

凱滙 Grand Central

第1期及第2期住客停車位及住客電單車停車位(統稱“車位”)價單 Price List of Residential Car Parking Spaces and Residential Motor Cycle Parking Spaces of Phase 1 and Phase 2(collectively the "Parking Space(s)")

住客停車位

Residential Car Parking Space

| 地庫1層 B1/F | |
|---------------------------|--------------------------------|
| 車位編號 Parking Space No. | 售價(港幣) Purchase Price(HK\$) |
| 225 | \$2,880,000 |
| 226 | \$2,880,000 |
| 272 | \$2,770,000 |
| 274 | \$2,710,000 |
| 298 | \$2,770,000 |
| 302 | \$2,880,000 |
| 303 | \$2,820,000 |
| 312 | \$2,940,000 |
| 313 | \$2,880,000 |
| 314 | \$2,880,000 |
| 315 | \$2,880,000 |
| 316 | \$2,940,000 |
| 320 | \$2,880,000 |
| 321 | \$2,820,000 |
| 322 | \$2,880,000 |
| 335 | \$2,940,000 |
| 336 | \$2,940,000 |
| 350 | \$2,820,000 |

| 地庫2層 B2/F | |
|---------------------------|--------------------------------|
| 車位編號 Parking Space No. | 售價(港幣) Purchase Price(HK\$) |
| 6 | \$2,880,000 |
| 31 | \$2,880,000 |
| 32 | \$2,820,000 |
| 66 | \$2,880,000 |
| 67 | \$2,940,000 |
| 117 | \$2,820,000 |
| 118 | \$2,880,000 |
| 125 | \$2,880,000 |
| 126 | \$2,940,000 |
| 127 | \$2,940,000 |
| 128 | \$2,880,000 |
| 131 | \$2,820,000 |
| 132 | \$2,820,000 |
| 140 | \$2,880,000 |
| 141 | \$2,880,000 |
| 149 | \$2,940,000 |
| 150 | \$2,880,000 |

請參閱末頁之付款辦法。

本價單載列的所有售價、付款辦法及內容只供參考，可能不時調整而無須任何事先通知。

與本價單任何條款及條件有關的任何爭議，概由賣方享有最終決定權。

印製日期：
25/4/2022

Date of Printing：
25/4/2022

Please refer to the payment terms as stated on the last page.

All purchase prices, payment terms and contents of this Price List are for information only and are subject to change from time to time without any prior notice.

In case of any dispute in relation to any terms and conditions of this Price List, the Vendor shall have the right to make the final decision.

A. 「凱滙」車位付款辦法

Payment Terms of Grand Central Parking Spaces

車位付款計劃

Payment Plan of Parking Spaces

- 1 售價10%為臨時訂金，須於簽署臨時合約時繳付。
10% of the Purchase Price as the deposit shall be payable upon the signing of the preliminary agreement for sale and purchase ("Preliminary Agreement").
- 2 售價90%為售價餘款，須於簽署臨時買賣合約後60天內付清。
90% of the Purchase Price as the balance of the Purchase Price shall be paid in full within 60 days after the signing of the Preliminary Agreement.

B. 其他條款及條件

Other Terms and Conditions

- 1 所有車位均以「現狀」發售。賣方建議準買家親身到訪現場了解車位環境。
All Parking Spaces are sold on "as is" basis. Prospective purchasers are advised by the Vendor to conduct an on-site visit for a better understanding of the Parking Spaces.
- 2 所有按揭之安排以銀行及財務機構之最終批核為準。
All mortgage arrangements are subject to the final approval of the mortgagee banks and financial institutions.
- 3 每一個車位只售予於車位完成交易時為「凱滙」住宅單位的註冊業主。車位買方與住宅單位的註冊業主必須相同。
Each Parking Space shall only be sold to a purchaser who is the registered owner of a residential unit of Grand Central at the time of the completion of the sale and purchase of such Parking Space and the purchaser of Parking Space and the registered owner of the said residential unit must be the same person(s).
- 4 車位於交易完成後以交吉的情況交予買方。
Vacant possession of the Parking Spaces shall be delivered to the purchaser after completion.
- 5 買賣雙方各自承擔其有關住客車位買賣的律師費及其他有關費用。有關住客車位買賣的業權契據、文件的核證副本費用、草擬大廈公契及管理協議("公契")費用及附於公契之圖則費用的適當分攤、圖則費及登記費等及所有臨時合約、正式買賣合約及轉讓契的印花稅均由買方負責繳付。
The purchaser and the Vendor shall bear their own legal fees and other relevant expenses in respect of the sale and purchase of the Parking Spaces. The certified copying charges of title deeds and documents of the Parking Spaces, a due proportion of the costs for the preparation of the Deed of Mutual Covenant and Management Agreement ("DMC") and the plans attached to the DMC, plan fees and registration fees etc. in connection with the sale and purchase of the Parking Spaces and all stamp duties payable on the Preliminary Agreement, the agreement for sale and purchase and the subsequent assignment shall be borne by the purchaser absolutely.
- 6 賣方及信和地產代理有限公司保留修訂上述付款辦法及其他條款及條件的全部權利(包括但不限於不接受買方認購車位的權利)。
The Vendor and Sino Real Estate Agency Limited reserve all rights to amend the above Payment Terms and Other Terms and Conditions (including but not limited to the right not to accept any offer from the Purchaser to purchase the Parking Spaces).
- 7 賣方將保留不時更改車位售價之絕對權利。車位售價如有修改，賣方或信和地產代理有限公司並無責任事先作出通知，而車位將以賣方最終決定之價格出售。
The Vendor reserves the absolute right to change the purchase prices of the Parking Spaces from time to time. If there is/are any price adjustment(s) in relation to the Parking Space(s), the Vendor or Sino Real Estate Agency Limited shall not be under any obligation to make any prior notification, and the Parking Space(s) will be sold at the purchase prices as finally determined by the Vendor.
- 8 如本文件及其內容的中英文版本有異，一概以英文版本為準。
In case of inconsistency between Chinese and English versions of this document and its content, the English version shall prevail.

所有作為支付售價或其任何部份的支票抬頭請寫
"孖士打律師行"

All cheque(s) for payment of Purchase Price or any part thereof
should be made payable to "Mayer Brown"