

# Grand YOHO<sup>1</sup> in Yuen Long's Grand YOHO Development phase two now on the market



The photographs, images, drawings and/or sketches shown in this advertisement is/are not photograph(s) taken from the Phase of the Development but is/are the imagination of the developer or the artist. Such photographs, images, drawings and/or sketches are not meant to show the appearance or the view from the Phase of the Development when completed and has/have been edited and processed with computerized imaging techniques. The installations, finishing materials, facilities, decorations, plants, landscape and other objects and the view shown in the said photographs, images, drawings and/or sketches are for reference only and may not appear in the Phase of the Development or its vicinity. They do not and shall not constitute any offer, undertaking, representation or warranty whatsoever, whether expressed or implied, on the part of the vendor in respect of the Phase of the Development. The bridge(s) or footbridge(s) facilities shown in the photographs, images, drawings and/or sketches is/are only simulation and is/are not taken from the Phase of the Development, but is/are the imagination of the designer and has/have been simulated and processed with computerized imaging techniques and is/are for reference only. They do not and shall not constitute any offer, undertaking, representation or warranty whatsoever, whether expressed or implied, on the part of the vendor. Such bridge(s) or footbridge(s) facilities when completed may be different from that/those shown on this photograph/image/drawing/sketch/advertisement/promotional material and it/they may not be immediately available for use when the residential units in the Phase are ready for occupation.

SHKP has recently put Grand YOHO<sup>1</sup> in phase two of the Grand YOHO Development in Yuen Long on the market. Grand YOHO Development and the neighbouring YOHO Town, YOHO Midtown, Sun Yuen Long Centre and / or YOHO MALL<sup>2</sup> will form the YOHO metropolis with complete transport and lifestyle facilities.

## Comprehensive transport and lifestyle facilities

Grand YOHO<sup>1</sup> in phase two of the Grand YOHO Development will have three residential towers containing 826 units with a variety of practical layouts. The Grand YOHO Development private clubhouse will be the largest in the YOHO series, with indoor area and outdoor landscaped gardens covering more than 170,000 square feet, and there will be some 50 facilities<sup>3</sup>. Strategically located in the town centre, the development will have a direct link to West Rail Yuen Long Station through a retail podium<sup>4</sup>. The transport interchange at the podium is expected to offer various bus and cross-border shuttle bus routes making it easy to get to Hong Kong Island, Kowloon and the New Territories, plus major mainland ports<sup>5</sup>. The project will be connected to the 1.1-million-square-foot YOHO MALL<sup>2</sup>, with YOHO MALL I accessible to residents through individual lift lobbies. YOHO MALL<sup>2</sup> will house international restaurants, the latest fashions, Hong Kong's largest IMAX cinema, lifestyle superstores, a 30,000-square-foot outdoor dining promenade and 120,000 square feet of outdoor green area offering lifestyle facilities and a wide array of leisure.

### Notes:

<sup>1</sup> Name of the Phase of the Development: Phase 2 ("the Phase") of Grand YOHO Development ("the Development") (Towers 3, 5 and 8 (Tower 4 is omitted and Towers 1, 2, 6, 7, 9 and 10 are not in the Phase) of the residential development in the Phase are called "Grand YOHO")

<sup>2</sup> YOHO Metropolis shown or referred to herein or its related areas includes and means Grand YOHO Development, and the neighbouring YOHO Town, YOHO Midtown, Sun Yuen Long Centre and/or YOHO MALL 形點 (YOHO MALL 形點 means YOHO MALL I 形點 I of YOHO Midtown, YOHO MALL II 形點 II of Sun Yuen Long Centre and YOHO MALL I Extension 形點 I 伸延部分 of Grand YOHO in Phase 1 of the Grand YOHO Development), which are not entirely located within the Development.

<sup>3</sup> The facilities and completion date of the clubhouse and/or recreational facilities are subject to the final approval of the Buildings Department, the Lands Department and/or other relevant Government departments. The clubhouse/recreational facilities may not be available for immediate use at the time of handover of the residential properties of the Phase of the Development. Further, some of the facilities of the clubhouse belong to or are situated in other Phase(s) of the Development and shall not be available for use before completion of such Phase(s) and all the necessary preparations for such use. The use or operation of some of the facilities and/or services may be subject to the consent or permit issued by the relevant Government departments or additional payment.

<sup>4</sup> The connection point and related facilities may not be immediately available for use when the residential units in the Phase are ready for occupation.

<sup>5</sup> The cross border shuttle bus services will be provided by a third party, who will decide the terms and conditions, charges, operation time and service period of such services.

Name of the Phase of the Development: Phase 2 ("the Phase") of Grand YOHO Development ("the Development") (Towers 3, 5 and 8 (Tower 4 is omitted and Towers 1, 2, 6, 7, 9 and 10 are not in the Phase) of the residential development in the Phase are called "Grand YOHO")

District: Yuen Long Name of Street and Street Number of the Phase of the Development: No. 9 Long Yat Road

The website address designated by the vendor for the Phase of the Development: [www.grandyoho.com.hk/p2](http://www.grandyoho.com.hk/p2) Enquiries: (852) 3119 0008

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: City Success Limited Holding companies of the vendor: Sunrise Holdings Inc., Ximston Finance S.A., Sun Hung Kai Properties Limited Authorized person of the Phase of the Development: Ng Tze Kwan Firm or corporation of which the authorized person of the Phase of the Development is a proprietor, director or employee in his professional capacity: Sun Hung Kai Architects and Engineers Limited Building contractor of the Phase of the Development: Sanfield Engineering Construction Limited The firm of solicitors acting for the owner in relation to the sale of residential properties in the Phase of the Development: Winston Chu & Co., Mayer Brown JSM, Wong & Poon Authorized institution that has made a loan, or has undertaken to provide finance for the construction of the Phase of the Development: The Hongkong and Shanghai Banking Corporation Limited (to be provided before commencement of sales) Any other person who had made a loan for the construction of the Phase of the Development: Sun Hung Kai Properties Holding Investment Limited The estimated material date for the Phase of the Development as provided by the authorized person of the Phase of the Development 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 of the Development. The estimated material date is subject to any extension of time that is permitted under the agreement for sale and purchase.) Prospective purchaser is advised to refer to the sales brochure for any information on the Phase of the Development. This advertisement is published by the vendor or by another person with the consent of the vendor. Date of printing: 25 February 2017