

Information on Sales Arrangements

銷售安排資料

<p>Name of the Development: 發展項目名稱:</p>	<p>Marin Point 尚澄</p>
<p>Date of the Sale: 出售日期:</p>	<p>From 4 September 2020 由 2020 年 9 月 4 日起</p>
<p>Time of the Sale: 出售時間:</p>	<p><u>From 4 September 2020 and thereafter:</u> From 11:00 a.m. – 6:00 p.m. (daily) <u>由 2020 年 9 月 4 日起 :</u> 由上午 11 時至下午 6 時(每天)</p>
<p>Place where the sale will take place: 出售地點:</p>	<p>Shop 3A, G/F, MARIN POINT, No. 31 Shun Lung Street, Sha Tau Kok, New Territories, Hong Kong (“Sales Office”) 香港新界沙頭角順隆街 31 號尚澄地下 3A 號舖(「銷售中心」)</p>
<p>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 :</p>	<p>30</p>
<p>Description of the residential properties that will be offered to be sold (“specified residential property”): 將提供出售的指明住宅物業(「指明住宅物業」)的描述 :</p> <p>The following units in Tower 1 (Floor/Unit): 以下在第 1 座單位(樓層/單位) : 3B, 3C, 3H, 6A, 6M</p> <p>The following units in Tower 2 (Floor/Unit): 以下在第 2 座單位(樓層/單位) : 1M, 5A, 5B, 5C, 5E, 5F, 6M, 6P</p> <p>The following units in Tower 3 (Floor/Unit): 以下在第 3 座單位(樓層/單位) : 3F, 3H, 3J, 3N, 5J, 5L, 6N</p> <p>The following units in Tower 5 (Floor/Unit): 以下在第 5 座單位(樓層/單位) : 1A,3C, 3F, 5A, 5B, 5C, 5F, 5N, 6B, 6N</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：

Persons interested in purchasing any of the specified residential properties (“Prospective Purchaser”) must follow the procedures below:

有意購買任何指明住宅物業的人士(「準買家」)須遵從下列程序:

1. On 4 September 2020 and thereafter:

2020年9月4日起:

1.1 The specified residential properties will be sold at Sales Office on a “first come first served” basis. In case of any dispute, the Vendor reserves its absolute right to allocate any specified residential properties to any person interested in purchasing by any method (including balloting).

指明住宅物業將以先到先得形式於銷售中心發售。如有任何爭議，賣方保留絕對權力以任何方式(包括抽籤)分配任何指明住宅物業予任何有意購買的人士。

1.2 The Prospective Purchaser (if corporate Prospective Purchaser, at least one director of the company with a valid Closed Area Permit (Sha Tau Kok residents applicable)) shall personally attend the Sales Office and shall bring along (for personal Prospective Purchaser) a blank cheque, HKID card/Passport and a valid Closed Area Permit (Sha Tau Kok residents applicable) or (for corporate Prospective Purchaser) a blank cheque, a copy of Business Registration Certificate, a copy of the latest annual return of the company and Notice of Change of Company Secretary and Director (Appointment/Cessation) (Form ND2A) (if applicable), the company chop, HKID card/Passport and a valid Closed Area Permit (Sha Tau Kok residents applicable) of the director(s).

準買家(如屬公司名義準買家，則該公司其中至少一名持有沙頭角地區有效的居民邊境禁區許可證的董事)須親臨銷售中心並帶同(如屬個人準買家)空白支票、香港身份證／護照及有效的邊境禁區通行證(沙頭角居民適用)或(如屬公司名義準買家)空白支票、公司商業登記證副本、最新的公司周年申報表及更改公司秘書及董事通知書(委任／停任)(表格 ND2A)(如適用)副本、公司印章及董事的香港身份證／護照及有效的邊境禁區通行證(沙頭角居民適用)。

1.3 The Vendor reserves the right to close Sales Office at any time if all the specified residential properties have been sold out.

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銷售中心。

Arrangements under adverse weather:

惡劣天氣下之安排：

If Tropical Cyclone Warning Signal No. 8 or above or Black Rainstorm Warning Signal is in effect in Hong Kong at any time between the hours of 7:30 a.m. and 9:00 p.m. on 4 September 2019 ("First Date of Sale"), then, for the safety of the Prospective Purchasers and the maintenance of order at the Sales Office, the Vendor reserves its absolute right to change the First Date of Sale to such other date(s) and/or time as the Vendor may consider appropriate and/or to close the Sales Office. Details of the arrangement will be posted by the Vendor on the website (www.marinpoint.com) designated by the Vendor for the Development.

如在 2020 年 9 月 4 日(「出售首日」)上午 7 時 30 分至晚上 9 時的任何時間內，八號或更高熱帶氣旋警告信號或黑色暴雨警告信號在香港生效，為保障準買家的安全及維持銷售中心的秩序，賣方保留絕對權力更改出售首日至其他日期及/或時間及/或關閉銷售中心。賣方會將安排的詳情於賣方為發展項目指定的互聯網網站的網址(www.marinpoint.com) 內公佈。

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

Other matters

其他事項

(a) The sale of the specified residential properties is subject to availability. Also, the Vendor reserves the right to suspend sale or reduce the number of properties to be offered for sale at any time. Please note that the completion of the verification of a person's identity, any order of priority in respect of the selection of specified residential properties allocated to that person, or the Vendor's admittance of any person to the Sales Office or the waiting queue thereof, does not guarantee that that person will be able to purchase any specified residential property.

將提供出售的指明住宅物業售完即止。另外，賣方亦保留決定權於任何時候暫停出售或減少要約出售物業數目。任何人士獲確認和核實身份、該人士獲得之任何揀選指明住宅物業優先次序或任何人士獲賣方批准進入銷售中心或獲賣方接受輪候，均不保證該人士能購得任何指明住宅物業，敬希注意。

(b) Prospective Purchaser will be offered to view the specified residential property(ies) which he/she/it has selected, or comparable residential property(ies) if it is not reasonably practicable for such specified residential property(ies) to be viewed by the Prospective Purchaser, before entering into the preliminary agreement for sale and purchase.

準買家在簽署臨時買賣合約前，將獲安排參觀其揀選的指明住宅物業。如開放所揀選的指明住宅物業供準買家參觀並非合理地切實可行，則準買家在簽署臨時買賣合約前，將獲安排參觀與揀選的指明住宅物業相若的住宅物業。

(c) In the event of any discrepancy between the English and Chinese versions of this Sales Arrangements, the English version shall prevail.

倘若本銷售安排中英文版本有異，以英文版本為準。

Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at Shop 3A, G/F, MARIN POINT, No. 31 Shun Lung Street, Sha Tau Kok, New Territories, Hong Kong.

載有上述銷售安排的資料的文件印本於香港新界沙頭角順隆街 31 號尚澄地下 3A 號舖可供公眾免費領取。

Date of issue (發出日期): 31/8/2020