

# 價單 Price List

第一部份：基本資料

## Part 1: Basic Information

期數名稱 <b>Name of the Phase</b>	Beacon Peak 發展項目第 1 期 <sup>^</sup> Phase 1 of Beacon Peak Development <sup>^</sup>	期數 (如有) Phase No. (if any)	第 1 期 Phase 1
期數位置 <b>Location of the Phase</b>	延坪道 9 號 9 Yin Ping Road		
期數中的住宅物業的總數 <b>The total number of residential properties in the Phase</b>			332

印製日期 <b>Date of Printing</b>	價單編號 <b>Number of Price List</b>
4 March 2026	2

修改價單(如有)

### Revision to Price List (if any)

修改日期 <b>Date of Revision</b>	經修改的價單編號 <b>Numbering of Revised Price List</b>	如物業價錢經修改，請以「✓」標示 <b>Please use "✓" to indicate changes to prices of residential properties</b>
		價錢 <b>Price</b>
22 May 2026	2A	✓

<sup>^</sup> Remarks: Tower 1, Tower 2, Tower 3, Tower 5, Tower 6 and Tower 7 of the residential development in the Phase are called "Beacon Peak".

<sup>^</sup>備註：期數中住宅發展項目的第 1 座、第 2 座、第 3 座、第 5 座、第 6 座及第 7 座稱為「Beacon Peak」。

第二部份：面積及售價資料 Part 2: Information on Area and Price

物業的描述 Description of Residential Property			實用面積 (包括露台, 工作平台及陽台(如有) 平方米(平方呎) Saleable Area (including balcony, utility platform and verandah, if any) sq. metre (sq. ft.)	售價 (元) Price (\$)	實用面積 每平方米/呎售價 元, 每平方米 (元, 每平方呎) Unit Rate of Saleable Area \$ per sq. metre (\$ per sq. ft.)	其他指明項目的面積(不計算入實用面積) Area of other specified items (Not included in the Saleable Area) 平方米(平方呎) sq. metre (sq.ft)									
大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air- conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
第2座 Tower 2	18	A*	158.926 ( 1711 ) Balcony 露台 : 9.060 ( 98 ) Utility Platform 工作平台 : 1.502 ( 16 )	50,966,000	320,690 ( 29,787 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	8	B*	118.528 ( 1276 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	27,113,800	228,754 ( 21,249 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	16	B*	118.528 ( 1276 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	32,076,600	270,625 ( 25,138 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	17	B*	118.528 ( 1276 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	32,566,000	274,754 ( 25,522 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	18	B*	118.528 ( 1276 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	34,508,500 35,489,400	291,142 (-27,044) 299,418 ( 27,813 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	22	B*	118.528 ( 1276 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	37,246,800 38,305,300	314,245 (-29,190) 323,175 ( 30,020 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	15	C*	120.977 ( 1302 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	30,486,200 32,041,500	252,000 (-23,415) 264,856 ( 24,609 )	-	-	-	-	-	-	-	-	-	-
第2座 Tower 2	22	C*	121.142 ( 1304 ) Balcony 露台 : 4.412 ( 47 ) Utility Platform 工作平台 : 1.509 ( 16 )	35,880,900 36,900,000	296,189 (-27,516) 304,601 ( 28,298 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	15	A	91.499 ( 985 ) Balcony 露台 : 3.690 ( 40 ) Utility Platform 工作平台 : 1.509 ( 16 )	22,231,900	242,974 ( 22,570 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	16	A	91.499 ( 985 ) Balcony 露台 : 3.690 ( 40 ) Utility Platform 工作平台 : 1.509 ( 16 )	23,121,300	252,695 ( 23,473 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	17	A*	173.282 ( 1865 ) Balcony 露台 : 11.130 ( 120 ) Utility Platform 工作平台 : 1.509 ( 16 )	58,041,500	334,954 ( 31,121 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	18	A*	173.282 ( 1865 ) Balcony 露台 : 11.130 ( 120 ) Utility Platform 工作平台 : 1.509 ( 16 )	61,118,100	352,709 ( 32,771 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	15	B	67.440 ( 726 ) Balcony 露台 : 2.828 ( 30 ) Utility Platform 工作平台 : 1.504 ( 16 )	16,464,900	244,141 ( 22,679 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	16	B	67.440 ( 726 ) Balcony 露台 : 2.828 ( 30 ) Utility Platform 工作平台 : 1.504 ( 16 )	16,794,700	249,032 ( 23,133 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	17	B*	172.389 ( 1856 ) Balcony 露台 : 5.655 ( 61 ) Utility Platform 工作平台 : 1.505 ( 16 )	56,025,500	324,995 ( 30,186 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	18	B*	172.389 ( 1856 ) Balcony 露台 : 5.655 ( 61 ) Utility Platform 工作平台 : 1.505 ( 16 )	58,826,600	341,243 ( 31,695 )	-	-	-	-	-	-	-	-	-	-

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, 每平方米) 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 Stair- hood	前庭 Terrace	庭院 Yard
第5座 Tower 5	11	C	89.294 ( 961 ) Balcony 露台 : 3.630 ( 39 ) Utility Platform 工作平台 : -	26,580,900 26,904,300	297,678 (-27,660) 301,300 ( 27,996 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	12	C	89.294 ( 961 ) Balcony 露台 : 3.630 ( 39 ) Utility Platform 工作平台 : -	27,644,700	309,592 ( 28,767 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	15	C	89.294 ( 961 ) Balcony 露台 : 3.630 ( 39 ) Utility Platform 工作平台 : -	28,197,900	315,787 ( 29,342 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	16	C	89.294 ( 961 ) Balcony 露台 : 3.630 ( 39 ) Utility Platform 工作平台 : -	28,761,700	322,101 ( 29,929 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	20	F	71.366 ( 768 ) Balcony 露台 : 2.865 ( 31 ) Utility Platform 工作平台 : 1.501 ( 16 )	18,072,300 18,993,600	253,234 (-23,532) 266,144 ( 24,731 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	21	F	71.366 ( 768 ) Balcony 露台 : 2.865 ( 31 ) Utility Platform 工作平台 : 1.501 ( 16 )	18,253,200 19,184,000	255,769 (-23,767) 268,811 ( 24,979 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	22	F	71.366 ( 768 ) Balcony 露台 : 2.865 ( 31 ) Utility Platform 工作平台 : 1.501 ( 16 )	18,435,100 19,375,500	258,318 (-24,004) 271,495 ( 25,229 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	23	F	71.366 ( 768 ) Balcony 露台 : 2.865 ( 31 ) Utility Platform 工作平台 : 1.501 ( 16 )	18,620,200 19,569,100	260,911 (-24,245) 274,208 ( 25,481 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	25	F	71.366 ( 768 ) Balcony 露台 : 2.865 ( 31 ) Utility Platform 工作平台 : 1.501 ( 16 )	18,805,300 19,764,900	263,505 (-24,486) 276,951 ( 25,736 )	-	-	-	-	-	-	-	-	-	-
第5座 Tower 5	26	F	71.366 ( 768 ) Balcony 露台 : 2.865 ( 31 ) Utility Platform 工作平台 : 1.501 ( 16 )	18,993,600 19,962,800	266,144 (-24,731) 279,724 ( 25,993 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	23	A*	144.481 ( 1555 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	46,792,600	323,867 ( 30,092 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	25	A*	144.481 ( 1555 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	48,105,300	332,952 ( 30,936 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	9	B*	142.608 ( 1535 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	35,568,100	249,412 ( 23,171 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	10	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	35,829,800 37,656,400	252,125 (-23,418) 264,979 ( 24,612 )	-	-	-	-	-	-	-	-	-	-

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大廈名稱 Block Name	樓層 Floor	單位 Unit				空調機房 Air- conditioning plant room	窗台 Bay window	閣樓 Cockloft	平台 Flat roof	花園 Garden	停車位 Parking space	天台 Roof	梯屋 Stair- hood	前庭 Terrace	庭院 Yard
第6座 Tower 6	15	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	38,259,600 40,210,600	269,223 (-25,006) 282,952 ( 26,281 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	16	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	38,824,500 40,804,300	273,198 (-25,375) 287,130 ( 26,669 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	17	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	39,024,500 41,014,900	274,606 (-25,506) 288,612 ( 26,807 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	22	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	45,363,800	319,214 ( 29,650 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	23	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	46,347,900	326,139 ( 30,293 )	-	-	-	-	-	-	-	-	-	-
第6座 Tower 6	25	B*	142.111 ( 1530 ) Balcony 露台 : 5.822 ( 63 ) Utility Platform 工作平台 : 1.503 ( 16 )	47,331,900	333,063 ( 30,936 )	-	-	-	-	-	-	-	-	-	-

### 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, -

#### 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樓價的 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：「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(或買賣合約或經修訂的買賣合約)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，皆以四捨五入方式換算至百位數作為樓價。  
Notes: "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 (or the agreement for sale and purchase or the amended agreement for sale and purchase). The price obtained after applying the relevant discount(s) (if any) on the price will be rounded off to the nearest hundred to determine the Purchase Price.

#### 4 (i) 支付條款: Terms of Payment :

##### **(A) 120 天現金優惠付款計劃 120 Days Cash Payment Plan (照售價減 6%) (6% discount from Price)**

- 樓價 5%作為臨時訂金須於買方簽署臨時買賣合約時繳付，買方並須於其後 5 個工作天內簽署買賣合約。  
5% of the Purchase Price being the Preliminary Deposit shall be paid upon signing of the preliminary agreement for sale and purchase. The agreement for sale and purchase must be signed by the Purchaser within 5 working days thereafter.
- 樓價 5%作為加付訂金須於買方簽署臨時買賣合約後 30 天內支付。  
5% of the Purchase Price being the further deposit shall be paid by the Purchaser within 30 days after signing of the preliminary agreement for sale and purchase.
- 樓價 90%作為樓價餘款須於買方簽署臨時買賣合約後 120 天內支付。  
90% of the Purchase Price being the balance of the Purchase Price shall be paid by the Purchaser within 120 days after signing of the preliminary agreement for sale and purchase.

##### **(B) 360 天現金優惠付款計劃 360 Days Cash Payment Plan (照售價減 1%) (1% discount from Price)**

- 樓價 5%作為臨時訂金須於買方簽署臨時買賣合約時繳付，買方並須於其後 5 個工作天內簽署買賣合約。  
5% of the Purchase Price being the Preliminary Deposit shall be paid upon signing of the preliminary agreement for sale and purchase. The agreement for sale and purchase must be signed by the Purchaser within 5 working days thereafter.
- 樓價 5%作為加付訂金須於買方簽署臨時買賣合約後 30 天內支付。  
5% of the Purchase Price being the further deposit shall be paid by the Purchaser within 30 days after signing of the preliminary agreement for sale and purchase.
- 樓價 5%作為部份樓價須於買方簽署臨時買賣合約後 180 天內支付。  
5% of the Purchase Price being part payment of the Purchase Price shall be paid by the Purchaser within 180 days after signing of the preliminary agreement for sale and purchase.
- 樓價 85%作為樓價餘款須於買方簽署臨時買賣合約後 360 天內支付。  
85% of the Purchase Price being the balance of the Purchase Price shall be paid by the Purchaser within 360 days after signing of the preliminary agreement for sale and purchase.

4 (ii) 售價獲得折扣基礎:

The basis on which any discount on the Price is available:

(a) 請參閱上述第 4(i)段。

Please refer to paragraphs 4(i) above

4 (iii) 可就購買發展項目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 of the Development:

(a) 請參閱上述第 4(i)及 4(ii)段。

Please refer to paragraphs 4(i) and 4(ii) above

(b) 提早成交優惠 Early Completion Benefit

(只適用於選擇支付條款(B) 360 天現金優惠付款計劃的買方)

(Only applicable to Purchaser who selects Terms of Payment (B) 360 Days Cash Payment Plan)

如買方於以下列表訂明的期限內繳付樓價全數及完成住宅物業的買賣交易，可根據以下列表獲賣方提供現金回贈(「現金回贈」)。

Where the Purchaser fully pays the Purchase Price and completes the sale and purchase of the residential property within the period specified in the table below, the Purchaser shall be entitled to a Cash Rebate (“Cash Rebate”) offered by the Vendor according to the table below.

付清住宅物業樓價的日期 Date of full payment of the Purchase Price of the Residential Property	現金回贈金額 Amount of the Cash Rebate
臨時買賣合約的日期後 120 日內 Within 120 days after the date of the preliminary agreement for sale and purchase	樓價 5% 5% of the Purchase Price
臨時買賣合約的日期後 180 日內 Within 180 days after the date of the preliminary agreement for sale and purchase	樓價 3% 3% of the Purchase Price

買方須於其意欲完成住宅物業的買賣的交易日前最少 30 日，以書面向賣方提出申請現金回贈，賣方會於收到申請並確認有關資料無誤後將現金回贈於成交時直接用於支付部份樓價餘額。不論現金回贈的申請獲賣方批核與否，買方仍須按買賣合約完成住宅物業的交易及繳付住宅物業的樓價全數。

The Purchaser shall notify the Vendor in writing to apply for the Cash Rebate at least 30 days before the intended date of completion of the sale and purchase of the residential property. After the Vendor has received the application and duly verified the information to be correct, the Vendor will upon completion apply the Cash Rebate for part payment of the balance of the Purchase Price directly. Irrespective of whether or not the application for Cash Rebate is approved by the Vendor, the Purchaser shall complete the purchase of the residential property and shall pay the full Purchase Price of the residential property in accordance with the agreement for sale and purchase.

如上述訂明的任何期限的最後一日不是工作日(按《一手住宅物業銷售條例》第 2(1)條所定義)，則該日期定為下一個工作日。

If the last day of any period above is not a working day (as defined in section 2(1) of the Residential Properties (First-hand Sales) Ordinance), the said day shall fall on the next working day.

(c) 使用大廈停車位選擇權 Option to License a Tower Car Parking Space

(1) 買方可享有獲許可使用(「該使用許可」)期數內的賣方不時編配的一個大廈停車位(「該停車位」)的選擇權(「該選擇權」)。

The Purchaser will be granted an option (the “Option”) to take a licence (the “Licence”) of a tower car parking space (the “CPS”) in the Phase as the Vendor may allocate from time to time.

(2) 賣方將會公佈大廈停車位之使用許可安排的有關時限、條款及細則、方式及方法及其他細節(「該等安排」)。當賣方公佈該等安排後，買方可按照該等安排行使該選擇權。如買方未有按照該等安排行使該選擇權以取得停車位的該使用許可，該選擇權將會自動失效並變為無效，賣方將再沒有責任授予該選擇權或使用許可予買方，買方亦不會就此獲得任何補償。

Relevant timeframe, terms and conditions, modes and methods and other details of the Licence arrangements (collectively, the “Arrangements”) of the tower car parking spaces will be announced by the Vendor. The Purchaser can exercise the Option in accordance with the Arrangements as and when they are announced by the Vendor. If the Purchaser does not exercise the Option to take a Licence of CPS in accordance with the Arrangements, then the Option shall lapse automatically and become null and void, the Vendor shall have no further obligation to grant the Option or Licence to such Purchaser, and the Purchaser shall not be entitled to any compensation therefor.

(3) 該選擇權的行使及該使用許可的授予受以下條款及細則約束 :-

The exercise of the Option and the granting of the Licence are subject to the following basic terms and conditions :-

(i) 該使用許可將按月授予。買方可於每次該使用許可期滿時，連續地將該按月使用許可續期(即沒有任何間斷或暫時中止續期)。

The Licence will be granted on a monthly basis. The Purchaser may continue to renew the monthly Licence each and every time when the Licence expires (i.e., without any interruption or suspension of renewal).

(ii) 該停車位的位置浮動，並由賣方不時決定及調整。

The location of the CPS will not be a fixed one and shall be subject to determination or adjustment by the Vendor from time to time.

(iii) 各使用許可須按賣方就許可予該期數內的其他許可人的大廈停車位而採用的指定格式製備，並由賣方不時決定及調整。

Each Licence shall be in such standard form as may be adopted by the Vendor for the tower car parking spaces licensed to other licensees of the Phase to be determined or adjusted by the Vendor from time to time.

(iv) 停車位的使用許可費用及買方就該停車位應繳付的其他收費(如有)，將以賣方就許可予該期數內的其他許可人的大廈停車位屆時一般地收取的市值收費，並由賣方不時決定及調整。

The Licence fee and other charges (if any) payable by the Purchaser for the CPS shall be charged at the then prevailing market rates generally charged by the Vendor in respect of the tower car parking spaces at the Phase licensed to other licensees, as determined or adjusted by the Vendor from time to time.

(v) 該選擇權及該使用許可的其他條款及細則由賣方不時決定。

Other terms and conditions of the Option and the Licence shall be determined by the Vendor from time to time.

(4) 買方須按照該等安排就該選擇權簽訂一份按照賣方指定格式製備的協議。如買方未有按照該等安排就該選擇權簽訂協議，買方被賦予的權利或利益將會自動失效，賣方將再沒有責任繼而授予該選擇權予買方。該協議不會就住宅物業或大廈停車位賦予買方(或產生)任何權益，因此該協議屬不可予註冊的文件。

An agreement with respect to the Option in the form prescribed by the Vendor shall be signed in accordance with the Arrangements. If the Purchaser does not sign such agreement in accordance with the Arrangements, then the rights and benefits offered to the Purchaser shall lapse automatically, and the Vendor shall have no further obligation to grant the Option to the Purchaser subsequently. Such agreement does not confer or create any interest in land with respect to the residential property or tower car parking space, and is therefore non-registrable.

(5) 買方須負責所有就有關該選擇權的協議(包括任何該停車位的許可使用協議)而產生的印花稅或印花稅裁定費。

All stamp duty or adjudication fee chargeable on any agreement with respect to the Option (including any licence agreement of the CPS) shall be borne by the Purchaser.

(6) 有關該選擇權或該停車位之許可使用的權利及利益(如有)屬於該物業之買方個人所有。買方被賦予的權利或利益(如有)不得轉讓或轉移。

The rights and benefits (if any) in relation to the Option or any licence of the CPS are personal to the Purchaser of the Property. The rights or benefits conferred on the Purchaser (if any) are non-assignable and non-transferable.

#### **(d) 大廈停車位優先認購權 Priority to purchase Tower Car Parking Space**

只適用於價單上設有符號 “\*” 的單位

**Only applicable to the Unit(s) marked with a “\*” in the price list**

(1) 買方可享有優先認購期數內的一個大廈停車位的權利(「該認購權」)。買方可根據賣方日後公佈的大廈停車位之銷售安排所規定的時限及方法行使該認購權。

The Purchaser is entitled to the right of priority to purchase one tower car parking space in the Phase (the "Priority Right"). The Purchaser can exercise the Priority Right in accordance with the time limit and manner as prescribed by the sales arrangement of the tower car parking spaces to be announced by the Vendor.

(2) 如買方不根據賣方日後公佈的大廈停車位之銷售安排行使該認購權，該認購權將會自動失效，買方不會為此獲得任何補償。

If the Purchaser does not exercise the Priority Right in accordance with the sales arrangements of the tower car parking spaces to be announced by the Vendor, the Priority Right shall lapse automatically and the Purchaser shall not be entitled to any compensation therefor.

(3) 大廈停車位的售價及銷售安排詳情將由賣方全權及絕對酌情決定，並容後公佈。該認購權受其他條款及細則約束。

The price and sales arrangements details of tower car parking spaces will be determined by the Vendor at its sole and absolute discretion and will be announced later. The Priority Right is subject to other terms and conditions.

(4) 若有爭議，賣方的決定為最終決定並對買方具有約束力。

In case of dispute, the Vendor's determination shall be final and binding on the Purchaser.

#### **4 (iv) 誰人負責支付買賣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**

(a) 買方須另聘代表律師作為買方之代表律師處理其購買事宜，買賣雙方須各自負責有關該買賣的法律文件之律師費用。

The Purchaser shall instruct his / her / its own solicitors to act for him / her / it in respect of the purchase. The Vendor and the Purchaser shall each pay his / her / its own legal fees in respect of the legal documents for the sale and purchase.

(b) 買方須支付所有有關臨時買賣合約、買賣合約及轉讓契之印花稅(包括但不限於根據《印花稅條例》(第 117 章)可予徵收的從價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)、登記費及其他雜費及支出。

All stamp duty (including but not limited to the ad valorem stamp duty chargeable under the Stamp Duty Ordinance (Cap.117) and any penalty, interest and surcharge, etc. for late payment of any stamp duty), registration fee and other disbursements and charges on the preliminary agreement for sale and purchase, the agreement for sale and purchase and the assignment shall be borne by the Purchaser.

#### **4 (v) 買方須為就買賣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**

一切製作、登記及完成發展項目公契和及管理協議(「公契」)之費用及附於公契之圖則費用的適當分攤、所購物業的業權契據及文件認證副本之費用、所購物業的買賣合約及轉讓契之圖則費、所購物業的按揭(如有)之法律費用及其他費用及代墊付費用及其他有關所購物業的買賣的文件的所有法律費用及其他支出，均由買方負責及支付。

The Purchaser 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 of the Development ( "the DMC" ) and the plans attached to the DMC, all costs for preparing certified copies of title deeds and documents of the property purchased, all plan fees for plans to be annexed to the agreement for sale and purchase and the assignment of the property purchased, all legal and other costs and disbursements in respect of any mortgage (if any) in respect of the property purchased and all legal costs and charges of any other documents relating to the sale and purchase of the property purchased.

4 (vi) 如買方希望更改付款計劃而須更新成交紀錄冊內的記錄，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 日向賣方提出申請，並須承擔有關律師費用及雜費(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 which requires update to the entry(ies) in the Register of Transactions, the Purchaser can apply to the Vendor for such change not earlier than 30 days after the date of signing of the agreement for sale and purchase but not later than 30 days before the date of settlement of the balance of Purchase Price and bear all related solicitor's cost 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:

長富資本有限公司 Longrich Capital Resources Limited

中原地產代理有限公司 Centaline Property Agency Limited

世紀 21 集團有限公司及特許經營商 Century 21 Group Limited and Franchisees

香港(國際)地產商會有限公司 Hong Kong (International) Realty Association Limited & chartered members

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 Agencies General Association Limited & chartered members

仲量聯行有限公司 Jones Lang LaSalle 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

迎富地產代理有限公司 Easywin Property Agency Limited

永勝物業管理有限公司 JC Property Management Limited

一站式顧問有限公司 Charming Solutions Consultancy Limited

創富物業有限公司 First Residence (Real Estate) Agency Limited

搜房(香港)集團有限公司 Soufun (Hong Kong) Group 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為: [www.beaconpeak.hk/](http://www.beaconpeak.hk/)  
The address of the website designated by the vendor for the Phase is: [www.beaconpeak.hk/](http://www.beaconpeak.hk/)