

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESN250628003014

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)  
查冊日期及時間 SEARCH DATE AND TIME: 28/06/2025 15:18  
查冊者姓名/名稱 NAME OF SEARCHER: PANG TAT SHING  
查冊種類 SEARCH TYPE: CURRENT

本登記冊列明有關物業截至 28/06/2025 07:30 之資料  
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 28/06/2025.

備存土地紀錄以供市民查閱旨在防止秘密及有欺詐成分的物業轉易，以及提供容易追溯和確定土地財產及不動產業權的方法。土地紀錄內載的資料不得用於與土地紀錄的宗旨無關之目的，使用所提供的資料須符合《個人資料（私隱）條例》的規定。

The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to provide means whereby the title to real and immovable property may be easily traced and ascertained. The information contained in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

《政府租契續期條例》已經生效，土地登記冊的適用政府租契年期資料不會相應更新。適用政府租契的年期屆滿日期，以地政總署根據該條例刊憲的任何相關「續期公告」為準。

The Extension of Government Leases Ordinance is in force. Information on lease term for an applicable lease is not updated in the land register accordingly. For the expiry date of the lease term of an applicable Government lease, please refer to the relevant "Extension Notice" published by the Lands Department which should prevail.

進行任何交易前，應先向土地註冊處查閱最新的土地紀錄。

Before any dealings, up-to-date land search should be conducted with the Land Registry.

**物業資料**

**PROPERTY PARTICULARS**

**物業參考編號**

PROPERTY REFERENCE NUMBER (PRN): D3021060

**地段編號**

LOT NO.: THE REMAINING PORTION OF YAU TONG INLAND LOT  
NO. 40

批約 HELD UNDER: CONDITIONS OF EXCHANGE NO. 20171

年期 LEASE TERM: 50 YEARS

開始日期 COMMENCEMENT OF LEASE TERM: 26/07/2012

每年地稅 RENT PER ANNUM: -

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## 所佔地段份數

SHARE OF THE LOT: 49/21917

ADDRESS: UNIT B ON 15TH FLOOR INCLUDING  
BALCONY(IES), UTILITY PLATFORM(S)  
AND BAY WINDOW(S) OF TOWER 2  
PENINSULA EAST  
NO. 9 SHUNG YIU STREET  
KOWLOON

地址: 中文地址不詳

## 備註

REMARKS: THE ANNUAL RENT IS 3% OF THE RATEABLE VALUE FROM TIME TO TIME OF THE LOT SUBJECT TO GENERAL CONDITION NO. 1

OF C/E NO. 20171 (RE YTIL 40)

CONSENT GIVEN BY DIRECTOR OF LANDS DATED 17.3.2015 TO ENTER INTO AGREEMENTS FOR SALE &amp; PURCHASE FOR 256

RESIDENTIAL UNITS OF TOWERS 1 AND 2, 67 CAR PARKING SPACES AND 7 MOTOR CYCLE PARKING SPACES

## 業主資料

OWNER PARTICULARS

業主姓名 NAME OF OWNER	身分 (如非唯一擁有人) CAPACITY (IF NOT SOLE OWNER)	註冊摘要編號 MEMORIAL NO.	文書日期 DATE OF INSTRUMENT	註冊日期 DATE OF REGISTRATION	代價 CONSIDERATION
AU KA WAI		19021502540880 ASSIGNMENT	17/01/2019	15/02/2019	\$8,060,000.00

歐嘉偉

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物業涉及的轉讓  
**INCUMBRANCES**

註冊摘要編號 MEMORIAL NO.	文書日期 DATE OF INSTRUMENT	註冊日期 DATE OF REGISTRATION	文書性質 NATURE	受惠各方 IN FAVOUR OF	代價 CONSIDERATION
13101501440053	09/10/2013	15/10/2013	DEED POLL WITH PLAN	-	-
			備註 REMARKS: RE S.A AND R.P.		
15030400580019	27/02/2015	04/03/2015	CONSENT LETTER FOR EXEMPTION OF BALCONIES AND UTILITY PLATFORMS FROM GROSS FLOOR AREA CALCULATION	-	-
			備註 REMARKS: FROM DISTRICT LANDS OFFICE, KOWLOON EAST		
15041001990010	26/03/2015	10/04/2015	FINANCE UNDERTAKING	THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION	-
			備註 REMARKS: BY THE HONGKONG AND SHANGHAI BANKING CORPORATION LIMITED		
15041401150074	13/04/2015	14/04/2015	STATUTORY DECLARATION	-	-
			備註 REMARKS: OF LI WING YIN AMY "DECLARANT"		
15042000880011	03/09/2014	20/04/2015	UNDERTAKING LETTER FOR RESIDENTIAL RECREATIONAL FACILITIES	-	-
			備註 REMARKS: FROM FRAMENTI COMPANY LIMITED TO BUILDINGS DEPARTMENT		

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15042000880026	03/09/2014	20/04/2015	UNDERTAKING LETTER FOR GREEN FEATURES (COVERED AREAS UNDER BALCONIES AND UTILITY PLATFORMS*  備註 REMARKS: *AS "NON-ENCLOSED AREAS") FROM FRAMENTI COMPANY LIMITED TO BUILDINGS DEPARTMENT	-	-
15051302170134	22/04/2015	13/05/2015	AGREEMENT FOR SALE AND PURCHASE WITH PLAN  葉寧茵 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 17090500800155	YIP NING YAN	\$5,254,000.00
15052002140021	27/04/2015	20/05/2015	SUPPLEMENTAL AGREEMENT  葉寧茵 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 17090500800155	YIP NING YAN	THE NEW CONSIDERATION IS \$5,191,000.00
15071601670013	16/07/2015	16/07/2015	SUPPLEMENTAL STATUTORY DECLARATION  備註 REMARKS: OF LI WING YIN AMY "DECLARANT"	-	-
16052502140018	03/09/2014	25/05/2016	UNDERTAKING LETTER FOR GREEN FEATURE (COMMUNAL SKY GARDEN)  備註 REMARKS: TO BUILDINGS DEPARTMENT	-	-

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16052502140024	03/09/2014	25/05/2016	UNDERTAKING LETTER FOR GREEN FEATURES	-	-
			備註 REMARKS: (BALCONIES, UTILITY PLATFORMS AND NON-STRUCTURAL PREFABRICATED EXTERNAL WALLS) TO BUILDINGS DEPARTMENT		
16081200840033	11/08/2016	12/08/2016	SECOND SUPPLEMENTAL STATUTORY DECLARATION	-	-
			備註 REMARKS: OF LI WING YIN AMY		
16122201970022	28/11/2016	22/12/2016	OCCUPATION PERMIT KN 53/2016 (OP)	-	-
17080200670220	28/07/2017	02/08/2017	CERTIFICATE OF COMPLIANCE	-	-
			備註 REMARKS: FROM DISTRICT LANDS OFFICE / KOWLOON EAST LANDS DEPARTMENT		
17082401650020	03/08/2017	24/08/2017	DEED OF MUTUAL COVENANT INCORPORATING MANAGEMENT AGREEMENT WITH PLANS	HARRIMAN PROPERTY MANAGEMENT LIMITED  夏利文物業管理有限公司 (MANAGER)	-
18110600210222	30/10/2018	06/11/2018	AGREEMENT FOR SALE AND PURCHASE	AU KA WAI  歐嘉偉	\$8,060,000.00

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備註 REMARKS: SEE ASSIGNMENT MEM. NO. 19021502540880					
21111902310681	25/10/2021	19/11/2021	LEGAL CHARGE/MORTGAGE	THE BANK OF EAST ASIA, LIMITED 東亞銀行有限公司	ALL MONEYS

## 等待註冊的契約

DEEDS PENDING REGISTRATION

註冊摘要編號 MEMORIAL NO.	文書日期 DATE OF INSTRUMENT	交付日期 DATE OF DELIVERY	文書性質 NATURE	受惠各方 IN FAVOUR OF	代價 CONSIDERATION
***** 無 NIL *****					

\*\*\*\*\* 登記冊末端 END OF REGISTER \*\*\*\*\*

[LSS-INS12-V241024]