

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 | 半山捌號 Central 8 | 期數(如有) Phase No. (if any) | -- |
| 發展項目位置 Location of Development | 摩羅廟街 8 號 No. 8 Mosque Street | | |
| 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) | | 99 | |

| | |
|--------------------------|------------------------------|
| 印製日期 Date of Printing | 價單編號 Number of Price List |
| 27 April 2021 | 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 |
| 29 June 2021 | 3A | 無 NIL |
| 21 March 2024 | 3B | ✓ |
| 5 April 2024 | 3C | ✓ |
| 31 May 2024 | 3D | ✓ |

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.) | | | | | | | | | | |
|--|------------|--|--|-------------------------------------|--|--|------------------|----------------|-----------------|--------------|----------------------|------------|-----------------|---------------|------------|---|
| 樓層 Floor | 單位 Flat | | | | | 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 | |
| 18 | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,112,000 | 378,036 (35,034) | - | - | - | - | - | - | - | - | - | - | - |
| 19 | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,140,000 | 379,525 (35,172) | - | - | - | - | - | - | - | - | - | - | - |
| 22 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,625,000 | 405,305 (37,562) | - | - | - | - | - | - | - | - | - | - | - |
| 25 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,777,000 7,422,100 | 413,384 (38,310) 394,520 (36,562) | - | - | - | - | - | - | - | - | - | - | - |
| | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,861,000 7,497,000 | 417,849 (38,724) 398,501 (36,931) | - | - | - | - | - | - | - | - | - | - | - |
| 26 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,815,000 7,459,200 | 415,404 (38,498) 396,492 (36,745) | - | - | - | - | - | - | - | - | - | - | - |
| | B | 28.887 (311) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 11,699,000 | 404,992 (37,617) | - | - | - | - | - | - | - | - | - | - | - |
| | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,900,000 7,534,500 | 419,922 (38,916) 400,494 (37,116) | - | - | - | - | - | - | - | - | - | - | - |
| 27 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,916,000 7,572,200 | 420,773 (38,995) 402,498 (37,301) | - | - | - | - | - | - | - | - | - | - | - |
| | B | 28.887 (311) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 11,850,000 | 410,219 (38,103) | - | - | - | - | - | - | - | - | - | - | - |
| | C | 28.762 (310) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 10,656,000 11,567,000 | 370,489 (34,374) 402,163 (37,313) | - | - | - | - | - | - | - | - | - | - | - |
| | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,018,000 8,196,100 | 426,195 (39,498) 435,662 (40,375) | - | - | - | - | - | - | - | - | - | - | - |

| 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.) | | | | | | | | | | |
|--|------------|--|--|-----------------------------------|--|--|------------------|----------------|-----------------|--------------|----------------------|------------|-----------------|---------------|------------|---|
| 樓層 Floor | 單位 Flat | | | | | 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 | |
| 28 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 7,994,000 | 424,919 (39,379) | - | - | - | - | - | - | - | - | - | - | - |
| | B | 28.887 (311) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 11,967,000 | 414,269 (38,479) | - | - | - | - | - | - | - | - | - | - | - |
| | C | 28.762 (310) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 10,825,000 | 376,365 (34,919) | - | - | - | - | - | - | - | - | - | - | - |
| | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,193,000 7,731,400 | 435,497 (40,360) 410,961 (38,086) | - | - | - | - | - | - | - | - | - | - | - |
| 29 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,026,000 | 426,620 (39,537) | - | - | - | - | - | - | - | - | - | - | - |
| | B | 28.887 (311) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 12,014,000 | 415,896 (38,630) | - | - | - | - | - | - | - | - | - | - | - |
| | C | 28.762 (310) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 10,932,000 | 380,085 (35,265) | - | - | - | - | - | - | - | - | - | - | - |
| | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,275,000 7,770,100 | 439,855 (40,764) 413,018 (38,276) | - | - | - | - | - | - | - | - | - | - | - |
| 30 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,105,000 | 430,819 (39,926) | - | - | - | - | - | - | - | - | - | - | - |
| | B | 28.887 (311) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 12,133,000 | 420,016 (39,013) | - | - | - | - | - | - | - | - | - | - | - |
| | C | 28.762 (310) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 11,095,000 | 385,752 (35,790) | - | - | - | - | - | - | - | - | - | - | - |
| | D | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,423,000 7,809,000 | 447,722 (41,493) 415,085 (38,468) | - | - | - | - | - | - | - | - | - | - | - |
| 31 | A | 18.813 (203) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: - | | 8,145,000 7,847,800 | 432,945 (40,123) 417,148 (38,659) | - | - | - | - | - | - | - | - | - | - | - |
| | B | 28.887 (311) 露台 Balcony: 2.000 (22); 工作平台 Utility Platform: 1.500 (16); | | 12,193,000 | 422,093 (39,206) | - | - | - | - | - | - | - | - | - | - | - |

第三部份 其他資料 Part 3 Other Information

- (1) 準買家應參閱發展項目售樓說明書，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) 註：在第(4)(i)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。因應相關折扣(如有)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樓價。買方須為於同一份臨時買賣合約下購買的所有住宅物業選擇相同的付款計劃。

Note: In paragraph (4)(i), "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 discount(s) (if any) on the Price will be rounded down to the nearest hundred to determine the purchase price. The Purchaser must choose the same payment plan for all the residential properties purchased under the same preliminary agreement for sale and purchase.

(i) 支付條款

The Terms of Payment

於簽署臨時買賣合約時，買方須繳付相等於樓價的5%作為臨時訂金，請帶備港幣\$100,000 銀行本票以支付部份臨時訂金，抬頭請寫『胡關李羅律師行』。請另備支票以繳付臨時訂金之餘額。

The Purchaser shall pay the preliminary deposit equivalent to 5% of the purchase price upon signing of the preliminary agreement for sale and purchase. Please bring along a cashier order of HK\$100,000 made payable to “Woo Kwan Lee & Lo” for payment of part of the preliminary deposit. Please also prepare a cheque for payment of the balance of the preliminary deposit.

(A) 無此編號之支付條款 No terms of payment under such numbering.

(A1) 無此編號之支付條款 No terms of payment under such numbering.

(A2) 無此編號之支付條款 No terms of payment under such numbering.

(A3) 無此編號之支付條款 No terms of payment under such numbering.

(A4) 無此編號之支付條款 No terms of payment under such numbering.

(A5) 無此編號之支付條款 No terms of payment under such numbering.

(B) 無此編號之支付條款 No terms of payment under such numbering.

(B1) 無此編號之支付條款 No terms of payment under such numbering.

(B2) 無此編號之支付條款 No terms of payment under such numbering.

(C) 無此編號之支付條款 No terms of payment under such numbering.

(C1) 無此編號之支付條款 No terms of payment under such numbering.

(D) 無此編號之支付條款 No terms of payment under such numbering.

(E) 無此編號之支付條款 No terms of payment under such numbering.

(F) 180天靈活付款計劃 (照售價減 3%) 180 Days Flexible Payment Method (3% discount on the Price)

1. 臨時訂金即樓價5% (『臨時訂金』)於簽署臨時買賣合約時繳付，買方須於簽署臨時買賣合約的日期後5個工作日內簽署買賣合約。

A preliminary deposit equivalent to 5% of the purchase price (“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 the date of signing of the preliminary agreement for sale and purchase.

2. 加付訂金即樓價5%於簽署臨時買賣合約的日期後60日內繳付。

A further deposit equivalent to 5% of the purchase price shall be paid within 60 days after the date of signing of the preliminary agreement for sale and purchase.

3. 樓價90%(樓價餘額)於簽署臨時買賣合約的日期後180日內繳付。

90% of the purchase price (balance of purchase price) shall be paid within 180 days after the date of signing of the preliminary agreement for sale and purchase.

(ii) 售價獲得折扣的基礎

The basis on which any discount on the price is available

1. 請參閱第(4)(i)段。

Please refer to paragraph (4)(i).

2. 「美夢成真」優惠 “Dreams Come True” Discount

如買方符合以下條件，買方可獲17%之售價折扣優惠。優惠適用於符合以下條件之買方：

於簽署臨時合約當日，買方（或組成買方的其中一人）為私人屋苑的住戶或租客。惟該買方必須於簽署臨時合約前提供令賣方滿意之有效之證明文件及/或簽署確認函證明其符合前述要求。賣方就任何買方或人士是否符合前述條件的決定為最終決定。優惠受相關交易文件的條款及條件約束。

If the Purchaser meets the following conditions, a 17% discount from the Price would be offered to the Purchaser.

As at the date of signing of the PASP, the Purchaser (or any person comprising the Purchaser) is a resident or a tenant of a Private Residential Housing, provided that the Purchaser shall provide relevant supporting documents and/or sign a confirmation letter to the satisfaction of the Vendor to prove that the aforesaid requirements are met. The Vendor's determination as to whether a purchaser or person has fulfilled the aforesaid conditions shall be final. The discount is subject to the terms and conditions of relevant transaction documents.

3. 「代繳從價印花稅優惠」 “Ad Valorem Stamp Duty Benefit”

受限於以下條款及條件的前提下，買方將獲賣方提供「代繳從價印花稅」優惠或買方可獲5%之售價折扣優惠（買方須在簽署臨時合約時揀選上述其中一種優惠，一經揀選不得更改）。「代繳從價印花稅」優惠金額相等就正式合約須繳付之從價印花稅的實際金額或樓價的 5%，以較低者為準。優惠受相關交易文件的條款及條件約束。

Subject to the conditions precedent below being satisfied by the Purchaser, the Purchaser will be offered by the Vendor the "Ad Valorem Stamp Duty Benefit" or 5% discount from the Price Benefit would be offered to the Purchaser (the Purchaser shall choose either one of the aforesaid benefits upon the signing of preliminary agreement for sale and purchase ("PASP"), and once the choice is made, change is not allowed). The amount of "Ad Valorem Stamp Duty Benefit" is equal to the actual amount of ad valorem stamp duty payable on the agreement for sale and purchase ("ASP") or 5% of the purchase price, whichever is lower. The benefit is subject to the terms and conditions of relevant transaction documents.

「代繳從價印花稅」優惠 "Ad Valorem Stamp Duty Benefit"

i. 「代繳從價印花稅」優惠只作繳付正式合約之從價印花稅之用。

The "Ad Valorem Stamp Duty Benefit" shall be used for the purpose of payment of the ad valorem stamp duty on the ASP only.

ii. 若買方未能遵守、履行及符合臨時合約或正式合約內的任何條款及條件或未能完成購買指明住宅物業或未能按照正式合約的條款及條件付清物業之樓價之尾數，買方將不能享有「代繳從價印花稅」優惠及須按賣方選擇立即向賣方支付一筆相等於賣方已繳付之「代繳從價印花稅」優惠之款項或立即採取一切賣方要求之步驟及行動協助賣方從有關當局退回已付之正式合約應付之從價印花稅及應賣方要求向賣方提供所有上述退款所需之文件。

If the Purchaser fails to observe, perform or comply with any of the terms and conditions contained in the preliminary agreement or the agreement for sale and purchase or to complete the purchase of the specified residential property or to pay the balance of the Purchase price in accordance with the terms and conditions of the agreement for sale and purchase, the Purchaser shall no longer be entitled to the "Ad Valorem Stamp Duty Benefit" and shall at the option of the Vendor forthwith pay to the Vendor an amount equivalent to the "Ad Valorem Stamp Duty Benefit" paid by the Vendor or forthwith carry out all steps and actions the Vendor requires to assist the Vendor to obtain a refund of the paid ad valorem stamp duty on the Agreement from the relevant authorities and furnish the Vendor with all documents that are necessary for the aforesaid refund upon the Vendor's request.

iii. 為免疑問，買方有責任支付所有印花稅，包括但不限於從價印花稅、買家印花稅、額外印花稅 (如有) 及印花稅署徵收之罰款 (如適用)。「代繳從價印花稅」優惠乃屬賣方提供之補貼，賣方在任何情況下均不須就提供「代繳從價印花稅」優惠之任何延遲或因任何原因導致「代繳從價印花稅」優惠(或其任何部分)之延遲支付而造成之任何罰款或損失負責。本優惠受其他條款及條件約束。

For the avoidance of doubt, it is the Purchaser's duty to pay all stamp duty, including but not limited to ad valorem stamp duty, buyer stamp duty, special stamp duty (if any) and penalty imposed by the Stamp Office (if applicable). The "Ad Valorem Stamp Duty Benefit" is only a subsidy offered by the Vendor and the Vendor will under no circumstances be liable for any delay in offering the "Ad Valorem Stamp Duty Benefit" or be responsible for any penalty or loss if there is any late payment of the "Ad Valorem Stamp Duty Benefit" (or any part thereof) for whatever reason. This benefit is subject to other terms and conditions.

4. 半山置業優惠 Mid Level Home Purchase Discount

買方可獲6%之售價折扣優惠。優惠受相關交易文件的條款及條件約束。

6% discount from the Price would be offered to the Purchaser. The benefit is subject to the terms and conditions of relevant transaction documents.

5. (不適用) (Not applicable)

(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) (不適用) (Not applicable)

(B) 購買以下列明的單位之買方，將可獲贈以下位處該單位內之物品（「該等物品」），該等物品將放置於指明住宅物業或賣方決定之其他方式交付買方。（受相關文件條款及條件限制，該等條款及條件包括但不限於該等物品將會以現狀（即該等物品在交易完成日當天的狀況）於交易完成時連同該單位給予買方，並無亦不會有就任何該等物品之質量或狀況或該等物品是否效能良好作出之陳述或保證，亦不會有任何保養或補救欠妥之處的責任就任何該等物品提供，買方沒有權利就該等物品作出任何反對。）

The following items in the Unit as listed below ("the items") will be delivered to the Purchaser of that property as gifts by way of leaving the same in the specified residential property or in any manner as the Vendor may decide (subject to terms and conditions of relevant documentation, which said terms and conditions including (without limitation) the following: the items will be delivered to the Purchaser upon completion on an "as is" basis (i.e. the condition of the items are or will be as at the date of completion), and no representation or warranty as to the quality and condition of any of the items or whether the items will be in good working condition is or will be given and that no maintenance or defect liability for any of the items will be provided and the Purchaser shall not be entitled to rise any objection thereto.)

Applicable to: Flat A (22/F, 25/F-31/F) & D (18/F, 19/F, 25/F-30/F)

適用於：22樓、25至31樓 A單位及18樓、19樓、25至30樓 D單位

| 位置 Location | 物品 Items | 數量 Quantity |
|----------------|-------------------------------|-------------|
| 客廳 Living Room | 梳化床連床褥 Sofa Bed with Mattress | 1 套 (1 set) |
| | 咕啞 Cushion | 2 |
| | 書枱 Desk | 1 |
| | 枱燈 Table Lamp | 1 |
| | 擴香瓶 Fragrance Diffuser | 1 |
| | 電視 TV | 1 |
| | 電視櫃 TV Cabinet | 1 |
| | 椅子 Chair | 1 |
| | 衣櫃 Wardrobe | 1 |
| | 窗簾 Curtain | 1 |
| 浴室 Bathroom | 擴香瓶 Fragrance Diffuser | 1 |

Applicable to: Flat B (26/F-31/F) & C (27/F-30/F)

適用於：26至31樓 B單位及27至30樓 C單位

| 位置 Location | 物品 Items | 數量 Quantity |
|----------------|---------------------------------|-------------|
| 客廳 Living Room | 布梳化 Sofa | 1 套 (1 set) |
| | 電視 TV | 1 |
| | 電視櫃 TV Cabinet | 1 |
| | 茶几 Side Table | 1 |
| | 落地燈 Floor Lamp | 1 |
| | 掛畫 Artwork | 1 |
| | 擴香瓶 Fragrance Diffuser | 1 |
| | 咕啞 Cushion | 2 |
| 窗簾 Curtain | 1 | |
| 睡房 Bedroom | 床頭几 Bedside Table | 1 |
| | 枱燈 Table Lamp | 1 |
| | 衣櫃 Wardrobe | 1 |
| | 咕啞 Cushion | 4 |
| | 雙人床連床褥 Double Bed with Mattress | 1 |
| | 枕頭 Pillow | 2 |
| | 枕頭套 Pillow Cover | 2 |
| | 床單 Bed Sheet | 1 |
| | 被套 Blanket Cover | 1 |
| | 被 Blanket | 1 |
| 窗簾 Curtain | 1 | |
| 廚房 Kitchen | 咖啡機 Coffee Machine | 1 |
| 浴室 Bathroom | 擴香瓶 Fragrance Diffuser | 1 |

(C) 請參閱第(4)(ii)段。

Please refer to paragraph (4)(ii).

(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其買賣合約、按揭契及轉讓契，賣方同意為買方支付買賣合約及轉讓契兩項法律文件之律師費用。如買方選擇另聘代表律師為買方之代表律師處理其買賣合約、按揭契及/或轉讓契，買賣雙方須各自負責有關買賣合約及轉讓契兩項法律文件之律師費用。

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或轉售(如有)的印花稅、額外印花稅、買家印花稅及任何因逾期繳付任何印花稅引致的罰款、利息及附加費等)、登記費及其他支出費用。

If the Purchaser appoints the Vendor's solicitors to act on his/her behalf in respect of all of agreement for sale and purchase, mortgage and assignment, 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/her own solicitors to act for him/her in respect of any of agreement for sale and purchase, mortgage and/or assignment, the Vendor and the Purchaser shall each pay his/her own solicitors' legal fees in respect of the agreement for sale and purchase and the assignment. All stamp duty (including without limitation any stamp duty on, if any, nomination or sub-sale agreement, any special stamp duty, any buyer's stamp duty and any penalty, interest and surcharge, etc. for late payment of any stamp duty), registration fee and other disbursements on the preliminary agreement for sale and purchase, the agreement for sale and purchase and the assignment shall be borne by the Purchaser.

(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

有關製作、登記及完成大廈公契及管理合約(「公契」)費用及附於公契之圖則費用的適當分攤、所購指明住宅物業的業權契據及文件認證副本之費用、所購指明住宅物業的買賣合約及轉讓契之圖則費，所購指明住宅物業的按揭(如有)及附加合約(如有)之法律及其他費用及代墊費用、為申請豁免買方印花稅及/或從價印花稅較高稅率(第1標準)而須作出的任何法定聲明的費用及其他有關所購指明住宅物業的買賣的文件的所有法律、代墊費用及其他實際支出，均由買方負責。

The Purchaser(s) shall bear and pay a due proportion of the costs for the preparation, registration and completion of the Deed of Mutual Covenant and Management Agreement ("DMC") and the plans to be attached to the DMC, all costs for preparing certified copies of title deeds and documents of the specified residential property purchased, all plan fees for plans to be annexed to agreement for sale and purchase and the assignment of the specified residential property purchased, all legal and other costs and disbursements in respect of any mortgage (if any) and supplemental agreement (if any) of the specified residential property purchased, the cost of any statutory declaration required for application for exemption of buyer's stamp duty and/or higher rates (scale 1) of ad valorem stamp duty, and all legal costs, disbursements and charges of any other documents relating to the sale and purchase of the specified residential property purchased.

備註：

Notes:

1. 如買方希望更改付款計劃或更改任何已選擇之折扣、贈品、財務優惠或利益而須更新成交記錄冊內的記錄，可向賣方提出申請，並須向賣方繳付手續費港幣\$10,000 及承擔有關律師費用及代墊付費用(如有)。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。

If the Purchaser wishes to change the payment plan or change any of the selected discount(s), gift(s), financial advantage(s) or benefit(s) which requires update to the entry(ies) in the Register of Transactions, the Purchaser can apply to the Vendor for such change, and pay a handling fee of HK\$10,000 to the Vendor and bear all related solicitor's costs and disbursements (if any). 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.

(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:

中原地產代理有限公司 CENTALINE PROPERTY AGENCY LIMITED

世紀 21 測量行有限公司及旗下特許經營商 CENTURY 21 SURVEYORS LIMITED AND FRANCHISEES

宜居顧問服務有限公司 EASY LIVING CONSULTANT LIMITED

安閣物業香港 ENGEL & VÖLKERS HONG KONG

香港置業(地產代理)有限公司 HONG KONG PROPERTY SERVICES (AGENCY) LIMITED

香港地產代理商總會有限公司 HONG KONG REAL ESTATE AGENCY GENERAL ASSOCIATION LIMITED

景城地產有限公司 KS & PROPERTY LIMITED

Q 房網集團 QFANG GROUP

美聯物業代理有限公司 MIDLAND REALTY INTERNATIONAL LIMITED

專業地產公司 PROFESSIONAL PROPERTIES CO

利嘉閣地產有限公司 RICACORP PROPERTIES LIMITED

領航集團 VANGUARD GROUP

祥益地產代理有限公司 MANY WELLS PROPERTY AGENT LIMITED

第三地產代理有限公司 D3 PROPERTY AGENCY LIMITED

請注意：任何人可委任任何地產代理在購買該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.CENTRAL8.COM

The address of the website designated by the Vendor for the development is: WWW.CENTRAL8.COM