



SHKP Executive Director & Deputy Managing Director Victor Lui (left) and Sun Hung Kai Real Estate Agency Assistant General Manager Andy Chan introducing the waterfront Victoria Harbour residences

Phase 1 of SHKP's North Point waterfront residential development named Victoria Harbour

SHKP has called Phase 1 of its landmark North Point residential development Victoria Harbour, which features a stylish design and exquisite materials that offers a sophisticated lifestyle. The entire Development's frontage will extend over 290 metres¹ along the waterfront to create exceptional grandeur.

Helping transform North Point

The Victoria Harbour residences in North Point will enjoy sparkling views of Victoria Harbour². North Point is served by an MTR station and features comprehensive facilities with its proximity to Island East business area and Causeway Bay. The area benefits from a well-established transportation network, which will be further enhanced by the Central-Wan Chai Bypass and Island Eastern Corridor Link³ under construction as well as the proposed North Island Line railway project⁴. The development potential of North Point will get an additional boost from the proposed enhancement of North Point Waterfront Promenade⁵.

SHKP is also developing a large-scale hotel near Victoria Harbour residences, which will be complemented by the upcoming Harbour North shopping mall within the Development. They are poised to transform the North Point waterfront into a new integrated paradise that will enliven the Victoria Harbour coast and appeal to discerning tastes.

Notes:

- ¹ Please refer to the plan annexed to Conditions of Sale No. 20173.
- ² It is only a brief description of the surrounding area of the said Development. It does not represent all units can enjoy the said view. The view is affected by the unit's floor level, orientation, surrounding buildings and environment, and is not applicable to all units of the Development. The buildings, facilities and environment around the Development may change from time to time. The Vendor does not make any offer, undertaking, representation or warranty whatsoever, whether express or implied regarding the view and surrounding environment of the Development.
- ³ Source: Highways Department Website
www.hyd.gov.hk/en/road_and_railway/road_projects/6579th
- ⁴ Source: Transport and Housing Bureau Website
www.thb.gov.hk/eng/psp/publications/transport/publications/rds2014.pdf
- ⁵ Source: Planning Department Website
www.pland.gov.hk/pland_en/p_study/prog_s/island/Link/files/201203/executive-summary.pdf

Name of the Phase of the Development: Phase 1 ("the Phase") of Victoria Harbour Development (The residential development in the Phase is called "Victoria Harbour")

District: North Point

Name of the street and the street number of the Phase: 133 Java Road*

The website address designated by the Vendor for the Phase: www.victoriaharbour.com.hk

Enquiries hotline: (852) 3119 0008

*The provisional street number is subject to confirmation when the Phase is completed.

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Vendor: Choice Win (H.K.) Limited Holding companies of the Vendor: Topraise Group Limited, Total Corporate Holdings Limited, Sun Hung Kai Properties Limited Authorized Person of the Phase: Lu Yuen Cheung Ronald The firm or corporation of which the Authorized Person of the Phase is a proprietor, director or employee in his or her professional capacity: Ronald Lu & Partners (Hong Kong) Limited Building Contractor of the Phase: Chun Fai Construction Company Limited The firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase: Mayer Brown JSM, Woo Kwan Lee & Lo, Sit, Fung, Kwong & Shum Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Phase: The Hongkong and Shanghai Banking Corporation Limited (to be provided before commencement of sales) Any other person who has made a loan for the construction of the Phase: Sun Hung Kai Properties Holding Investment Limited The estimated material date for the Phase to the best of the Vendor's knowledge: 30th June 2017 ("material date" means the date on which the conditions of the land grant are complied with in respect of the Phase. The estimated material date is subject to any extension of time that is permitted under the agreement for sale and purchase.) This advertisement/promotional material shall not constitute or be construed as any offer, representation, undertaking or warranty, whether express or implied, on the part of the Vendor regarding the Phase or any part thereof. The consent by the Director of Lands to enter into agreements for sale and purchase in respect of the residential units, residential car parking spaces and residential motor cycle parking spaces of the Phase has not yet been obtained. Prospective purchasers are advised to refer to the sales brochure for any information on the Phase of the Development (The sales brochure is not available to the public for collection at the date of printing this advertisement). This advertisement is published by the Vendor or with the consent of the Vendor. Date of Printing: 29th June, 2016