

# 發展項目的資料 INFORMATION ON THE DEVELOPMENT

發展項目的名稱

朗日峰

**Name of the Development**

FLORA

發展項目所位於的街道名稱及由差餉物業估價署署長為識別發展項目的目的而編配的門牌號數  
大棠路 111 號

**Name of the street at which the Development is situated and the street number allocated by the Commissioner of Rating and Valuation for the purpose of distinguishing the Development**

111 Tai Tong Road

每幢多單位建築物的樓層總數

共 1 座

12 層

**Total number of storeys of each multi-unit building**

There is a total of 1 tower

12 storeys

備註：

上述樓層數目不包括地下、閣樓、1 樓、轉換層、天台、上層天台及頂層天台。

Note:

The above number of storeys does not include the G/F, M/F, 1/F, Transfer Plate, Roof, Upper Roof and Top Roof.

發展項目的經批准的建築圖則所規定的每幢多單位建築物內的樓層號數

地下、閣樓、1 樓、轉換層、2 樓至 3 樓、5 樓至 12 樓、15 樓至 16 樓、天台、上層天台及頂層天台

**Floor numbering in each multi-unit building as provided in the approved building plans for the Development**

G/F, M/F, 1/F, Transfer Plate, 2/F-3/F, 5/F-12/F, 15/F-16F, Roof, Upper Roof and Top Roof.

每幢有不依連續次序的樓層號數的多單位建築物內被略去的樓層號數

不設 4 樓、13 樓及 14 樓

**Omitted floor numbers in each multi-unit building in which the floor numbering is not in consecutive order**

4/F, 13/F & 14/F are omitted

每幢多單位建築物內的庇護層 (如有的話)

不適用

**Refuge floor (if any) of each multi-unit building**

Not applicable

賣方及有參與發展項目的其他人的資料  
INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE DEVELOPMENT



賣方

寶臨集團有限公司

賣方之控權公司

Master Best Development Limited

Goldash Holdings Limited

Kerry Properties (Hong Kong) Limited,

嘉里建設有限公司

嘉里控股有限公司

Kerry Group Limited

發展項目的認可人士

徐柏松先生

發展項目的認可人士以其專業身分擔任經營人、董事或僱員的商號或法團

呂元祥建築師事務所(香港)有限公司

發展項目的承建商

聯力建築有限公司

就發展項目中的住宅物業的出售而代表擁有人行事的律師事務所

國浩律師(香港)事務所

已為發展項目的建造提供貸款或已承諾為該項建造提供融資的認可機構

不適用

已為發展項目的建造提供貸款的任何其他人

東譽有限公司

(註：由 Master Best Development Limited 借出的貸款已全額轉讓予前述公司)

Vendor

Wealth Channel Holdings Limited

Holding Companies of the Vendor

Master Best Development Limited

Goldash Holdings Limited

Kerry Properties (Hong Kong) Limited

Kerry Properties Limited

Kerry Holdings Limited

Kerry Group Limited

Authorized Person for the Development

Mr. Chui Pak Chung, Patrick

The firm or corporation of which an Authorized Person for the Development is a proprietor, director or employee in his or her professional capacity

Ronald Lu & Partners (Hong Kong) Limited

Building contractor for the Development

Unistress Building Construction Limited

The firms of solicitors acting for the owner in relation to the sale of residential properties in the Development

Grandall Zimmern Law Firm

Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Development

Not applicable

Any other person who has made a loan for the construction of the Development

Dragon Fame Limited

(Note: loan made by Master Best Development Limited has been assigned to the aforesaid company in full)

## 有參與發展項目的各方的關係

### RELATIONSHIP BETWEEN PARTIES INVOLVED IN THE DEVELOPMENT

(a)	賣方或有關發展項目的承建商屬個人，並屬該發展項目的認可人士的家人； The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of an Authorized Person for the Development;	不適用 Not applicable
(b)	賣方或該發展項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的家人； The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of such an Authorized Person;	不適用 Not applicable
(c)	賣方或該發展項目的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述認可人士的家人； The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of such an Authorized Person;	否 No
(d)	賣方或該發展項目的承建商屬個人，並屬上述認可人士的有聯繫人士的家人； The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of an associate of such an Authorized Person;	不適用 Not applicable
(e)	賣方或該發展項目的承建商屬合夥，而該賣方或承建商的合夥人屬上述認可人士的有聯繫人士的家人； The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of an associate of such an Authorized Person;	不適用 Not applicable
(f)	賣方或該發展項目的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述認可人士的有聯繫人士的家人； The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of an associate of such an Authorized Person;	否 No
(g)	賣方或該發展項目的承建商屬個人，並屬就該發展項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人； The Vendor or a building contractor for the Development is an individual, and that Vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development;	不適用 Not applicable
(h)	賣方或該發展項目的承建商屬合夥，而該賣方或承建商的合夥人屬就該發展項目內的住宅物業的出售代表擁有人行事的律師事務所行事的經營人的家人； The Vendor or a building contractor for the Development is a partnership, and a partner of that Vendor or contractor is an immediate family member of a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development;	不適用 Not applicable
(i)	賣方或該發展項目的承建商屬法團，而該賣方或承建商（或該賣方的控權公司）的董事或秘書屬上述律師事務所的經營人的家人； The Vendor or a building contractor for the Development is a corporation, and a director or the secretary of that Vendor or contractor (or a holding company of that Vendor) is an immediate family member of a proprietor of such a firm of solicitors;	否 No
(j)	賣方、賣方的控權公司或有關發展項目的承建商屬私人公司，而該發展項目的認可人士或該認可人士的有聯繫人士持有該賣方、控權公司或承建商最少10%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a private company, and an Authorized Person for the Development, or an associate of such an Authorized Person, holds at least 10% of the issued shares in that Vendor, holding company or contractor;	否 No

(k)	賣方、賣方的控權公司或該發展項目的承建商屬上市公司，而上述認可人士或上述有聯繫人士持有該賣方、控權公司或承建商最少1%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a listed company, and such an Authorized Person, or such an associate, holds at least 1% of the issued shares in that Vendor, holding company or contractor;	否 No
(l)	賣方或該發展項目的承建商屬法團，而上述認可人士或上述有聯繫人士屬該賣方、承建商或該賣方的控權公司的僱員、董事或秘書； The Vendor or a building contractor for the Development is a corporation, and such an Authorized Person, or such an associate, is an employee, director or secretary of that Vendor or contractor or of a holding company of that Vendor;	否 No
(m)	賣方或該發展項目的承建商屬合夥，而上述認可人士或上述有聯繫人士屬該賣方或承建商的僱員； The Vendor or a building contractor for the Development is a partnership, and such an Authorized Person, or such an associate, is an employee of that Vendor or contractor;	不適用 Not applicable
(n)	賣方、賣方的控權公司或該發展項目的承建商屬私人公司，而就該發展項目中的住宅物業的出售而代表擁有人行事的律師事務所的經營人持有該賣方、控權公司或承建商最少10%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a private company, and a proprietor of a firm of solicitors acting for the owner in relation to the sale of residential properties in the Development holds at least 10% of the issued shares in that Vendor, holding company or contractor;	否 No
(o)	賣方、賣方的控權公司或該發展項目的承建商屬上市公司，而上述律師事務所的經營人持有該賣方、控權公司或承建商最少1%的已發行股份； The Vendor, a holding company of the Vendor, or a building contractor for the Development, is a listed company, and a proprietor of such a firm of solicitors holds at least 1% of the issued shares in that Vendor, holding company or contractor;	否 No
(p)	賣方或該發展項目的承建商屬法團，而上述律師事務所的經營人屬該賣方或承建商或該賣方的控權公司的僱員、董事或秘書； The Vendor or a building contractor for the Development is a corporation, and a proprietor of such a firm of solicitors is an employee, director or secretary of that Vendor or contractor or of a holding company of that Vendor;	否 No
(q)	賣方或該發展項目的承建商屬合夥，而上述律師事務所的經營人屬該賣方或承建商的僱員； The Vendor or a building contractor for the Development is a partnership, and a proprietor of such a firm of solicitors is an employee of that Vendor or contractor;	不適用 Not applicable
(r)	賣方或該發展項目的承建商屬法團，而發展項目的認可人士以其專業身分擔任董事或僱員的法團為該賣方或承建商或該賣方的控權公司的有聯繫法團； The Vendor or a building contractor for the Development is a corporation, and the corporation of which an Authorized Person for the Development is a director or employee in his or her professional capacity is an associate corporation of that Vendor or contractor or of a holding company of that Vendor;	否 No
(s)	賣方或該發展項目的承建商屬法團，而該承建商屬該賣方或該賣方的控權公司的有聯繫法團。 The Vendor or a building contractor for the Development is a corporation, and that contractor is an associate corporation of that Vendor or of a holding company of that Vendor.	否 No

## 發展項目的設計的資料 INFORMATION ON DESIGN OF THE DEVELOPMENT



發展項目沒有構成圍封牆的一部分的非結構的預製外牆。

There is no non-structural prefabricated external walls forming part of the enclosing walls of the Development.

發展項目有構成圍封牆的一部分的幕牆。

There are curtain walls forming part of the enclosing walls of the Development.

發展項目中的建築物的幕牆的厚度範圍為：200 毫米。

The range of thickness of the curtain walls of the building in the Development is 200 mm.

### 每個住宅物業的幕牆的總面積表 Schedule of Total Area of Curtain Walls of Each Residential Property

樓層 Floor	單位 Unit	每個住宅物業的幕牆的總面積 (平方米) Total Area of Curtain Walls of Each Residential Property (sq.m)						
		A	B	C	D	E	F	G
2樓 2/F		1.167	1.167	0.640	0.640	1.167	0.910	1.167
3樓、5樓至12樓、15樓 3/F, 5/F - 12/F, 15/F		1.167	1.167	0.640	0.640	1.167	0.910	1.167
16樓 16/F		2.564		0.640	0.640	2.307	1.167	

備註：不設4樓、13樓及14樓

Notes: 4/F, 13/F and 14/F are omitted.

物業管理的資料  
INFORMATION ON PROPERTY MANAGEMENT

根據有關公契的最新擬稿，獲委任為發展項目的管理人：  
嘉里物業管理服務有限公司

**The person appointed as the Manager of the Development under the latest draft deed of mutual covenant:**  
Kerry Property Management Services Limited