

Information on the Sales Arrangements
銷售安排資料

Sales Arrangements No. 4
銷售安排第 4 號

Name of the Phase: 期數名稱:	Phase 2A (the “Phase”) of Sai Sha Residences (the “Development”)^ 西沙灣發展項目（「發展項目」）的第2A期（「期數」）^					
Date of the Sale: 出售日期:	<table border="1" style="width: 100%;"> <thead> <tr> <th style="text-align: center;">Tender Document No. 招標文件號碼</th> <th style="text-align: center;">Date of the Sale 出售日期</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">4</td> <td>Everyday from 27 January 2026 until 28 January 2026 (both days inclusive) 每日由 2026年1月27日起至2026年1月28日(包括首尾兩天)</td> </tr> </tbody> </table>		Tender Document No. 招標文件號碼	Date of the Sale 出售日期	4	Everyday from 27 January 2026 until 28 January 2026 (both days inclusive) 每日由 2026年1月27日起至2026年1月28日(包括首尾兩天)
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4	Everyday from 27 January 2026 until 28 January 2026 (both days inclusive) 每日由 2026年1月27日起至2026年1月28日(包括首尾兩天)					
Time of the Sale: 出售時間:	<p>Monday to Friday, from 3:00 p.m. to 4:00 p.m. 星期一至五由下午3時至下午4時</p> <p><u>Commencement date of Tender:</u> Everyday from 27 January 2026 until 28 January 2026 (both days inclusive)</p> <p><u>Closing date of the Tender:</u> Everyday from 27 January 2026 until 28 January 2026 (both days inclusive)</p> <p><u>招標開始日期 :</u> 每日由 2026年1月27日起至 2027年1月28日(包括首尾兩天)</p> <p><u>招標截止日期 :</u> 每日由2026年1月27日起至 2026年1月28日(包括首尾兩天)</p>					
Place where the sale will take place: 出售地點:	45/F, Sun Hung Kai Centre, No. 30 Harbour Road, Hong Kong 香港港灣道30 號新鴻基中心 45 樓					
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:	4					
Description of the specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的描述:	<p><u>The following units in Coral Avenue Tower 1 (Floor/Flat):</u> <u>以下在Coral Avenue第1座的單位(樓層/單位) :</u></p> <p>11G, 12G, 15G, 16G</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：

Sale by Tender

以招標方式出售

- Only eligible staff within Sun Hung Kai Properties Group and their eligible family members (the “**Eligible Persons**”) are eligible to participate in the tender (Tender Document No. 4) for the purchase of the specified residential properties referred to in this Sales Arrangements. For the avoidance of doubt, the Vendor reserves its absolute right to determine who is/are Eligible Person(s).
只有新鴻基地產集團內的合資格員工及其合資格的家庭成員(「**合資格人士**」)有資格參與本銷售安排所述的指明住宅物業的招標(招標文件號碼第4號)。為免產生疑問，賣方保留最終權利決定誰是合資格人士。
- See details and particulars in the tender notice. During the following periods and at the following venue, the tender notice and other relevant tender documents will be made available for collection free of charge:-
請參閱招標公告的細節和詳情。招標公告及其他相關招標文件可於以下時段及地點免費領取：-

Tender Document No. 招標文件號碼	Specified residential properties that will be offered to be sold (see Note (3) under "Other Matters") 將提供出售的指明住宅物業 (見「其他事項」第(3)項)	Tender notice and other relevant tender documents will be made available for collection during the following periods and at the designated venue 於以下時段及地點，招標公告及其他相關招標文件可供領取		
		Date 日期 (Day 日/Month 月/Year 年)	Time 時間	Venue 地點
4	All the specified residential properties set out in the Sales Arrangements 所有於銷售安排中列出的指明住宅物業	20/01/2026	from 6:00 p.m. to 7:00 p.m. 下午6時至 晚上7時	45/F, Sun Hung Kai Centre, No. 30 Harbour Road, Hong Kong 香港港灣道30號新鴻基中心 45 樓
4	All the specified residential properties set out in the Sales Arrangements 所有於銷售安排中列出的指明住宅物業	21/01/2026 – 28/01/2026	from 3:00 p.m. to 5:00 p.m. (Monday to Friday) 下午3時至 下午5時(星期一至五)	45/F, Sun Hung Kai Centre, No. 30 Harbour Road, Hong Kong 香港港灣道30號新鴻基中心 45 樓

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 tender notices and other relevant tender documents.

請參照招標公告及其他相關招標文件。

Other matters:

其他事項：

- (1) 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 accept any offer at or before the closing time of the tender. The Vendor has absolute right to change the closing date and/or time of the tender in respect of all or any of the specified residential properties from time to time by amending and/or issuing 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。賣方有絕對權利於招標截止時間或之前接受任何要約。賣方有全權透過修改及/或發出銷售安排不時更改全部或任何指明住宅物業的招標截止日期及/或時間。
- (2) The tender of the specified residential properties will proceed in accordance with the Sales Arrangements irrespective of whether any Tropical Cyclone Warning Signal or any Rainstorm Warning Signal is in effect or any extreme conditions announcement is made at any time on any date of sale.
即使於任何出售日期及任何時間內有任何熱帶氣旋警告信號或任何暴雨警告信號生效或極端情況的公布，指明住宅物業的招標會繼續按銷售安排進行。
- (3) Persons interested in submitting tenders of the specified residential properties are reminded to read the latest register of transactions of the Phase so as to ascertain whether a particular specified residential property is still available for tender on a date of sale. Although a specified residential property may be available for tender on a date of sale, it may become unavailable during that date of sale because the Vendor may accept a tender within the acceptance period after the close of that previous tender exercise.
有意遞交指明住宅物業的投標書的人士敬請檢視期數的最新成交紀錄冊，以確定某一指明住宅物業在某一出售日期是否仍然可供出售。雖然某一指明住宅物業可能在某一出售日期仍然可供出售，因賣方可能會在先前的招標程序完結後的承約期間內接納該指明住宅物業的投標書，該指明住宅物業可能於該出售日期內的期間變為不再可供出售。
- (4) In the event of any discrepancy between the English and Chinese versions of this Information on Sales Arrangements, the English version shall prevail.
倘若本銷售安排資料中、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 the following venue:

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：

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下列地點可供公眾免費領取：

From 11:00 a.m. to 8:00 p.m. (daily)

11/F, International Commerce Centre, No. 1 Austin Road West, Kowloon, Hong Kong

After 8:00 p.m. to 11:00 a.m. of the next day (daily)

3/F Lobby, International Commerce Centre, No. 1 Austin Road West, Kowloon, Hong Kong

由上午11時至晚上8時(每日)

香港九龍柯士甸道西 1 號環球貿易廣場 11 樓

由晚上8時後至翌日上午11時(每日)

香港九龍柯士甸道西 1 號環球貿易廣場 3 樓大堂

Date of Issue:	20 January 2026
發出日期:	2026年1月20日

[^] Remarks: Coral Avenue Tower 1, Coral Avenue Tower 2, Coral Avenue Tower 3 and Coral Avenue Tower 5 of the residential development in the Phase are called “SIERRA SEA”.

[^] 備註：期數中住宅發展項目的Coral Avenue第1座、Coral Avenue第2座、Coral Avenue第3座及Coral Avenue第5座稱為「SIERRA SEA」。