

Information on Sales Arrangements

Sales Arrangements No. 3A
銷售安排第 3A 號

銷售安排資料

<p>Name of the Development: 發展項目名稱：</p>	<p>The Grand Marine 明翹匯</p>		
<p>Date of the Sale: 出售日期：</p>	<p>Batch (I) 批次(I) From 3 December 2019 由 2019 年 12 月 3 日起</p>	<p>Batch (II) 批次(II) Everyday from 3 December 2019 until 31 December 2019 (both days inclusive). 由 2019 年 12 月 3 日起至 2019 年 12 月 31 日（包括首尾兩天）每天。 (Note: Please refer to “Other matters” below) （注意：請參閱下文「其他事項」）</p>	<p>Batch (III) 批次(III) Tender period from 3 December 2019 until 31 May 2020 招標期由 2019 年 12 月 3 日至 2020 年 5 月 31 日 (Note: Please refer to “Other matters” below) （注意：請參閱下文「其他事項」）</p>
<p>Time of the Sale: 出售時間：</p>	<p>Batch (I) 批次(I) <u>From 3 December 2019 and thereafter</u> From 12:00 noon to 7:00 p.m. <u>由 2019 年 12 月 3 日起:</u> 由中午 12 時至下午 7 時</p>	<p>Batch (II) 批次(II) <u>On 3 December 2019:</u> <i>Commencement time of Tender:</i> 12:00 noon <i>Closing time of the Tender:</i> 5:00 p.m. <u>2019 年 12 月 3 日:</u> <i>招標開始時間:</i> 中午 12 時 <i>招標截止時間:</i> 下午 5 時 <u>Each of the Subsequent Dates of the Sale of tender:</u> <i>Commencement time of Tender:</i> 4:00 p.m. <i>Closing time of the Tender:</i> 5:00 p.m. <u>之後的每個招標出售日期:</u> <i>招標開始時間:</i> 下午 4 時 <i>招標截止時間:</i> 下午 5 時 (Note: Please refer to</p>	<p>Batch (III) 批次(III) Commencement date and time of the tender: 12:00 noon on 3 December 2019 招標開始日期及時間為 2019 年 12 月 3 日中午 12 時 Closing date and time of the tender: 5:00 pm on 31 May 2020 招標截止日期及時間為 2020 年 5 月 31 日下午 5 時 During the tender period: 12:00 noon to 5:00 p.m. daily 在招標期間：每日中午 12 時至下午 5 時 (Note: Please refer to “Other matters” below) （注意：請參閱下文「其他事項」）</p>

		“Other matters” below (注意：請參閱下文 「其他事項」)	
Place where the sale will take place: 出售地點：	B/F of Railway Plaza, No. 39 Chatham Road South, Tsim Sha Tsui, Kowloon (the “Sales Office”) 九龍尖沙咀漆咸道南 39 號鐵路大廈地庫 (「售樓處」)		
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	190		
	Batch (I) 批次(I)：89	Batch (II) 批次(II)：67 (or 68 with effect from 7 December 2019 或於 2019 年 12 月 7 日為 68)	Batch (III) 批次(III)：34 (or 33 with effect from 7 December 2019 或於 2019 年 12 月 7 日為 33)
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>Batch (I) 批次(I)</u> <u>The following flats in Tower 1:</u> 以下在第 1 座的單位： 31B, 32C, 12D, 17D, 18D, 19D, 20D, 22D, 23D, 25D, 26D, 27D, 28D, 29D, 30D, 31D, 31E, 32E, 33E, 33F, 8G, 32G, 33G <u>The following flats in Tower 1A:</u> 以下在第 1A 座的單位： 17A, 23A, 25A, 26A, 27A, 28A, 29A, 30A, 31A, 32A, 27B, 28B, 29B, 31B, 32B, 2C, 3C, 7C, 15C, 16C, 17C, 19C, 20C, 21C, 22C, 23C, 25C, 26C, 27C, 29C, 30C, 31C, 32C, 33C, 33D, 20E, 33E, 26F, 32F, 33F, 33G <u>The following flats in Tower 2:</u> 以下在第 2 座的單位： 25B, 32B, 31C, 32C, 25D, 26D, 27D, 29D, 30D, 31D, 32D, 33E, 25F, 32F, 33F, 33G, 31H, 33H <u>The following flats in Tower 2A:</u> 以下在第 2A 座的單位： 30B, 31B, 32B, 33B, 31C, 33D, 33E	<u>Batch (II) 批次(II)</u> <u>The following flats in Tower 1:</u> 以下在第 1 座的單位： 1A, 2A, 3A, 5A, 6A, 7A, 8A, 9A, 10A, 11A, 12A, 15A, 16A, 17A, 18A, 1D, 1E, 1F, 1G <u>The following flats in Tower 1A:</u> 以下在第 1A 座的單位： 1A, 1C, 1D, 1E, 1F, 1G <u>The following flats in Tower 2:</u> 以下在第 2 座的單位： 1A, 8A [#] , 19A, 20A, 21A, 22A, 23A, 25A, 26A, 27A, 28A, 29A, 30A, 31A, 32A, 1D, 1E, 1F, 1G, 1H <u>The following flats in Tower 2A:</u> 以下在第 2A 座的單位： 1A, 2A, 3A, 5A, 10A, 11A, 12A, 15A, 16A, 18A, 19A, 20A, 21A, 22A, 26A, 27A, 30A, 31A, 32A, 1B, 1C, 1D, 1E <i># specified residential property(ies) included within Batch (II) only with effect from 7 December 2019. 於 2019 年 12 月 7 日起方開始屬批次 (II)之指明住宅物業。</i>	<u>Batch (III) 批次(III)</u> <u>The following flats in Tower 1:</u> 以下在第 1 座的單位： 19A, 20A, 21A, 22A, 23A, 25A, 26A, 27A, 28A, 29A, 30A, 31A, 32A, 33&35A, 33&35B <u>The following flats in Tower 1A:</u> 以下在第 1A 座的單位： 33&35A <u>The following flats in Tower 2:</u> 以下在第 2 座的單位： 2A, 3A, 5A, 6A, 7A, 8A*, 9A, 10A, 11A, 12A, 15A, 16A, 17A, 18A, 33&35A, 33&35B <u>The following flats in Tower 2A:</u> 以下在第 2A 座的單位： 28A, 33&35A <i>* specified residential property(ies) ceasing to be within Batch (III) with effect</i>	

		<i>from 7 December 2019. 於 2019年12月7日起不再 屬批次(III)之指明住宅 物業。</i>
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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：

Batch (I) 批次(I)

First come First served. The Vendor does not accept any person interested in purchasing having queued up before the Time of the Sale on the date concerned.

以先到先得形式發售。賣方不接受相關日期出售時間前在場輪候之人士。

Batch (II) 批次(II)

Subject to other matters, sale of Batch (II) specified residential properties by Tender - see details and particulars in the tender notice. The tender notice and other relevant tender documents of the specified residential properties under this Batch will be made available for collection free of charge at Sales Office during the following periods:

受制於其他事項，批次(II)指明住宅物業以招標方式出售 - 請參閱指明住宅物業的招標公告的細節和詳情。招標公告及其他有關招標文件可於以下時段於售樓處免費領取：

- (a) from 3:00 p.m. on 2 December 2019 the latest to 5:00 p.m. on that date.
最遲2019年12月2日下午3時起至該日下午5時。
- (b) on 3 December 2019: from 12:00 noon to 5:00 p.m.
2019年12月3日：中午12時至下午5時。
- (c) subsequent dates until and inclusive of 31 December 2019: from 3:00 p.m. to 5:00 p.m. daily.
之後日子直至及包括2019年12月31日：每日下午3時至下午5時。

Batch (III) 批次(III)

Subject to other matters, sale of Batch (III) specified residential properties by Tender - see details and particulars in the tender notice. The tender notice and other relevant tender documents of the specified residential properties under this Batch will be made available for collection free of charge at Sales Office during the following periods:

受制於其他事項，批次(III)指明住宅物業以招標方式出售 - 請參閱指明住宅物業的招標公告的細節和詳情。招標公告及其他有關招標文件可於以下時段於售樓處免費領取：

- (a) from 3:00 p.m. on 2 December 2019 the latest to 5:00 p.m. on that date.
最遲2019年12月2日下午3時起至該日下午5時。

- (b) subsequent dates until and inclusive of 31 May 2020: from 12:00 noon to 5:00 p.m. daily.
之後日子直至及包括2020年5月31日：每日中午12時至下午5時。

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。

In case of any dispute, the Vendor reserves its right to allocate any specified residential properties to any interested person by any method (including balloting).

如有任何爭議，賣方保留最終決定權以任何方式（包括抽籤）自行分配任何指明住宅物業予任何有意欲購買的人士。

Other matters:

其他事項：

Batch (I) 批次(I)

- (a) For the safety of the prospective purchasers and maintenance of order at the Sales Office, the Vendor reserves its absolute right to, in the case where a Typhoon Signal No. 8 or above is hoisted or Black Rainstorm Warning is issued or where the Vendor considers that there being an event affecting the safety or order in the Sales Office and/or the vicinity of any of foregoing, postpone, extend or modify the date, time, period, deadline or place as the Vendor may consider appropriate. Details will be announced on the website of the Development (www.thegrandmarine.com.hk) and prospective purchasers will not be separately notified of the same.

為保障準買家安全及維持售樓處秩序，賣方保留絕對權力當遇上天文台發出八號或更高風球信號或黑色暴雨警告時或賣方認為發生影響售樓處及/或其上述地點之附近之安全或秩序之事件時，延後、延長或改動日期、時間、期間、期限或地點至賣方認為合適的其他日期、時間、期間、期限或地點，詳情於發展項目網站（www.thegrandmarine.com.hk）公布，準買家將不獲另行通知。

- (b) Persons interested in purchasing specified residential properties in Batch I are reminded to read the latest register of transactions of the Development so as to ascertain whether a particular specified residential property is still available for sale. A specified residential property will become unavailable for sales if it was offered for sale under any other Sales Arrangements and was sold (whether under this Sales Arrangements or any other Sales Arrangements, if applicable)(if any). Please note also that the register of transactions of the Development may not be updated immediately after a specified residential property is sold.

有意購買批次(I)的指明住宅物業的人士敬請檢視發展項目的成交紀錄冊，以知悉某一指明住宅物業是否仍然可供出售。一指明住宅物業如曾被納入其他銷售安排內供出售並已售出（不論是於本銷售安排下或任何其他銷售安排下，如適用）（如有），該指明住宅物業即變為不再可供出售。另請亦注意發展項目的成交紀錄冊未必一定於指明住宅物業售出後立即更新。

Batch (II) 批次(II)

- (a) The Vendor does not undertake and is under no obligation to review, consider or accept the highest

offer or any offer at all for the purchase of any specified residential property. The Vendor has the absolute right to withdraw from the sale of any specified residential property at any time before the acceptance of any offer. The Vendor has the absolute right to change the closing date and/or time of the tender from time to time by amending the Sales Arrangements.

賣方並不承諾亦無責任閱覽、考慮或接受認購任何指明住宅物業最高出價之要約或任何要約。賣方有絕對權利於接受任何要約前於任何時間撤回出售任何指明住宅物業。賣方有絕對權利透過修改銷售安排不時更改招標截止日期及/或時間。

- (b) Persons interested in submitting tenders of the specified residential properties are reminded to read the latest register of transactions of the Development so as to ascertain whether a particular specified residential property is still available for tender. A specified residential property will become unavailable for tender once the Vendor accepts a tender after the close of a previous tender exercise of that specified residential property (whether under this Sales Arrangements or any other Sales Arrangements, if applicable) (if any). Please note also that the register of transactions of the Development may not be updated immediately after the Vendor accepts a tender.

有意遞交指明住宅物業的投標的人士敬請檢視發展項目的成交紀錄冊，以知悉某一指明住宅物業是否仍然可供招標出售。一旦賣方在該指明住宅物業（不論是於本銷售安排下或任何其他銷售安排下，如適用）的先前的招標程序（如有）完結後接納該指明住宅物業的投標，該指明住宅物業即變為不再可供招標出售。另請亦注意發展項目的成交紀錄冊未必一定於賣方接納投標後立即更新。

Batch (III) 批次(III)

- (a) The Vendor does not undertake and is under no obligation to review, consider or accept the highest offer or any offer at all for the purchase of any specified residential property. The Vendor has the absolute right to withdraw from the sale of any specified residential property at any time before the acceptance of any offer. The Vendor has the absolute right to change the closing date and/or time of the tender from time to time by amending the Sales Arrangements.

賣方並不承諾亦無責任閱覽、考慮或接受認購任何指明住宅物業最高出價之要約或任何要約。賣方有絕對權利於接受任何要約前於任何時間撤回出售任何指明住宅物業。賣方有絕對權利透過修改銷售安排不時更改招標截止日期及/或時間。

- (b) Persons interested in submitting tenders of the specified residential properties are reminded to read the latest register of transactions of the Development so as to ascertain whether a particular specified residential property is still available for tender. A specified residential property will become unavailable for tender once the Vendor accepts a tender after the close of a previous tender exercise of that specified residential property (whether under this Sales Arrangements or any other Sales Arrangements, if applicable) (if any). Please note also that the register of transactions of the Development may not be updated immediately after the Vendor accepts a tender.

有意遞交指明住宅物業的投標的人士敬請檢視發展項目的成交紀錄冊，以知悉某一指明住宅物業是否仍然可供招標出售。一旦賣方在該指明住宅物業（不論是於本銷售安排下或任何其他銷售安排下，如適用）的先前的招標程序（如有）完結後接納該指明住宅物業的投標，該指明住宅物業即變為不再可供招標出售。另請亦注意發展項目的成交紀錄冊未必一定於賣方接納投標後立即更新。

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以下地點可供公眾免費領取：

B/F of Railway Plaza, No. 39 Chatham Road South, Tsim Sha Tsui, Kowloon
九龍尖沙咀漆咸道南 39 號鐵路大廈地庫

Date of Issue (發出日期): 29/11/2019
Date of Amendment (修改日期): 3/12/2019