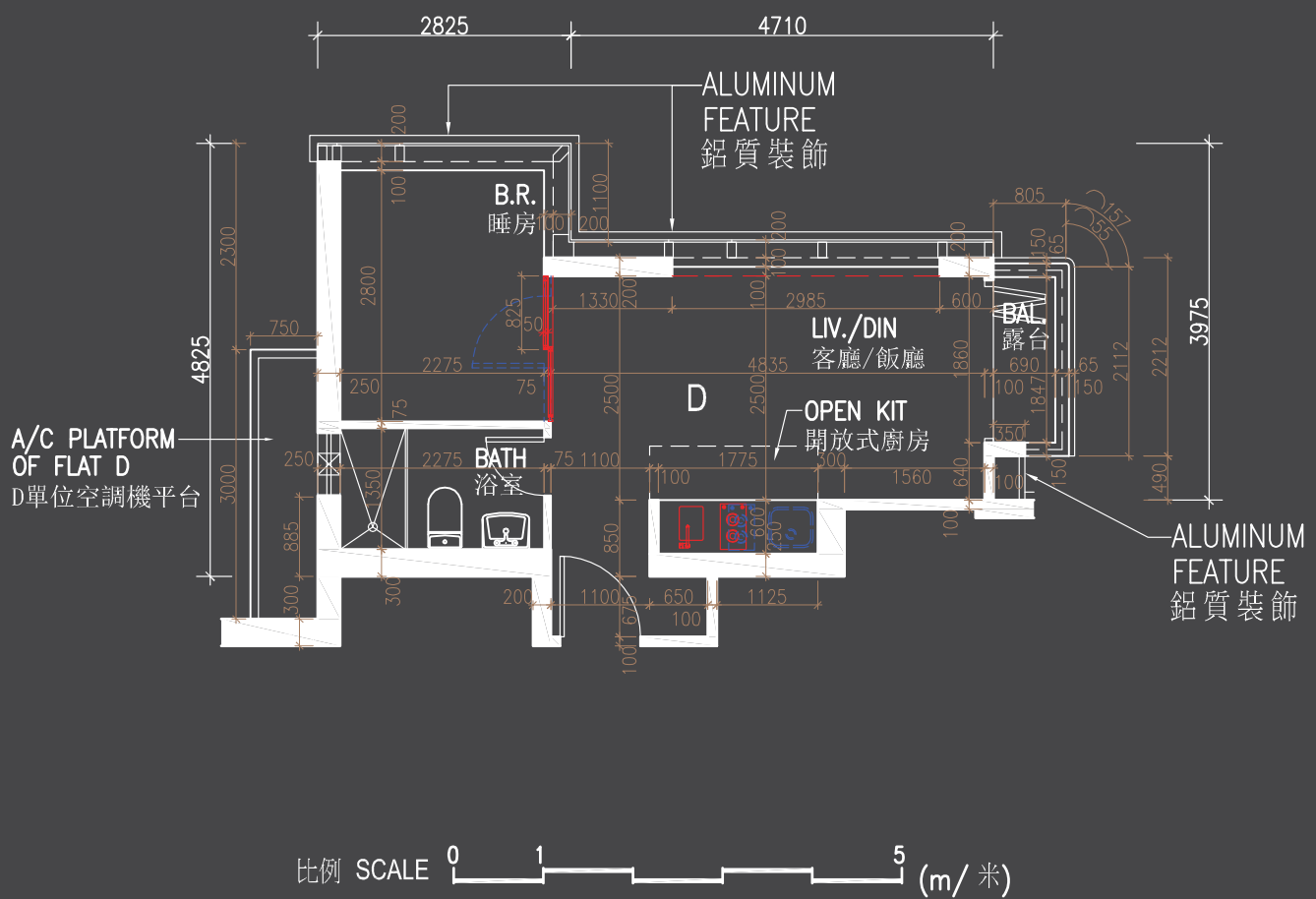


18樓D室 平面圖

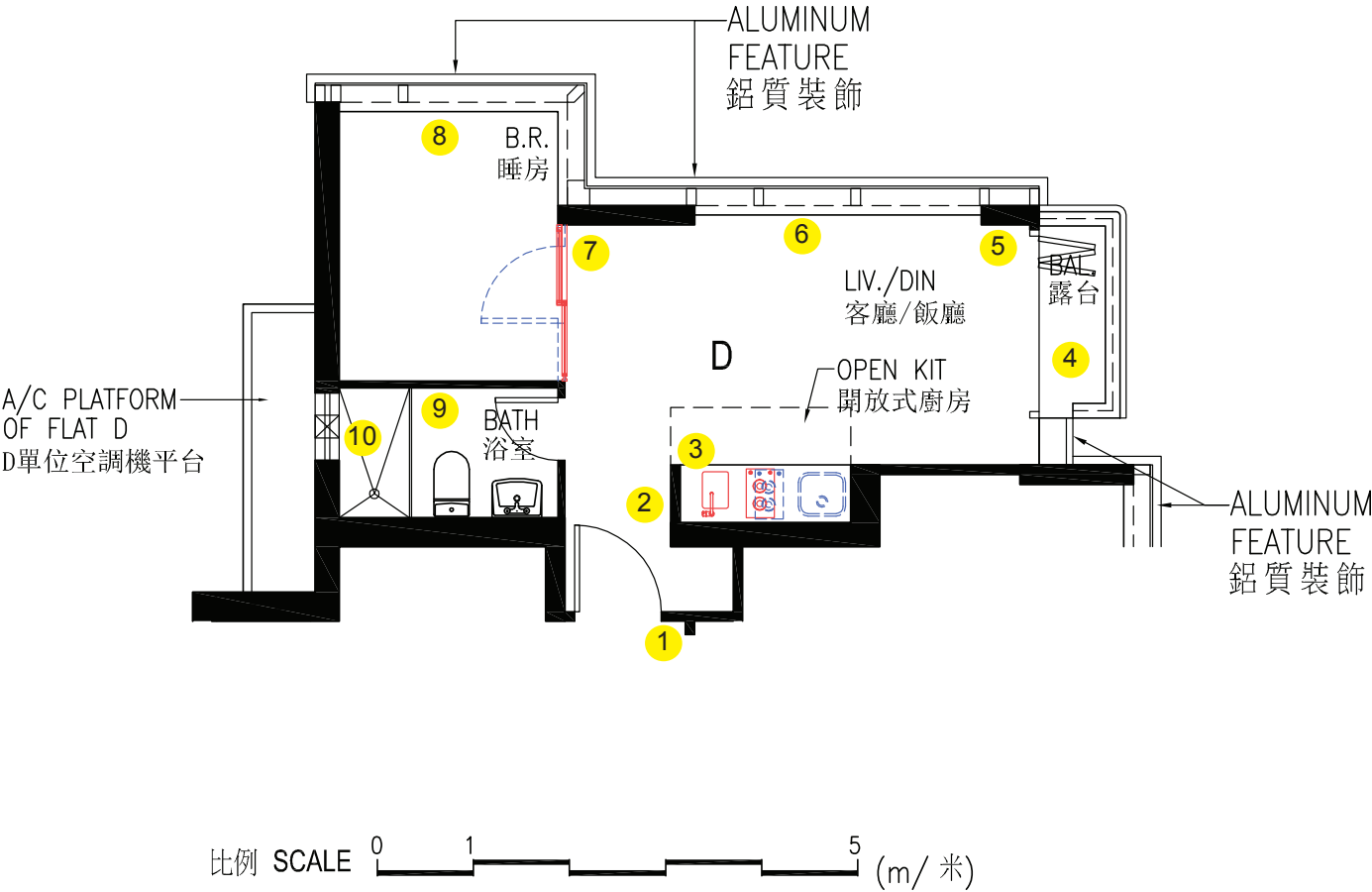
Flat D 18/F Floor Plan

實用面積 358平方呎
Saleable Area 358 sq. ft.



- (a) 部份樓層外牆間設有建築裝飾及/或外置喉管。詳細資料請參考最後批准之樓建築圖則及其他相關圖則。
- (b) 住宅物業之裝飾構件或假天花內可能置有冷氣喉管及/或其他機電設備。
- (c) 平面圖所示之裝置如洗滌盆、煮食爐、坐廁、面盆等只供顯示其大致位置而非顯示其實際大小、設計及形狀。
- (d) 實用面積是按照《一手住宅物業銷售條例》第8條計算得出的。詳情請參閱樓樓說明書。
- (e) 平面圖僅供參考，一切以買賣合約為準。
- (f) 賣方保留權利改動建築圖則。
- (g) 平面圖顯示之尺寸為毫米。
- (h) 因現場環境所限，本示範單位並沒有設置該空調機平台。
- (i) 平面圖中藍色所示的內部間隔或門戶為本經改動示範單位之並無設置之內部間隔或門。這種《建築物條例》(第123章)第41(3)條。該等內部間隔或門戶是可以不經建築事務監督批准而從實際住宅物業拆走的。本經改動示範單位地盤上有劃上連續線。該線顯示該並無設置之內部間隔的位置及厚度。平面圖中紅色所示的內部間隔或門為本經改動示範單位之新加內部間隔或門戶。實際住宅物業並無此等間隔或門戶。特此建議買家參閱此經改動示範單位相對應之無改動示範單位以作參考。內部間隔或門戶之拆走、加建和改動可能受相關法律規及/或公署所限制及/或可能需經相關部門及/或發展項目管理人員同意或批准方可進行。特此建議買家就內部間隔或門戶之拆走、加建和改動向有關專業人士諮詢。賣方對此並無任何陳述或保證。
- (j) 平面圖中藍色所示的洗滌盆、煮食爐大約位置為交樓標準。平面圖中紅色所示的洗滌盆、煮食爐大約位置為本經改動示範單位之設計。有關改動可能受相關法律規及/或公署所限制及/或可能需經相關部門及/或發展項目管理人員同意或批准方可進行。特此建議買家就有關改動向有關專業人士諮詢。賣方對此並無任何陳述或保證。另請參閱註(c)。
- (a) There may be architectural features and/or exposed pipes on external walls of some of the floors. For details, please refer to the latest approved general building plans and other relevant plans.
- (b) There may be air-conditioning conduits and/or mechanical and electrical services inside ceiling bulkheads or false ceiling in the residential properties.
- (c) The indications of fittings such as sinks, hobs, toilet bowls, wash basins etc. shown on the floor plan are indications of their approximate locations only and not indications of their actual size, designs and shapes.
- (d) The saleable area is calculated in accordance with s.8 of Residential Properties (First-hand Sales) Ordinance. For details, please refer to the sales brochure.
- (e) This floor plan is for reference only and shall be subject to the agreement for sale and purchase.
- (f) The Vendor reserves the right to alter the building plans.
- (g) All dimensions in the floor plan are in millimetres.
- (h) Due to the physical constraints of this venue, that A/C platform has not been provided in this show flat.
- (i) The internal partition or door marked blue on the floor plan is not provided in the modified show flat. By virtue of section 41(3) of the Buildings Ordinance (Cap 123), such partition or the door may be removed from the actual residential property without the approval of the Building Authority. A solid line has been marked on the floor of this modified show flat to show the position and thickness of the partition which has not been provided. The internal partition or door marked red on the floor plan is an additional internal partition or door in the modified show flat. There is no such internal partition or door in the actual residential property. Prospective purchasers are advised to visit the corresponding unmodified show flat of this modified show flat for reference. The removal, addition or alteration of any internal partition or door may be restricted by applicable laws or regulations and/or the need of mutual covenants, and/or may require the consent or approval of the competent authority and/or the manager of the Development. Prospective purchasers are advised to consult the relevant professionals regarding the removal, addition or alteration of any internal partition or door. The Vendor gives no representation, warranty or undertaking to purchasers in these respects.
- (j) The approximate location of the sink and hob marked blue on the floor plan is of the approximate location of the sink and hob of the actual unit upon handover. The approximate location of the sink and hob marked red on the floor plan is the design of this modified show flat. Such an alteration may be restricted by applicable laws or regulations and/or the deed of mutual covenants, and/or may require the consent or approval of the competent authority and/or the manager of the Development. Prospective purchasers are advised to consult the relevant professionals regarding such an alteration. The Vendor gives no representation, warranty or undertaking to purchasers in these respects. Please also refer to note (c).

Location of Notices 告示位置



位置1之告示 Notice(s) in Location 1

因發展項目將來可能出現之實際現場環境限制，實際單位大門的高度可能會比本示範單位大門的高度約低50毫米，賣方保留權利作此改動，敬希注意。

Please note that due to the physical constraints of the actual development which may arise in future, the height of the entrance door of the actual unit may be less than the height of the entrance door of this show flat by approximately 50 mm, and the Vendor reserves the right to make such a modification.

本示範單位室內地板與入口大門外地板之高度差距並不反映實際單位室內地板與入口大門外地板之高之度差距。

The level difference between the floor of the inside of this show flat and the floor outside the entrance door of this show flat does not reflect the level difference between the floor of the inside of the actual unit and the floor outside the entrance door of the actual unit.

位置2之告示 Notice(s) in Location 2

此示範單位內的下列裝置、裝修物料及設備將出現於有關住宅物業，一如發展項目的售樓說明書所展示者。此示範單位內的任何其他裝置、裝修物料及設備，將不會出現於該物業。

The following fittings, finishes and appliances in this show flat are to be included in the residential property as depicted in the sales brochure for the Development. Any other fittings, finishes and appliances in this show flat will not be included in the residential property.

Exterior Finishes	
Item	Description
Window	Living/Dining Rooms and Bedrooms are fitted with fluorocarbon-coated aluminum window frame with tempered glass. Bathrooms are fitted with fluorocarbon-coated aluminum window frame with frosted tempered glass.
Verandah or Balcony	Balconies are fitted with tempered glass balustrade with metal top rail. Wall finished with external paint, aluminum cladding and porcelain wall tiles. Floor finished with porcelain tiles. Ceiling finished with external paint and aluminum false ceiling. Balconies are covered.
Interior Finishes	
Item	Description
Internal Wall and Ceiling	Living/Dining Rooms and Bedrooms Walls finished with emulsion paint. Ceiling finished with emulsion paint and gypsum board bulkhead with emulsion paint.
3. Interior fittings	
Item	Description
Doors	Unit Main Entrance Door Fire rated solid core timber door with entrance lock, magnifying door viewer, concealed door closer and door hinge. Living/Dining Room Doors to Balcony Fluorocarbon-coated aluminum folding doors with tempered glass and lockset.
Bathroom	Fitted with enamel water closet. No bathtub.
Telephone	Please refer to the "Schedule of Mechanical & Electrical Provisions".
Aerials	Please refer to the "Schedule of Mechanical & Electrical Provisions".
Electrical Installations	Please refer to the "Schedule of Mechanical & Electrical Provisions".
Security facilities	
Video door phone intercom system is provided in each residential unit next to entrance door.	
Appliances	
Please refer to "Appliances Schedule".	

外部裝修物料	
細項	描述
窗	客廳/飯廳及睡房 採用氟碳噴塗鋁窗框配以強化玻璃。 浴室 採用氟碳噴塗鋁窗框配以強化磨砂玻璃。
陽台或露台	露台 設有強化玻璃圍欄及金屬扶手。牆身為外牆漆、鋁板及瓷磚。地台鋪設瓷磚。天花裝修物料為外牆漆及設有鋁質板假天花。露台有蓋。
室內裝修物料	
細項	描述
內牆及天花板	客廳/飯廳及睡房 牆身髹上乳膠漆。天花髹上乳膠漆及石膏板假陣髹上乳膠漆。
3. 室內裝置	
細項	描述
門	單位大門 防火實心木門，配以門鎖、防盜眼、隱藏式氣鼓及門鉸。 客廳/飯廳至露台門 氟碳噴塗鋁摺門配以強化玻璃及門鎖。
浴室	配搪瓷座廁。無浴缸。
電話	請參考「機電裝置數量說明表」。
天線	請參考「機電裝置數量說明表」。
電力裝置	請參考「機電裝置數量說明表」。
保安設施	
每個單位大門側均裝有視象對話裝置。	
設備	
請參閱「設備說明表」。	

SCHEDULE OF MECHANICAL & ELECTRICAL PROVISIONS
機電裝置數量說明表

Living/Dining Room 客廳/飯廳			
1-WAY 1-GANG LIGHTING SWITCH 單位單控照明開關掣	TELEPHONE OUTLET 電話插座	DATA OUTLET 數據插座	TV OUTLET 電視天線插座
1	1	1	1

Bedroom 睡房		
TV OUTLET 電視天線插座	13A SOCKET OUTLET 13 安培單位電插座	1-GANG DOUBLE POLE SWITCH WITH PILOT LIGHT (for air-conditioner) 單位雙極燈曲掣（供空調機用）
1	1	1

APPLIANCES SCHEDULE 設備說明表

Open Kitchen Appliances 開放式廚房設備

Appliances 設備	Brand 品牌	Model No. 型號
Built-Under Refrigerator * 低位嵌入式雪櫃 *	SIEMENS 西門子	KU15LA65HK
Instantaneous Water Heater * 即熱式電熱水器 *	German Pool 德國寶	GPI-M8

*Note 註 : Location of this appliance in this show flat is different from that in the actual unit. 本設備於本示範單位位置與其於實際單位位置不同。

Split Type Air Conditioner 分體式冷氣

Location 位置	Brand 品牌	Model No. 型號
Bedroom 睡房	Daikin 大金	FTXS25E* (Indoor Unit 室內機)*

*Note 註 : Location of this appliance in this show flat is different from that in the actual unit. 本設備於本示範單位位置與其於實際單位位置不同。

Bathroom Appliance 浴室設備

Location 位置	Brand 品牌	Model No. 型號
Thermo Ventilator 浴室寶	Panasonic 樂聲	FV-40BE2H

本示範單位的樓底高度(地面量度至天花板計)於圖中不同顏色所示部分低於有關住宅物業相應部分的相應預計高度。高度之間的差距(下稱「高度差距」)如下：

The floor-to-ceiling height of different part(s) of this show flat shown in different colour(s) in the plan is less than the corresponding projected height of the corresponding part of the residential property. The difference(s) (the “Height Difference”) is/are as follows:

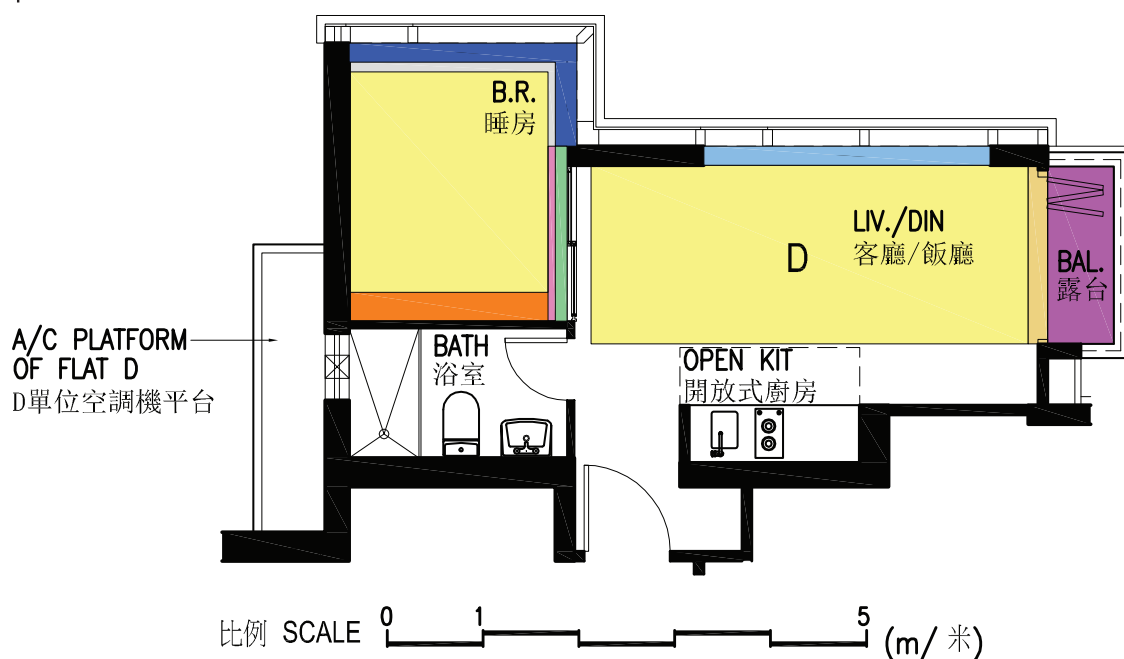
啡色 brown:	20 mm
黃色 yellow:	100 mm
紫色 purple:	120 mm
淺藍色 light blue:	180 mm
藍色 blue:	185 mm
深綠色 dark green:	250 mm
橙色 orange:	420 mm
灰色 grey:	535 mm
粉紅色 pink:	600 mm

因示範單位地板及天花均有裝修物料(例如假天花)，於示範單位內量度出之樓底高度(地面量度至天花板計)(如此量度得出之樓底高度未能將上述裝修物料厚度納入計算之中)可能會與有關住宅物業減去高度差距後的相應「預計高度」不同。

Due to the finishes on the floor and ceiling of the show flat (e.g. false ceiling), it is possible that there will be a difference between the floor-to-ceiling height of the show flat obtained by taking measurements inside the show flat (it will not be able to take into account of the thickness of the aforesaid finishes when taking such measurements) and the “projected height” (less the Height Difference) of the corresponding residential property.

「預計高度」就某住宅物業而言、指按照以下算式計算得出的該物業的高度：將發展項目的售樓說明書中就該物業指明的層與層之間的高度，減去如此指明的該物業的樓板的厚度。

“Projected height” means the height of the residential property as calculated by deducting the thickness of the floor slab of the residential property as specified in relation to the residential property in the sales brochure for the development from the floor-to-floor height of the residential property as so specified.



本示範單位僅作展示相關住宅物業之用，並不構成亦不得詮釋作構成任何關於發展項目任何住宅物業景觀或發展項目任何部份之外觀之陳述或保證，不論是否可能有展示發展項目任何部份之外牆裝修物料、外在喉管或外觀。

The show flat is for showing the residential property concerned only and does not constitute and shall not be construed as constituting any representation or warranty in respect of the view from any residential property in the Development or the external appearance of any part of the Development, whether or not the external finishes, external pipes, or appearance of any part of the Development have been shown.

本示範單位及本示範單位內的窗台、露台或工作平台的尺寸，有別於發展項目的售樓說明書中就有關住宅物業指明者，而該項分別是本示範單位的圍封牆、邊界牆或內部間隔的裝修物料所引致的。

The dimensions of this show flat, and of any bay window, balcony or utility platform in this show flat are different from those specified in relation to the residential property in the sales brochure, and the difference is due to the finishes on the enclosing walls or boundary walls for, or internal partitions of, the show flat.

以紅色標籤標出的消防花灑、消防水管、緊急照明系統及冷氣風咀等均是本售樓處之設備及設施、並不構成實際單位裝置、裝修物料及設備一部份，亦不可能於實際單位內安裝。準買家如欲了解實際單位裝置、裝修物料及設備的詳情，請參閱售樓說明書。

The fire sprinklers, fire protection water pipes, emergency lighting systems and air-conditioning grille, etc. identified by red labels are equipment or facilities of the sales office and do not form part of the fittings, finishes and appliances of the actual unit, and cannot be installed in the actual unit. Prospective purchasers should make reference to the sales brochure for details of the fittings, finishes and appliances of the actual unit.

實際單位內之外露喉管將被假天花隱藏。該等外露喉管在此示範單位內並無提供。

Exposed pipes will be hidden by the false ceiling in the actual unit. Those exposed pipes have not been provided in this show flat.

此經改動示範單位沒有提供客廳/飯廳冷氣機裝置及洗衣機。冷氣機裝置之喉管可能外露並穿過實際單位不同部份。

No air-conditioning unit for living/dining room and no washing machine is provided in this modified show flat. The pipes of the air-conditioning units may be exposed and run pass different parts of the actual unit.

位置3之告示 Notice(s) in Location 3

實際單位內之抽油煙機及冷氣機之附屬喉管將被廚櫃及假天花隱藏。該等喉管在此示範單位內並無安裝。

The associated pipes of the cooker hood and the air conditioner will be hidden by kitchen cabinet and the false ceiling in the actual unit. Those pipes have not been provided in this show flat.

位置4之告示 Notice(s) in Location 4

本示範單位僅作展示相關住宅物業之用，並不構成亦不得詮釋作構成任何關於發展項目任何住宅物業景觀或發展項目任何部份之外觀之陳述或保證，不論是否可能有展示發展項目任何部份之外牆裝修物料、外在喉管或外觀。

The show flat is for showing the residential property concerned only and does not constitute and shall not be construed as constituting any representation or warranty in respect of the view from any residential property in the Development or the external appearance of any part of the Development, whether or not the external finishes, external pipes, or appearance of any part of the Development have been shown.

位置5之告示 Notice(s) in Location 5

因現場環境所限，本示範單位露台地板與客廳/飯廳地板之高度差距較實際單位露台地板與室內地板之高度差距約少60毫米。

Due to the physical constraints of this venue, the level difference between the floor of the balcony and the floor of the living/dining room of this show flat is approximately 60 mm less than the level difference between the floor of the balcony and the floor of the actual unit.

賣方保留權利亦可能會(但未必一定會)修改建築圖則將本露台摺門安裝於本露台另一邊，敬希注意。

Please note that the vendor reserves the right to and may (but may not necessarily) amend the building plans to install the folding doors of this balcony at the opposite side of this balcony.

賣方保留權利亦可能會(但未必一定會)修改本露台天花之鋁質板假天花之顏色、紋理、外觀、尺寸及安裝方法，敬希注意。實際單位露台天花之鋁質板假天花可能會與本示範單位提供者有分別。

Please note that the vendor reserves the right to and may (but may not necessarily) amend the colour, pattern, appearance, dimension and installation manner of the aluminium false ceiling of the ceiling of this balcony. The aluminium false ceiling of the ceiling of the balcony provided in the actual unit may be different from those provided in this show flat.

因發展項目將來可能出現之實際現場環境限制，實際單位露台燈之位置和尺寸可能會與本示範單位所示者不同，賣方保留權利作此等改動，敬希注意。

Please note that due to the physical constraints of the actual development which may arise in future, the location and dimension of the light in the balcony may be different from those shown in this show flat, and the Vendor reserves the right to make such modifications.

位置6之告示 Notice(s) in Location 6

因本示範單位的樓底高度低於實際單位的相應預計高度、示範單位所處大廈之橫樑及/或其他場環境限制，此幕牆與實際單位提供者之大小和布局等有分別。

Due to the floor-to-ceiling height of this show flat being less than the corresponding projected height of the actual unit, the beam(s) of the building in which this show flat is located and/or other physical constraints of this venue, the size and layout, etc. of the curtain wall shown here are different from those of the curtain wall provided in the actual unit.

本示範單位僅作展示相關住宅物業之用，並不構成亦不得詮釋作構成任何關於發展項目任何住宅物業景觀或發展項目任何部份之外觀之陳述或保證，不論是否可能有展示發展項目任何部份之外牆裝修物料、外在喉管或外觀。

The show flat is for showing the residential property concerned only and does not constitute and shall not be construed as constituting any representation or warranty in respect of the view from any residential property in the Development or the external appearance of any part of the Development, whether or not the external finishes, external pipes, or appearance of any part of the Development have been shown.

位置7之告示 Notice(s) in Location 7

地板上之連續線顯示實際單位有設置但本經改動示範單位並無設置之內部間隔的位置及厚度。

The solid line marked on the floor shows the position and thickness of the partition in the actual unit which has not been provided in this modified show flat.

位置8之告示 Notice(s) in Location 8

本示範單位僅作展示相關住宅物業之用，並不構成亦不得詮釋作構成任何關於發展項目任何住宅物業景觀或發展項目任何部份之外觀之陳述或保證，不論是否可能有展示發展項目任何部份之外牆裝修物料、外在喉管或外觀。

The show flat is for showing the residential property concerned only and does not constitute and shall not be construed as constituting any representation or warranty in respect of the view from any residential property in the Development or the external appearance of any part of the Development, whether or not the external finishes, external pipes, or appearance of any part of the Development have been shown.

因本示範單位的樓底高度低於實際單位的相應預計高度、示範單位所處大廈之橫樑及/或其他場環境限制，此幕牆與實際單位提供者之大小和布局等有分別。

Due to the floor-to-ceiling height of this show flat being less than the corresponding projected height of the actual unit, the beam(s) of the building in which this show flat is located and/or other physical constraints of this venue, the size and layout, etc. of the curtain wall shown here are different from those of the curtain wall provided in the actual unit.

實際單位幕牆此處將為整塊玻璃，並無此處出現之接駁位。因示範單位所處大廈電梯運輸空間所限，未能以整塊玻璃模擬實際單位此部分幕牆。

The curtain wall here in the actual unit will comprise one single panel of glass without any connection position appearing here. Due to the limited capacity of the lifts of the building in which this show flat is located, it is not possible to mock up this part of the curtain wall with one single panel of glass.

位置9之告示 Notice(s) in Location 9

實際單位浴室內之抽氣風扇(及其附屬喉管)、熱水器(及其附屬喉管)及/或冷氣機之附屬喉管將被假天花隱藏。該抽氣風扇、熱水器及該等喉管在此示範單位內並無提供。

The exhaust duct fan (and its associated pipes), the water heater (and its associated pipes) and/or the associated pipes of the air conditioner will be hidden by the false ceiling in the bathroom of the actual unit. That exhaust duct fan, that water heater and those pipes have not been provided in this show flat.

位置10之告示 Notice(s) in Location 10

本示範單位僅作展示相關住宅物業之用，並不構成亦不得詮釋作構成任何關於發展項目任何住宅物業景觀或發展項目任何部份之外觀之陳述或保證，不論是否可能有展示發展項目任何部份之外牆裝修物料、外在喉管或外觀。

The show flat is for showing the residential property concerned only and does not constitute and shall not be construed as constituting any representation or warranty in respect of the view from any residential property in the Development or the external appearance of any part of the Development, whether or not the external finishes, external pipes, or appearance of any part of the Development have been shown.

實際住宅物業此牆後有空調機平台。因現場環境所限，本示範單位並沒有設置該空調機平台。

There will be an A/C platform behind this wall in the actual residential property. Due to the physical constraints of this venue, that A/C platform has not been provided in this show flat.