

Information on Sales Arrangements for Parking Spaces at ARTISAN GARDEN No. 2
臻尚停車位銷售安排資料2號

發展項目的名稱： Name of the Development:	臻尚 ARTISAN GARDEN
出售日期： Date of the Sale:	由2022年4月23日起 From 23 April 2022
出售時間： Time of the Sale:	<p><u>2022年4月23日（「出售首日」）：</u> 由上午10時正至晚上6時正</p> <p><u>2022年4月24日起：</u> 由上午11時正至晚上8時正</p> <p><u>On 23 April 2022 (“the first date of the sale”):</u> From 10:00 a.m. to 6:00 p.m.</p> <p><u>From 24 April 2022 and thereafter:</u> From 11:00 a.m. to 8:00 p.m.</p>
出售地點： Place where the sale will take place:	<p><u>售樓處 Sales Office</u> 香港荃灣青山道398號愉景新城第三層3016-3018及3026號舖（「出售場地」） Shops 3016 – 3018 & 3026, Level 3 of D·PARK, 398 Castle Peak Road, Tsuen Wan, Hong Kong (“Sales Venue”)</p>
將提供出售的停車位的數目： Number of Parking Space(s) that will be offered to be sold:	11個住宅停車位及1個住宅電單車停車位 11 Residential Car Parking Spaces and 1 Residential Motor Cycle Parking Space
將提供出售的停車位的描述： Description of the Parking Space(s) that will be offered to be sold:	<p>以下在地庫之住宅停車位： The following Residential Car Parking Spaces on Basement Floor: R1, R2, R3, R4, R5, R6, R7, R8, R9, R10, R11</p> <p>以下在地庫之住宅電單車停車位： The following Residential Motor Cycle Parking Space on Basement Floor: M1</p>

將會使用何種方法，決定有意購買該等停車位的每名人士可揀選其意欲購買的停車位的優先次序：
The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the Parking Space(s) may select the Parking Space(s) that the person wishes to purchase :

就 2022 年 4 月 23 日的出售 (「出售首日」):

For the sale on 23 April 2022 (“the first date of the sale”):

(I) 一般條款

(I) General Provisions

只有成功購買**臻尚**內的住宅物業並就其購買之住宅物業不擁有總數3個或以上的住宅停車位及住宅電單車停車位的買家才享有資格遞交購買停車位意向登記 (遞交購買停車位意向登記的買家以下統稱為「登記人」)。如相關住宅物業的買家由多於一位人士組成，組成該買家的其中一位或多位或全部人士可合共遞交一份購買停車位意向登記，並登記成為一位登記人。為免存疑，每一個住宅物業的登記人只能遞交一份購買停車位意向登記。賣方保留最終權利決定個別人士是否合資格登記為登記人。

Only those person(s) who have successfully purchased a residential property in ARTISAN GARDEN and those who do not own 3 or more Residential Car Parking Spaces and Residential Motor Cycle Parking Space in total in respect of the residential property purchased by him/her/they/it are eligible to submit a registration of intent to purchase a Parking Space (“Registration of Intent”) (person(s) who submit(s) Registration of Intent are hereinafter referred to as “Registrant(s)”). If the purchaser of the purchased residential property comprises more than one person, only one or more or all of the persons comprising such purchaser may altogether submit one Registration of Intent and be registered as a Registrant. For the avoidance of doubt, Registrant of each residential property can only submit one Registration of Intent. The Vendor reserves its absolute right to determine whether or not a person is eligible to be registered as a Registrant.

(II) 透過網上登記系統遞交購買停車位意向登記

(II) Submission of Registration of Intent through the online system

- a) 有意購買停車位的登記人需透過網上登記系統遞交購買停車位意向登記並只可就其購買之**臻尚**內的每個住宅物業遞交不多於一份購買停車位意向登記。為免存疑，每一個住宅物業的登記人只能遞交一份購買停車位意向登記。

Any Registrant interested in purchasing any of the Parking Spaces must submit a Registration of Intent through the online system and may only submit a maximum of one Registration of Intent in respect of each of the residential property in ARTISAN GARDEN purchased by him/her/they/it. For the avoidance of doubt, Registrant of each residential property can only submit one Registration of Intent.

- b) 所有登記人須透過 https://e-reg.nwd.com.hk/ArtisanGarden_Carpark/landing.aspx (「登記網站」) 並依據網站內的步驟遞交購買停車位意向登記，遞交時間為從 2022 年 3 月 29 日起至 2022 年 4 月 21 日 (24 小時) 及 2022 年 4 月 22 日 (直至中午 12 時正) 期間遞交。截止遞交購買停車位意向登記的時間為 2022 年 4 月 22 日 中午 12 時正。登記人須於截止時間前成功遞交購買停車位意向登記並於登記網站獲得購買停車位意向登記正式收據。逾期申請將不獲受理。如因任何原因(包括伺服器問題或網絡擠塞) 登記人未能於登記網站成功完成登記，賣方無須對任何登記人負上任何責任。

Registrants must submit Registration of Intent via https://e-reg.nwd.com.hk/ArtisanGarden_Carpark/landing.aspx (the “Registration Website”) and follow the procedures specified therein. The period for submission of the Registration of Intent is from 29 March 2022 to 21 April 2022 (24 hours) and on 22 April 2022 (until 12:00 noon). The closing time for submission of the Registration of Intent will be 12:00 noon on 22 April 2022. Registrants must

successfully submit the Registration of Intent and obtain the official receipt of Registration of Intent from the Registration Website before the closing time. Late submission will not be accepted. The Vendor shall not be responsible to any Registrant if the Registrant cannot successfully complete the registration at the Registration Website for whatever reason(s) (including downtime of the server or network congestion).

- c) 登記人(代表其本人及信用卡持有人)不可撤回授權新世界地產代理有限公司(「託管代理人」)就登記人欲購買之每個停車位從登記人指定信用卡中扣除合共港幣\$5,000(「登記訂金」)的信用額。登記訂金的付款交易暫時不會完成。如登記人成功購買停車位，登記人(代表其本人及信用卡持有人)不可撤回授權託管代理人完成登記訂金的付款交易，而登記訂金將會用於支付停車位的部份臨時訂金。如登記人非信用卡持有人本人，登記人向賣方及託管代理人保證登記人已獲信用卡持有人妥為授權使用其信用卡作前述用途。如登記人並無購入任何停車位，未使用之登記訂金將根據賣方不時發出及修改的銷售安排下的出售首天起計第 7 天釋放/退回(出售首天受銷售安排允許的延期所限)。

The Registrant (for himself/herself/themselves and on behalf of the credit card(s) holder(s)) will have to irrevocably authorize New World Real Estate Agency Limited (“**Escrow Agent**”) to hold a credit limit of HK\$5,000 (“**Registration Deposit**”) from the credit card(s) designated by the Registrant for each Parking Space the Registrant intends to purchase. The payment transaction of the Registration Deposit will not be completed at the moment. If the Registrant has successfully purchased a Parking Space, the Registrant (for himself/herself/themselves and on behalf of the credit card(s) holder(s)) irrevocably authorizes the Escrow Agent to complete the payment transaction of the Registration Deposit which will be applied for part payment of the preliminary deposit of the Parking Space. If the Registrant is not the credit card(s) holder(s), the Registrant warrants to the Vendor and the Escrow Agent that the Registrant has been duly authorized by the credit card(s) holder(s) to use his/her/their credit card(s) for the above purposes. If the registrant has not purchased any Parking Space, the unused Registration Deposit will be released/refunded on the 7th day after the first date of sales under the Sales Arrangements as issued or revised by the Vendor from time to time (subject to postponement of the first date of sale allowed by the Sales Arrangements).

- d) 每名登記人在完成遞交購買停車位意向登記後會經網上登記系統收到購買停車位意向登記正式收據。

Upon successful submission of the Registration of Intent, the Registrant will receive an official receipt for the Registration of Intent via the online system.

- e) 遞交購買停車位意向登記的次序不會影響揀選停車位的優先次序。

The order of submission of the Registration of Intent will not have any impact on the order of priority for selecting the Parking Spaces.

- f) 逾期登記恕不受理。購買停車位意向登記只適用於登記人本人及不能轉讓。

Late submission of registration will not be accepted. The Registration of Intent is personal to the Registrant and shall not be transferrable.

- g) 賣方有絕對酌情權，決定一個購買停車位意向登記是否根據購買停車位意向登記內列明的條款及條件為有效。

The Vendor has the absolute discretion to determine whether a Registration of Intent is valid pursuant to the terms and conditions set out in the Registration of Intent.

(III) 抽籤程序

(III) Procedure of balloting

選擇停車位的次序將以抽籤方式決定。

The order of priority for selection of the Parking Spaces will be determined by balloting.

1. 以抽籤方式決定登記人選購任何停車位的優先次序。

Balloting will be used to determine the order of priority in which Registrants may select and purchase any of the Parking Spaces.

2. 登記人於截止時間前成功遞交有效的購買停車位意向登記並於登記網站獲得購買停車位意向登記正式收據，才可享有資格參與抽籤。

Registrants who have submitted valid Registration of Intent and received an official receipt for the Registration of Intent via the online system will be eligible to participate in the balloting.

3. 抽籤將於2022年4月22日 下午4時以電腦進行。登記人可前往售樓處觀看抽籤過程。為維持售樓處秩序，有意觀看抽籤過程的登記人須於2022年4月20日下午6時正前發送電郵至 artisangarden@nwd.com.hk 通知賣方（內容包括登記人姓名及聯絡方法）。賣方保留權利拒絕任何持有有效購買停車位意向登記收據的登記人以外的人士進入售樓處觀看抽籤過程。登記人前往售樓處觀看抽籤程序與否不會影響揀選停車位的優先次序。

Balloting will be carried out by computer at 4 pm on 22 April 2022. Registrants can attend the Sales Office to view the balloting procedure. For the purpose of maintaining order in the Sales Office, Registrants who are interested in viewing the balloting procedure shall send an email to artisangarden@nwd.com.hk, stating clearly the full name(s) of Registrant(s) and contact details to notify the Vendor before 6 pm on 20 April 2022. The Vendor reserves the right to reject any persons other than Registrant(s) who hold a valid receipt of Registration of Intent to attend the Sales Office to view the balloting procedure. Whether or not Registrants attend the Sales Office to view the balloting procedure will not have any impact on the order of priority for selecting the Parking Spaces.

4. 抽籤結果及揀選順序（以下稱為「**優先次序**」）及登記人於出售首日應到售樓處報到的時段（以下稱為「**報到時段**」）將張貼及公布於售樓處及上載至臻尚的指定網頁內 (www.artisangarden.com.hk)。

The balloting results and selection sequence (“**Order of Priority**”) and the timeslots for Registrants to check in at the Sales Office on the first date of the sale (“**Check-in Timeslot**”) will be announced and posted at the Sales Office and be uploaded to the designated website of ARTISAN GARDEN (www.artisangarden.com.hk).

(IV) 於出售首日的安排

(IV) Procedure on the first day of sale

1. 每位登記人(如登記人由多於一位人士組成，則所有該等人士；如登記人為公司，則至少其中一位董事) 必須於2022年4月23日依照其報到時段親臨或由獲授權人到達售樓處。登記人如未能依照其報到時段親臨或由獲授權人到達售樓處將被視為放棄其選購任何停車位的優先次序，登記人不會為此獲得任何補償。

Each Registrant must attend in person (in case the Registrant comprises more than one person, by all of them, and in the case of a company Registrant, by at least one of its director(s)) or by attorney the Sales Office on 23 April 2022 according to his/her/their/its Check-in Timeslot. Those who do not attend in person or by attorney the Sales Office on time according to his/her/their/its Check-in Timeslot will be

regarded as giving up his/her/their/its Order of Priority to select and purchase any of the Parking Space(s) and the Registrant shall not be entitled to any compensation therefor.

2. 蒞臨售樓處時，登記人，或（如登記人為公司）其董事，或其獲授權人須攜同：

- 香港身份證或護照；
- (如登記人為公司)商業登記證書副本、公司註冊證書副本、最新的周年申報表副本、公司印鑒和董事的香港身份證或護照；
- (適用於獲授權人)授權書正本和相關登記人或其董事的香港身份證或護照副本；
- 購買停車位意向登記的正式收據(電子本或列印本均可)；及
- 私人支票以繳付選購之停車位的臨時訂金之餘額(如適用)。

When attending the Sales Office, a Registrant, or in the case of a company Registrant, its director(s), or his/her/their/its attorney must bring along:

- his/her/their/its H.K.I.D. Card(s) or Passport(s);
- (in the case of a company Registrant) a copy of the business registration certificate, a copy of the certificate of incorporation, a copy of the latest annual return, the company chop and H.K.I.D. Card(s) or Passport(s) of the director(s) of the Registrant;
- (in the case of an attorney) the original power of attorney and the copy of H.K.I.D. Card(s) or Passport(s) of the relevant Registrant or its director(s);
- an electronic copy or a printed copy of official receipt for valid Registration of Intent; and
- personal cheque for payment of the balance of the preliminary deposit (if applicable) of the Parking Space selected and purchased.

3. 登記人經賣家核實其身份後可依照其優先次序在合理時限內及有秩序地選購一個當時仍可供揀選的停車位，並須遵從新世界地產代理有限公司發出有關停車位出售事宜之信件中的相關條件及條款（包括對可購買的停車位的限制），惟就每個其購買之臻尚內的住宅物業，登記人不可購買及/或擁有總數超過3個住宅停車位及住宅電單車車位。

A Registrant whose identity has been verified by the Vendor may select and purchase one (1) Parking Space which is still available at the time of selection according to his/her/their/its Order of Priority within reasonable time and in orderly manner and in accordance with the relevant terms and conditions in the letter regarding the Sale of the Parking Spaces issued by New World Real Estate Agency Limited (including the limitation on the Parking Space(s) that may be purchased by the Registrant), provided that a Registrant shall not purchase and/or own more than three (3) Residential Car Parking Spaces and Residential Motor Cycle Parking Space in total in respect of each of the residential property in ARTISAN GARDEN purchased by him/her/them/it.

4. 成功揀選停車位的登記人須簽署其所揀選的停車位的臨時買賣合約。停車位的臨時買賣合約中訂明的買家必須為相關登記人。

Registrant who has successfully selected Parking Space(s) shall enter into Preliminary Agreement(s) for Sale and Purchase of the Parking Space(s) selected by him/her/them/it. The purchaser(s) under the Preliminary Agreement(s) for Sale and Purchase of the Parking Space(s) must be the relevant Registrant.

5. 出售完成後：

以先到先得形式發售予成功購買臻尚內的住宅物業的買家，其相關買家就其購買之住宅物業不擁有3個或以上的住宅停車位。如任何情況下沒有遵守上述程序及如有任何爭議，賣方保留絕對酌情權作出任何決定，包括其絕對權利以任何方式分配任何住宅停車位予任何人士。

After the completion of the sale:

First come first served for those person(s) who have successfully purchased a residential property in ARTISAN GARDEN and those who do not own 3 or more residential parking spaces in respect of the residential property purchased by him/her/them/it. In any circumstances where the above procedure is not adhered to and in case of any dispute, the Vendor reserves its absolute discretion to make any decision including its absolute right to allocate any Residential Parking Space(s) to any interested person by any method.

6. 賣方保留權利修改上述銷售安排。

The Vendor reserves the right to change the above sales arrangements.

7. 如任何情況下沒有遵守上述程序及如有任何爭議，賣方保留絕對酌情權作出任何決定，包括其絕對權利以任何方式分配任何停車位予任何登記人。

In any circumstances where the above procedure is not adhered to and in case of any dispute, the Vendor reserves its absolute discretion to make any decision including its absolute right to allocate any Parking Space(s) to any Registrant(s) by any method.

8. 如在任何出售日期：(i)上午7時至晚上6時的任何時間內，八號或更高熱帶氣旋警告信號或黑色暴雨警告信號在香港生效或(ii)賣方認為發生影響指定會場及/或其附近之安全或秩序或公共衛生之事件時；或(iii)香港政府已就2019冠狀病毒病(“COVID-19”)而施加任何限制或發出任何命令，要求在香港或其任何部分的人士（獲豁免人士除外）留在室內（例如居家、活動管制或禁足令）及/或要求關閉指定會場，為保障準買方的安全及維持指定會場秩序或為遵守上述與COVID-19相關的限制或命令，賣方保留絕對權力改變、延後揀選指明住宅物業及/或出售日期的日期、時間、期間及/或地點至賣方認為合適的日期、時間、期間及 / 或地點。賣方會將另行安排的詳情於臻尚的指定網頁 (<http://www.artisangarden.com.hk>) 內公布。準買方將不獲另行通知。

If on any Date of Sale, (i) Tropical Cyclone Warning Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong at any time between the hours of 7:00 a.m. and 6:00 p.m.; or (ii) where the Vendor considers that there being an event affecting the safety or order or public health in the designated venue and/or the vicinity; or (iii) the Hong Kong Government has imposed any restriction or issued any order relating to Coronavirus Disease 2019 (“COVID-19”) which requires people (except for exempted persons) in Hong Kong or any part thereof to stay indoor (such as stay-at-home, movement control or lockdown order) and/or requires the closure of the designated venue, then, for the safety of the prospective purchasers and the maintenance of order at the designated venue or for compliance with the said restriction or order relating to COVID-19, the Vendor reserves its absolute right to change, postpone the selection of specified residential properties and/or the Date of Sale to such other date, time, period, and/or place as the Vendor may consider appropriate. Details of the arrangement will be posted by the Vendor on the designated website of ARTISAN GARDEN (<http://www.artisangarden.com.hk>). Prospective purchasers will not be separately notified of the same.

9. 倘若本銷售安排資料中英文文本有異，以英文文本為準。

In the event of any discrepancy between the English and Chinese versions of this Information on Sales Arrangements, the English version shall prevail.

2022年4月24日起：

From 24 April 2022 and thereafter :

以先到先得形式發售予成功購買臻尚內的住宅物業的買家，其相關買家就其購買之住宅物業不擁有總數3個或以上的住宅停車位及住宅電單車停車位。如任何情況下沒有遵守上述程序及如有任何爭議，賣方保留絕對酌情權作出任何決定，包括其絕對權利以任何方式分配任何停車位予任何人士。

First come first served for those person(s) who have successfully purchased a residential property in ARTISAN GARDEN and those who do not own 3 or more Residential Car Parking Spaces and Residential Motor Cycle Parking Space in total in respect of the residential property purchased by him/her/they/it. In any circumstances where the above procedure is not adhered to and in case of any dispute, the Vendor reserves its absolute discretion to make any decision including its absolute right to allocate any Parking Space(s) to any interested person by any method.

發出日期 **Date of issue:** 29/3/2022