根據《一手住宅物業銷售條例》第60 條所備存的成交紀錄冊
Register of Transactions kept for the purpose of section 60 of the Residential Properties (First-hand Sales) Ordinance

第一部份：基本資料 Part 1: Basic Information

發展項目名稱 Name of Development	瑆海 One Marina	期數 (如有) Phase No. (If any)	--
發展項目位置 Location of Development	榮光街88號 No.88 Wing Kwong Street (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.)		

重要告示：(1) 閱讀該些只顯示臨時買賣合約的資料的交易項目時請特別小心，因為有關交易並未簽署買賣合約，所顯示的交易資料是以臨時買賣合約為基礎，有關交易資料日後可能會出現變化。

(2) 根據《一手住宅物業銷售條例》第 61條，成交紀錄冊的目的是向公眾人士提供列於紀錄冊內關於發展項目的交易資料，使公眾人士了解香港的住宅物業市場狀況。成交紀錄冊內的個人資料除供指定用途使用外，不得作其他用途。

Important Note: (1) Please read with particular care those entries with only the particulars of the Preliminary Agreements for Sale and Purchase (PASPs) shown. They are transactions which have not yet proceeded to the Agreement for Sale and Purchase (ASP) stage. For those transactions, the information shown is premised on PASPs and may be subject to change.

(2) According to section 61 of the Residential Properties (First-hand Sales) Ordinance, the purpose of the Register is to provide a member of the public with the transaction information relating to the development, as set out in the Register of Transactions, for understanding the residential property market conditions in Hong Kong. The personal data in the Register should not be used for any purpose not related to the specified purpose.

第二部份：交易資料 Part 2: Information on Transactions

(A)	(B)	(C)	(D)				(E)	(F)	(G)	(H)
臨時買賣合約的日期 (日-月-年) Date of PASP (DD-MM-YYYY)	**買賣合約的日期 (日-月-年) Date of ASP (DD-MM-YYYY)**	**終止買賣合約的日期 (如適用) (日-月-年) Date of termination of ASP (if applicable) (DD-MM-YYYY)**	**住宅物業的描述 (如包括車位，請一併提供有關車位的資料) Description of Residential Property (if parking space is included, please also provide details of the parking space)**				**成交金額 Transaction Price**	**售價修改的細節及日期 (日-月-年) Details and date (DD-MM-YYYY) of any revision of price**	**支付條款 Terms of Payment**	**買方是賣方的有關連人士 The purchaser is a related party to the vendor**
			大廈名稱 Block Name	**樓層 Floor**	**單位 Unit**	**車位(如有) Car-parking space (if any)**				

第三部份：備註　　Part 3: Remarks

1. 關於臨時買賣合約的資料(即(A), (D) , (E) ,(G) 及 (H) 欄)須於擁有人訂立該等臨時買賣合約之後的24 小時內填入此紀錄冊。在擁有人訂立買賣合約之後的1 個工作日之內，賣方須在此紀錄冊內記入該合約的日期及在(H)欄所述的交易詳情有任何改動的情況下，須在此紀錄冊中修改有關記項。
   Information on the PASPs (i.e. columns (A), (D), (E), (G) and (H)) should be entered into this register within 24 hours after the owner enters into the relevant PASPs. Within 1 working day after the date on which the owner enters into the relevant ASPs, the vendor must enter the date of that agreement in this register and revise the entry in this register if there is any change in the particulars of the transaction mentioned in column (H).

2. 如買賣合約於某日期遭終止，賣方須在該日期後的1 個工作日內，在此紀錄冊(C)欄記入該日期。
   If an ASP is terminated, the vendor must within 1 working day after the date of termination, enter that date in column (C) of this register.

3. 如在簽訂臨時買賣合約的日期之後的5 個工作日內未有簽訂買賣合約，賣方可在該日期之後的第6 個工作日在(B)欄寫上「簽訂臨時買賣合約後交易再未有進展」，以符合一手住宅物業銷售條例第59(2)(c)條的要求。
   If the PASP does not proceed to ASP within 5 working days after the date on which the PASP is entered into, in order to fulfill the requirement under section 59(2)(c) of the Residential Properties (First-hand Sales) Ordinance, vendor may state “the PASP has not proceeded further” in column (B) on the sixth working day after that date.

4. 在住宅物業的售價根據一手住宅物業銷售條例第35(2)條修改的日期之後的1 個工作日之內，賣方須將有關細節及該日期記入此紀錄冊(F)欄。
   Within 1 working day after the date on which the price of a residential property is revised under section 35(2) of the Residential Properties (First-hand Sales)Ordinance, the Vendor must enter the details and that date in column (F) of this register.

5. 賣方須一直提供此紀錄冊，直至發展項目中的每一住宅物業的首份轉讓契均已於土地註冊處註冊的首日完結。
   The Vendor should maintain this Register until the first day on which the first assignment of each residential property in the Development has been registered in the Land Registry.

6. 本紀錄冊會在(H)欄以"✓"標示買方是賣方的有關連人士的交易。如有以下情況，某人即屬賣方的有關連人士 –
   The transactions in which the purchaser is a related party to the vendor will be marked with "✓" in column (H) in this register. A person is a related party to a vendor if –

   (a) 該賣方屬法團，而該人是 –
   where that vendor is a corporation, the person is –
   - (i) 該賣方的董事，或該董事的父母、配偶或子女；
     a director of that vendor, or a parent, spouse or child of such a director;
   - (ii) 該賣方的經理；
     a manager of that vendor;
   - (iii) 上述董事、父母、配偶、子女或經理屬其董事或股東的私人公司；
     a private company of which such a director, parent, spouse, child or manager is a director or shareholder;
   - (iv) 該賣方的有聯繫法團或控權公司；
     an associate corporation or holding company of that vendor;
   - (v) 上述有聯繫法團或控權公司的董事，或該董事的父母、配偶或子女；或
     a director of such an associate corporation or holding company, or a parent, spouse or child of such a director; or
   - (vi) 上述有聯繫法團或控權公司的經理；
     a manager of such an associate corporation or holding company;

   (b) 該賣方屬個人，而該人是 –
   where that vendor is an individual, the person is –
   - (i) 該賣方的父母、配偶或子女；或
     a parent, spouse or child of that vendor; or
   - (ii) 上述父母、配偶或子女屬其董事或股東的私人公司; 或
     a private company of which such a parent, spouse or child is a director or shareholder; or

(c) 該賣方屬合夥，而該人是–
where that vendor is a partnership, the person is –

(i) 該賣方的合夥人，或該合夥人的父母、配偶或子女；或
a partner of that vendor, or a parent, spouse or child of such a partner; or

(ii) 其董事或股東為上述合夥人、父母、配偶或子女的私人公司。
a private company of which such a partner, parent, spouse, child is a director or shareholder.

為本紀錄冊的目的，提述賣方即提述每名以下的人:-
For the purpose of this register, a reference to the vendor is a reference to each of the following:-

(a) 市區重建局(作為「擁有人」)*；及
Urban Renewal Authority(as"Owner")*; and

(b) 富利恒有限公司 (作為「如此聘用的人」)#。
Fortune Hope Limited (as"Person so Engaged")#.

*「擁有人」指該物業的法律上的擁有人或實益擁有人。
* "Owner" means the legal or beneficial owner of the Property.

#「如此聘用的人」指擁有人聘用以統籌和監管發展項目的設計、規劃、建造、裝置、完成及銷售的過程的人士。
"Person so Engaged" means the person who is engaged by the Owner to co-ordinate and supervise the process of designing, planning, constructing, fitting out, completing and marketing the Development.

7. (a) (G)欄所指的支付條款包括售價的任何折扣，及就該項購買而連帶的贈品、財務優惠或利益。
For column (G), the terms of payment include any discount on the Price, and any gift, or any financial advantage or benefit, made available in connection with the purchase.

(b) 於本備註7內，『售價』指相關價單第二部份中所列之住宅物業的售價，而『相關價單』指有關住宅物業的價單。因應相關支付條款及/或折扣（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成交金額（即臨時買賣合約中訂明的住宅物業的實際售價及（E）欄所指的『成交金額』）。
In this Remark 7, "Price" means the price of the residential property set out in Part 2 of the price list concerned, and "price list concerned" means the price list in relation to the residential property concerned. The price obtained after applying the relevant terms of payment and/or applicable discount(s) (if any) on the Price will be rounded down to the nearest hundred to determine the Transaction Price (i.e. the actual price of the residential property stated in the Preliminary Agreement for Sale and Purchase and the "Transaction Price" stated in column (E)).

(c) 相關價單中支付條款及付款計劃優惠
Terms of Payment and Payment Plan Benefit under the price list concerned

(I) (i) (A1) 120天現金付款計劃 120-Day Cash Payment Plan (照售價減 4%) (4% discount on the Price)

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額5%即加付訂金於買方簽署臨時買賣合約後60天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
5% of Transaction Price being further deposit shall be paid within 60 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額90%即成交金額餘款於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
90% of Transaction Price being balance of Transaction Price shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(A2) 輕鬆120天現金付款計劃 Easy 120-Day Cash Payment Plan (照售價減 4%) (4% discount on the Price)

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後60天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 60 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額92.5%即成交金額餘款於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
92.5% of Transaction Price being balance of Transaction Price shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(B1) 360天現金付款計劃 360-Day Cash Payment Plan (照售價減 2.5%) (2.5% discount on the Price)

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額5%即加付訂金於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
5% of Transaction Price being further deposit shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額5%即部分樓款於買方簽署臨時買賣合約後180天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
5% of Transaction Price being part payment shall be paid within 180 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(4) 成交金額85%即成交金額餘款於買方簽署臨時買賣合約後360天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
85% of Transaction Price being balance of Transaction Price shall be paid within 360 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(B2) 輕鬆360天現金付款計劃 Easy 360-Day Cash Payment Plan (照售價減 2.5%) (2.5% discount on the Price)

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後180天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 180 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(4) 成交金額90%即成交金額餘款於買方簽署臨時買賣合約後360天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
90% of Transaction Price being balance of Transaction Price shall be paid within 360 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(C1) 建築期付款計劃 Stage Payment Plan (依照售價) (in accordance with the Price)

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額5%即加付訂金於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
5% of Transaction Price being further deposit shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額5%即部分樓款於買方簽署臨時買賣合約後180天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
5% of Transaction Price being part payment shall be paid within 180 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(4) 成交金額85%即成交金額餘款於賣方就其有能力將項目內的住宅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天內繳付。
85% of Transaction Price being balance of the Transaction Price shall be paid within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser.

(C2) 輕鬆建築期付款計劃 Easy Stage Payment Plan (依照售價) (in accordance with the Price)

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後180天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 180 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(4) 成交金額2.5%即部分樓款於買方簽署臨時買賣合約後210天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being part payment shall be paid within 210 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(5) 成交金額87.5%即成交金額餘款於賣方就其有能力將項目內的住宅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天內繳付。
87.5% of Transaction Price being balance of the Transaction Price shall be paid within 14 days after the date of the notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser.

(ii) 「Sino Club」會員售價折扣優惠 Price Discount Benefit for "Sino Club" Member
買家如屬「Sino Club」會員，可獲額外1%售價折扣優惠。
An extra 1% discount from the Price would be offered to purchasers who are "Sino Club" members.

(iii) 追蹤招商置地「cmplus_hotels」Instagram官方帳號優惠 Follow the Official Instagram Account of "cmplus_hotels" of China Merchants Land Limited Benefit
買家如有追蹤招商置地「cmplus_hotels」Instagram 官方帳號，可獲額外1%售價折扣優惠。
An extra 1% discount from the Price would be offered to purchasers who have followed the official Instagram account of "cmplus_hotels" of China Merchants Land Limited.

(iv) 「置業有禮」特別折扣 "Home Purchase" Special Discount
買方可獲額外1%售價折扣優惠作為「置業有禮」特別折扣。
An extra 1% discount on the Price would be offered to the Purchasers as the "Home Purchase" Special Discount.

(v) 「首席維港臨海府邸」優惠 "Harbour Living At Its Finest" Discount
買方可獲額外2%售價折扣優惠作為「首席維港臨海府邸」優惠。
An extra 2% discount on the Price would be offered to the Purchasers as the "Harbour Living At Its Finest" Benefit.

(vi) 「維港海濱社區生活」優惠 "Harbourfront Lifestyle Hub" Discount
買方可獲額外2%售價折扣優惠作為「維港海濱社區生活」優惠。
An extra 2% discount on the Price would be offered to the Purchasers as the "Harbourfront Lifestyle Hub" Benefit.

(vii) 「都會超級核心圈」優惠 "Metropolitan Super Core" Discount
買方可獲額外2%售價折扣優惠作為「都會超級核心圈」優惠。
An extra 2% discount on the Price would be offered to the Purchasers as the "Metropolitan Super Core" Benefit.

(viii) 「東九黃金線」優惠 "East Kowloon Golden Corridor" Discount
買方可獲額外2%售價折扣優惠作為「東九黃金線」優惠。
An extra 2% discount on the Price would be offered to the Purchasers as the "East Kowloon Golden Corridor" Benefit.

(II) (只適用於以投標方式購買的住宅物業) (Only applicable to residential properties purchased by way of tender)

(i) (A) 付款辦法 Payment Plan A

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後60天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 60 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額92.5%即成交金額餘款於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
92.5% of Transaction Price being balance of Transaction Price shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(B) 付款辦法 Payment Plan B

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後180天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 180 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(4) 成交金額90%即成交金額餘款於買方簽署臨時買賣合約後360天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
90% of Transaction Price being balance of Transaction Price shall be paid within 360 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(C) 付款辦法 Payment Plan C

(1) 相等於成交金額5%之臨時訂金於簽署臨時買賣合約時繳付。
A preliminary deposit equivalent to 5% of Transaction Price shall be paid upon signing of the preliminary agreement for sale and purchase.

(2) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後120天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 120 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(3) 成交金額2.5%即加付訂金於買方簽署臨時買賣合約後180天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being further deposit shall be paid within 180 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(4) 成交金額2.5%即部分樓款於買方簽署臨時買賣合約後210天內繳付或於賣方就其有能力將項目內的住宅物業有效地轉讓予買方一事向買方發出書面通知後的14日內繳付，以較早者為準。
2.5% of Transaction Price being part payment shall be paid within 210 days after signing of the preliminary agreement for sale and purchase or within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser, whichever is earlier.

(5) 成交金額87.5%即成交金額餘款於賣方就其有能力將項目內的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天內繳付。
87.5% of Transaction Price being balance of the Transaction Price shall be paid within 14 days after the date of the written notification to the Purchaser that the Vendor is in a position validly to assign the residential properties in the Development to the Purchaser.

(d) 相關價單或招標文件中可就購買該發展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 available with the purchase of a specified residential property in the Development under the price list or tender document concerned

(i) 首3年保修優惠 First 3 Years Warranty Offer

在不減損買方於買賣合約下之權利的前提下，富利恒有限公司(「如此聘用的人」)，即獲擁有人聘用作統籌和監管發展項目的設計、規劃、建造、裝置、完成及銷售的過程的人士，將於收到買方於發展項目滿意紙或包括住宅物業之有關發展項目部份之轉讓同意書發出日起計的3年內(以較早者計)(「時限」)所發出的書面通知後，在合理地切實可行的範圍內盡快自費就住宅物業欠妥之處作出補救（買方或買方的代理人、承辦商或物業的住客、佔用人或訪客的行為或疏忽所導致除外）。為免疑問，首3年保修優惠不適用於該欠妥之處由正常損耗、任何人之行為或疏忽造成；及電器、傢俱、花草植物或園藝設計(如有)。首3年保修優惠受其他條款及細則約束。

Without affecting the Purchaser's rights under the agreement for sale and purchase, Fortune Hope Limited ("the Person so Engaged"), the person engaged by the Owner to co-ordinate and supervise the process of designing, planning, constructing, fitting out, completing and marketing the Development, is prepared to, at its own cost and as soon as reasonably practicable after its receipt of a written notice served by the Purchaser within 3 years from the date of issuance of the certificate of compliance of the Development or consent to assign in respect of the relevant part of the Development in which the residential property forms part (the "Time Limit"), whichever is earlier, remedy any defects to the residential property (caused otherwise than by any act or neglect of the Purchaser or the Purchaser's agent, contractor or resident, occupier or visitor of the residential property). For the avoidance of doubt, the First 3 Years Warranty Offer does not apply to any defects caused by fair wear and tear, the act or neglect of any person; and any electrical appliances, furniture, plants or landscaping (if any). The First 3 Years Warranty Offer is subject to other terms and conditions.

(ii) 「提前成交優惠」現金回贈 "Early Completion Benefit" Cash Rebate

如買方提前於正式合約訂明的期限之前繳付成交金額全數及在所有方面履行和遵守該住宅物業之臨時合約及其後之正式合約內一切的條款及條件(在有關方面時間為關鍵元素)，可根據下列表獲賣方送出「提前成交優惠」現金回贈，惟受限於以下條件:

Where the Purchaser fully pays the Transaction Price in advance of the date specified in the Agreement and comply with in all respects the terms and conditions of the Preliminary Agreement and the Agreement in respect of the residential property (in respect of which time shall be of the essence), the Purchaser shall be entitled to the "Early Completion Benefit" Cash Rebate offered by the Vendor according to the table below, provided that:

買方須不少於擬提前繳付成交金額全數的45日前以書面通知賣方。賣方會於收到申請並證實有關資料無誤後將「提前成交優惠」現金回贈直接用於支付部份成交金額餘款，或以賣方認為合適的其他方式提供予買方。

The Purchaser shall give prior written notice to the Vendor not less than 45 days before the proposed date of full payment of the Transaction Price. After the Vendor has received the application and duly verified the information to be correct, the Vendor will apply the "Early Completion Benefit" Cash Rebate for part payment of the balance of the Transaction Price directly or provide the same to the Purchaser by such other means as the Vendor considers appropriate.

如「提前成交優惠」列表中訂明的任何期間的最後一日不是工作日 (按《一手住宅物業銷售條例》所定義)，則以下一個工作日 (按《一手住宅物業銷售條例》所定義)為該期間的最後一日。
If the last day of any of the period as set out in the "Early Completion Benefit" Table is not a working day (as defined in the Residential Properties (First-hand Sales) Ordinance), the next working day (as defined in the Residential Properties (First-hand Sales) Ordinance) shall be regarded as the last day of that period.

(適用選擇於7(c)(II)(i)所列之付款辦法 B之買方) (Applicable to a Purchaser who chooses Payment Plan B as listed in 7(c)(II)(i))

付清本物業的成交金額的日期 (以賣方代表律師實際收到款項日期計算) Date of full payment of the Transaction Price of the Property (the date on which the Vendor's solicitors actually receive the payment(s))	提前成交優惠金額 Early Completion Benefit amount
簽署臨時合約的日期後120日內 Within 120 days after the date of signing of the Preliminary Agreement	成交金額 1.5% 1.5% of the Transaction Price

(適用選擇於7(c)(II)(i)所列之付款辦法C之買方) (Applicable to a Purchaser who chooses Payment Plan C as listed in 7(c)(II)(i))

付清本物業的成交金額的日期 (以賣方代表律師實際收到款項日期計算) Date of full payment of the Transaction Price of the Property (the date on which the Vendor's solicitors actually receive the payment(s))	提前成交優惠金額 Early Completion Benefit amount
簽署臨時合約的日期後120日內 Within 120 days after the date of signing of the Preliminary Agreement	成交金額 4% 4% of the Transaction Price
簽署臨時合約的日期後121-360日內 Within 121 - 360 days after the date of signing of the Preliminary Agreement	成交金額 2.5% 2.5% of the Transaction Price

(iii) (a) 受制於以下第(b)至(f)段的條款，如買方已購買下表 1 所列任何一個住宅單位（「**指定單位1**」），則該買方(或該買方的其中任何一位)及該買方(或該買方的其中任何一位)的近親即為「**相關買方**」，當賣方其後以價單形式發售與該指定單位**1**為同一座數及同一層數的**A2單位**（「**同層A2單位**」）時（除非該同層A2單位已出售則除外），賣方將在相關銷售安排中訂明相關買方可優先選擇購買該同層A2單位：

Subject to the terms and conditions under paragraphs (b) to (f) below, if the Purchaser has purchased any one of the residential units set out in the Table 1 below (the "Specified Units 1"), then such Purchaser (or any one of such Purchasers) or Close Relative of such Purchaser (or any one of such Purchasers) shall be a "Relevant Purchaser". When the Vendor later offers Flat A2 located on the same floor and in the same tower as that Specified Unit 1 (the "Neighboring A2 Flat") for sale by way of Price List (unless the Neighboring A2 Flat is previously sold), the Vendor will stipulate in the relevant sales arrangements that the Relevant Purchaser shall have priority to select and purchase the Neighboring A2 Flat.

Table 1 表 1

The Specified Units 1 指定單位1

Tower 座	Floor 樓	Flat 單位
1	15	A1
1	16	A1
1	17	A1
1	18	A1
1	19	A1
1	20	A1

為免疑問，如果有一個以上的相關買方，相關銷售安排中將訂明該等相關買方須共同提名符合上述資格的人士選擇購買同層A2單位。如有爭議，賣方有最終及絕對的酌情權去決定相關買方的優先次序。任何內容不構成賣方的任何探求或接納對同層A2單位的任何購樓意向。賣方現拒絕對同層A2單位的任何購樓意向。

For the avoidance of doubt, if there is more than one Relevant Purchaser, the relevant sales arrangements will stipulate that such Relevant Purchasers shall jointly nominate a person(s) who satisfies the above criteria to select and purchase the Neighboring A2 Flat. In case of dispute, the Vendor shall have the final and absolute discretion in deciding the order of priority among the Relevant Purchasers. Nothing herein shall constitute any seeking of or accepting any expression of intent to purchase the Neighboring A2 Flat by the Vendor. Any expression of intent to purchase the Neighboring A2 Flat is hereby rejected by the Vendor.

(b) 如相關買方有意購買同層A2單位，相關買方須根據賣方日後公佈有關同層A2單位之價單及銷售安排所規定的售價、時限、條款及方法認購同層A2單位，否則相關買方不會因未能購買同層A2單位而獲得任何補償。

If the Relevant Purchaser wishes to purchase the Neighboring A2 Flat, the Relevant Purchaser shall purchase the Neighboring A2 Flat in accordance with the price, time limit, terms and manner as prescribed by the Price List and sales arrangements of the Neighboring A2 Flat to be announced by the Vendor. Otherwise, the Relevant Purchaser shall not be entitled to any compensation for not being able to successfully purchase the Neighboring A2 Flat.

(c) 同層A2單位的售價及銷售安排詳情將由賣方全權及絕對酌情決定。

The price and sales arrangements details of the Neighboring A2 Flat will be determined by the Vendor at its sole and absolute discretion.

(d) 優先次序僅屬銷售安排的一種並僅向相關買方提供，賣方無須因優先次序所引發或有關的任何事情向相關買方或任何第三方負上任何責任。

The order of priority is a kind of sales arrangements only and will only be provided to the Relevant Purchaser and in no circumstances shall the Vendor be held liable to the Relevant Purchaser or any third party for anything arising from or in connection with the order of priority.

(e) 賣方不會就(i)同層A2單位會否提供發售，(ii)同層A2單位出售時間或(iii)同層A2單位會否以價單形式發售作出任何保證或陳述。

No warranty or representation whatsoever is given by the Vendor as to (i) whether the Neighboring A2 Flat will be offered for sale, (ii) when the Neighboring A2 Flat will be offered for sale or (iii) whether the Neighboring A2 Flat will be offered for sale by Price List.

(f) 「近親」就任何個人而言，指其配偶、父母、子女、岳父母、翁姑、女婿、媳婦、兄弟姊妹、祖父母、外祖父母、孫子孫女、及外孫子孫女。買方須提供令賣方滿意的證據證明其近親關係。如有任何爭議，賣方之決定為最終並對買方有約束力。

"Close Relative" means a spouse, parent, child, parent-in-law, son-in-law, daughter-in-law, sibling, grandparent or grandchild of any individual. The purchaser shall provide evidence for proof of Close Relative relationship to the satisfaction of the Vendor. In case of dispute, the Vendor's decision shall be final and binding on the Purchasers.

8. 下述互聯網可連結到發展項目的價單: http://www.onemarina.hk
The price list(s) of the Development can be found in the following website : http://www.onemarina.hk

Date & Time of Update 更新日期及時間: 6/11/2026 9:00 a.m.
(DD-MM-YYYY) (日-月-年)