

Name of the Phase of the Development : 發展項目的期數的名稱 :	Phase 1 (the “Phase”) of Mount Regency Development * 御半山發展項目的第 1 期 (「期數」)*
Date of the Sale : 出售日期 :	From 4 February 2023 由 2023 年 2 月 4 日起
Time of Sale : 出售時間 :	<u>On 4 February 2023 (“the first date of the sale”):</u> From 12:00 noon – 8:00 p.m. <u>From 5 February 2023 and thereafter:</u> From 2:00 p.m. – 8:00 p.m. (Monday to Thursday) From 11:00 a.m. – 8:00 p.m. (Friday, Saturday, Sunday and Public Holiday) <u>2023 年 2 月 4 日 (「出售首天」) :</u> 由中午 12 時至晚上 8 時 <u>由 2023 年 2 月 5 日及之後 :</u> 由下午 2 時至晚上 8 時 (星期一至四) 由上午 11 時至晚上 8 時 (星期五、六、日及公眾假期)
Place where the sale will take place : 出售地點 :	62/F, International Commerce Centre, No. 1 Austin Road West, Kowloon, Hong Kong (“ICC 62/F Venue”) 香港九龍柯士甸道西 1 號環球貿易廣場 62 樓(下稱「ICC 62 樓會場」)
Number of specified residential properties that will be offered to be sold : 將提供出售的指明住宅物業的數目 :	4
Description of the residential properties that will be offered to be sold : 將提供出售的指明住宅物業的描述 :	<u>The following units in Tower 1B: 以下在第 1B 座的單位 :</u> 5A, 10A, 17A, 29A
The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase : 將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序 :	<p>The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase : 將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序 :</p> <ol style="list-style-type: none"> 1. First come first served. Any person interested in purchasing any of the specified residential properties (“Prospective Purchaser”) (if the Prospective Purchaser is a company, then any one of its directors) must:- <ol style="list-style-type: none"> (a) personally attend the ICC 62/F Venue; and (b) bring along his/her H.K.I.D. Card(s)/Passport(s) and cashier order(s) and (if applicable) copy of Business Registration Certificate and documents filed with the Companies Registry showing the current list of director(s) and secretary. The number of cashier order(s) shall be equal to the number of specified residential property(ies) to be purchased by the Prospective Purchaser. Each cashier order shall be in the sum of HK\$100,000 and made payable to “Woo Kwan Lee & Lo”. 2. For the purpose of determining the order of priority, the Vendor does not accept any person having queued up at the ICC 62/F Venue before the commencement time of sale. 3. In case of any dispute, the Vendor reserves its absolute right to allocate the specified residential properties to any person interested in purchasing by any method (including balloting). 4. If the Prospective Purchaser has successfully selected any of the specified residential properties, the Prospective Purchaser (if the Prospective Purchaser is a company, then any one of its directors) shall personally (or (if an individual) pursuant to a validly executed power of attorney in a form prescribed by the Vendor) enter into one or more Preliminary Agreement(s) for Sale and Purchase of the specified residential property(ies) successfully selected by him/her/it. The cashier order(s) will be used as part payment of the preliminary deposit for the purchase of the specified residential property(ies). 5. The Vendor reserves the right to close the ICC 62/F Venue at any time if all the specified residential properties have been sold out.

6. If Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued at any time between the hours of 9:00 a.m. and 8:00 p.m. on any date of the sale, for the safety of the Prospective Purchasers and the maintenance of order at the ICC 62/F Venue, the Vendor reserves its absolute right to close the ICC 62/F Venue. Details of the arrangement will be posted by the Vendor on the website (www.mountregency.com.hk/phase1) designated by the Vendor for the Phase. Prospective Purchasers will not be notified separately of the arrangement.
7. In the event of any discrepancy between the English and Chinese versions of these Sales Arrangement, the English version shall prevail.
1. 先到先得。任何有意購買指明住宅物業的人士（下稱「準買方」）（如準買方是公司，則其任何一位董事）須遵從下列程序：
- (a) 親臨 ICC 62 樓會場；及
- (b) 攜同其香港身份證/護照正本及本票及(如適用)商業登記證書副本及已於公司註冊處登記之文件以顯示當時的董事及秘書的名單。本票的數目需與準買方將購買的指明住宅物業的數目相同。每張本票金額為港幣\$100,000 及抬頭人須為「胡關李羅律師行」。
2. 為決定優先次序的目的，賣方不接受出售時間開始前於 ICC 62 樓會場排隊輪候的人士。
3. 如有任何爭議，賣方保留絕對權力以任何方法（包括抽籤）分配該等指明住宅物業予任何有意購買的人士。
4. 成功選擇指明住宅物業的準買方（如準買方是公司，則其任何一位董事）須親身（或（如個人）按賣方所規定的樣本並有效地簽署的授權書）簽署一份或多份臨時買賣合約購買其成功選擇的指明住宅物業。本票將會用作支付購買指明住宅物業的部份臨時訂金。
5. 賣方保留權利在所有指明住宅物業已售出的情況下於任何時間關閉 ICC 62 樓會場。
6. 如在任何出售日期的上午 9 時至下午 8 時的任何時間內天文台發出八號或更高風球信號或黑色暴雨警告，為保障準買方的安全及維持 ICC 62 樓會場的秩序，賣方保留絕對權力關閉 ICC 會場。賣方會將安排的詳情於賣方為期數指定的互聯網網站的網址（www.mountregency.com.hk/phase1）公布。準買方將不獲另行通知。
7. 倘若本銷售安排中英文文本有異，以英文文本為準。

The method to be used, where 2 or more persons are interested in purchasing a particular specified residential property, to determine the order of priority in which each of those persons may proceed with the purchase:

在有兩人或多於兩人有意購買同一個指明住宅物業的情況下，將會使用何種方法決定每名該等人士可購買該物業的優先次序：

Please refer to the above method.

請參照上述方法。

Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at:

載有上述銷售安排的資料的文件印本於下列地點可供公眾免費領取：

From 11:00 a.m. to 8:00 p.m. (daily)

62/F, International Commerce Centre, No. 1 Austin Road West, Kowloon, Hong Kong

After 8:00 p.m. to 11:00 a.m. of the next day (daily)

3/F Lobby, International Commerce Centre, No. 1 Austin Road West, Kowloon, Hong Kong

由上午11時至晚上8時(每日)

香港九龍柯士甸道西1號環球貿易廣場62樓

由晚上8時後至翌日上午11時(每日)

香港九龍柯士甸道西 1 號環球貿易廣場 3 樓大堂

Date of Issue:

31 January 2023

發出日期：

2023 年 1 月 31 日

*Remarks:

Tower 1A and 1B of the Phase is called "Mount Regency".

*備註：

期數中的第 1A 及 1B 座稱為「御半山」。