

價單 Price List

第一部份：基本資料 Part 1 : Basic Information

發展項目名稱 Name of Development	朗譽 CHILL RESIDENCE	期數(如有) Phase No. (if any)	--
發展項目位置 Location of Development	高超道29號 29 Ko Chiu Road (此臨時門牌號數有待發展項目建成時確認。) (The provisional street number is subject to confirmation when the development is completed.)		
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)			634

印製日期 Date of Printing	價單編號 Number of Price List
08/05/2023	2

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

修改日期 Date of Revision	經修改的價單編號 Numbering of Revised Price List	如物業價錢經修改，請以「√」標示 Please use "√" to indicate changes to prices of residential properties
		價錢 Price
-	-	-

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
第1座 Tower 1	21	A	44.042 (474) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,663,800	242,128 (22,497)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	20	A	44.042 (474) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,600,200	240,684 (22,363)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	19	A	44.042 (474) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,537,000	239,249 (22,230)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	18	A	44.042 (474) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,474,200	237,823 (22,097)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	40	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,086,800	251,085 (23,321)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	39	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,014,600	248,107 (23,044)	--	--	--	--	--	--	--	--	--	--

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
第1座 Tower 1	38	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,978,800	246,630 (22,907)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	37	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,907,800	243,701 (22,635)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	36	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,872,600	242,249 (22,500)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	35	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,837,600	240,805 (22,366)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	33	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,802,800	239,370 (22,233)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	32	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,768,200	237,942 (22,100)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	31	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,733,700	236,519 (21,968)	--	--	--	--	--	--	--	--	--	--

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
第1座 Tower 1	30	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,699,600	235,113 (21,838)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	29	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,665,600	233,710 (21,707)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	28	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,631,800	232,316 (21,578)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	27	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,565,000	229,560 (21,322)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	26	B	24.242 (261) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,531,800	228,191 (21,195)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	32	G	43.281 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,604,800	245,022 (22,757)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	31	G	43.281 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,541,600	243,562 (22,621)	--	--	--	--	--	--	--	--	--	--

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
第1座 Tower 1	30	G	43.281 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,478,600	242,106 (22,486)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	29	G	43.281 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,416,200	240,664 (22,352)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	28	G	43.281 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,354,000	239,227 (22,219)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	27	G	43.281 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,231,200	236,390 (21,955)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	20	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,174,900	252,842 (23,524)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	19	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,132,000	251,330 (23,384)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	18	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,089,600	249,836 (23,245)	--	--	--	--	--	--	--	--	--	--

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
第1座 Tower 1	17	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,005,500	246,872 (22,969)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	16	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,963,700	245,399 (22,832)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	15	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,922,200	243,937 (22,696)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	12	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,880,900	242,482 (22,560)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	11	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,839,800	241,033 (22,426)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	10	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,799,000	239,595 (22,292)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	9	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,758,500	238,168 (22,159)	--	--	--	--	--	--	--	--	--	--

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 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
第1座 Tower 1	8	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,718,200	236,748 (22,027)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	7	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,638,500	233,939 (21,766)	--	--	--	--	--	--	--	--	--	--
第1座 Tower 1	6	K	28.377 (305) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	6,508,300	229,351 (21,339)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	18	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,504,500	242,570 (22,542)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	17	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,379,900	239,693 (22,274)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	16	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,318,000	238,263 (22,142)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	15	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,256,500	236,843 (22,010)	--	--	--	--	--	--	--	--	--	--

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 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
第2座 Tower 2	12	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,195,300	235,430 (21,878)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	11	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,134,500	234,026 (21,748)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	10	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,074,000	232,629 (21,618)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	9	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	10,013,900	231,241 (21,489)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	8	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	9,954,300	229,865 (21,361)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	7	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	9,836,200	227,138 (21,108)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	6	B	43.305 (466) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: 1.500 (16)	9,643,300	222,683 (20,694)	--	--	--	--	--	--	--	--	--	--

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
第2座 Tower 2	25	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,389,300	255,252 (23,684)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	23	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,345,200	253,729 (23,542)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	22	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,301,500	252,219 (23,402)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	21	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,257,900	250,713 (23,263)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	20	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,214,600	249,218 (23,124)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	19	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,171,600	247,732 (22,986)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	18	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,128,800	246,254 (22,849)	--	--	--	--	--	--	--	--	--	--

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air-conditioning plant room	窗台 Bay window	閣樓 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
第2座 Tower 2	17	D	28.949 (312) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	7,044,300	243,335 (22,578)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	18	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,649,700	247,349 (22,966)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	17	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,615,900	245,869 (22,829)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	16	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,599,200	245,138 (22,761)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	15	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,582,400	244,403 (22,693)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	12	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,565,700	243,671 (22,625)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	11	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,549,100	242,945 (22,557)	--	--	--	--	--	--	--	--	--	--

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
第2座 Tower 2	10	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,532,500	242,218 (22,490)	--	--	--	--	--	--	--	--	--	--
第2座 Tower 2	9	F	22.841 (246) 露台 Balcony: 2.000 (22) 工作平台 Utility Platform: --	5,515,900	241,491 (22,422)	--	--	--	--	--	--	--	--	--	--

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，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 the 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：在第(4)段中，『售價』指本價單第二部份中所列之住宅物業的售價，而『成交金額』指臨時買賣合約及買賣合約中訂明的住宅物業的實際售價，即因應不同支付條款及／或折扣按售價計算得出之價目，皆以向下捨入方式換算至百位數作為成交金額。

Note: In paragraph (4), “Price” means the price set out in Part 2 of this price list, and “Transaction Price” means the actual purchase price of the residential property to be set out in the preliminary agreement for sale and purchase and agreement for sale and purchase, i.e., the purchase price obtained after applying the relevant terms of payment and/or applicable discounts on the Price, and rounded down to the nearest hundred to determine the Transaction Price.

(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成交金額5%之金額作為臨時訂金，其中港幣\$50,000之部分臨時訂金必須以銀行本票支付，臨時訂金的餘款可以支票支付，本票及支票抬頭請寫「高李葉律師行」。

Upon signing of the Preliminary Agreement for Sale and Purchase, the Purchaser shall pay the Preliminary Deposit which is equivalent to 5% of the Transaction Price. HK\$50,000 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 “Kao, Lee & Yip Solicitors”.

(A2) 180天現金付款計劃 180-day Cash Payment Plan (照售價減5%) (5% discount from the Price)

- 1) 成交金額5%(臨時訂金)須於買方簽署臨時買賣合約時繳付，買方並須於簽署臨時買賣合約後起計的5個工作日內簽署買賣合約。
5% of the Transaction Price (being preliminary deposit) shall be paid upon signing of the Preliminary Agreement for Sale and Purchase. The Agreement for Sale and Purchase shall be signed by the Purchaser within 5 working days after signing of the Preliminary Agreement for Sale and Purchase.
- 2) 成交金額95%(成交金額餘款)於買方簽署臨時買賣合約後起計180天內繳付或於完成交易時付清，以較早者為準。
95% of the Transaction Price (being Balance of Transaction Price) shall be paid within 180 days after signing of the Preliminary Agreement for Sale and Purchase or upon completion, whichever is the earlier.

(B2) 360天現金付款計劃 360-day Cash Payment Plan (照售價減4%) (4% discount from the Price)

- 1) 成交金額5%(臨時訂金)須於買方簽署臨時買賣合約時繳付，買方並須於簽署臨時買賣合約後5個工作日內簽署買賣合約。
5% of the Transaction Price (being preliminary deposit) shall be paid upon signing of the Preliminary Agreement for Sale and Purchase. The Agreement for Sale and Purchase shall be signed by the Purchaser within 5 working days after signing of the Preliminary Agreement for Sale and Purchase.
- 2) 成交金額95%(成交金額餘款)於買方簽署臨時買賣合約後起計360天內繳付或於完成交易時付清，以較早者為準。
95% of the Transaction Price (being Balance of Transaction Price) shall be paid within 360 days after signing of the Preliminary Agreement for Sale and Purchase or upon completion, whichever is the earlier.

(C2) 輕鬆建築期付款計劃 Flexible Stage Payment Plan (照售價減2%) (2% discount from the Price)

- 1) 成交金額5%(臨時訂金)須於買方簽署臨時買賣合約時繳付，買方並須於簽署臨時買賣合約後5個工作日內簽署買賣合約。
5% of the Transaction Price (being preliminary deposit) shall be paid upon signing of the Preliminary Agreement for Sale and Purchase. The Agreement for Sale and Purchase shall be signed by the Purchaser within 5 working days after signing of the Preliminary Agreement for Sale and Purchase.
- 2) 成交金額95%(成交金額餘款)於賣方就其有能力將有關物業有效地轉讓予買方一事向買方發出通知的日期後的14天內付清。
95% of the Transaction Price (being Balance of Transaction Price) shall be paid within 14 days of the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the Property to the Purchaser.

(D) CHILL級輕鬆第一按揭貸款付款計劃 CHILL Easy First Mortgage Payment Plan (照售價減5%) (5% discount from the Price)

- 1) 成交金額5%(臨時訂金)須於買方簽署臨時買賣合約時繳付，買方並須於簽署臨時買賣合約後5個工作日內簽署買賣合約。
5% of the Transaction Price (being preliminary deposit) shall be paid upon signing of the Preliminary Agreement for Sale and Purchase. The Agreement for Sale and Purchase shall be signed by the Purchaser within 5 working days after signing of the Preliminary Agreement for Sale and Purchase.
- 2) 成交金額95%(成交金額餘款)於買方簽署臨時買賣合約後起計120天內繳付或於完成交易時付清，以較早者為準。
95% of the Transaction Price (being Balance of Transaction Price) shall be paid within 120 days after signing of the Preliminary Agreement for Sale and Purchase or upon completion, whichever is the earlier.

(4)(ii) **售價獲得折扣的基礎 The basis on which any discount on the price is available**

(a) 請參閱4(i)。

Please refer to 4(i).

(b) 印花稅折扣優惠 Stamp Duty Discount

簽署臨時買賣合約購買本價單中所列之住宅物業之買方可獲額外3%售價折扣優惠。

An extra 3% discount on Price would be offered to the Purchaser(s) who sign(s) the Preliminary Agreement for Sale and Purchase to purchase a residential property listed in this price list.

(c) 「起動九龍東」優惠 "Energizing Kowloon East" Benefit

簽署臨時買賣合約購買本價單中所列之住宅物業之買方可獲額外1%售價折扣優惠。

An extra 1% discount on Price would be offered to the Purchaser(s) who sign(s) the Preliminary Agreement for Sale and Purchase to purchase a residential property listed in this price list.

(d) 「悠然見山」置業優惠 "Chill Living" Benefit

簽署臨時買賣合約購買本價單中所列之住宅物業之買方可獲額外1%售價折扣優惠。

An extra 1% discount on Price would be offered to the Purchaser(s) who sign(s) the Preliminary Agreement for Sale and Purchase to purchase a residential property listed in this price list.

(e) 保利悠悅會會員優惠 Poly Joy Club Member Discount

在簽署臨時買賣合約當日，買方如屬保利悠悅會會員，可獲1%售價折扣優惠。最少一位個人買方(如買方包含多於一位個人買家)或最少一位買方之董事(如買方是公司買家)須為保利悠悅會會員，方可享此折扣優惠。如有爭議，以賣方的決定為最終決定，並對所有構成買方的人士具有約束力。

A 1% discount on the Price would be offered to the Purchaser who is a Poly Joy Club member on the date of signing of the Preliminary Agreement for Sale and Purchase. At least one individual Purchaser (if the Purchaser comprises more than one individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation) should be a Poly Joy Club member on the date of signing of the Preliminary Agreement for Sale and Purchase in order to enjoy the discount offer. In case of dispute, the Vendor's decision is final and is binding on all the person constituting the Purchaser.

(f) 尚嘉會會員優惠 L' Avenue Club Member Discount

在簽署臨時買賣合約當日，買方如屬尚嘉會會員，可獲1%售價折扣優惠。最少一位個人買方(如買方包含多於一位個人買家)或最少一位買方之董事(如買方是公司買家)須為尚嘉會會員，方可享此折扣優惠。如有爭議，以賣方的決定為最終決定，並對所有構成買方的人士具有約束力。

A 1% discount on the Price would be offered to the Purchaser who is a L' Avenue Club member on the date of signing of the Preliminary Agreement for Sale and Purchase. At least one individual Purchaser (if the Purchaser comprises more than one individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation) should be a L' Avenue Club member on the date of signing of the Preliminary Agreement for Sale and Purchase in order to enjoy the discount offer. In case of dispute, the Vendor's decision is final and is binding on all the persons constituting the Purchaser.

(g) Chill無憂置業優惠Ease n Chill Purchase Benefit

簽署臨時買賣合約購買本價單中所列之住宅物業之買方可獲額外3%售價折扣優惠。

An extra 3% discount on Price would be offered to the Purchaser(s) who sign(s) the Preliminary Agreement for Sale and Purchase to purchase a residential property listed in this price list.

(4)(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) 請參閱4(i)及(ii)。
Please refer to 4(i) and 4(ii).

(b) 傢俱優惠 Furniture Offer

受下述條款及細則約束，凡購買下表所列之住宅物業(「有關住宅物業」)的買方可免費獲贈該表格中列出之傢俱(「該傢俱」)：

Subject to the following terms and conditions, the Purchaser of the relevant residential property(ies) (“Relevant Residential Property(ies)”) as set out in table below will be provided with the furniture as set out therein (the “Furniture”) free of charge:

「該傢俱」 the “Furniture”	「有關住宅物業」 “Relevant Residential Property(ies)”
嵌入式組合櫃 Built-in Cabinet	第 2 號價單列出的所有單位 All units under Price List No. 2

相關條款及細則 Relevant terms and conditions:

(1) 該傢俱將於有關住宅物業買賣成交時以「買賣成交時之現狀」交付予買方。

The Furniture will be delivered to the Purchaser upon completion of the sale and purchase of the Relevant Residential Property(ies) in “as-is condition as of the time of completion of the sale and purchase”.

(2) 賣方或任何代表賣方之人士沒有亦不會就該傢俱或其任何部份作出任何保證、保養或陳述，尤其賣方或任何代表賣方之人士沒有亦不會就該傢俱或其包含的任何組件、配件或部分之狀況、狀態、類型、設計、功能、品質或適用之用途，及其是否或會否處於可運作狀態作出任何保證、保養或陳述。

No warranty, maintenance or representation whatsoever is or will be given by the Vendor or any person on behalf of the Vendor in any respect regarding the Furniture or any part thereof. In particular, no warranty, maintenance or representation whatsoever is or will be given as to the condition, state, type, design, functionality, quality or fitness for purpose of any of the Furniture and/or any component, accessory or part comprised in the Furniture or as to whether any of the Furniture is or will be in working condition.

(3) 若買方未能遵守、履行或符合臨時買賣合約或正式買賣合約所載之任何條款或條件，或若有關住宅物業之買賣根據臨時買賣合約、正式買賣合約內任何條款或法律被廢除、取消或撤銷，賣方將沒有任何責任將該傢俱或其任何部分交付或移交予買方。

In the event that the Purchaser shall fail to observe, perform or comply with any of the terms and conditions contained in the relevant preliminary agreement for sale and purchase or the relevant formal agreement for sale and purchase, or if the sale and purchase of the Relevant Residential Property(ies) is annulled, cancelled or rescinded pursuant to any provisions of the relevant preliminary agreement for sale and purchase, the relevant formal agreement for sale and purchase or at law, the Vendor shall not be obliged to deliver or hand over to the Purchaser the Furniture, or any of it whatsoever.

(4) 傢俱優惠受其他條款及細則約束。詳情請參閱相關交易文件。

The Furniture Offer is subject other terms and conditions. Please refer to the relevant transaction document(s) for details.

(c) CHILL級輕鬆第一按揭貸款 CHILL Easy First Mortgage Loan

(只適用於選擇上述第(4)(i)段的支付條款(D)之買方；買方須為個人或香港註冊成立的有限公司及其所有股東及董事均為個人) (Only applicable to Purchaser(s) who select(s) the Terms of Payment (D) under paragraph (4)(i) above and who is an individual or a limited company incorporated in Hong Kong with all its shareholder(s) and director(s) being individual(s))

賣方的指定的財務機構(『指定財務機構』)提供CHILL級輕鬆第一按揭貸款，惟買方須受制於以下主要條件及條款：

Purchaser(s) can apply for CHILL Easy First Mortgage Loan from the financing company designated by the Vendor (“designated financing company”) subject to the following key terms and conditions:

- (1) 買方必須於付清成交金額餘款日之前的最少60日或(如適用)買賣合約內訂明的該發展項目的預計關鍵日期(以較早者為準)前最少60日以書面形式向指定財務機構申請CHILL級輕鬆第一按揭貸款。指定財務機構將不會處理逾期貸款申請。

The Purchaser(s) shall make a written application to the designated financing company for CHILL Easy First Mortgage Loan not less than 60 days before date of settlement of the Balance of Transaction Price or (if applicable) not less than 60 days before the estimated material date for the Development as specified in the agreement for sale and purchase (whichever is earlier). Late loan applications will not be processed by the designated financing company.

- (2) 淨樓價為港幣\$1,800萬或以下的住宅物業的第一按揭貸款最高金額為淨樓價的80%; 淨樓價為港幣\$1,800萬以上但港幣\$3,000萬或以下的住宅物業的第一按揭貸款最高金額為淨樓價的75%; 淨樓價為港幣\$3,000萬以上的住宅物業的第一按揭貸款最高金額為淨樓價的70%。惟於任何時間, 該最高金額受制於以下條件: 相關住宅物業的按揭成數不得超過下述比例 – (i)(如相關住宅物業市值為港幣\$1,800萬或以下)80%; (ii) (如相關住宅物業市值為港幣\$1,800萬以上但港幣\$3,000萬或以下)75%;及(iii) (如相關住宅物業市值為港幣\$3,000萬以上)70%。

The maximum amount of first mortgage loan shall be 80% of the net Purchase Price if the net Purchase Price of the residential property is or is under HK\$18 million. The maximum amount of first mortgage loan shall be 75% of the net Purchase Price if the net Purchase Price of the residential property is over HK\$18 million but is or is under HK\$30 million. The maximum amount of first mortgage loan shall be 70% of the net Purchase Price if the net Purchase Price of the residential property is over HK\$30 million. Provided always that such maximum amount is subject to the following condition: that the loan-to-value ratio shall at all times not exceed the following – (i) 80% if the Value of the residential property concerned is assessed to be at or under HK\$18 million; (ii) 75% if the Value of the residential property concerned is assessed to be over HK\$18 million but is or is under HK\$30 million; and (iii) 70% if the Value of the residential property concerned is assessed to be over HK\$30 million.

- (3) 就以上第(4)(iii)(c)(2)段而言, 淨樓價指從成交金額中扣除所有提供予買方就購買住宅物業而連帶獲得的全部現金回贈(如有)及其它優惠(如有)的價值; 而按揭成數指第一按揭貸款未償金額佔由指定財務機構評估相關住宅物業之公開市場價值(『市值』)之比例。

For the purposes of paragraph (4)(iii)(c)(2) above, the value of all cash rebates (if any) and other benefits (if any) made available to the Purchaser(s) in connection with the purchase of a residential property will be deducted from the Transaction Price in determining the net Purchase Price; whereas the loan-to-value ratio means the ratio of the first mortgage loan outstanding to the open market value as assessed by the designated financing company (“Value”) of the relevant residential property.

- (4) CHILL級輕鬆第一按揭貸款期內首 18 個月為免息免供期, 利息由CHILL級輕鬆第一按揭貸款期的第19個月開始計算及開始支付, CHILL級輕鬆第一按揭貸款利率為指定財務機構不時報價之港元最優惠利率(『港元最優惠利率』)加 0.865% p.a.計算, 利率浮動。最終的按揭利率由指定財務機構作最終決定, 港元最優惠利率現為 6.125% p.a.。

Repayment of principal and interest is waived during the first 18 months of the tenor of the CHILL Easy First Mortgage Loan. The interest rate shall be calculated and payable starting from the 19th month of the tenor of the CHILL Easy First Mortgage Loan. The interest rate of the CHILL Easy First Mortgage Loan shall be Hong Kong Dollar Best Lending Rate quoted from time to time by the designated financing company (“Hong Kong Dollar Best Lending Rate”) plus 0.865% p.a., subject to fluctuation. Hong Kong Dollar Best Lending Rate currently is 6.125% p.a.. The final interest rate will be subject to final approval by the designated financing company.

- (5) CHILL級輕鬆第一按揭貸款以有關住宅物業之第一衡平法按揭及第一法定按揭作抵押。

CHILL Easy First Mortgage Loan shall be secured by a first equitable mortgage and a first legal mortgage over the residential property concerned.

- (6) 該住宅物業只可供買方自住。

The residential property shall only be self-occupied by the Purchaser(s).

- (7) CHILL級輕鬆第一按揭貸款年期最長為25年。

The maximum tenor of the CHILL Easy First Mortgage Loan shall be 25 years.

- (8) 買方須按月分期償還CHILL級輕鬆第一按揭貸款。

The Purchaser(s) shall repay the CHILL Easy First Mortgage Loan by monthly instalments.

- (9) 買方及其擔保人(如有)須提供足夠文件證明其還款能力，包括但不限於在指定財務機構要求下提供信貸報告、最近2年的香港稅單、其他收入證明及/或銀行紀錄。指定財務機構會對買方及其擔保人(如有)進行信貸審查及評估。買方及其擔保人(如有)必須提供指定財務機構所要求的資料及文件，否則貸款申請將不會獲處理。

The Purchaser(s) and his/her/its/their guarantor(s) (if any) shall provide sufficient documents to prove his/her/its/their repayment ability, including without limitation the provision of credit report, Hong Kong Tax Demand Note for the last 2 years, other income proof and/or banking record upon request from the designated financing company. The designated financing company will conduct credit check and assessment on the Purchaser(s) and his/her/its/their guarantor(s) (if any). The Purchaser(s) and his/her/its/their guarantor(s) (if any) shall provide information and documents as requested by the designated financing company, otherwise, the loan application will not be processed.

- (10) CHILL級輕鬆第一按揭貸款申請須由指定財務機構獨立審批。

The CHILL Easy First Mortgage Loan application shall be approved by the designated financing company independently.

- (11) 所有CHILL級輕鬆第一按揭貸款的法律文件須由指定財務機構代表律師辦理，並由買方負責有關律師費用、開支及代墊付費用。

All legal documents of CHILL Easy First Mortgage Loan shall be handled by the designated financing company's solicitors and all the legal costs, expenses and disbursements relating to and incurred in respect of the CHILL Easy First Mortgage Loan shall be borne by the Purchaser(s).

- (12) 指定財務機構會因應買方及其擔保人(如有)的信貸審查及評估結果及/或相關住宅物業市值，對CHILL級輕鬆第一按揭貸款之有關付款計劃所述的貸款條款(包括但不限於貸款金額、利率、年期及/或其他條件)作出調整。

In accordance with the result of credit check and assessment of the Purchaser(s) and his/her/its/their guarantor(s) (if any) and/or the Value of the relevant residential property, the designated financing company will adjust the loan term(s) (including without limitation the loan amount, the interest rate, the tenor and/ or the other conditions) as set out in the relevant payment plan under the CHILL Easy First Mortgage Loan.

- (13) 買方敬請向指定財務機構查詢有關CHILL級輕鬆第一按揭貸款用途及詳情。CHILL級輕鬆第一按揭貸款批出與否、批出貸款金額及其條款，指定財務機構有最終決定權。不論審批結果如何，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成交金額全數。

The Purchaser is advised to enquire with the designated financing company about the purpose and the details of the CHILL Easy First Mortgage Loan. The approval, disapproval or the approved loan amount of the CHILL Easy First Mortgage Loan and the terms thereof are subject to the final decision of the designated financing company. Irrespective of the assessment result, the Purchaser shall complete the sale and purchase of the residential property and shall pay the full Transaction Price of the residential property in accordance with the agreement for sale and purchase.

- (14) CHILL級輕鬆第一按揭貸款受其他條款及細則約束。

The CHILL Easy First Mortgage Loan is subject to other terms and conditions.

- (15) 賣方無給予或視之為已給予任何就CHILL級輕鬆第一按揭貸款之安排及批核的陳述或保證。指定財務機構有獨有絕對酌情決定權，在無須給予買方事先通知之情況下，於任何時間暫停或終止提供CHILL級輕鬆第一按揭貸款。

No representation or warranty is given or shall be deemed to have been given by the Vendor as to the arrangement and the approval of the CHILL Easy First Mortgage Loan. The designated financing company shall have the sole and absolute discretion to suspend or terminate the offer of the CHILL Easy First Mortgage Loan at any time without prior notice to the Purchaser(s).

- (4)(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及賣方指定之代表律師亦同時處理按揭文件，賣方同意為買方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或若按揭文件並非由賣方指定之代表律師處理，買賣雙方須各自負責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 and the Vendor's solicitors also handle the Purchaser's mortgage documentation, the Vendor agrees 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/her in relation to the purchase or if the mortgage documentation is not handled by the Vendor's solicitors, each of the Vendor and the Purchaser shall pay its/his/her own solicitors' legal fees in respect of the Agreement for Sale and Purchase and the Assignment.

買方須支付一概有關臨時買賣合約、買賣合約及轉讓契的印花稅(包括但不限於任何買方提名書(如有)的印花稅、額外印花稅、買家印花稅及任何與過期繳付任何印花稅有關的罰款、利息及附加費等)。

All stamp duty on the Preliminary Agreement for Sale and Purchase, the Agreement for Sale and Purchase and the Assignment (including but without limitation any stamp duty on, if any, nomination or sub-sale, any special stamp duty, any buyer's stamp duty and any penalty, interest and surcharge, etc. for late payment of any stamp duty) will be borne by the Purchaser.

- (4)(v) 買方須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: 任 何 附加合約之費用、有關樓宇之地契、大廈公契及其他樓契之核證費、及所有查冊費、註冊費、圖則費及其他實際支出等等，均由買方負責，一切有關按揭及其他費用均由買方負責。

All legal costs and charges in relation to other legal documents such as any fees for supplemental agreement, certifying fee for Government Grant, deed of mutual covenant and all other title documents, and all 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:
賣方委任的代理:
Agents appointed by the Vendor:

保利(香港)物業代理有限公司
Poly (Hong Kong) Property Agency Company Limited
中原地產代理有限公司
Centaline Property Agency Limited
美聯物業代理有限公司
Midland Realty International Limited
利嘉閣地產有限公司
Ricacorp Properties Limited
香港置業(地產代理)有限公司
Hong Kong Property Services (Agency) Limited
世紀 21 集團有限公司及旗下特許經營商
Century 21 Group Limited and Franchisees
迎富地產代理有限公司
Easywin Property Agency Limited

太陽物業香港代理有限公司
Sunrise Property HK Agency Limited
美林物業代理有限公司
L&Lam Property Agency Limited
中國康樂園地產代理有限公司
China Hong Lok Yuen Property Agency Limited
香港地產代理商總會
Hong Kong Real Estate Agencies General Association Limited
香港(國際)地產商會有限公司
Hong Kong (International) Realty Association Limited
晉誠地產代理有限公司
Earnest Property Agency Limited

請注意：任何人可委任任何地產代理在購買該發展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.chillresidence.com.hk
The address of the website designated by the vendor for the development is: www.chillresidence.com.hk