單 4(ii)(b)段方法 1 取得之「印花稅津貼」優惠的金額。如買方選擇根據本價單 4(ii)(b)段方法 2 取得「印花稅津貼優惠」，「淨樓價」即相等於樓價。

(d) 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的付款計劃。

Note: In paragraph (4):

(a) “Price” means the price of the residential property set out in Part 2 of this Price List.

(b) “Purchase Price” means the actual price of the residential property set out in the preliminary agreement for sale and purchase. The price obtained after applying the relevant terms of payment and/or applicable discounts on the Price will be rounded down to the nearest hundred to determine the Purchase Price.

(c) “Net Purchase Price” means the Purchase Price minus the amount of “Subsidy of Stamp Duty” Benefit obtained by the Purchaser under paragraph 4(ii)(b) Method 1 of this Price List. If the

Purchaser shall obtain the “Subsidy of Stamp Duty” Benefit by selecting paragraph 4(ii)(b) Method 2 of this Price List, “Net Purchase Price” is equivalent to the Purchase Price.

(d) The Purchaser must choose the same payment method for all the residential properties purchased under the same preliminary agreement for sale and purchase.

(i) **支付條款 Terms of Payment:**

買方於簽署臨時買賣合約時須繳付相等於樓價 5% 之金額作為臨時訂金，其中港幣\$150,000 之部分臨時訂金必須以銀行本票支付，臨時訂金的餘額可以支票支付，本票及支票抬頭請寫「**Baker & McKenzie**」。

Upon signing of the Preliminary Agreement for Sale and Purchase, the Purchaser shall pay the Preliminary Deposit which is equivalent to 5% of the Purchase Price. HK\$150,000 being part of the Preliminary Deposit must be paid by cashier order and the balance of the Preliminary Deposit may be paid by cheque(s). The cashier order(s) and cheque(s) should be made payable to “**Baker & McKenzie**” .

**A) 一次過付款計劃 (照售價減 6%) Lump Sum Payment Method (6% discount from the Price)**

- 1) 樓價 5% (臨時訂金)於簽署臨時買賣合約時支付。  
5% of Purchase Price (preliminary deposit) to be paid upon signing of the Preliminary Agreement for Sale and Purchase.
- 2) 樓價 95% (樓價餘額)於簽署臨時買賣合約後 180 天內支付。  
95% of Purchase Price (balance of Purchase Price) to be paid within 180 days after signing of the Preliminary Agreement for Sale and Purchase.

**(B) 「靈活」建築期付款計劃 (照售價減 2%) “Flexible” Stage Payment (2% discount from the Price)**

- 1) 樓價 5% (臨時訂金)於簽署臨時買賣合約時支付。  
5% of Purchase Price (preliminary deposit) to be paid upon signing of the Preliminary Agreement for Sale and Purchase.
  - 2) 樓價 1% (再期訂金)於簽署臨時買賣合約後 90 天內支付。  
1% of Purchase Price (further deposit) to be paid within 90 days after signing of the Preliminary Agreement for Sale and Purchase.
  - 3) 樓價 1% (再期訂金)於簽署臨時買賣合約後 180 天內支付。  
1% of Purchase Price (further deposit) to be paid within 180 days after signing of the Preliminary Agreement for Sale and Purchase.
  - 4) 樓價 1% (再期訂金)於簽署臨時買賣合約後 270 天內支付。  
1% of Purchase Price (further deposit) to be paid within 270 days after signing of the Preliminary Agreement for Sale and Purchase.
  - 5) 樓價 1% (再期訂金)於簽署臨時買賣合約後 360 天內支付。  
1% of Purchase Price (further deposit) to be paid within 360 days after signing of the Preliminary Agreement for Sale and Purchase.
  - 6) 樓價 1% (再期訂金)於簽署臨時買賣合約後 450 天內支付。  
1% of Purchase Price (further deposit) to be paid within 450 days after signing of the Preliminary Agreement for Sale and Purchase.
  - 7) 樓價 90% (樓價餘額)於賣方就其有能力將物業有效地轉讓予買方一事向買方發出通知的日期起計 14 天內支付。  
90% of Purchase Price (balance of Purchase Price) to be paid by the Purchaser within 14 days after the date of the Vendor’s notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser.
- \* 以下安排以達成協議方作實。如買方提前於買賣合約訂明的付款日期之前付清樓價，賣方可根據以下列表送出現金回贈優惠。賣方會將現金回贈 (如送出) 直接用於支付部份買方依買賣合約訂明應支付之樓價餘額。

**Subject to contract, if the Purchaser has fully paid the Purchase Price in advance of the date of payment specified in the agreement for sale and purchase, the Purchaser may be entitled to a cash rebate offered by the Vendor according to the table below. The Vendor will apply directly the cash rebate (if offered) for part payment of the balance of Purchase Price payable by the Purchaser pursuant to the agreement for sale and purchase.**

付清樓價日期 Date of full payment of the Purchase Price	現金回贈金額 Amount of cash rebate
簽署臨時買賣合約的日期後 180 日內 Within 180 days after the date of signing of the Preliminary Agreement for Sale and Purchase	淨樓價 4% 4% of the Net Purchase Price

**(C) 第二按揭付款計劃(照售價減 3%) Second Mortgage Payment Method (3% discount from the Price)**

- 1) 樓價 5% (臨時訂金)於簽署臨時買賣合約時支付。  
5% of Purchase Price (preliminary deposit) to be paid upon signing of the Preliminary Agreement for Sale and Purchase.
- 2) 樓價 95% (樓價餘額)於簽署臨時買賣合約後 180 天內支付。  
95% of Purchase Price (balance of Purchase Price) to be paid within 180 days after signing of the Preliminary Agreement for Sale and Purchase.

**「第二按揭」貸款條款 Terms for “Second Mortgage”**

買方可向賣方其中一間指定銀行申請第一按揭貸款，並同時向賣方或其相聯公司申請最高達樓價 30% 之第二按揭，惟買方必需遵守下列第二按揭條款：

The Purchaser can apply for a first mortgage with one of the Vendor's designated banks (first mortgagee) and can apply for a second mortgage for a loan amount of up to 30% of the Purchase Price of the Property from the Vendor or its associated company subject to the following conditions of the second mortgage:

- 1) 買方必須於付清樓價之前不少於 60 天前以書面通知賣方或其相聯公司申請該第二按揭貸款。  
The Purchaser shall serve a written notice to the Vendor or its associated company to apply for the second mortgage loan not less than 60 days before the date of full payment of Purchase Price.
- 2) 買方須先獲取第一按揭銀行同意該物業作第二按揭，並能出示足夠文件證明第一按揭加第二按揭及其他貸款之每月總還款額對其每月總入息之比率不超過香港金融管理局最新公佈之「供款與入息比率」。  
The Purchaser shall have obtained the prior consent of the first mortgagee to the second mortgage and shall provide satisfactory documents to prove that the ratio of the total amount of monthly repayment of both the first mortgage, second mortgage and any other loan to the Purchaser's total monthly income does not exceed the latest Debt Servicing Ratio as announced by the Hong Kong Monetary Authority.
- 3) 第一按揭及第二按揭總額不高於樓價之 90%。  
The total sum of the first mortgage and the second mortgage shall not be greater than 90% of the Purchase Price.
- 4) 第二按揭之貸款年期不可超過 30 年或第一按揭之貸款年期(以較短者為準)。  
The repayment term of the second mortgage shall not exceed 30 years or the tenor of the first mortgage (whichever is shorter).
- 5) 第二按揭年利率首三年以百分之三計算，第四及第五年以「香港上海滙豐銀行有限公司不時公布之最優惠利率」減一厘計算，其後以「香港上海滙豐銀行有限公司不時公布之最優惠利率」計算。  
The interest rate of the second mortgage for the first 3 years shall be calculated at 3% per annum, the fourth and the fifth years shall be calculated at 1% minus from the Best Lending Rate as quoted by The Hongkong and Shanghai Banking Corporation Limited from time to time and thereafter shall be calculated at the Best Lending Rate as quoted by The Hongkong and Shanghai Banking Corporation Limited from time to time.
- 6) 所有第二按揭之法律文件必須由賣方或其相聯公司指定之律師行辦理，買方須負責支付一切有關之律師費用及雜費。  
All legal documents of the second mortgage shall be prepared and handled by the solicitors designated by the Vendor or its associated company and all relevant legal costs and disbursements shall be borne by the Purchaser solely.
- 7) 賣方或其相聯公司保留批核第二按揭之權利。不論第二按揭貸款獲批與否，買方仍須完成購買該住宅物業及全數繳付該住宅物業的樓價。  
The Vendor or its associated company reserves the right to decide whether or not to approve the second mortgage loan. The Purchaser shall complete the purchase of the residential property and fully pay the Purchase Price of the residential property irrespective of whether the second mortgage loan is granted or not.

8) 所有第一按揭及第二按揭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 and the second mortgage are subject to the latest guidelines as may be issued by the Hong Kong Monetary Authority from time to time.

註：選擇「第二按揭付款計劃」之買家，可於簽署臨時買賣合約的 90 天內向賣方書面申請轉換「一次過付款計劃」，惟買方需負責有關法律文件之費用。賣方保留絕對權利決定是否批核該申請。不論該申請獲批與否，買方仍須完成購買該住宅物業及全數繳付該住宅物業的樓價。

Note: Purchasers who selected the "Second Mortgage Payment Method" shall have an option to make an application in writing within 90 days from the date of signing of the Preliminary Agreement for Sale and Purchase to the Vendor to change his payment terms to "Lump Sum Payment Method", provide that all legal costs and disbursements incurred will be borne by the Purchaser solely. The Vendor reserves its absolute right to decide whether or not to approve such application. The Purchaser shall complete the purchase of the residential property and fully pay the Purchase Price of the residential property irrespective of whether such application is approved.

**(D) 1838 一按計劃(照售價) 1838 First Mortgage Plan (the Price)**

1) 樓價 5% (臨時訂金)於簽署臨時買賣合約時支付。

5% of Purchase Price (preliminary deposit) to be paid upon signing of the Preliminary Agreement for Sale and Purchase.

2) 樓價 95% (樓價餘額)於簽署臨時買賣合約後 180 天內支付。

95% of Purchase Price (balance of Purchase Price) to be paid within 180 days after signing of the Preliminary Agreement for Sale and Purchase.

**(D1) 「第一按揭」貸款 "First Mortgage" Loan**

**選用上述付款計劃(D)可申請以下第一按揭貸款 The following First Mortgage Loan may be applied if Payment Method (D) is selected.**

「第一按揭」貸款條款 Terms for "First Mortgage" Loan

買方可向賣方指定融資公司申請第一按揭貸款，貸款額最高達樓價 80% (「第一按揭貸款」)，惟買方必須遵守下列主要條款：

The Purchaser can apply for a first mortgage loan of an amount up to 80% of the Purchase Price from the Vendor's designated financing company ("First Mortgage Loan")subject to the following key conditions:

1) 買方必須於付清樓價不少於 60 天前以書面通知賣方指定融資公司申請第一按揭貸款及遞交申請表及所需文件。

The Purchaser shall serve a written notice on the Vendor's designated financing company making an application for the First Mortgage Loan and submit the application form and the necessary documents not less than 60 days before the date of the full payment of the Purchase Price.

2) 向賣方指定融資公司申請的第一按揭貸款款額不得超過樓價 80%，買方須於提款日後第 13 個月開始每月支付利息，利息由第一按揭貸款提款日後第 13 個月起開始計算。

The amount of the First Mortgage Loan applied with the Vendor's designated financing company shall not exceed 80% of the Purchase Price. The Purchaser shall pay monthly interest which shall be accrued starting from the 13<sup>th</sup> month from date of drawdown of the First Mortgage Loan.

3) 第一按揭貸款之還款年期不可超過 1838 天，期滿日下稱「到期日」。

The tenure of the First Mortgage Loan shall not exceed 1838 days, the expiry of which being the maturity date ("Maturity Date").

4) 第一按揭貸款以住宅物業之第一法定按揭作抵押。

The First Mortgage Loan shall be secured by a first legal mortgage over the residential property.

5) 第一按揭貸款首年豁免利息，第二及第三年之年利率以「香港上海滙豐銀行有限公司不時公布之最優惠利率」減四厘計算，第四及第五年以「香港上海滙豐銀行有限公司不時公布之最優惠利率」計算。

The First Mortgage Loan shall be free of interest for the first year, and the annual interest rate for the second and third years shall be calculated at 4% minus from the Best Lending Rate as quoted by The Hongkong and Shanghai Banking Corporation Limited from time to time and the fourth and the fifth years shall be calculated at the Best

- Lending Rate as quoted by The Hongkong and Shanghai Banking Corporation Limited from time to time.
- 6) 第一按揭貸款期內只須支付利息，第一按揭貸款之本金，可延至到期日或之前付清。  
Only interest payment is required for the First Mortgage Loan during its tenure. Repayment of the principal amount of the First Mortgage Loan can be deferred to a date on or before the Maturity Date.
- 7) 儘管上述第 6 段，買方如在提款日後 36 個月內付清第一按揭貸款，可獲已付利息(除過期利息及罰款(如有))全數回贈。買方如在提款日後第 37 個月至第 54 個月內付清第一按揭貸款，可獲已付利息(除過期利息及罰款(如有))百分之五十回贈。回贈 (如送出) 將從第一按揭貸款尾數中抵銷。  
Notwithstanding paragraph 6 above, the Purchaser will be entitled to a rebate of all interests paid (except overdue interest and penalties (if any)) if full repayment of the First Mortgage Loan takes place within 36 months from the date of drawdown. The Purchaser will be entitled to a rebate of 50% of interests paid (except overdue interest and penalties (if any)) if full repayment of the First Mortgage Loan takes place between the 37<sup>th</sup> and 54<sup>th</sup> month from the date of drawdown. The rebate (if offered) will be offset from the balance of the First Mortgage Loan.
- 8) 所有第一按揭貸款之法律文件必須由賣方或賣方指定融資公司指定之律師行辦理，買方須負責支付一切有關之律師費用及雜費。買方可選擇自行聘用律師作為其代表律師，在此情況下，買方亦須負責其代表律師有關處理第一按揭貸款的律師費用及雜費。  
All legal documents of the First Mortgage Loan shall be prepared and handled by the solicitors designated by the Vendor or the Vendor's designated financing company and all relevant legal costs and disbursements shall be borne by the Purchaser solely. The Purchaser may choose to instruct his own solicitors to act for him and in such event, the Purchaser shall also bear his own solicitors' legal costs and disbursements relating to the First Mortgage Loan.
- 9) 買方無需提供收入證明，但須提供財務資料、信貸記錄及其他賣方指定融資公司所需文件。  
The Purchaser is not required to provide income proof, but is required to provide financial information, credit report and other necessary documents as requested by the Vendor's designated financing company.
- 10) 賣方或其指定融資公司保留批核第一按揭貸款的最終決定權。  
The Vendor or its designated financing company reserves the absolute right to decide whether or not to approve the First Mortgage Loan.
- 11) 不論第一按揭貸款獲批與否，買方仍須按買賣合約完成住宅物業的交易及繳付住宅物業的樓價全數。  
Irrespective of whether the First Mortgage Loan is granted or not, the Purchaser shall complete the purchase of the residential property and shall pay the Purchase Price of the residential property in full in accordance with the agreement for sale and purchase.
- 12) 第一按揭貸款受其他條款及細則約束。  
The First Mortgage Loan is subject to other terms and conditions.
- (D1a) **不申請賣方提供之第一按揭貸款之折扣優惠 Discount on Price for not applying for the First Mortgage Loan provided by the Vendor**  
如買方於付清樓價日期 60 天前選擇不申請上述第(4)(i)(D)(D1)段的「第一按揭」貸款，可獲賣方提供相等於淨樓價 5%之現金回贈 (現金回贈 (如送出) 將從買方依買賣合約訂明應支付之樓價餘額中抵銷或以其他賣方認為適合的方式提供) 及可選擇下述第(4)(ii)(c)段的「備用第二按揭」貸款。  
If the Purchaser elects not to apply for the "First Mortgage" Loan mentioned in paragraph (4)(i)(D)(D1) above 60 days before the date of full payment of the Purchase Price, the Purchaser shall be entitled to a cash rebate offered by the Vendor which is equivalent to 5% of the Net Purchase Price (the cash rebate (if offered) will be offset from the balance of Purchase Price payable by the Purchaser pursuant to the agreement for sale and purchase or provided by other means as the Vendor considers appropriate) and the Purchaser can elect to have the "Standby Second Mortgage" benefit mentioned in paragraph (4)(ii)(c) below.

(D2) **「1838 備用第二按揭」貸款 “1838 Standby Second Mortgage” Loan**

**選用上述付款計劃(D)在第一按揭貸款期滿前可申請以下備用第二按揭貸款 The following Standby Second Mortgage Loan may be applied before the expiry of the First Mortgage Loan if Payment Method (D) is selected.**

**「1838 備用第二按揭」貸款條款 Terms for “1838 Standby Second Mortgage” Loan**

為使買方可對第一按揭貸款再融資，買方可向賣方指定之銀行（「再融資第一按揭銀行」）申請全新的由第一按揭抵押之貸款（「再融資第一按揭銀行貸款」）。同時，買方向賣方指定之融資公司付清第一按揭貸款不少於 60 天前，可向賣方或其指定融資公司申請最高達第一按揭貸款尚未清還之金額之 30% 之備用第二按揭貸款（「備用第二按揭貸款」），惟買方必需遵守下列備用第二按揭條款：

To enable the Purchaser to refinance the First Mortgage Loan, the Purchaser can apply for a new first mortgage (“Refinanced First Mortgage”) with Vendor’s designated bank (“Refinanced First Mortgagee”), and can apply for a standby second mortgage for a loan amount up to 30% of the outstanding amount of the First Mortgage Loan (“Standby Second Mortgage”) from the Vendor or its designated financing company not less than 60 days before full repayment of the First Mortgage Loan by the Purchaser to the Vendor’s designated financing company, subject to the following conditions of the Standby Second Mortgage:

- 1) 備用第二按揭貸款於住宅物業付清樓價日期起計 1838 天之內適用。  
The Standby Second Mortgage Loan will be applicable within 1838 days from the date of full payment of the Purchase Price of the residential property.
- 2) 買方必須於住宅物業付清樓價日期後，不遲於第 58 個月之前以書面通知賣方或其指定融資公司申請備用第二按揭貸款。  
The Purchaser shall serve a written notice to the Vendor or its designated financing company to apply for the Standby Second Mortgage Loan not later than the 58<sup>th</sup> month after the date of full payment of the Purchase Price of the residential property.
- 3) 買方須先獲取再融資第一按揭銀行同意住宅物業的備用第二按揭，並能出示足夠文件證明再融資第一按揭銀行貸款加備用第二按揭貸款及其他貸款之每月總還款額對其每月總入息之比率不超過香港金融管理局不時最新公佈之「供款與入息比率」。  
The Purchaser shall have obtained the prior consent of Refinanced First Mortgagee to the Standby Second Mortgage of the residential property and shall provide satisfactory documents to prove that the ratio of the total amount of monthly repayment of the Refinanced First Mortgage loan, Standby Second Mortgage Loan and any other loan to the Purchaser’s total monthly income does not exceed the latest Debt Servicing Ratio as announced by the Hong Kong Monetary Authority from time to time.
- 4) 備用第二按揭貸款之年期不可超過 20 年或再融資第一按揭銀行貸款之年期(以較短者為準)。  
The tenure of the Standby Second Mortgage shall not exceed 20 years or the tenure of the Refinanced First Mortgage (whichever period is shorter).
- 5) 備用第二按揭貸款年利率以香港上海滙豐銀行有限公司不時公布之最優惠利率計算。  
The annual interest rate of the Standby Second Mortgage Loan will be calculated at the Best Lending Rate as quoted by The Hongkong and Shanghai Banking Corporation Limited from time to time.
- 6) 備用第二按揭不設免供免息期。  
No deferment of principal repayment and waiver of interest payment are available for the Standby Second Mortgage.
- 7) 再融資第一按揭銀行貸款及備用第二按揭貸款總額不得高於付款辦法(D1)所述的第一按揭貸款未償還借款餘額。  
The total sum of the Refinanced First Mortgage loan and the Standby Second Mortgage Loan shall not be greater than the outstanding amount of the First Mortgage Loan under Payment Method (D1).
- 8) 所有備用第二按揭之法律文件必須由賣方或其指定融資公司指定之律師行辦理，買方須負責支付一切有關之律師費用及雜費。  
All legal documents of the Standby Second Mortgage shall be prepared and handled by the solicitors designated by the Vendor or its designated financing company and all relevant legal costs and disbursements shall be borne by the Purchaser solely.
- 9) 賣方或其指定融資公司保留批核備用第二按揭貸款之最終決定權利。  
The Vendor or its designated financing company reserves the absolute right to decide whether or not to approve the Standby Second Mortgage Loan.
- 10) 所有再融資第一按揭銀行貸款及備用第二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 Refinanced First Mortgage loan and the Standby Second Mortgage Loan are subject to the latest guidelines as may be issued by the Hong Kong

Monetary Authority from time to time.

(ii) 售價獲得折扣的基礎

The basis on which any discount on the Price is available

(a) 見(4)(i)。  
See (4)(i).

(b) 「印花稅津貼」 Subsidy of Stamp Duty

買方可獲「印花稅津貼」，金額相等於將新稅率套用於每個有關物業在扣除所有於第(4)(i)段列明的折扣後之價目後計算得出之金額。

The Purchaser shall be entitled to a "Subsidy of Stamp Duty" Benefit equivalent to such amount calculated by applying the New AVD rates on the price of each of the relevant property after deduction of all discounts as set out in paragraph (4)(i).

「從價印花稅」新稅率如下 The New AVD rates are as follows:

物業售價或價值 (以較高者為準)

<u>Consideration or value of the property (whichever is the higher)</u>	<u>新稅率 New AVD rates</u>
\$3,000,001 至 to \$3,290,330	\$90,000 + 超出\$3,000,000的款額的20% / 20% of the excess over \$3,000,000
\$3,290,331 至 to \$4,000,000	4.50%
\$4,000,001 至 to \$4,428,580	\$180,000 + 超出\$4,000,000的款額的20% / 20% of the excess over \$4,000,000
\$4,428,581 至 to \$6,000,000	6.00%
\$6,000,001 至 to \$6,720,000	\$360,000 + 超出\$6,000,000的款額的20% / 20% of the excess over \$6,000,000
\$6,720,001 至 to \$20,000,000	7.50%
\$20,000,001 至 to \$21,739,130	\$1,500,000 + 超出\$20,000,000的款額的20% / 20% of the excess over \$20,000,000
\$21,739,131 或以上 and above	8.50%

為免存疑，如兩個或以上單位以單一份臨時買賣合約購買，該優惠將按照每個單位在扣除所有折扣後的售價分別計算得出。

For the avoidance of doubt, if two or more units are purchased under one single preliminary agreement for sale and purchase, the benefit is calculated with reference to the price of each unit (after deduction of all other discounts) separately.

買方可選以下其中一種方法取得「印花稅津貼」優惠：

Purchaser shall select one of the methods below to claim the "Subsidy of Stamp Duty" Benefit:

方法 1：

Method 1:

當買方簽署正式買賣合約後，由賣方將「印花稅津貼」用作直接支付該物業之正式買賣合約之從價印花稅給稅務局。若需支付之從價印花稅少於以上可得之「印花稅津貼」，有關優惠餘款(即支付給稅務局的從價印花稅及「印花稅津貼」金額之差額)將用作支付該物業的部分樓價餘額。若需支付之從價印花稅多於以上可得之「印花稅津貼」，則買方須負責從價印花稅及「印花稅津貼」金額之差額。以相關交易文件條款為準；或

Vendor will use the "Subsidy of Stamp Duty" Benefit to pay the ad valorem stamp duty on the relevant formal agreement for sale and purchase directly to the Inland Revenue

Department upon signing of the said formal agreement for sale and purchase by Purchaser. If the ad valorem stamp duty payable is less than the above “Subsidy of Stamp Duty” Benefit, the remaining subsidy (i.e. the difference between the stamp duty payment to the Inland Revenue Department and the “Subsidy of Stamp Duty” Benefit) will be applied directly for the part payment of the balance of the Purchase Price of the property. If the ad valorem stamp duty payable is more than the above “Subsidy of Stamp Duty” Benefit, the difference between the stamp duty payment to the Inland Revenue Department and the “Subsidy of Stamp Duty” Benefit shall be borne by the Purchaser. Subject to the terms and conditions of the relevant transaction documents; or

方法 2 :

Method 2:

優惠即時在售價上作折扣扣減。

The benefit will be deducted from the Price directly.

(c) 「備用第二按揭」貸款 “Standby Second Mortgage”

選用付款計劃(A)或(B)或(D1a)之買家可享以下備用第二按揭貸款 Standby Second Mortgage loan is offered if Payment Method (A) or (B) or (D1a) is selected.

「備用第二按揭」貸款條款

Terms for “Standby Second Mortgage”

買方可向賣方其中一間指定銀行(“第一按揭銀行”)申請第一按揭貸款，並同時向賣方或其相聯公司申請最高達樓價 30%之第二按揭貸款，惟買方必需遵守下列第二按揭條款：

The Purchaser can apply for a first mortgage with one of the Vendor's designated bank (first mortgagee) and can apply for a second mortgage for a loan amount of up to 30% of the Purchase Price of the Property from the Vendor or its associated company subject to the following conditions of the second mortgage:

1) 買方必須於以下時間之內以書面通知賣方或其相聯公司申請第二按揭貸款及遞交申請表及所需文件:

The Purchaser shall serve a written notice to the Vendor or its associated company making application for the second mortgage loan and submit the application form and the necessary documents within the time as set out below:

i. 如買方選用付款計劃(A) 或(D1a)，付清樓價之前不少於 60 天; 或

not less than 60 days before the date of the full payment of the Purchase Price if the Purchaser selected Payment Method (A) or (D1a); or

ii. 如買方選用付款計劃(B)，不遲於 2017 年 9 月 30 日。

not later than 30 September 2017 if the purchaser selected Payment Method (B).

2) 買方須先獲取第一按揭銀行同意該物業作第二按揭，並能出示足夠文件證明第一按揭加第二按揭及其他貸款之每月總還款額對其每月總入息之比率不超過香港金融管理局最新公佈之「供款與入息比率」。

The Purchaser shall have obtained the prior consent of the first mortgagee to the second mortgage and shall provide satisfactory documents to prove that the ratio of the total amount of monthly repayment of both the first mortgage, second mortgage and any other loan to the Purchaser's total monthly income does not exceed the latest Debt Servicing Ratio as announced by the Hong Kong Monetary Authority.

3) 第一按揭及第二按揭總額不高於樓價之 90%。

The total sum of the first mortgage and the second mortgage shall not be greater than 90% of the Purchase Price.

4) 第二按揭之貸款年期不可超過 30 年或第一按揭之貸款年期(以較短者為準)。

The repayment term of the second mortgage shall not exceed 30 years or the tenor of the first mortgage (whichever is shorter).

5) 第二按揭利率以「香港上海滙豐銀行有限公司不時公布之最優惠利率」計算。

The interest rate of the second mortgage shall be calculated at the Best Lending Rate as quoted by The Hongkong and Shanghai Banking Corporation Limited from time to time.

6) 第二按揭不設免供免息。

No deferment of principal payment and waiver of interest payment are available for the second mortgage.



- 7) 所有第二按揭之法律文件必須由賣方或其相聯公司指定之律師行辦理，買方須負責支付一切有關之律師費用及雜費。  
All legal documents of the second mortgage shall be prepared and handled by the solicitors designated by the Vendor or its associated company and all relevant legal costs and disbursements shall be borne by the Purchaser solely.
- 8) 賣方或其相聯公司保留批核第二按揭之權利。  
The Vendor or its associated company reserves the right to decide whether or not to approve the second mortgage loan.
- 9) 所有第一按揭及第二按揭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 and the second mortgage are subject to the latest guidelines as may be issued by the Hong Kong Monetary Authority from time to time.

(d) 嘉里集團之合資格人士 Qualified persons of Kerry Group

如買方屬或包括任何「嘉里集團合資格人士」，並在沒有委任地產代理之情況下，該買方可獲相等於有關物業在扣除所有其他折扣後的價目的 4% 之折扣優惠。該優惠並即時在該價目上扣減。

「嘉里集團合資格人士」包括下列公司或其在香港註冊成立之全資附屬公司之董事、員工及其家人\*：

- (I) 嘉里建設有限公司；或
- (II) 嘉里控股有限公司；或
- (III) 嘉里貿易有限公司；或
- (IV) 香格里拉(亞洲)有限公司；或
- (V) 嘉里物流聯網有限公司

\*「家人」指根據《一手住宅物業銷售條例》(第621章)釋義為配偶、父母、子女、兄弟姊妹、祖父母或外祖父母、孫、孫女、外孫或外孫女。

If the Purchaser is or includes any Qualified Person of Kerry Group, provided that no estate agent has been appointed, such Purchaser shall be entitled to a discount offered by the Vendor which is equivalent to 4% of the price of relevant property(ies) (after deduction of all other discounts). The benefit will be deducted from that price directly.

“Qualified Person of Kerry Group” includes the directors, members of staff and immediate family member\* of such directors and employees of the following companies or its wholly owned subsidiaries incorporated in Hong Kong :

- (I) Kerry Properties Limited; or
- (II) Kerry Holdings Limited; or
- (III) Kerry Trading Co. Limited; or
- (IV) Shangri-la Asia Limited; or
- (V) Kerry Logistics Network Limited.

\* “Immediate family member” means the spouse, parent, child, sibling, grandparent or grandchild of an individual as defined under the Residential Properties (First-hand Sales) Ordinance (Cap.621).

(iii) 可就購買該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) 見 4(i) 及 4(ii)。  
See 4(i) and 4(ii).

(b) 認購住宅停車位 Purchase of Residential Parking Space

購入本價單下列表一任何一個住宅物業之買方可獲認購本發展項目 1 個住宅停車位之權利。凡同一買家或一買家及其家人#購入本價單下列表二任何一對相鄰住宅物業，該對相鄰住宅物業中之三房住宅物業(如多於一間三房住宅物業則其中一間三房住宅物業)之買方可獲認購本發展項目 1 個住宅停車位之權利。任何上述認購權利稱為“車位認購權”。住宅停車位售價預計為每個約 HK\$1,500,000。

If any residential property as listed in Table 1 below is purchased by a Purchaser, that Purchaser shall have an option to purchase ONE Residential Parking Space of the development. If any one pair of the Adjacent Units as listed in Table 2 below in this Price List is purchased by the same Purchaser or by a Purchaser and his immediate family member#, the purchaser of the 3-bedroom residential property (or if there is more than one 3-bedroom residential property, one of the 3-bedroom residential properties) of that pair of Adjacent Units shall have an option to purchase ONE Residential Parking Space of the development. Any of the aforesaid options to purchase is referred to as a “Carpark Purchase Option”. The value of Residential Parking Space is estimated about HK\$1,500,000 each.

該買方需依照賣方所訂之時限決定是否購買住宅停車位及簽署相關買賣合約，逾時作棄權論。本車位認購權不得轉讓。住宅停車位之價單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。列於本第 4(iii)(b)段的安排以達成協議方作實。將住宅停車位要約出售與否以及何時要約出售，以及要約條款，概由賣方全權決定。

That Purchaser must decide whether to purchase such a Residential Parking Space and must enter into a relevant sale and purchase agreement within the period as prescribed by the Vendor, failing which the Purchaser will be deemed to have given up the Carpark Purchase Option. The Carpark Purchase Option is not transferrable. Price List and Sales Arrangements of the Residential Parking Space will be determined by the Vendor at its sole and absolute discretion and will be announced later. The arrangement in this paragraph 4(iii)(b) is subject to contract. The decision as to whether and when to make offer to sell any Residential Parking Space and the terms of such offer are subject to the sole discretion of the Vendor.

Table 1 表一

The Laguna 滿庭		
Tower 座數	Floor 樓層	Unit 單位
2	地下 G/F	A
3	地下 G/F	B
5	地下 G/F	A
8	地下 G/F	A
8	地下 G/F	B
10	地下 G/F	B
11	地下 G/F	A
11	地下 G/F	B
12	地下 G/F	B

The Laguna 滿庭		
Tower 座數	Floor 樓層	Unit 單位
1	20	A
3	20	C
6	20	A
8	15	E
9	15	D

Table 2 表二

The following are pairs of Adjacent Units:

以下為各對相鄰住宅物業：

The Laguna 滿庭		
Tower 座數	Floor 樓層	Unit 單位
9	2, 3, 5, 6, 7, 8, 9, 10, 11, 12	D + E
12	1, 2, 3, 5, 6, 7, 8, 9, 10, 11, 12	A + B

#「家人」指根據《一手住宅物業銷售條例》(第621章)釋義為配偶、父母、子女、兄弟姊妹、祖父母或外祖父母、孫、孫女、外孫或外孫女。

#“Immediate family member” means the spouse, parent, child, sibling, grandparent or grandchild of an individual as defined under the Residential Properties (First-hand Sales) Ordinance (Cap.621).

(c) 住宅停車位使用許可優先權 Priority in Licence to use Residential Parking Space

購買下列任何一個住宅物業之買方可獲優先取得本發展項目 1 個住宅停車位之使用許可之權利(“車位許可優先權”)。

The Purchaser of any residential property as listed below shall have the priority to obtain a licence to use ONE Residential Parking Space of the development (“Carpark Licence Priority”).

該買方需依照賣方所訂之時限決定是否獲取住宅停車位之使用許可及簽署相關文件，逾時作棄權論。本車位許可優先權不得轉讓。住宅停車位使用許可之批出方法詳情將由賣方全權及絕對酌情決定，並容後公佈。列於本第 4(iii)(c)段的安排以達成協議方作實。將住宅停車位要約批出使用許可與否以及何時要約批出使用許可，以及要約條款，概由賣方全權決定。

That Purchaser must decide whether to obtain a licence to use a Residential Parking Space and must enter into a relevant document within the period as prescribed by the Vendor,

failing which the Purchaser will be deemed to have given up the Carpark Licence Priority. The Carpark Licence Priority is not transferrable. Method of granting licences for the use of the Residential Parking Space will be determined by the Vendor at its sole and absolute discretion and will be announced later. The arrangement in this paragraph 4(iii)(c) is subject to contract. The decision as to whether and when to make offer to grant licences for the use of any Residential Parking Space and the terms of such offer are subject to the sole discretion of the Vendor.

The Laguna 滿庭		
Tower 座數	Floor 樓層	Unit 單位
1	地下 G/F	A
3	地下 G/F	A
10	地下 G/F	A
12	地下 G/F	A

(d) 戶外傢具與實產優惠 Outdoor Furniture and Chattels Benefit

購買任何以下住宅物業的買方可免費獲贈戶外傢具和實產(“實產”) (有關實產的項目將由賣方全權決定)。賣方或其代表不會就實產作出任何保證, 更不會保證其狀況、品質或效能。實產將於該住宅物業完成交易時以「現狀」(即實產在交易日當天的狀況)以將實產放置於住宅物業或賣方決定之其他方式交予買方。

The Purchaser of any of the following residential properties will receive outdoor furniture and chattels (“Chattels”) as gifts (the items of the Chattels will be determined by the Vendor solely). No warranty or representation whatsoever is given by the Vendor or any person on behalf of the Vendor in any respect as regards the Chattels. In particular, no warranty or representation whatsoever is given as to the physical condition and state, quality or the fitness of any of the Chattels or as to whether any of the Chattels are or will be in working condition. The Chattels will be handed over to the Purchaser on completion of the sale and purchase of the residential property in “as is” condition (meaning, the condition of the Chattels are or will be as at the date of completion) by way of leaving the same in the residential property or in any other manner as the Vendor may decide.

座數	樓層	單位	每一間住宅物業的實產的估計價值
Tower	Floor	Unit	Estimated value of the Chattels for each Unit
1	地下 G/F	A	\$20,000
2	地下 G/F	A	\$20,000
3	地下 G/F	A, B	\$20,000
5	地下 G/F	A	\$20,000
8	地下 G/F	A, B	\$20,000
10	地下 G/F	A, B	\$20,000

座數	樓層	單位	每一間住宅物業的實產的估計價值
Tower	Floor	Unit	Estimated value of the Chattels for each Unit
11	地下 G/F	A, B	\$20,000
12	地下 G/F	A, B	\$20,000
1	20	A	\$50,000
3	20	C	\$50,000
6	20	A	\$50,000
8	15	E	\$50,000
9	15	D	\$50,000

(iv) **誰人負責支付買賣該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**

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有關購買的所有法律文件，買方不需支付正式買賣合約及轉讓契兩項法律文件之律師費。如買方選擇另聘代表律師作為買方之代表律師處理其購買，買賣雙方須各自負責有關正式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 Purchaser shall not be required to bear the legal costs 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, the Vendor and the Purchaser shall each pay his own solicitors' legal fees in respect of the agreement for sale and purchase and the assignment.

買方需支付印花稅，包括但不限於從價印花稅，買家印花稅\*及額外印花稅\* (\*如適用)。

All stamp duty payments, including but not limited to the Ad Valorem Stamp Duty, Buyer's Stamp Duty\* and Special Stamp Duty\* will be borne by the Purchaser (\*if applicable).

(v) **買方須為就買賣該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**

有關其他法律文件之律師費如：補充協議、有關批地文件、大廈公契及其他樓契之核證費、查冊費、註冊費、圖則費及其他雜費等等，均由買方負責，一切就買賣該項目中的指明住宅物業的有關按揭及其他雜費均由買方負責。

All legal costs and charges in relation to other legal documents such as supplemental agreement, certification fee for Land Grant, deed of mutual covenant and all other title documents, search fee, registration fee, plan fee and all other disbursements shall be borne by the Purchaser. The Purchaser shall also pay and bear the legal costs and disbursements in respect of any mortgage related to the sale and purchase of a specified residential property in the development.

(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集團有限公司及特許經營商 Century 21 Group Limited and Franchisees  
中國康樂園地產代理有限公司 China Hong Lok Yuen Property Agency Ltd.  
晉誠地產代理有限公司 Earnest Property Agency Ltd  
金滙地產有限公司 Gamway Property Agency Limited  
香港(國際)地產商會有限公司 Hong Kong (International) Realty Association Limited & chartered members  
香港置業(地產代理)有限公司 Hong Kong Property Services (Agency) Ltd.  
香港地產代理商總會有限公司 Hong Kong Real Estate Agencies General Association Limited & chartered members  
祥益地產代理有限公司 Many Wells Property Agent Limited  
美聯物業代理有限公司 Midland Realty International Limited  
云房網絡(香港)有限公司 Qfang Network (Hong Kong) Agency Limited  
利嘉閣地產有限公司 Ricacorp Properties Limited  
第一太平戴維斯住宅代理有限公司 Savills Realty Limited  
環宇物業(深井)代理有限公司 Universal (S.T.) Property Agency Limited  
致匯地產代理有限公司 Well Link Property Agency Limited

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, that 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.bloomsway.com.hk](http://www.bloomsway.com.hk)

The address of the website designated by the vendor for the development is : [www.bloomsway.com.hk](http://www.bloomsway.com.hk)