



九龍太子道西123號
No. 123 Prince Edward Road West, Kowloon

價單 Price List

第一批可供出售的單位 First Batch of Units Available for Sale

第一批可供出售的單位總數共30個 全幢的單位總數為60個 There are 30 units available for sale in the First Batch. The total number of units for the entire building is 60.

(製表日期9/12/2011)

樓層 Floor	單位 Unit	實用面積 (包括露台及工作平台) (平方呎) Saleable Area (including Balcony & Utility Platform) (sq. ft.)	實用面積呎價 (港元, 每平方呎) Unit Rate of Saleable Area (HK\$ per sq. ft.)	單位有蓋面積 (平方呎) Unit Covered Area (sq. ft.)	單位所分攤的 公用地方面積 (平方呎) Apportioned Share of Common Area (sq. ft.)	其他面積 (平方呎) Other Areas (sq. ft.)		建築面積 (平方呎) Gross Floor Area (sq. ft.)	建築面積 (港元, 每平方 呎) Unit Rate of Gross Floor Area (HK\$ per sq. ft.)	訂價 (港元) Price (HK\$)
						天台 (平方呎) (Roof sq. ft.)	平台 (平方呎) (Flat Roof (.sq. ft.)			
33	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,729	693	272	—	—	965	13,450	12,979,000
33	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,730	670	263	—	—	933	13,450	12,549,000
32	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,632	693	272	—	—	965	13,380	12,912,000
32	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,633	670	263	—	—	933	13,380	12,484,000
31	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,541	693	272	—	—	965	13,315	12,849,000
31	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,542	670	263	—	—	933	13,315	12,423,000
30	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,457	693	272	—	—	965	13,255	12,791,000
30	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,458	670	263	—	—	933	13,255	12,367,000
29	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,381	693	272	—	—	965	13,200	12,738,000
29	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	18,382	670	263	—	—	933	13,200	12,316,000
22	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,804	693	272	—	—	965	12,785	12,338,000
22	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,803	670	263	—	—	933	12,785	11,928,000
21	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,706	693	272	—	—	965	12,715	12,270,000
21	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,706	670	263	—	—	933	12,715	11,863,000
20	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,629	693	272	—	—	965	12,660	12,217,000
20	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,630	670	263	—	—	933	12,660	11,812,000
19	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,553	693	272	—	—	965	12,605	12,164,000
19	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,552	670	263	—	—	933	12,605	11,760,000
18	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,476	693	272	—	—	965	12,550	12,111,000
18	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,476	670	263	—	—	933	12,550	11,709,000
10	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,092	693	272	—	—	965	12,275	11,845,000
10	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,094	670	263	—	—	933	12,275	11,453,000
9	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,016	693	272	—	—	965	12,220	11,792,000
9	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	17,016	670	263	—	—	933	12,220	11,401,000
8	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	16,939	693	272	—	—	965	12,165	11,739,000
8	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	16,940	670	263	—	—	933	12,165	11,350,000
7	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	16,863	693	272	—	—	965	12,110	11,686,000
7	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	16,864	670	263	—	—	933	12,110	11,299,000
6	A	693 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	16,786	693	272	—	—	965	12,055	11,633,000
6	B	670 (Balcony 露台: 22) (Utility Platform 工作平台: 16)	16,787	670	263	—	—	933	12,055	11,247,000

準買家請參閱發展商所提供售樓說明書內有關上述資料之詳情。

Prospective purchasers please refer to the Sales Brochure provided by the Developer for further details of the above information.

本價單/付款辦法/有關之優惠隨時調整，恕不另行通知。

All prices, payment terms and contents of this price list are for information only and are subject to change without prior notice.

附註 REMARKS:

- 實用面積包括露台(如有)，及工作平台(如有)，但不包括其他面積。若部份大廈外牆由玻璃幕牆組成，實用面積由玻璃幕牆外圍部份起計算。
Saleable Area includes area of balcony (if any) and utility platform (if any), but does not include Other Areas. Where a curtain wall forms part of external face of the building, the Saleable Area is measured from the exterior of the curtain wall.
- 單位有蓋面積包括實用面積及窗台面積(如有)及冷氣機房面積(如有)。
Unit Covered Area includes Saleable Area and area of bay window (if any) and air-conditioning plant room (if any).
- 單位所分攤的公用面積包括住宅之各樓層之電梯大堂、電梯槽、機電房、垃圾房及會所面積等等(如有把面積計算在內)
Apportioned Share of Common Area includes lift lobbies, lift shafts, electrical meter rooms, refuse room, clubhouse, etc. (if such area is included in the calculation of Apportioned Share of Common Area of the unit.)
- 建築面積包括單位有蓋面積及單位所分攤的公用地方面積。
Gross Floor Area includes Unit Covered Area and the Apportioned Share of Common Area of the unit.
- 有關之建築圖則、分區計劃大綱圖、批地條款、最新草擬的大廈公契等各項文件之副本、均可於售樓處免費查閱。
Copies of the related Building Plans, Outline Zoning Plan, Land Grant Conditions and the latest draft of the DMC are available for free inspection at the sales office.
- 單位樓面至樓面高度(指該樓層之石屎地台與上一層石屎地台之高度距離)約3.15米
Floor-to-floor height (refers to the height between the top surface of the structural slab of a floor and the top surface of the structural slab of its immediate upper floor). Approximately 3.15M.
- 部份住宅單位之天花高度將因應其結構，建築設計及/或裝修設計上的需要而有差異。部份住宅單位之假天花內裝置有冷氣及/或其他機電設備。
The internal ceiling height within some residential units may vary due to structural, architectural and/or decoration design requirements. There are ceiling bulkheads in some residential units for enclosing the air-conditioning system and/or M&E services.
- 層數較高單位由於結構牆較低層單位稍薄因而室內空間或會稍為增多(如適用)。
The internal space of units on upper floors may be slightly larger than those of the same type on the lower floors due to reduced thickness of structural walls on those upper floors. (if applicable).
- 分體式冷氣機的冷凝器設於冷氣機平台(如適用)。
The condensers of the split-type A/C are installed on A/C platforms (where applicable).
- 部份單位的露台及/或工作平台側外牆裝飾板內藏公用去水渠。
Common drain pipes enclosed in cladding are located adjacent to balcony and/or utility platform of some flats.
- 部份樓層外牆或露台(如有)、工作平台(如有)及平台(如有)內可能裝有喉管建築裝飾及/或其他機電設備，其位置請參考有關建築圖則。
There may be pipes, architectural features and/or M & E services on the external walls of some of the floors or within the balconies (if any), utility platforms (if any) and flat roofs (if any). Please refer to the relevant Building Plans for their location.
- 露台(如有)、工作平台(如有)為不可封閉之地方。
Balconies (if any) and Utility Platforms (if any) are Non-enclosed Area.
- 詳細之訂正圖則以政府有關部門最後批准之圖則為準。
All plans are subject to final approval by the relevant Government Authorities.
- 平面圖之呎規所列數字為建築結構呎吋僅供參考。
The dimensions of the floor plans are all structural dimensions and are for reference only.
- 在此建議各準買家親身到訪物業發展項目、以充分了解地盤現場周圍環境及地方及鄰近公共設施，以及清楚了解該物業發展項目的外觀及/或建築裝飾，特別是屬於影響準買家欲購買的住宅單位的建築裝飾。
住宅單位的景觀有可能會受到周圍的建築物及住宅單位本身之位置所影響。
Prospective purchasers are also advised to conduct on-site visit to the Development for a better understanding of the Development site, its surrounding environment and areas and the public facilities nearby as well as the physical appearances and/or architectural feature of the Development, especially those of or affecting the residential units they intend to purchase. Views of residential units are subject to and may be affected by the surrounding buildings and the location of the units itself.
- 本頁內一切內容以英文版為準，中文版僅供參考。所有資料以正式買賣合約條款所訂為準。
Contents of this page shall be based on the English version and the Chinese version is for referencde only. All information shall be subject to the terms and conditions of the Formal Agreement for Sale and Purchase.