價單　Price List

第一部份：基本資料　Part 1: Basic Information

發展項目期數名稱 Name of the Phase of the Development	港島南岸第 5A 期 (澈晨) (「期數」) Phase 5A of THE SOUTHSIDE (DEEP WATER PAVILIA) ("the Phase")	期數（如有） Phase No.(If any)	第5A期 Phase 5A
發展項目期數位置 Location of the Phase of the Development	香葉道11號 (此臨時門牌號數有待期數落成時確認) No. 11 Heung Yip Road (This provisional street number is subject to confirmation when the Phase is completed)		
發展項目期數中的住宅物業的總數 The total number of residential properties in the Phase of the Development		447	

印製日期 Date of Printing	價單編號 Number of Price List
14 June 2025	3

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
21 June 2025	3A	-
11 July 2025	3B	✓

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 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1(1A)	40	A (Botania Suite)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	~~14,340,000~~ 14,985,000	~~317,629~~ ~~(29,506)~~ 331,916 (30,833)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	39	A (Botania Suite)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	~~14,198,000~~ 14,837,000	~~314,484~~ ~~(29,214)~~ 328,638 (30,529)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	28	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,815,000	283,851 (26,368)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	27	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,764,000	282,721 (26,263)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	26	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,713,000	281,591 (26,158)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	25	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,663,000	280,484 (26,056)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	23	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,612,000	279,354 (25,951)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	22	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,562,000	278,247 (25,848)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	21	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,512,000	277,139 (25,745)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	20	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,462,000	276,032 (25,642)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	19	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,412,000	274,924 (25,539)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	18	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,363,000	273,839 (25,438)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	17	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,314,000	272,753 (25,337)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	16	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,265,000	271,668 (25,237)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	15	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,216,000	270,583 (25,136)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	12	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,167,000	269,497 (25,035)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	11	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,119,000	268,434 (24,936)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1(1A)	10	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,070,000	267,349 (24,835)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	9	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,022,000	266,286 (24,737)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	8	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	11,974,000	265,222 (24,638)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	7	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	11,927,000	264,181 (24,541)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	6	A (Botania Residence)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	11,879,000	263,118 (24,442)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	28	B (Botania Residence)	45.896 (494) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,951,000	282,181 (26,217)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	27	B (Botania Residence)	45.896 (494) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,899,000	281,048 (26,111)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	26	B (Botania Residence)	45.896 (494) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,848,000	279,937 (26,008)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	25	B (Botania Residence)	45.896 (494) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,797,000	278,826 (25,905)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	23	B (Botania Residence)	45.896 (494) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,746,000	277,715 (25,802)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	22	B (Botania Residence)	45.896 (494) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	12,695,000	276,604 (25,698)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	40	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	15,440,000	321,613 (29,865)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	39	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	15,287,000	318,426 (29,569)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	37	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	14,423,000	300,429 (27,897)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	36	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	14,316,000	298,200 (27,691)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	35	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	14,209,000	295,972 (27,484)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	33	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	14,103,000	293,764 (27,279)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1(1A)	32	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	14,033,000	292,305 (27,143)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	31	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	13,963,000	290,847 (27,008)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	30	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	13,894,000	289,410 (26,874)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	29	C (Botania Suite)	48.008 (517) 露台 Balcony: 3.082 (33); 工作平台 Utility Platform: 1.500 (16);	13,825,000	287,973 (26,741)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	28	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,642,000	285,263 (26,503)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	27	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,566,000	283,548 (26,344)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	26	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,491,000	281,856 (26,187)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	25	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,417,000	280,186 (26,031)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	23	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,343,000	278,516 (25,876)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	22	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,294,000	277,410 (25,774)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	21	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,245,000	276,305 (25,671)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	20	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,196,000	275,199 (25,568)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	19	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,147,000	274,093 (25,465)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	18	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,099,000	273,010 (25,365)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	17	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,051,000	271,927 (25,264)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	16	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	12,003,000	270,844 (25,164)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1A) Tower 1(1A)	15	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,955,000	269,761 (25,063)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	12	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,907,000	268,678 (24,962)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	11	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,860,000	267,617 (24,864)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	10	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,813,000	266,557 (24,765)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	9	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,719,000	264,436 (24,568)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	8	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,603,000	261,818 (24,325)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	7	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,488,000	259,223 (24,084)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	6	D (Botania Residence)	44.317 (477) 露台 Balcony: 2.877 (31); 工作平台 Utility Platform: 1.500 (16);	11,374,000	256,651 (23,845)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	12	P1 (Bayside Residence)	117.185 (1,261) 露台 Balcony: 5.845 (63); 工作平台 Utility Platform: 1.500 (16);	43,768,000	373,495 (34,709)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	11	P1 (Bayside Residence)	117.185 (1,261) 露台 Balcony: 5.845 (63); 工作平台 Utility Platform: 1.500 (16);	43,335,000	369,800 (34,366)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	15	P2 (Bayside Residence)	80.817 (870) 露台 Balcony: 5.062 (54); 工作平台 Utility Platform: 1.500 (16);	28,700,000	355,123 (32,989)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	12	P2 (Bayside Residence)	80.817 (870) 露台 Balcony: 5.062 (54); 工作平台 Utility Platform: 1.500 (16);	28,276,000	349,877 (32,501)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	11	P2 (Bayside Residence)	80.817 (870) 露台 Balcony: 5.062 (54); 工作平台 Utility Platform: 1.500 (16);	27,996,000	346,412 (32,179)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	15	P3 (Bayside Residence)	88.464 (952) 露台 Balcony: 4.722 (51); 工作平台 Utility Platform: 1.500 (16);	32,427,000	366,556 (34,062)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	12	P3 (Bayside Residence)	88.464 (952) 露台 Balcony: 4.722 (51); 工作平台 Utility Platform: 1.500 (16);	31,948,000	361,141 (33,559)	-	-	-	-	-	-	-	-	-	-
第1座(1A) Tower 1(1A)	11	P3 (Bayside Residence)	88.464 (952) 露台 Balcony: 4.722 (51); 工作平台 Utility Platform: 1.500 (16);	31,632,000	357,569 (33,227)	-	-	-	-	-	-	-	-	-	-

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 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stairhood	前庭 Terrace	庭院 Yard
第1座(1B) Tower 1(1B)	40	A (Botania Suite)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	~~14,270,000~~ 14,912,000	~~316,079~~ ~~(29,362)~~ 330,299 (30,683)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	39	A (Botania Suite)	45.147 (486) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	14,129,000	312,955 (29,072)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	40	B (Botania Suite)	45.097 (485) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	14,232,000	315,586 (29,344)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	39	B (Botania Suite)	45.097 (485) 露台 Balcony: 2.779 (30); 工作平台 Utility Platform: 1.500 (16);	~~14,091,000~~ 14,725,000	~~312,460~~ ~~(29,054)~~ 326,518 (30,361)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	40	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	~~13,964,000~~ 14,592,000	~~315,978~~ ~~(29,336)~~ 330,188 (30,655)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	39	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	~~13,826,000~~ 14,448,000	~~312,855~~ ~~(29,046)~~ 326,930 (30,353)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	33	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	12,471,000	282,194 (26,200)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	32	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	12,409,000	280,791 (26,069)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	31	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	12,347,000	279,388 (25,939)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	30	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	12,286,000	278,008 (25,811)	-	-	-	-	-	-	-	-	-	-
第1座(1B) Tower 1(1B)	29	D (Botania Suite)	44.193 (476) 露台 Balcony: 2.664 (29); 工作平台 Utility Platform: 1.500 (16);	12,225,000	276,628 (25,683)	-	-	-	-	-	-	-	-	-	-

第三部份：其他資料 Part 3: Other Information

(1) 準買家應參閱期數的售樓說明書，以了解期數的資料。
Prospective purchasers are advised to refer to the sales brochure for the Phase for information on the Phase.

(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, –

<u>第52(1)條 / Section 52(1)</u>
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.

<u>第53(2)條 / Section 53(2)</u>
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.

<u>第53(3)條 / Section 53(3)</u>
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) (I)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「樓價」指臨時買賣合約中訂明的住宅物業的實際售價。因應相關支付條款及 / 或適用折扣(如有)按售價計算得出之價目，皆以向下進位方式換算至千位數作為樓價。
In paragraph (4), "Price" means the price of the residential property set out in Part 2 of this price list, and "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 (if any) on the Price will be rounded down to the nearest thousand to determine the Purchase Price.

(II)就此價單而言，「賣方」指香港鐵路有限公司，而「如此聘用的人」指健昕有限公司，即獲香港鐵路有限公司(作為「擁有人」，指期數住宅物業的法律上的擁有人或實益擁有人)聘用作統籌和監管期數的設計、規劃、建造、裝置、完成及銷售的過程的人士。
For the purpose of this Price List, "Vendor" means MTR Corporation Limited and "Person so engaged" means Kayson Limited, the person engaged by MTR Corporation Limited (as Owner, being the legal or beneficial owner of the residential properties in the Phase) to co-ordinate and supervise the process of designing, planning, constructing, fitting out, completing and marketing the Phase.

(i) 支付條款 Terms of Payment

(A1) 120天即供付款計劃 120-Day Cash Payment Plan (照售價減8%) (8% discount on the Price)

(1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於樓價5%之金額作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署買賣合約(「買賣合約」)。
A preliminary deposit equivalent to 5% of the Purchase Price shall be paid by the Purchaser upon signing of the preliminary agreement for sale and purchase ("PASP"). The agreement for sale and purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

(2) 買方須於簽署臨時合約後 120 天內或於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出書面通知的日期後的14日內 (以較早者為準) 繳付樓價95%作為樓價餘款。
95% of the Purchase Price being balance of the Purchase Price shall be paid by the Purchaser within 120 days after signing of the PASP or within 14 days after the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser, whichever is the earlier.

(B1) 建築期付款計劃 Stage Payment Plan (照售價減3%) (3% discount on the Price)

(1) 買方須於簽署臨時買賣合約(「臨時合約」)時繳付相等於樓價5%之金額作為臨時訂金。買方須於簽署臨時合約後5個工作日內簽署買賣合約(「買賣合約」)。
A preliminary deposit equivalent to 5% of the Purchase Price shall be paid by the Purchaser upon signing of the preliminary agreement for sale and purchase ("PASP"). The agreement for sale and purchase ("ASP") shall be signed by the Purchaser within 5 working days after signing of the PASP.

(2) 買方須於簽署臨時合約後 120 天內或於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出書面通知的日期後的14日內 (以較早者為準) 繳付樓價 3%作為加付訂金。
3% of the Purchase Price being further deposit shall be paid by the Purchaser within 120 days after signing of the PASP or within 14 days after the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser, whichever is the earlier.

(3) 買方須於簽署臨時合約後 180 天內或於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出書面通知的日期後的14日內 (以較早者為準) 繳付樓價 2%作為加付訂金。
2% of the Purchase Price being further deposit shall be paid by the Purchaser within 180 days after signing of the PASP or within 14 days after the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser, whichever is the earlier.

(4) 買方須於賣方就其有能力將住宅物業有效地轉讓予買方一事向買方發出書面通知的日期後的14日內繳付樓價 90%作為樓價餘款。
90% of the Purchase Price being balance of the Purchase Price shall be paid by the Purchaser within 14 days after the date of the Vendor's written notification to the Purchaser that the Vendor is in a position validly to assign the residential property to the Purchaser.

備註：Note:

a. 有關臨時合約及/或買賣合約及/或其後之轉讓契所招致的印花稅（包括但不限於根據香港法例第117章《印花稅條例》可徵收的從價印花稅及所有附加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）、業權契據及文件之認證副本之費用、所有登記費用、有關住宅物業的買賣合約及轉讓契之所有圖則費及製作、登記及完成發展項目主公契和及管理協議及期數的副公契及管理協議（合稱「公契」）之費用及附於公契之圖則之費用的適當分攤及其他有關住宅物業的買賣之文件等費用，一概由買方單獨承擔及支付。

All stamp duty (including, without limitation, the ad valorem stamp duty and all additional stamp duty chargeable under the Stamp Duty Ordinance (Cap.117, Laws of Hong Kong) and any penalty, interest and surcharge, etc. for late payment of any stamp duty) arising from the PASP and/or the ASP and/or the subsequent Assignment(s), the charges for certified copies of title deeds and documents, all registration fees, all plan fees for plans to be annexed to the ASP and the Assignment of the residential property and a due proportion of the costs for the preparation, registration and completion of the Principal Deed of Mutual Covenant and Management Agreement of the Development and the Sub-Deed of Mutual Covenant and Management Agreement of the Phase (collectively the "DMC") and the plans attached to the DMC and the charges for any other documents relating to the sale and purchase of the residential property shall be solely borne and paid by the Purchaser.

(i) 如買方聘用賣方律師代表他行事以處理買賣合約及轉讓契，及住宅物業第一樓花按揭/按揭（如有）亦由賣方律師處理：
If the Purchaser shall instruct the Vendor's solicitors to act for him in the ASP and the Assignment, and the first equitable mortgage / mortgage (if any) of the residential property is handled by the Vendor's solicitors:
買方原須支付有關買賣合約及轉讓契之律師費用（不包括所有代墊付費用，代墊付費用須由買方支付）將獲豁免。
the legal costs (excluding all disbursements which shall be paid by the Purchaser) in respect of the ASP and the Assignment to be borne by the Purchaser shall be waived.

(ii) 在任何其他情況下：
In any other cases:
買賣雙方須各自負責其在有關買賣合約及轉讓契之律師費用及代墊付費用。
each of the Vendor and the Purchaser shall pay its own solicitors' legal costs and disbursements in respect of the ASP and the Assignment.

(iii) 買方須承擔住宅物業的任何第一樓花按揭/按揭（如有）之所有法律及其他費用及代墊付費用。
The Purchaser shall bear all legal and other costs and disbursements in respect of any first equitable mortgage / mortgage (if any) in respect of the residential property.

(iv) 如買方希望更改付款計劃，可於不早於簽署買賣合約後30日但不遲於付清樓價餘額之日前30日或(如適用)買賣合約內訂明的期數中的預計關鍵日期前30日(以較早者為準)透過如此聘用的人向賣方提出申請，並須承擔有關律師費用及代墊付費用(如有)。買方必須得賣方事先批准以更改付款計劃。對前述更改之申請及申請條件的批准與否，視乎有關付款計劃、折扣、贈品、財務優惠或利益的有效性和賣方的最終決定。如賣方批准買方作出之更改付款計劃要求，買方享有的折扣及/或優惠(如有)將依照該經賣方批准之新付款計劃計算。惟賣方保留絕對權利拒絕批准買方的更改付款計劃要求。賣方就此方面所作的決定為最終決定，對買方具有約束力。
If the Purchaser wishes to change the payment plan, the Purchaser can apply to the Vendor through the Person so engaged for such change not earlier than 30 days after the date of signing of the ASP but not later than 30 days before the date of settlement of the balance of Purchase Price or (if applicable) not later than 30 days before the estimated material date for the Phase as specified in the ASP (whichever is the earlier) and shall bear all related solicitors' costs and disbursements (if any). Such Purchaser must obtain the prior approval of the Vendor for change of the payment plan. The approval or disapproval of the aforesaid application for change and the application conditions are subject to the availability of the relevant payment plan(s), discount(s), gift(s), financial advantage(s) or benefit(s) and the final decision of the Vendor. If the Vendor approves the Purchaser's request to change the payment plan, the discount(s) / benefit(s) offered to the Purchaser (if any) will be calculated based on the said new payment plan as approved by the Vendor provided that the Vendor reserves the absolute right to reject the Purchaser's request to change the payment plan. The Vendor's decision in this regard shall be final and binding on the Purchaser.

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

除根據上述(4)(i)段所列之售價折扣外，買方還享有以下折扣優惠：
In addition to the corresponding discount on the Price that is listed in paragraph (4)(i) above, the Purchaser shall be offered discounts as listed below:

1 **「New World CLUB」會員優惠**
Privilege for "New World CLUB" member

在簽署臨時買賣合約當日，買方如屬「New World CLUB」會員，可獲3%售價折扣作為「New World CLUB」會員優惠。最少一位個人買方(如買方是以個人名義)或最少一位買方之董事(如買方是以香港註冊成立的公司名義) 在簽署臨時買賣合約當日須為「New World CLUB」會員，方可享此折扣優惠。但為免生疑問，不論個人買家或公司買家的董事中的會員人數，「New World CLUB」會員優惠只適用於一個指明住宅物業的售價一次。
A 3% discount on the Price would be offered to the Purchaser who is a "New World CLUB" member on the date of signing of the preliminary agreement for sale and purchase as the Privilege for "New World CLUB" member. At least one individual Purchaser (if the Purchaser is an individual(s)) or at least one director of the Purchaser (if the Purchaser is a corporation incorporated in Hong Kong) should be a "New World CLUB" member on the date of signing of the preliminary agreement for sale and purchase in order to enjoy the discount offer. Provided that for the avoidance of doubt, the Privilege for "New World CLUB" member shall apply to the Price of a specified residential property only once, irrespective of the number of member(s) comprising the individual Purchaser or the director(s) of the corporate Purchaser.

2 **印花稅優惠**
Stamp Duty Benefit

買方可獲額外3%售價折扣作為印花稅優惠。
An extra 3% discount on the Price would be offered to the Purchaser as the Stamp Duty Benefit.

3 **「The Pavilia Collection」置業優惠**
"The Pavilia Collection" Home Purchase Benefit

買方可獲額外1.5%售價折扣作為「The Pavilia Collection」置業優惠。
An extra 1.5% discount on the Price would be offered to the Purchaser as the "The Pavilia Collection" Home Purchase Benefit.

4 **國際文化優惠**
International Literati Discount

買方可獲額外1%售價折扣作為國際文化優惠。
An extra 1% discount on the Price would be offered to the Purchaser as the International Literati Discount.

5 尊貴業主提名優惠

Honorable Owner Nomination Privilege

在簽署臨時買賣合約時符合以下所有條件之買方可獲額外1%售價折扣(「提名優惠」)：

An extra 1% discount on the Price ("Nomination Privilege") would be offered to the Purchaser who satisfies all the following conditions upon signing of the preliminary agreement for sale and purchase:

(a) 受第(4)(ii)5段的(b)、(c)、(d)、(e)及(f)分段所規限，如買方購買任何列於第(4)(ii)5段之指定住宅物業 (該指定住宅物業為本價單第二部份列出的部分住宅物業)(就第4(ii)5段而言，稱為「指定住宅物業」)，該買方可獲得提名優惠。為免生疑問，提名優惠只適用於第(4)(ii)5段所列之指定住宅物業。

Subject to sub-paragraphs (b), (c), (d), (e) and (f) of paragraph (4)(ii)5, if the Purchaser purchases any of the Designated Residential Property(ies) listed in paragraph (4)(ii)5 (which is/are part(s) of the residential property(ies) set out in Part 2 of this price list)(for the purpose of paragraph (4)(ii)5, "Designated Residential Property(ies)"), the Purchaser can enjoy the Nomination Privilege. For the avoidance of doubt, the Nomination Privilege only applies to the Designated Residential Property(ies) listed in paragraph (4)(ii)5.

指定住宅物業 Designated Residential Property(ies)
第1座(1A) 9樓、 10樓、 11樓、16樓、17樓、20樓、21樓及27樓 A單位 (Botania Residence)
第1座(1A) 39樓及40樓 A單位 (Botania Suite)
第1座(1A) 27樓 B單位 (Botania Residence)
第1座(1A) 33樓、 35樓、 36樓、37樓、39樓及40樓 C單位 (Botania Suite)
第1座(1A) 9樓、 10樓、 11樓、16樓、17樓、20樓、21樓及27樓 D單位 (Botania Residence)
第1座(1A) 11樓 P2單位 (Bayside Residence)
第1座(1A) 11樓 P3單位 (Bayside Residence)
第1座(1B) 39樓及40樓 A單位 (Botania Suite)
第1座(1B) 39樓及40樓 B單位 (Botania Suite)
第1座(1B) 29樓、 33樓、 39樓及40樓D單位 (Botania Suite)
Units A (Botania Residence) on 9/F, 10/F, 11/F, 16/F, 17/F, 20/F, 21/F and 27/F at Tower 1(1A)
Units A (Botania Suite) on 39/F and 40/F at Tower 1(1A)
Unit B (Botania Residence) on 27/F at Tower 1(1A)
Units C (Botania Suite) on 33/F, 35/F, 36/F, 37/F, 39/F and 40/F at Tower 1(1A)
Units D (Botania Residence) on 9/F, 10/F, 11/F, 16/F, 17/F, 20/F, 21/F and 27/F at Tower 1(1A)
Unit P2 (Bayside Residence) on 11/F at Tower 1(1A)
Unit P3 (Bayside Residence) on 11/F at Tower 1(1A)
Units A (Botania Suite) on 39/F and 40/F at Tower 1(1B)
Units B (Botania Suite) on 39/F and 40/F at Tower 1(1B)
Units D (Botania Suite) on 29/F, 33/F, 39/F and 40/F at Tower 1(1B)

註: 第1座(1A及1B)不設13樓、14樓、24樓及34樓。

Note: There are no designations of 13/F, 14/F, 24/F and 34/F in Tower 1(1A & 1B).

(b) 買方(「被提名人」)必須根據該等期數 (如下述定義)相關招標文件條款獲已根據該招標文件購買期數及/或發展項目第5B期(統稱「該等期數」)住宅物業的另一位買方(「合資格提名人」)提名購買於第(4)(ii)5段所列之指定住宅物業。

The Purchaser ("Nominee") shall be nominated by another purchaser ("Eligible Nominator"), who has purchased residential property(ies) of the Phase and/or that/those of Phase 5B of the Development (collectively, the "Phases") pursuant to the relevant tender document of the Phases, as per the terms under the said tender document of the Phases to purchase the Designated Residential Property(ies) listed in paragraph (4)(ii)5.

(c) 為免生疑問，被提名人可享受之提名優惠之被提名次數不限，惟 (i)每個提名優惠只適用於被提名人(不論單獨或聯名與其他人) 購買的一(1)個指定住宅物業及(ii)就每個被提名人(不論單獨或聯名與其他人)所購買的每個指定住宅物業，不論被提名次數只可享用提名優惠一次。受可供選購的指定住宅物業的供應情況規限，賣方並不保證被提名人能夠選購到本價單第4(ii)5段所列之任何指定住宅物業，以及在任何情況下賣方均毋需對此負責。提名優惠的有效使用期為合資格提名人於中標後根據該等期數相關招標文件簽署相關物業的買賣合約之日期後的120天內。

For the avoidance of doubt, there is no limitation on the number of nomination for the Nomination Privilege to be enjoyed by the Nominee, provided that (i) each Nomination Privilege shall only be applied for the purchase of ONE (1) Designated Residential Property by the Nominee (whether in his/her/its sole name or jointly with other) and (ii) for each Designated Residential Property purchased by the Nominee (whether in his/her/its sole name or jointly with other), the Nomination Privilege shall apply once only irrespective of the number of nomination. Subject to availability of the Designated Residential Property(ies) offered for selection and purchase, the Vendor shall not warrant that the Nominee will be able to select and purchase any Designated Residential Property(ies) set out in paragraph 4(ii)5, and the Vendor shall not be responsible therefor in any event. The Nomination Privilege is valid for use within 120 days from the date of signing the agreement for sale and purchase in respect of the relevant residential property(ies) by the Eligible Nominator (after tender awarded) pursuant to the relevant tender document of the Phases.

(d) 被提名人必須為合資格提名人或其「親屬」，「親屬」指該人士之配偶、父母、子女、岳丈母、翁姑、女婿、媳婦、姊夫、妹夫、大舅、小舅、兄嫂、弟媳、大姨、小姨、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、堂兄弟、堂姊妹、表兄弟、表姊妹、侄、甥、侄女或甥女。

The Nominee must be the Eligible Nominator or his / her "relative", "relative" of a person means a spouse, parent, child, parent-in-law, child-in-law, brother-in-law, sister-in-law, grandparent, grandchild, sibling, parent's sibling, cousin, nephew or niece of that person.

(e) 買方(作為被提名人)須在選購指定住宅物業之前與合資格提名人一同填妥由賣方指定的澈晨尊貴業主提名優惠申請表格，並於選購指定住宅物業時提交予賣方。

The Purchaser (as Nominee) shall, before selecting and purchasing the Designated Residential Property(ies), complete the Application Form for Honorable Owner Nomination Privilege for DEEP WATER PAVILIA (in the form specified by the Vendor) together with the Eligible Nominator and submit the same to the Vendor when selecting and purchasing the Designated Residential Property(ies).

(f) 在不影響賣方可享的任何其他濟助或訴訟因由的前提下，如合資格提名人最終沒有完成其所購買之指定住宅物業之買賣，賣方有權於賣方有能力將被提名人所購買之指定住宅物業有效地轉讓予被提名人時向被提名人收取本價單第二部份中所列之該指定住宅物業的售價的1%作為提名優惠撤銷之行政費。

Without prejudice to any other remedies or causes of action available to the Vendor, if the Eligible Nominator does not eventually complete the sale and purchase of the Designated Residential Property purchased by him/her/it/them, the Vendor shall have the right to charge the Nominee 1% on the Price of the Designated Residential Property purchased by him/her/it/them set out in Part 2 of this price list as the administrative fee for revocation of the Nomination Privilege when the Vendor is in a position validly to assign the Designated Residential Property purchased by the Nominee to the Nominee.

如有爭議，賣方有權就提名優惠引起的所有事宜作最後決定，該決定對買方(作為被提名人)及合資格提名人均有約束力。提名優惠受其他條款及條件約束。
In case of dispute, the Vendor reserves its rights to make the final decision on all matters arising from the Nomination Privilege and such decision shall be binding on the Purchaser (as Nominee) and the Eligible Nominator. The Nomination Privilege shall be subject to other terms and conditions.

(iii) 可就購買期數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 Phase

1 匠心家具優惠
Artisanal Furniture Benefit

(a) 如買方購買任何列於第(4)(iii)1段之指定住宅物業 (該指定住宅物業為本價單第二部份列出的部分住宅物業)(就第4(iii)1段而言，稱為「指定住宅物業」)，該買方可獲得匠心家具優惠。為免生疑問，匠心家具優惠只適用於第(4)(iii)1段所列之指定住宅物業。
If the Purchaser purchases any of the Designated Residential Property(ies) listed in paragraph (4)(iii)1 (which is/are part(s) of the residential property(ies) set out in Part 2 of this price list)(for the purpose of paragraph (4)(iii)1, "Designated Residential Property(ies)"), the Purchaser can enjoy the Artisanal Furniture Benefit . For the avoidance of doubt, the Artisanal Furniture Benefit only applies to the Designated Residential Property(ies) listed in paragraph (4)(iii)1.

指定住宅物業 Designated Residential Property(ies)
第1座(1A) 39樓至40樓 A單位 (Botania Suite)
第1座(1A) 39樓至40樓C單位 (Botania Suite)
第1座(1B) 39樓至40樓A單位 (Botania Suite)
第1座(1B) 39樓至40樓B單位 (Botania Suite)
第1座(1B) 39樓至40樓D單位 (Botania Suite)
Units A (Botania Suite) on 39/F to 40/F at Tower 1(1A)
Units C (Botania Suite) on 39/F to 40/F at Tower 1(1A)
Units A (Botania Suite) on 39/F to 40/F at Tower 1(1B)
Units B (Botania Suite) on 39/F to 40/F at Tower 1(1B)
Units D (Botania Suite) on 39/F to 40/F at Tower 1(1B)

註: 第1座(1A及1B)不設13樓、14樓、24樓及34樓。
Note: There are no designations of 13/F, 14/F, 24/F and 34/F in Tower 1(1A & 1B).

(b) 購買任何列於第(4)(iii)1段之指定住宅物業的買方在成交時將獲得以下列表之指定裝飾、家具和物件(統稱 "該家具")作為匠心家具優惠。該家具不是售樓說明書所描述的住宅物業的裝置、裝修物料及設備。賣方或其代表不會就該家具作出任何陳述、承諾、保證、維修、保養或更換，更不會就其狀況、狀態、品質及性能，及其是否或會否在可運作狀態作出任何陳述、承諾、保證、維修、保養或更換。該家具將於相關住宅物業成交時以成交時之狀況連同相關住宅物業交予買方。在任何情況下，買方不得就該家具提出任何異議或質詢。如任何該家具的貨源短缺，便會提供品質相若的家具。買方須全數付清相關住宅物業之樓價及按買賣合約完成相關住宅物業買賣，不管就該家具有否引起任何爭議。若有爭議，賣方的決定為最終決定並對買方具有約束力。該家具由如此聘用的人提供或安排。賣方(即香港鐵路有限公司)與該等贈品、財務優惠或利益無關，亦不會就相關之申索承擔任何責任。所有有關該等贈品、財務優惠或利益的申索或爭議，買方應直接聯絡如此聘用的人或相關提供者(視情況而定)。
The Purchaser of any of the Designated Residential Property(ies) listed in paragraph (4)(iii)1 will be provided with the decoration, furniture and chattels as set out in the list(s) below (collectively, the "Furniture") on completion as the Artisanal Furniture Benefit. The Furniture is not the fittings, finishes and appliances of the residential property as depicted in the sales brochure. No representation, undertaking, warranty, repair, maintenance or replacement whatsoever is given by the Vendor or any person on behalf of the Vendor in any respect regarding the Furniture. In particular, no representation, undertaking, warranty, repair, maintenance or replacement whatsoever is given as to the condition, state, quality or fitness of any of the Furniture or as to whether any of the Furniture is or will be in working condition. The Furniture will be delivered to the Purchaser upon completion of the sale and purchase of the relevant residential property in such condition as at completion together with the relevant residential property. In any event, no objection or requisition whatsoever shall be raised by the Purchaser in respect of the Furniture. If any of the Furniture is out of stock, Furniture of comparable quality will be provided. The Purchaser shall settle the full amount of the Purchase Price of the relevant residential property and complete the sale and purchase of the relevant residential property in accordance with the agreement for sale and purchase irrespective of whether there is any dispute arising from the Furniture. In case of dispute, the Vendor's determination shall be final and binding on the Purchaser. The Furniture is offered or arranged by the Person so engaged. The Vendor (i.e. MTR Corporation Limited) is not related to such gift, financial advantage or benefit and shall not be responsible for any claims in relation thereto. All claims and disputes relating to such gift, financial advantage or benefit shall be directed to the Person so engaged or the relevant provider (as the case may be).

該家具清單
List of the Furniture

Description 描述	Quantity 數量	Description 描述	Quantity 數量	Description 描述	Quantity 數量
Living Room and Dining Room 客廳和飯廳					
Sofa 梳化	1	Cushion 咕啞	3	Coffee Table 茶几	2
TV Cabinet 電視櫃	1	Armchair 扶手椅	1	Framed Art Print 裱框藝術印刷品	1
Carpet 地氈	1	Chandelier 吊燈	1		
Dining Chair 餐椅	2	Sheer Curtains 紗窗簾	1		
Master Bedroom 主人睡房					
Stool 凳子	1	Mattress 床褥	1	Framed Art Print 裱框藝術印刷品	1
Sheer Curtains 紗窗簾	1	Fabric Curtains 布窗簾	1	Pillow 枕頭	2
Cushion 咕啞	2	Bed Sheet 床單	1	Duvet 棉被	1
Bedroom 睡房					
Study Chair 辦公椅	1	Mattress 床褥	1	Framed Art Print 裱框藝術印刷品	1
Sheer Curtains 紗窗簾	1	Fabric Curtains 布窗簾	1	Pillow 枕頭	1
Cushion 咕啞	1	Bed Sheet 床單	1	Duvet 棉被	1

2 **私家車停車位禮遇**

Car Parking Space Privilege

如買方購買以下表1所列之指定住宅物業(該指定住宅物業為本價單第二部份列出的部分住宅物業)(就第(4)(iii)2段而言，稱為「指定住宅物業」)，買方於簽署指定住宅物業的臨時買賣合約時，可以賣方不時發出的相關期數車位價單內所載列的每個停車位的相關售價選購**一(1)個**於以下表1所列之期數內的停車位 。

If the Purchaser purchases a Designated Residential Property set out in Table 1 below (which is/are part(s) of the residential property(ies) set out in Part 2 of this price list)(for the purpose of paragraph (4)(iii)2, "Designated Residential Property(ies)"), the Purchaser, upon signing of the preliminary agreement for sale and purchase in respect of the Designated Residential Property, can select and purchase **ONE (1)** car parking space of the Phase set out in Table 1 below at the relevant price of each of the car parking spaces set out in the relevant price list(s) for the parking spaces for the Phase issued by the Vendor from time to time.

表1 Table 1

指定住宅物業 Designated Residential Property(ies)	以下列出的期數內的停車位，受可供選購的供應情況規限，惟為免生疑問，賣方並不保證買方能夠選購到任何於第4(iii)2段表1列出的期數內的停車位，以及在任何情況下賣方均毋需對此負責: Car parking spaces of the Phase as listed below, subject to availability for selection and purchase, provided that for the avoidance of doubt, the Vendor shall not warrant that the Purchaser will be able to select and purchase any of the car parking spaces of the Phase as set out in Table 1 of paragraph 4(iii)2, and the Vendor shall not be responsible therefor in any event:
第1座(1A) 11樓及12樓P1單位 (Bayside Residence) Units P1 (Bayside Residence) on 11/F and 12/F at Tower 1(1A)	3樓之R059, R060, R061, R062, R063, R064, R065, R066, R084, R085, R121, R122, R125, R142, R143, R144, R145, R146, R147, R148, R149, R150, R151, R152, R153, R154, R155, R156, R157, R158, R159 及 R160 R059, R060, R061, R062, R063, R064, R065, R066, R084, R085, R121, R122, R125, R142, R143, R144, R145, R146, R147, R148, R149, R150, R151, R152, R153, R154, R155, R156, R157, R158, R159 and R160 on 3/F

註: 第1座(1A)不設13樓、14樓、24樓及34樓。

Note: There are no designations of 13/F, 14/F, 24/F and 34/F in Tower 1(1A).

相關買方需在購入指定住宅物業同時選擇期數中的停車位及依照賣方規定就該指定住宅物業及停車位簽署由賣方訂明的相關臨時買賣合約，未能依照規定者作棄權論。與任何條款及條件有關的任何爭議，概由賣方享有最終決定權，該決定權為不可推翻及對買方具有約束力。

The relevant Purchaser must purchase the Designated Residential Property and select the car parking space in the Phase at the same time and must enter into the relevant preliminary agreement for sale and purchase in respect of such Designated Residential Property and car parking space as prescribed by the Vendor, failing which that Purchaser will be deemed to have given up to select and purchase the car parking space. In case of any dispute in relation to any terms and conditions, the Vendor shall have the right of final decision which shall be conclusive and binding on the relevant Purchaser.

(iv) 誰人負責支付買賣該期數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 Phase

請參閱上述(4)(i)段備註a 。

Please refer to Note a. of paragraph (4)(i) above.

(v) 買方須爲就買賣該期數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 Phase

請參閱上述 (4)(i)段備註a 。

Please refer to Note a. of paragraph (4)(i) above.

(5) 賣方已委任地產代理在期數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 Phase:

賣方委任的代理:

Agent appointed by the Vendor:

新世界地產代理有限公司

New World Real Estate Agency Limited

新世界地產代理有限公司委任的次代理:

Sub-Agents appointed by New World Real Estate Agency 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) Ltd.
世紀21集團有限公司及特許經營商 Century 21 Group Limited and Franchisees
友誠國際地產有限公司 Friends International Properties Limited
領域房地產顧問有限公司 Landscope Realty Limited
利斯蘇富比國際房地產 List Sotheby's International Realty
萊坊(香港)有限公司 Knight Frank Hong Kong Limited
專業地產有限公司 Professional Properties Limited
Habitat Property Limited
新世紀物業顧問行有限公司 New Century Properties Consultants Limited
浩峰地產投資有限公司 Ocean Wood Property Investment Limited
香港地產代理商總會有限公司 Hong Kong Real Estate Agencies General Association Limited
迎富地產代理有限公司 Easywin Property Agency Limited
香港豪宅有限公司 Hong Kong Stately Home Limited
泓諾地產 Mega Wealth Property Agency
香港佳士得國際地產 Christie's International Real Estate Hong Kong
怡家地產有限公司 Homey Life Property Limited
屋企物業代理有限公司 Okay Property Agency Limited
僑樂物業服務 (中國) 有限公司 Kiu Lok Property Services (China) Limited
潤東置業 (香港) 有限公司 Rundo Land (HK) Limited
太陽物業香港代理有限公司 Sunrise Property HK Agency Limited
景鴻環球集團有限公司 EK International Holdings Limited
香港 (國際) 地產商會有限公司 Hong Kong (International) Realty Association Limited
港豐物業有限公司 Kong Fung Property Limited
亞洲地產代理有限公司 Asia Property Agency Company Limited
搜房 (香港) 集團有限公司 Soufun (Hong Kong) Group Limited
航泊地產有限公司 Harbour (HK) Property Limited
迦豐物業服務有限公司 Hero Brave Property Services Limited
財阜地產有限公司 Riches Property Limited
煇騰置業有限公司 Fidelity Real Estate Limited
第一太平戴維斯住宅代理有限公司 Savills Realty Limited
新利達行 (工商舖) 地產代理有限公司 Leader Property (Comm. & Ind.) Agency Limited

北京麗茲行房地產顧問有限公司 Landz Realtors Consulting Limited
華龍國際顧問有限公司 China Dragon International Consultancy Limited
鈞宇地產 Junyu Elite Property
宏信物業顧問有限公司 Realty Solution Consultants Limited
尚加地產代理有限公司 A Ka Property Agency Limited
康樂園地產代理有限公司 Hong Lok Yuen Property Agency Limited
晉誠地產代理有限公司 Earnest Property Agency Limited
信立地產代理有限公司 Snap Property Agency Limited
第一中國策劃有限公司 First China Consulting Limited
信德物業代理有限公司 Shun Tak Property Agency Company Limited
晉聯地產有限公司 Elite Union Property Limited
烙天置業有限公司 Skarloey Property Limited
璗明尊尚地產有限公司 Topaz Prestige Properties Limited
夢想家地產代理有限公司 Dream House Limited
朗豐物業 Stella's Property Limited

請注意：任何人可委任任何地產代理在購買期數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 Phase. Also, that person does not necessarily have to appoint any estate agent.

(6) 賣方就期數指定的互聯網網站的網址爲：https://www.deepwaterpavilia.com.hk/。
The address of the website designated by the Vendor for the Phase is: https://www.deepwaterpavilia.com.hk/.