

Kadoorie Hill

No. 211 Prince Edward Road West, Kowloon; district corresponding to the relevant Outline Zoning Plan: Ho Man Tin
九龍太子道西211號；分區計劃大綱圖所屬區份：何文田

此價單為第一批可供出售的單位之第二張價單。This is the 2nd price list of the units in the First Batch.

第一批可供出售之單位總數共 66 個。 There are 66 units available for sale in the First Batch.

樓層 Floor	單位 Unit	實用面積 (包括露台及工作平台) (平方呎) Saleable Area (includes balcony & utility platform) (sq.ft.)	實用面積呎價 (每平方呎\$) Unit Rate of Saleable Area (\$ per sq.ft.)	另	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.)	平台面積 (平方呎) Flat Roof Area (sq.ft.)	冷氣機平台 面積 (平方呎) A/C Platform (sq.ft.)	建築面積 (平方呎) Gross Floor Area (sq.ft.)	建築面積呎價 (每平方呎\$) Unit Rate of Gross Floor Area (\$per sq.ft.)	訂價 (\$) List Price (HK\$)
				窗台 (平方呎) Bay Window (sq.ft.)							
17	C	1,102 (露台: 32) (工作平台 16)	22,486	29	1,131	309	-	14	1,440	17,208	\$24,780,000
18	C	1,102 (露台: 32) (工作平台 16)	22,858	29	1,131	309	-	14	1,440	17,493	\$25,190,000
21	C	1,102 (露台: 32) (工作平台 16)	23,430	29	1,131	309	-	14	1,440	17,931	\$25,820,000
17	D	1,104 (露台: 32) (工作平台 16)	22,536	29	1,133	309	-	14	1,442	17,254	\$24,880,000
18	D	1,104 (露台: 32) (工作平台 16)	22,844	29	1,133	309	-	14	1,442	17,490	\$25,220,000
21	D	1,104 (露台: 32) (工作平台 16)	23,478	29	1,133	309	-	14	1,442	17,975	\$25,920,000

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

本價目表 / 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.

住宅單位總數: 66

Total Number of Residential Units: 66

附註 Remarks:

製表日期 / Date of printing:

5/10/2012

- 實用面積包括露台及工作平台面積, 但不包括其他面積或冷氣機平台面積。
Saleable Area includes areas of the balcony and utility platform, but do not include Other Areas or area of air-conditioning platform.
- 單位有蓋面積包括實用面積、窗台面積及冷氣機房面積。
Unit Covered Area includes Saleable Area, areas of Bay Window and air-conditioning plant room
- 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 the Unit Covered Area and the Apportioned Share of Common Area of the unit.
- 單位所分攤的公用地方面積包括住宅之各樓層之電梯大堂、電梯槽、機電房、垃圾房、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 area etc. (if such area is included in the calculation of Apportioned Share of Common Area of the unit).
- 單位樓面至樓面高度(指該樓層之石屎地台面與上一層石屎地台面之高度距離):
6樓至21樓: 約3.15米
22樓: 約3.45米
23樓: 約3.55米
25樓: 約3.15米
Floor-to-floor height: (refer 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)
6/F - 21/F : approx 3.15m
22/F: approx 3.45m
23/F: approx 3.55m
25/F: approx 3.15m
- 部份住宅單位之天花高度將會因應上層之跌級樓板, 結構及/或建築設計的需要而有所差異。
There may be some ceiling bulkheads in the living / dining room, bedrooms, store, corridor and/or kitchen of some residential units for the air-conditioning system and/or mechanical and electrical 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。
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.
- 詳細之訂正圖則以政府有關部門最後批准之圖則為準。發展商保留權利按正式買賣合約規定修改圖則。
All plans are subject to final approval by the relevant Government Authorities. The Vendor reserves the right to amend the plans in accordance with the formal Agreement for Sale and Purchase.
- 有關之建築圖則、分區計劃大綱圖、批地條款及已/待批核之大廈公契或附屬公契(如有)等各項文件之副本, 均可向售樓處免費查閱。
Copies of the related building plans, Outline Zoning Plan, Land Grant Conditions and the approved/draft Deed of Mutual Covenant or Sub-Deed of Mutual Covenant (if any) are available for free inspection at the sales office.
- 上述所列之面積是以英制之平方呎列明, 均以1平方米 = 10.764 平方呎換算, 並以四捨五入至整數平方呎。住宅單位之面積乃根據正式買賣合約條款所訂定為準。因四捨五入的關係, 價單內以平方呎表達之面積與以平方米表達之面積可能有輕微差異。
The areas as specified above in square feet are covered at a rate of 1 square metre = 10.764 square feet and rounded to the nearest whole square foot, which shall be subject to the terms of the Agreement for Sale and Purchase.
The area shown in square feet is round down or round up to the nearest integer. Due to such rounding up or down, there could be slight differences between the area expressed in square feet as set out in this price list and the area expressed in square metres.
- 建築面積呎價乘以建築面積後四捨五入至千位數即為訂價。
The list price is calculated by multiplying the unit rate per gross floor area by the gross floor area and then rounding up or down to the nearest thousand dollars.
- 有關本發展項目之公共空間及公共設施之管理及維修責任(如有), 請參閱發展商提供之售樓說明書內所載批地條款、公用契約(如有)、大廈公契或附屬公契(如有)之相關條款。
For details of the management and maintenance responsibilities of common areas/facilities of the development (if any), please refer to the relevant terms of the relevant Land Grant Conditions, Deed of Dedication (if any), Deed of Mutual Covenant or Sub-Deed of Mutual Covenant (if any) stated in the sales brochures provided by the developer.
- 所有內容僅供參考。所有資料均以正式買賣合約條款所定為準。中英文版本如有歧義, 以英文版本為準。
All contents are for reference only. All information shall be subject to the terms and conditions of the Agreement for Sale and Purchase. Where there is a discrepancy in meaning between the English and Chinese version of the contents of this page, the English version shall prevail.