

# 10 Shing Yip Street - Price List

# 成業街10號 - 價單

1st February 2018 (R9)

Unit 單位		Shop A				Shop B-H					
Gross Area 建築面積(ft <sup>2</sup> )		4,768				12,350					
Saleable Area 實用面積(ft <sup>2</sup> )		3,098				8,892					
G/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )										
	Total Price 售價(\$/ft <sup>2</sup> )										
Unit 單位		Shop A		Shop B1		Shop B2		Shop C			
Gross Area 建築面積(ft <sup>2</sup> )		952		4,700		1,470		4,465			
Saleable Area 實用面積(ft <sup>2</sup> )		647		3,196		1,000		3,037			
1/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )			21,215		40,050		31,245			
	Total Price 售價(\$/ft <sup>2</sup> )			99,710,500		58,873,500		139,508,925			
Unit 單位		Shop A	Shop B	Shop C		Shop D		Shop E	Shop F	Shop G	
Gross Area 建築面積(ft <sup>2</sup> )		1,643	2,122	1,700		1,955		1,719	2,245	1,778	
Saleable Area 實用面積(ft <sup>2</sup> )		1,117	1,443	1,156		1,329		1,169	1,526	1,209	
*On 10/F only 只限10/F*		202	85	111		119		108	64	172	
10/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )					14,800					
	Flat Roof Price 平台售價(\$)										
	Total Price 售價(\$)					139,075,600					
11/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )										
	Total Price 售價(\$/ft <sup>2</sup> )										
Unit 單位		Shop A	Shop B	Shop C1	Shop C2	Shop D1	Shop D2	Shop E1	Shop E2	Shop F	Shop G
Gross Area 建築面積(ft <sup>2</sup> )		1,643	2,122	802	898	1,019	936	912	807	2,245	1,778
Saleable Area 實用面積(ft <sup>2</sup> )		1,117	1,443	545	610	693	636	620	549	1,526	1,209
12/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	14,610	14,490		14,890			14,890	16,200	14,490	14,610
	Total Price 售價(\$/ft <sup>2</sup> )	24,004,000	30,748,000		13,371,000			13,580,000	13,073,400	32,530,000	25,977,000
15/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	14,670	14,550	14,920	14,960		14,960	14,960	14,920	14,550	14,670
	Total Price 售價(\$/ft <sup>2</sup> )	24,103,000	30,875,000	11,966,000	13,434,000		14,003,000	13,644,000	12,040,000	32,665,000	26,083,000
16/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	14,730	14,610							14,610	
	Total Price 售價(\$/ft <sup>2</sup> )	24,201,000	31,002,000							58,776,030	
17/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )					14,670					
	Total Price 售價(\$/ft <sup>2</sup> )					193,086,540					
18/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	14,880	15,530	16,700	17,450		15,750		15,130	14,760	14,880
	Total Price 售價(\$/ft <sup>2</sup> )	24,448,000	32,954,660	13,393,400	15,670,100		14,742,000		12,210,000	33,136,000	26,457,000
19/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	14,920			15,200			15,800	15,170	14,790	14,920
	Total Price 售價(\$/ft <sup>2</sup> )	24,514,000			13,650,000			14,410,000	12,242,000	33,204,000	26,528,000
Unit 單位		Office A		Office C1	Office C2	Office D1	Office D2	Office E1	Office E2	Office F	Office G
Gross Area 建築面積(ft <sup>2</sup> )		3,813		802	901	937	855	831	740	2066	1787
Saleable Area 實用面積(ft <sup>2</sup> )		2,594		545	612	637	581	565	503	1405	1215
20/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	14,680							15,325	14,930	13,730
	Total Price 售價(\$/ft <sup>2</sup> )	55,974,840							11,340,500	30,845,380	24,536,000
21/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )			14,060	14,060						
	Total Price 售價(\$/ft <sup>2</sup> )			11,276,000	12,668,000						
22/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )				14,210	15,000					13,630
	Total Price 售價(\$/ft <sup>2</sup> )				12,803,000	14,055,000					24,357,000
23/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	15,730				14,200	14,310		15,915	14,380	13,720
	Total Price 售價(\$/ft <sup>2</sup> )	72,593,950				13,305,400	12,235,050		11,777,100	29,709,080	24,518,000
25/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )							14,700			14,300
	Total Price 售價(\$/ft <sup>2</sup> )							12,215,700			65,679,900
26/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )			14,730	14,730	14,840			15,130	14,550	13,890
	Total Price 售價(\$/ft <sup>2</sup> )			11,813,000	13,272,000	13,905,080			11,196,200	30,060,000	24,821,000
27/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )										
	Total Price 售價(\$/ft <sup>2</sup> )										
28/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )			16,100						14,960	14,090
	Total Price 售價(\$/ft <sup>2</sup> )			27,418,300						30,907,000	25,179,000
29/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )		15,230	15,690	15,420	15,230	16,210			16,890	14,420
	Total Price 售價(\$)		12,214,460	14,136,690	14,448,540	13,021,650	13,470,510			34,895,000	25,769,000
30/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )									15,330	14,260
	Total Price 售價(\$/ft <sup>2</sup> )									31,672,000	25,483,000
31/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )							16,160	17,170	15,540	14,770
	Total Price 售價(\$/ft <sup>2</sup> )							13,428,960	12,705,800	32,106,000	26,394,000
Unit 單位		Office A		Office C		Office D		Office E		Office F	Office G
Gross Area 建築面積(ft <sup>2</sup> )		3,813		1,703		1,792		1,571		2066	1787
Saleable Area 實用面積(ft <sup>2</sup> )		2,594		1,158		1,218		1,068		1405	1215
32/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )	17,580		16,090		16,090		16,090		16,340	16,470
	Total Price 售價(\$)	67,032,540		27,401,270		28,833,280		25,277,390		33,758,440	29,431,890
33/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )			16,470		16,470		16,470		16,710	17,210
	Total Price 售價(\$)			28,048,410		29,514,240		25,874,370		34,522,860	30,754,270
35/F	Unit Price 建築呎價(\$/ft <sup>2</sup> )					18,420		18,510			17,830
	Total Price 售價(\$)					33,008,640		29,079,210			31,862,210

<b>SOLD 已售</b>
<b>LEASED 已租</b>
<b>RENOVATED SAMPLE LAYOUT 連裝修單位</b>

Monthly Management Fees 每月管理費(\$)	
G/F	HK\$1.9 per sq.ft.
1/F	HK\$2.0 per sq.ft.
10/F - 35/F	HK\$2.15 per sq.ft.

Payment Terms 付款條款	
5%	Initial Deposit/Upon signing the PASP 簽署臨時買賣合約時須交付臨時訂金
5%	7 days after signing the PASP (Upon signing the Formal S&P) 簽署正式買賣合約-簽署臨時買賣合約後7天內加付訂金
10%	30 days after signing the Formal S&P 簽署正式買賣合約後30天內繳付
80%	60 days after signing the Formal S&P 簽署正式買賣合約後60天內繳付