

Information on Sales Arrangements

銷售安排資料

Name of the Development: 發展項目名稱：	80 Maidstone Road 翰畋
Date of the Sale: 出售日期：	From 27 November 2017 由 2017 年 11 月 27 日起
Time of the Sale: 出售時間：	<u>On 27 November 2017 (the “First Date of Sale”):</u> From 6:00 p.m. to 11:59 p.m. <u>On 28 November 2017 and thereafter:</u> From 11:00 a.m. to 8:00 p.m. <u>2017 年 11 月 27 日 (「出售首日」):</u> 由下午六時 至 晚上 十一時五十九分 <u>2017 年 11 月 28 日及之後:</u> 由上午 11 時 至 晚上 8 時
Place where the sale will take place: 出售地點：	Applicable to the First Date of Sale only: 只適用於出售首日： Shop B/2, Basement Level, Auto Plaza, 65 Mody Road, Tsim Sha Tsui, Kowloon (the “Sales Office 1”) 九龍尖沙咀麼地道 65 號安達中心地庫 B/2 (「售樓處 1」) Not applicable to the First Date of Sale: 不適用於出售首日： Room 302, 3/F., Peninsula Centre, No.67 Mody Road, Tsim Sha Tsui East, Kowloon (the “Sales Office 2”) 九龍尖沙咀東麼地道 67 號半島中心 3 樓 302 室 (「售樓處 2」) “Sales Office” used below means either Sales Office 1 or Sales Office 2. 下文中提及「售樓處」指售樓處 1 或售樓處 2。
Number of specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的數目	59
Description of the residential properties that will be offered to be sold: 將提供出售的指明住宅物業的描述：	
<p>The following flats in the Development 以下在發展項目的單位：</p> <p>7A, 7B, 7C, 7D, 9A, 9B, 9C, 9D, 11A, 11B, 11C, 11D, 12A, 12B, 12C, 12D, 15A, 15B, 15C, 15D, 17A, 17B, 17C, 17D, 19A, 19B, 19C, 19D, 20A, 20B, 20C, 20D, 21A, 21B, 21C, 21D, 22A, 22B, 22C, 22D, 23A, 23B, 23C, 23D, 26A, 26B, 26C, 26D, 27A, 27B, 27C, 27D, 29A, 29B, 29C, 29D, 30A, 30B, 30C.</p>	
The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase:	

將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序：

1. General provisions:

一般規定：

1.1 Where more than one specified residential property is covered in one preliminary agreement for sale and purchase, the purchaser of each such specified residential property shall comprise the same person or the same group of persons.

如同一份臨時買賣合約包括多於一個指明住宅物業，每一該等指明住宅物業之買方須由同一人士或同一組人士構成。

1.2 In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）自行分配任何指明住宅物業予任何有意欲購買的人士。

1.3 The Vendor will not entertain any request for addition, removal or modification of purchaser(s) once a Preliminary Agreement for Sale and Purchase has been executed.

臨時買賣合約一經簽署，賣方不接受任何加入、減去或改動買方之要求。

2. First Date of Sale:

出售首日：

2.1 Balloting will be used to determine the order of priority. Details are as follows.

優先次序將以抽籤方式決定。詳情如下。

2.2 To participate in the balloting, interested persons must first submit a Registration of Intent. The form of Registration of Intent is available for collection at Sales Office 2. The manner for the submission of the Registration of Intent and the documents and materials required, etc. are specified in that form. Please refer to the form of the Registration of Intent for details. The order of the submission of a Registration of Intent will not have any impact on the order of priority for selecting the specified residential properties. Generally: 有意參與抽籤的人士須先遞交購樓意向登記。購樓意向登記表格可於售樓處2索取。遞交購樓意向登記之方式及所需文件及材料等於該表格中有所說明。詳情請參閱購樓意向登記表格。遞交購樓意向登記次序不會影響揀選指明住宅物業的優先次序。概括而言：

(a) In addition to copies of specified identification documents, each Registration of Intent shall be submitted together with such number of cashiers' order(s) equal to the number of specified residential property(ies) the registrant intends to purchase as indicated in the Registration of Intent. The amount of each cashiers' order shall be HK\$100,000.00. Each cashiers' order shall be payable to "CHEUNG, CHAN & CHUNG".

除指明的身份證明文件副本外，每份購樓意向登記須連同本票遞交，本票數目相等於登記人於購樓意向登記內填寫的擬購買的住宅物業數量。每張本票金額為港幣\$100,000.00。每張本票抬頭人為「張陳鍾律師行」。

(b) A completed Registration of Intent shall be submitted at Sales Office 2 during the period from 17 November 2017 to 26 November 2017 (from 11:00 am to 8:00 pm), notwithstanding anything as may be specified in the Registration of Intent. A Receipt for Registration of Intent will be issued to the registrant in respect of a

validly submitted Registration of Intent.

填妥之購樓意向登記須於2017年11月17日至2017年11月26日（每日上午11時至晚上8時）到售樓處2遞交（即使購樓意向登記內可能指定任何其他安排）。有效地遞交購樓意向登記後登記人將獲發購樓意向登記表格收據。

- (c) Each individual registrant(s) (whether in his/her own name or in joint names with any other party(ies)) can submit a maximum of 2 Registrations of Intent. Company Registrant (which must be a company incorporated in Hong Kong) can submit a maximum of 2 Registrations of Intent. More than 2 Registrations of Intent from the same individual registrant (whether in his/her own name or in joint names with other parties) or same company registrant will not be accepted.

If the Registration(s) of Intent submitted by any given Registrant does not meet with the above conditions, the relevant Registration of Intent will not be accepted by the Vendor.

每個個人登記人（無論以其自己名義或與他方聯名）可遞交最多2份購樓意向登記。公司登記人（必須為於香港註冊成立的公司）只可遞交最多2份購樓意向登記。同一名登記人（無論以其自己名義或與他方聯名）或同一公司登記人遞交多於2份購樓意向登記恕不受理。

如任何登記人所遞交的購樓意向登記不附合上述條件，有關購樓意向登記將不獲賣方接受。

- 2.3 All interested persons (or their attorneys) who are present in the designated venue as at the beginning of the Time of the Sale on the First Date of Sale will be regarded as all having come to the designated venue at the same time at the beginning of the Time of the Sale. 於出售日期出售時間開始當時所有身處指定會場之有意認購的人士(或其授權人) 將被視作同時於出售日期出售時間開始當時到達。

- 2.4 Balloting will be used to determine the order of priority in selection of those specified residential properties. Each Registration of Intent shall be allotted with one lot. The balloting results will be announced by means as the Vendor considers appropriate at the designated venue. Registrants will not be separately notified of the balloting results. 揀選該等指明住宅物業之優先次序將以抽籤方式決定。每張購樓意向登記可獲分配一個籌。抽籤結果將會以賣方認為合適之方式於指定會場公布。登記人將不獲另行通知抽籤結果。

- 2.5 A registrant shall (personally or through a duly authorized attorney of that registrant who shall produce the original authorization document and the original identification document of that attorney) carry out attendance registration at Sales Office 1 during the following attendance registration period: 6:00 p.m. to 7:00 p.m. on the First Date of Sale. The following must be produced for attendance registration: (i) the Receipt for Registration of Intent of the Registration of Intent and original / copy of identification document of the registrant (for individual registrant) OR (ii) the Receipt for Registration of Intent of the Registration of Intent, a copy of Business Registration Certificate, Certificate of Incorporation, a copy of the most updated annual return of the company and the company chop (for corporate registrant). Registrants whose identities have been confirmed and verified by the Vendor shall be eligible for the balloting. Registrants who fails to carry out attendance registration during the aforesaid attendance registration period shall not be eligible for balloting nor selection of any specified residential property. Each Registration of Intent will be allotted only one lot.

登記人須（親身或透過其妥為授權之受權人（該受權人須出示授權文件正本及該受權人之身份證明文件正本））於下述報到時段，即出售首日下午6時至晚上7時，於售樓處1報到登記。進行報到登記需出示 (i)購樓意向登記之購樓意向登記

表格收據及登記人身份證明文件正本或副本（如登記人為個人）或 (ii)購樓意向登記之購樓意向登記表格收據、商業登記證副本、公司註冊證明書、公司最近的周年申報表副本及公司印章（如登記人為公司）。登記人經賣方確認並核實身份後方可享有抽籤資格。登記人未能於上述報到時段內報到登記將不獲抽籤資格、亦不獲揀選指明住宅物業的資格。每一購樓意向登記可獲分配一個籌。

- 2.6 After the end of the balloting, the selection of the specified residential properties will take place. Registrants shall proceed to select the specified residential properties which are still available at the time of selection in the order of priority according to the result of balloting allocated to the Registrations of Intent. A registrant must in respect of a Registration of Intent select one or two (and not more) specified residential property(ies) in the selection. Where a registrant is, for whatever reason, not able to select any one or two specified residential property(ies), that registrant will cease to be eligible to select any specified residential property in respect of that Registration of Intent in the selection.

抽籤結束後進行指明住宅物業揀樓。登記人根據該抽籤結果分配予各購樓意向登記之順序揀選當時仍可供選擇的指明住宅物業。登記人於揀樓時段必須就一份購樓意向登記揀選一個或兩個（亦只限最多兩個）指明住宅物業。若登記人因任何原因未能揀選任何一個或兩個指明住宅物業，該登記人即失去於揀樓中就該份購樓意向登記揀選任何指明住宅物業之資格。

- 2.7 The following provisions apply to the selection of specified residential properties:
以下條款適用於指明住宅物業揀選：

- (a) The applicable number of cashiers' order(s) submitted with the Registration of Intent will be encashed to settle part of the preliminary deposit(s) of the specified residential property(ies) purchased (the balance to be paid by cheque(s) - please bring along blank cheque(s)). If the number of specified residential properties a registrant purchases is more than the number of cashiers' order(s) submitted, the registrant shall submit on spot one cashiers' order (of the same payee and amount as a cashiers' order submitted with the Registration of Intent) in respect of each such extra specified residential property to settle part of the preliminary deposit of that extra specified residential property (the balance to be paid by cheque(s) - please bring along blank cheque(s)).

隨購樓意向登記附上適用數量的銀行本票將兌現以支付所購入指明住宅物業的部份臨時訂金（餘款以支票支付－請備空白支票）。倘登記人購入的指明住宅物業數目多於其所遞交之銀行本票數目，登記人須就每一超出之指明住宅物業即場補交一張銀行本票（抬頭人及金額與隨「購樓意向登記」附上之本票相同）以支付該超出之指明住宅物業的部份臨時訂金（餘款以支票支付－請備空白支票）。

- (b) Where a registrant selects one specified residential property only, the purchaser of that specified residential property shall only be:
如登記人只揀選一個指明住宅物業，該指明住宅物業之買方只可以為以下人士：
- (i) if that registrant comprises one person, that person, together with or without one or more relatives of that registrant; or
如登記人由一名人士組成，該名人士，連同或不連同該登記人之一位或多位親屬；或
- (ii) if that registrant comprises more than one person, all such persons, together with or without one or more relatives of any individual comprising that

registrant.

如登記人由多於一名人士組成，所有該等人士，連同或不連同組成該登記人之任何個人之一位或多位親屬。

(c) Where a registrant selects more than one specified residential property:

如登記人揀選多於一個指明住宅物業：

(i) the purchaser of at least one such specified residential property shall be:

最少一個該等指明住宅物業之買方須為以下人士：

(1) if that registrant comprises one person, that person, together with or without one or more relatives of that registrant; or

如登記人由一名人士組成，該名人士，連同或不連同該登記人之一位或多位親屬；或

(2) if that registrant comprises more than one person, all such persons, together with or without one or more relatives of any individual comprising that registrant; and

如登記人由多於一名人士組成，所有該等人士，連同或不連同組成該登記人之任何個人之一位或多位親屬；及

(ii) the purchaser of any other such specified residential property shall only be:

任何其他該等指明住宅物業之買方只可以為以下人士：

(1) if that registrant comprises one person:

如登記人由一名人士組成：

(A) that person, together with or without one or more relatives of that registrant; or

該名人士，連同或不連同該登記人之一位或多位親屬；或

(B) one or more relatives of that registrant; or

該登記人之一位或多位親屬；或

(2) if that registrant comprises more than one person:

如登記人由多於一名人士組成：

(A) all such persons, together with or without one or more relatives of any individual comprising that registrant; or

所有該等人士，連同或不連同組成該登記人之任何個人之一位或多位親屬；或

(B) all such persons less any one or more Permitted Outgoing Persons, together with or without one or more relatives of any individual comprising that registrant. An individual comprising that registrant is a Permitted Outgoing Person if that person is a relative of any individual comprising that registrant and who remains as an individual comprising the purchaser.

所有該等人士減去一名或多名「可減名人士」，連同或不連同組成該登記人之任何個人之一位或多位親屬。如任何組成該登記人之個人為餘下成為組成買方之任何個人之親屬，即屬「可減名人士」。

- (e) In this paragraph 2.7, “relative” of a registrant shall mean a spouse, parent, child, parent-in-law, child-in-law, grandparent, grandchild, sibling, parent’s sibling, nephew or niece of the registrant or any person comprising the registrant provided that the registrant must provide the relevant supporting documents to the satisfaction of the Vendor to prove the relationship(s). The Vendor’s determination as to whether there is such a relationship shall be final.

於本第2.7段中，登記人之「親屬」指該登記人或組成該登記人之任何個人的配偶、父母、子女、岳丈母、翁姑、女婿、媳婦、祖父母或外祖父母、孫子女或外孫子女、兄弟姊妹、伯叔父、舅父、姑母、姨母、姪、甥、姪女或甥女，惟該登記人須提供令賣方滿意的有關證明文件以茲證明其關係，賣方就是否有該關係的決定為最終決定。

- 2.8 After the selection of specified residential properties by the registrant(s) as aforesaid has been completed, the sale of any remaining specified residential properties will be on a first come first served basis. The Vendor does not accept any person interested in purchasing having queued up before the commencement of such sale.

完成上述登記人選擇指明住宅物業程序後，尚餘之指明住宅物業將以先到先得形式發售。賣方不接受該發售開始前在場輪候之人士。

- 2.9 The Vendor also reserves its right to adjust the time of any balloting or selection of residential properties in accordance with the progress of confirmation and verification of identities of registrants or carrying out other procedures.

賣方保留最終決定權因應確認和核實登記人身份和其他程序之進度調整任何抽籤或揀選住宅物業時間。

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

出售首日翌日及之後:

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

以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之人士。

The method to be used, where 2 or more persons are interested in purchasing a particular specified residential property, to determine the order of priority in which each of those persons may proceed with the purchase:

在有兩人或多於兩人有意購買同一個指明住宅物業的情況下，將會使用何種方法決定每名該等人士可購買該物業的優先次序：

Please refer to the above method.

請參照上述方法。

In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）自行分配任何指明住宅物業予任何有意欲購買的人士。

Other matters:

其他事項：

- (a) The sale of the specified residential properties is subject to availability. Please note that the completion of the confirmation and verification of a registrant's identity, any order of priority in respect of the selection of specified residential properties, or the Vendor's admittance of any person to a Sales Office or a waiting queue does not guarantee that that registrant / person will be able to purchase any specified residential property.
將提供出售的指明住宅物業售完即止。登記人獲確認和核實身份、任何揀選指明住宅物業次序或任何人士獲賣方批准進入售樓處或獲賣方接受輪候，均不保證該登記人／人士能購得任何指明住宅物業，敬希注意。
- (b) Collection of cashiers' order –any unused cashiers' order concerned will be available for collection at Sales Office 2 during the period from 28 November 2017 to 5 December 2017 between the hours of 11:00 a.m. and 8:00 p.m. The registrant shall bring along the Receipt for Registration of Intent, original / copy of identification document of the registrant or the copy of Business Registration Certificate and the company chop for the collection procedures.
本票取回辦法 – 任何未使用之本票，登記人可於2017年11月28日至2017年12月5日上午11時至晚上8時於售樓處2取回。登記人須攜同購樓意向登記表格收據、其身份證明文件正本或副本或公司商業登記證副本及公司印章。
- (c) For the safety of the registrants and the maintenance of order at a Sales Office, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued, postpone, extend or modify the date, time, period, deadline or place of the submission of Registrations of Intent or of any balloting, any attendance registration period or selection of specified residential properties to such other date, time, period, deadline or place as the Vendor may consider appropriate. Details will be announced on the website of the Development (www.80maidstoneroad.hk) and registrants will not be separately notified of the same.
為保障登記人安全及維持售樓處秩序，賣方保留絕對權力當遇上天文台發出八號或更高風球信號或黑色暴雨警告時，延後、延長或改動遞交購樓意向登記或任何抽籤、報到時段或揀選指明住宅物業之日期、時間、期間、期限或地點至賣方認為合適的其他日期、時間、期間、期限或地點，詳情於發展項目網站（www.80maidstoneroad.hk）公布，登記人將不獲另行通知。
- (d) The Vendor shall not be responsible to any registrant for any error or omission in any balloting or ballot results announced.
如抽籤或所公布之抽籤結果有任何錯誤或遺漏，賣方無須向任何登記人承擔任何責任。

Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at:

載有上述銷售安排的資料的文件印本於以下地點可供公眾免費領取：

Room 302, 3/F., Peninsula Centre, No.67 Mody Road, Tsim Sha Tsui East, Kowloon
九龍尖沙咀東麼地道 67 號半島中心 3 樓 302 室

Date of Issue (發出日期): 23/11/2017