

# Diamond Sky<sup>\*</sup> service apartments in The Cullinan Tower 20 Zone 1 on the market

Developed by a subsidiary of SHKP as part of the Kowloon Station Development Phase VI, The Cullinan comprises residential development, service apartment accommodation and car park. It has attracted high interest from buyers in previous launches. The Cullinan Tower 20 Zone 1 service apartments Diamond Sky<sup>\*</sup>, which have not been previously launched, have gone on the market, and are set to be cherished for their rarity.



Photograph taken on the evening of 19 June 2013 and has been processed with computer imaging techniques. The photograph is for reference only.

## Diamond Sky<sup>\*</sup> premium units with sea views

Diamond Sky<sup>\*</sup> encompasses 91 units with sea views on the 67th to 91st floors of Zone 1 in Tower 20 (74th and 84th floors omitted). Residents will be able to take lifts from the lobby to the Diamond Sky<sup>\*</sup> floors for added privacy. SHKP recently organized a media tour of the A, B, C and D units on the 72nd floor, with saleable areas of 1,463, 693, 1,377 and 1,422 square feet respectively. The spacious A, C and D units have four bedrooms (including two en-suites) as well as a store room with lavatory, which will be suitable for large families. The B unit with two bedrooms (including one en-suite) will be ideal for young professionals, bachelors and bachelorettes.

The four Diamond Sky<sup>\*</sup> units shown have top-notch kitchen cabinets and appliances fitted out with premium German brands including Bulthaup cabinets, premium Sub-Zero refrigerators and Miele microwaves, cooker hoods, ovens and gas hobs. Master bedrooms feature Italian Poliform wardrobes to appeal to the elegant taste of owners.

Remark: The areas specified above in square feet are converted from the areas in square metres at a rate of 1 square metre = 10.764 square feet and rounded to the nearest integer.

<sup>\*</sup>Diamond Sky is the name given to the service apartments on the 67th to 91st floors (74th and 84th floors omitted) of Zone 1 in Tower 20 of Phase VI Service Apartment Accommodation.

District: South West Kowloon      Name of Street and Street Number of the Phase of the Development: 1 Austin Road West  
Address of Website designated for the Phase of the Development  
(i.e. Phase VI of the entire Kowloon Station Development): [www.thecullinan.com.hk](http://www.thecullinan.com.hk)<sup>#</sup>      Enquiries: (852) 3119 0008

<sup>#</sup> Website containing electronic copies of sales brochure, price list and register of transactions.

The photographs, images, drawings or sketches shown in this advertisement/promotional material represent an artist's impression of the development concerned only. They are not drawn to scale and/or may have been edited and processed with computerized imaging techniques. Prospective purchasers should make reference to the sales brochure for details of the development. The vendor also advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

Vendor: MTR Corporation Limited (as "owner"), Harbour Vantage Limited (as "person so engaged"). (Notes: "owner", in relation to a residential property, means the legal or beneficial owner of the residential property; and "person so engaged" means the person who is engaged by the owner to co-ordinate and supervise the process of designing, planning, constructing, fitting out, completing and marketing the Phase of the Development). Holding Company of MTR Corporation Limited: not applicable. Holding company of Harbour Vantage Limited: Lanrich Limited, Scafford Ltd., Kingbond Holdings Ltd., Sun Hung Kai Properties Limited. Authorized Person for the Phase of the Development: Mr. Au-Yeung Chi King, Artur of Wong & Ouyang (HK) Limited. Mr. Au-Yeung Chi King, Artur is a Director of Wong & Ouyang (HK) Limited. Building Contractor for the Phase of the Development: Sanfield Building Contractors Limited. Solicitors acting for the owner: Deacons, Mayer Brown JSM. Authorized Institution that has made a loan, or has undertaken to provide finance, for the construction of the Phase of the Development: Not Applicable. Other person who has made a loan for the construction of the Phase of the Development: Sun Hung Kai Real Estate Agency Limited (the loan had been fully repaid on 30 June 2003), Sun Hung Kai Properties Holding Investment Limited. This advertisement is published by the person so engaged with the consent of the owner. Prospective purchasers are advised to refer to the sales brochure for any information on the Phase of the Development. Phase VI of the entire Kowloon Station Development is the phase of which The Cullinan forms part. The Cullinan comprises Phase VI Residential Development, Phase VI Service Apartment Accommodation and Phase VI Car Park. Date of issue: 30 April 2015