

Grand YOHO in Phase 1 of Grand YOHO Development with upgraded design and clubhouse ready for handover

SHKP recently finished Phase 1 of its Grand YOHO Development and owners are taking possession. The residential part Grand YOHO in Phase 1 is linked to MTR Yuen Long Station* and residents have direct access to a shopping mall that makes up part of the comprehensive facilities in the YOHO series[^]. In addition to enhanced planning, design, materials and management, Grand YOHO features clubhouse^Δ and landscaped garden covering more than 170,000 square feet, which is among the largest in the northwest New Territories. Overall, Grand YOHO is expected to set a new standard for premium living in Yuen Long.

YOHO series[^] forming a vibrant community

The concept for YOHO series[^] is an integrated city hub with residential units and shopping mall served by footbridges and a range of community and commercial facilities to form an energetic, self-contained neighbourhood. SHKP's inter-departmental handover team checked more than a hundred items in each unit before buyers take possession, and Grand YOHO owners will have the benefit of the developer's three-year guarantee on newly sold residential units.

Diverse layouts and extensive landscaping

Grand YOHO offers diverse and practical layouts with segmentation of living room and bedrooms to suit different needs, and high ceilings from 9.5 to 11 feet fill the units with abundant natural light. Residents can look out on enthralling views of the estate garden or lush greenery of Kam Tin in the distance[▲]. The GRAND Yoho Club^Δ along with landscaped garden is among the largest in the northwest New Territories covering more than 170,000 square feet. There are 50-plus installations for people of all ages, including an outdoor pool that is complemented by a family water play zone featuring colourful slides and more for maximum summer fun! Residents tying the knot can take their vows in a function hall inspired by gothic churches and commission a team to take care of everything from wedding planning to the celebrant service, photography and banquet[#].

First YOHO concierge

As the YOHO series[^] evolves, so does the management and service. Grand YOHO is the first in the series with concierge service[#] caring for all residents' needs. Noteworthy features include window-cleaning robots and specialty kitchen appliances such as electronic barbecues, bread makers and halogen ovens so residents need not buy extra equipment to enjoy cooking. Busy urbanites will appreciate the Super eLocker one-stop laundry[#] and parcel pick up[#] to make life more convenient, plus a mobile app for information on the estate and smart security as part of a premium lifestyle.



Grand YOHO residents will benefit from the comprehensive facilities of the YOHO community and enjoy direct access to a mall and MTR Yuen Long Station¹



50-metre outdoor pool and family play zone^Δ with colourful slides and other installations²



Grand Ballroom^Δ with echoes of gothic churches³

Notes:

- [^] YOHO series refers to the developments known as YOHO Town, YOHO Midtown and Grand YOHO Development.
- ^Δ Promotional name(s) appearing in advertisements/promotional materials only, the same will not appear in the Preliminary Agreement for Sale and Purchase, Agreement for Sale and Purchase, Assignment or other title documents of the residential properties of the Development. GRAND Yoho Club will be a clubhouse exclusively for residents of Grand YOHO Development, its location will be at Phase 1 and Phase 2 of the development, the clubhouse / recreational facilities may not be ready for use upon handing over of residential units in the phase of the development. Some of the facilities of the clubhouse and/or situate at other Phase(s) of the Development and shall not be available for use before completion of such Phase(s) and all the necessary preparation works. The facilities and the date of completion of the clubhouse and/or the various recreational facilities are subject to the final approval by the Buildings Department, Lands Department and/or other relevant government authorities. Uses and opening hours of the clubhouse facilities are subject to the restrictions set out in the relevant stipulations of legislation, land grants and deed of mutual covenant, clubhouse rules as well as actual site constraints. The clubhouse / recreational facilities may not be available for immediate use at the time of handing over of the residential properties in the Development.
- [#] The property management services and other above-mentioned services may be provided by the Manager of the Development or other contract-based third party companies. The Manager or the contract-based third party company shall determine the charges, terms of use, operation hours and service provision period of its management service or other above-mentioned services at their own absolute discretion, and such arrangements shall be subjected to and bound by the terms and conditions stated in the deed of mutual covenant, service contract or other relevant documents.
- ^{*} Connection point and other in-and-out facilities may not be available for use at the time of handing over of the residential properties in the Development.
- [▲] Only applicable to some of the units.
- ¹ This photograph was taken at Grand YOHO on 21 March 2017. It has been edited and processed with computerized imaging technique and is for reference only.
- ² This photograph was taken at Grand YOHO on 18 March 2017. It has been edited and processed with computerized imaging technique and is for reference only.
- ³ This photograph was taken at Grand YOHO on 11 March 2017. It has been edited and processed with computerized imaging technique and is for reference only.

Name of the Phase of the Development: Phase 1 ("the Phase") of Grand YOHO Development ("the Development") (Towers 1, 2, 9 and 10 (Tower 4 is omitted, and Towers 3, 5, 6, 7 & 8 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 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: Ximston Finance S.A., Sunrise Holdings Inc., 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 (Note: The relevant undertaking has been cancelled) Any other person who had made a loan for the construction of the Phase of the Development: Sun Hung Kai Properties Holding Investment Limited 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: 4 May 2017