

30. 有關資料

RELEVANT INFORMATION

附近的其他地段

賣方（「毗鄰地段」的擁有人）亦擁有發展項目（以綠色顯示在本部分的圖則上）附近的其他地段，即元朗市地段第524號及元朗市地段第527號（統稱「毗鄰地段」）。「毗鄰地段」並不構成發展項目的一部分，僅為識別目的，「毗鄰地段」分別以紅色及紫色顯示在本部分的圖則上。

「毗鄰地段」的擁有人現正考慮「毗鄰地段」的發展。「毗鄰地段」的擁有人不會就「毗鄰地段」現在或將來的使用、保養、出售、處置、發展或其他方面作出任何形式的保證或陳述。「毗鄰地段」的擁有人亦明確保留所有與「毗鄰地段」有關的權利，包括但不限於「毗鄰地段」的使用、保養、出售、處置、發展、任何建築圖則的遞交及修改或其他任何方面。

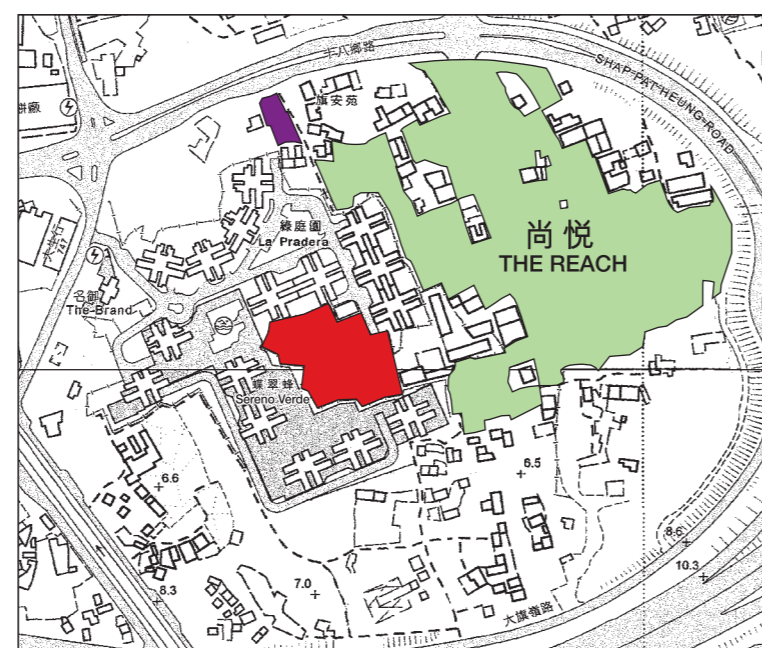
在獲得政府批准後，將來在「毗鄰地段」上不時進行的工程、使用、處置或發展可能對發展項目的任何住宅物業的享用，諸如通行、景觀、噪音或對周邊環境的其他方面造成影響。

Other lots nearby

The Vendor ("the owner of the Adjacent Lots") also owns other lots namely, Yuen Long Town Lot No.524 and Yuen Long Town Lot No.527 (collectively known as "the Adjacent Lots") near the development (as shown and coloured green on the plan in this section). The Adjacent Lots do not form part of the development and are, for identification purpose only, shown and coloured red and purple respectively on the plan in this section.

The owner of the Adjacent Lots is considering development of the Adjacent Lots. The owner of the Adjacent Lots gives no warranties or representations whatsoever, whether in relation to any present or future use, maintenance, sale, disposal, development or otherwise, in respect of the Adjacent Lots. The owner of the Adjacent Lots also expressly reserves all rights in respect of the Adjacent Lots, including but not limited to the use, maintenance, sale, disposal, development, submissions of and any amendments to any building plans or otherwise.

Subject to approval by the Government, any works, use, disposal or development from time to time of the Adjacent Lots in the future may affect the enjoyment of any residential property of the development in terms of the access, views, noise and other aspects of the surrounding environment.



■ 元朗市地段第524號 Yuen Long Town Lot No.524

■ 元朗市地段第527號 Yuen Long Town Lot No.527

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賣方就該項目指定的互聯網網站的網址：
 The address of the website designated by the vendor for the development:
www.thereach.com.hk

發展項目及其周邊地區日後可能出現改變。 There may be future changes to the development and the surrounding areas.
 本售樓說明書印製日期：2013年5月16日 Date of printing of this Sales Brochure : 16th May 2013

檢視 / 修改日期 Examination / Revision Date	所作修改 Revision Made	
	頁次 Page Number	所作修改 Revision Made
2013年5月21日 21st May 2013	39, 40, 41	修訂單位J於樓面平面圖的部份外部及內部尺寸。 Revise part of the external and internal dimensions for the floor plan of Flat J.
	43	於單位B之樓面平面圖補回「St.」字樣。 Add back the notation "St." to the floor plan of Flat B.
	49	於單位A及B之間的承力結構牆填回粗黑實線以作展示。 The load bearing walls between Flat A and Flat B were represented by thick solid lines.
	57	於單位J之樓面平面圖補回「Br.」字樣。 Add back the notation "Br." to the floor plan of Flat J.
2013年5月24日 24th May 2013	206-210, 212, 215, 217-219, 222, 224, 225, 227-229	修訂機電裝置平面圖。 Revise the electrical and mechanical provision plans.
	230	修訂機電裝置平面圖之圖例。 Revise the notation for the electrical and mechanical provision plans.
2013年7月3日 3rd July 2013	6	修訂發展項目尚悅的資料。 Revise the section "Information on the Development, The Reach".
	12	修訂中文「經理人」為「管理人」。 Replace the Chinese characters "經理人" by "管理人".
	13	取消「版權特許編號...」中之「碼」字及補回發展項目的位置的字句。 Delete the Chinese character "碼" from the statement "版權特許編號..." and add back the statement for the location of the development.
	15, 16	修訂圖例中各解說的字體大小。 Revise the font size of notation items.
	17	更新發展項目的布局圖及補充該等建築物或設施的預計落成日期。 Update the layout plan of the development and add the estimated date of completion of those buildings or facilities.
	18-81	根據最近經批准的建築圖則，修訂住宅物業的樓面平面圖，並補充部份外部及內部尺寸。 Revise the floor plans of residential properties in accordance with the latest approved building plans and put in additional external and internal dimensions.
	130, 136, 149	於每版各修訂部份錯字。 Correct the typos on each page.

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2013年7月3日 3rd July 2013	151-153	增加橫截面圖D-D並詳細載於第153-1頁。 Add the cross-section plan D-D with details on page 153-1.
	154-157	於各立面圖增補位於部份住宅單位工作平台之冷氣機室外散熱機的位置。 Include the position of air-conditioning outdoor unit at the utility platform for some of the residential properties in the elevation plans.
	160-172	修訂裝置、裝修物料及設備之內容，並加入第162-1至162-2頁、第165-1至165-6頁及第171-1至171-22頁以詳細刊載各類設備說明。 Revise the provisions under Fittings, Finishes and Appliances and insert pages 161-1 to 161-2, pages 165-1 to 165-6 and pages 171-1 to 171-22 to include the various appliances schedules in detail.
	176, 179-182, 184-187, 189-194, 196-202	修訂機電裝置數量說明。 Revise the schedule of electrical & mechanical provisions.
	206-229	根據最近經批准的建築圖則增加或修訂部份機電裝置平面圖，並修改其標題描述，因此改動而加插第229-1至229-17頁。 Update or insert some of the electrical and mechanical provision plans in accordance with the latest approved building plans and revise the corresponding headings of the plans. Pages 229-1 to 229-17 are added to accommodate the changes.
2013年7月11日 11th July 2013	40	修訂住宅單位J睡房之橫度尺寸。 Revise the dimension for the width of the bedroom at Flat J.
	60	修訂住宅單位A平台內管井罩的位置。 Revise the position of dog houses at the flat roof of Flat A.
	72	以粗黑實線顯示於住宅單位A近電梯大堂之結構牆。 To present the structural walls at Flat A next to the lift lobby by solid black line.
	214-215	補回住宅單位E洗衣機供水位及排水位的位置。 Add back the water tap and drain point for washing machine at Flat E.
2013年7月23日 23rd July 2013	13	更新發展項目的所在位置圖的圖示。 Update the notation in the location plan of the development.
	162, 162-1, 165, 165-1, 168, 171, 171-1	修訂裝置、裝修物料及設備中煤氣熱水爐及電熱水爐的位置。 Revise the position of gas water heater and electric water heater under Fittings, Finishes and Appliances.
	217, 221, 225, 229-1, 229-5	修訂機電裝置平面圖內煤氣熱水爐及電熱水爐的位置。 Revise the position of gas water heater and electric water heater in the electrical and mechanical provision plan.
	230	增補電熱水爐的圖示。 Add in the notation of electric water heater.
2013年10月22日 22nd October 2013	1	修訂英文“MISCELLANEOUS PAYMENTS BY PURCHASERS”為“MISCELLANEOUS PAYMENTS BY PURCHASER”。 Revise the English statement “MISCELLANEOUS PAYMENTS BY PURCHASERS” as “MISCELLANEOUS PAYMENTS BY PURCHASER”.
	13	更新發展項目的所在位置圖。 Update the location plan of the development.
	14	更新發展項目的鳥瞰照片。 Update the aerial photograph of the development.

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2013年10月22日 22nd October 2013	17	由於發展項目的估用許可證經已發出，故刪除該等建築物及設施的預計落成日期。 Delete the estimated date of completion of these buildings and facilities as the occupation permit of the development has been issued.
	18-81	修訂比例尺“0M”和“5M”為“0M(米)”和“5M(米)”。 Revise the wordings in scale “0M” and “5M” as “0M(米)” and “5M(米)”.
	59	修訂第8座之天台平面圖。 Revise the roof plan of Tower 8.
	100	修訂第6座28樓A, B及C單位之實用面積及平台面積。 Revise the saleable area and area of flat roof for Flats A, B & C on 28/F of Tower 6.
	102	修訂第7座28樓A, B及C單位之實用面積及平台面積。 Revise the saleable area and area of flat roof for Flats A, B & C on 28/F of Tower 7.
	106	修訂第8座27及28樓A單位之實用面積、平台面積及梯屋面積，第8座28樓B單位之實用面積，和第8座28樓C單位之實用面積及平台面積。 Revise the saleable area, areas of flat roof and stairhood for Flat A on 27/F & 28/F of Tower 8, the saleable area for Flat B on 28/F of Tower 8, and the saleable area and area of flat roof for Flat C on 28/F of Tower 8.
	109	修訂第9座28樓A及C單位之實用面積及平台面積，和第9座28樓B單位之實用面積。 Revise the saleable area and area of flat roof for Flats A and C on 28/F of Tower 9, and the saleable area for Flat B on 28/F of Tower 9.
	111	修訂第10座28樓A單位之實用面積及平台面積，和第10座28樓B及C單位之實用面積。 Revise the saleable area and area of flat roof for Flat A on 28/F of Tower 10, and the saleable area for Flats B & C on 28/F of Tower 10.
	154-157	修訂發展項目的立面圖。 Revise the elevation plans of the development.
	161, 167	於“電話”、“天線”及“電力裝置”欄目內修訂中文“請參考「機電裝置平面圖」”為“請參考「機電裝置平面圖」及「住宅單位機電裝置數量說明」”。 Revise the Chinese characters in the rows of “Telephone”, “Aerials” and “Electrical installations” from “「機電裝置平面圖」” as “請參閱機電裝置平面圖及「住宅單位機電裝置數量說明」”.
	164, 170	於“電話”、“天線”及“電力裝置”欄目內修訂英文“please refer to the “Electrical & Mechanical Provision Plan””為“please refer to the “Electrical & Mechanical Provision Plan” and “Schedule of Electrical & Mechanical Provisions for Residential Property””。 Revise the English characters in the rows of “Telephone”, “Aerials” and “Electrical installations” from “please refer to the “Electrical & Mechanical Provision Plan”” as “please refer to the “Electrical & Mechanical Provision Plan” and “Schedule of Electrical & Mechanical Provisions for Residential Property””.
	168	於冷氣機房補回中文“煤氣熱水爐”。 Add back the Chinese character “煤氣熱水爐” in “冷氣機房”.
	171-16	於「住宅單位抽氣扇及換氣暖風機型號列表」中補回中文“設備”及英文“Appliances”。 Add back Chinese character “設備” and English character “Appliances” in the table of “Schedule of exhaust fan and thermo ventilator model numbers in residential units”.
	230	修訂“13A Fsu”為“13A Fuse Spur Unit”。 Revise “13A Fsu” as “13A Fuse Spur Unit”.

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2014年1月21日 21st January 2014	1	更改“發展項目的住宅物業的樓面平面圖”的頁數。 Revise the page number for the “Floor Plans of Residential Properties in the Development”.
	6	由於發展項目的滿意紙經已發出，故刪除發展項目之預計關鍵日期及其相關資料。 Delete the estimated material date for the development and its related information as the certificate of compliance of the development has been issued.
	11	增補“每個住宅物業的幕牆的面積表”的備註。 Add back the note for the “Schedule of Total Area of the Curtain Walls of Each Residential Property”.
	13	更新發展項目的所在位置圖。 Update the location plan of the development.
	14	更新發展項目的鳥瞰照片的備註。 Update the note for the aerial photograph of the development.
	15, 16	更新分區計劃大綱圖的備註。 Update the note for the outline zoning plans.
	17-1	增補頁數以列出有關住宅物業的樓面平面圖的圖例及備註。 Add additional page for the legends and notes applicable to the floor plans of residential properties in the development.
	18 - 81	1. 於各住宅單位增補“窗台”之簡稱。 2. 修訂並將各住宅單位之樓板厚度及層與層之間的高度以列表方式顯示。 3. 增補各住宅單位部分內部及外部尺寸。 1. Add back the abbreviation of “B.W.” onto each residential property. 2. Revise and present the thickness of floor slab and floor-to-floor height of each residential property in table format. 3. Add back part of the internal and external dimensions for each residential property.
	18, 26, 65, 70, 229-5	根據最新之核准圖則，修訂第一座一樓、第二座一樓、第十座一樓及第十一座二樓之樓面平面圖的公用部分。 Revise the common areas for the floor plans of 1/F, Tower 1, 1/F, Tower 2, 1/F, Tower 10 and 2/F, Tower 11 according to the latest approved general building plans.
	43-1, 49-1, 54-1, 60-1, 65-1, 70-1, 71-1	因版面不足，增加該等頁數以便列出有關該等樓面平面圖所需之資料。 Due to lack of spaces, add the pages as stated to list out the required information related to the floor plans.
	44, 45, 46, 218	增補第6座2樓至27樓F單位樓面平面圖及機電裝置平面圖中浴室內座廁之圖例。 Add back the notation of water closet in Flat F, 2/F to 27/F of Tower 6 in the floor plans of residential properties in the development and electrical and mechanical provision plan.
	124	由於發展項目的滿意紙經已發出，故刪除臨時買賣合約的摘要中第四項及第五項。 Delete item 4 and item 5 under summary of preliminary agreement for sale and purchase as the certificate of compliance of the development has been issued.
	154, 155, 156, 157	增補立面圖的備註。 Add back the note for the elevation plans.
160	1. 修訂外部裝修物料有關窗台及陽台或露台之描述。 2. 增補浴缸之高度。 1. Revise the description of exterior finishes on bay window and verandah or balcony. 2. Add back the height for the bathtub.	

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2014年1月21日 21st January 2014	161, 167	修訂室內裝置有關睡房之中文描述為“不適用”。 Revise the Chinese description of interior fittings on bedroom as “不適用”.
	163	修訂外部裝修物料有關窗台及陽台或露台之描述。 Revise the description of exterior finishes on bay window and verandah or balcony.
	164	1. 增補浴缸之高度。 2. 修訂室內裝置有關睡房之英文描述為“Not applicable”。 3. 於“電話”，“天線”及“電力裝置”欄目內補回英文“Schedule of”。 1. Add back the height for the bathtub. 2. Revise the English description of interior fittings on bedroom as “Not applicable”. 3. Add back the English characters “Schedule of” in the rows of “Telephone”, “Aerials” and “Electrical installations”.
	166, 169	1. 修訂外部裝修物料有關窗台及陽台或露台之描述。 2. 修訂室內裝置有關浴室之描述。 1. Revise the description of exterior finishes on bay window and verandah or balcony. 2. Revise the description of interior fittings on bathroom.
	169-1, 169-2	增補“特色單位浴缸尺寸表”。 Add back the “Schedule of the Size of Bathtub in Special Units”.
	170	1. 修訂室內裝置有關睡房之英文描述為“Not applicable”。 2. 於“電話”，“天線”及“電力裝置”欄目內補回英文“Schedule of”。 1. Revise the English description of interior fittings on bedroom as “Not applicable”. 2. Add back the English characters “Schedule of” in the rows of “Telephone”, “Aerials” and “Electrical installations”.
	232	修訂“地稅”的內容。 Revise the contents for the “Government Rent”.
	233	修訂“買方的雜項付款”之內容。 Revise the contents for the “Miscellaneous Payments by Purchasers”.
	234	修訂“欠妥之處的保養責任期”之內容。 Revise the contents for the “Defect Liability Warranty Period”.
	240	由於發展項目的滿意紙經已發出，故刪除地政總署於預售樓花同意書中有關臨時買賣合約的條文。 Delete the clause related to the preliminary sale and purchase agreement that is required by Lands Department under the presale consent as the certificate of compliance of the development has been issued.

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2014年4月17日 17th April 2014	12	由於發展項目的公契已簽立，故更新物業管理的資料。 Update the information on property management as the deed of mutual covenant of the development has been executed.
	13	更新發展項目的所在位置圖。 Update the location plan of the development.
	15, 16	更新分區計劃大綱圖的備註。 Update the notes for the outline zoning plans.
	18, 19, 26, 27, 32, 39, 40, 41, 54, 60, 66, 67, 72	修訂部分B、G或J單位的浴屏門標示。 Revise the bath screen door notation on part of the units for B, G or J.
	123	修訂停車位G123之排列界線。 Revise the alignment of parking space number G123.
	159	由於發展項目的公契已簽立，故更新閱覽圖則及公契的資料。 Update the information on inspection of plans and deed of mutual covenant as the deed of mutual covenant of the development has been executed.
	168, 171	修訂特色單位廚房LED電視產品型號的描述。 Revise the description of kitchen LED TV for the special units.
	172	修訂第6座1樓A單位廚房LED電視產品型號為“JSA B104”。 Revise the model number of kitchen LED TV in Flat A, 1/F, Tower 6 as “JSA B104”.
2014年7月16日 16th July 2014	2-5	按一手住宅物業銷售監管局最新之一手住宅物業買家須知版本更新。 Update the notes to purchasers of first-hand residential properties as per the latest version issued by the Sales of First-hand Residential Properties Authority.
	13	更新發展項目的所在位置圖。 Update the location plan of the development.
2014年10月15日 15th October 2014	13	更新發展項目的所在位置圖。 Update the location plan of the development.
	14	更新發展項目的鳥瞰照片。 Update the aerial photograph of the development.
2014年10月30日 30th October 2014	206-209, 209-1, 209-2, 209-3, 209-4	修訂第一座及第二座之機電裝置平面圖。 Revise the electrical and mechanical provision plans for Tower 1 and Tower 2.
2014年12月11日 11th December 2014	44-46	修訂第六座二樓、三樓至十六樓及十七樓至二十七樓的樓面平面圖。 Revise the floor plans for 2nd floor, 3rd - 16th floor and 17th - 27th floor of Tower 6.
	218	修訂第六座二樓至二十七樓之機電裝置平面圖。 Revise the electrical and mechanical provision plan for 2/F to 27/F, Tower 6.

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2015年2月5日 5th February 2015	7	更新賣方及有參與發展項目的其他人的資料的備註。 Update the notes in the information on vendor and others involved in the development.
	13	更新發展項目的所在位置圖。 Update the location plan of the development.
	14-1, 14-2	新增發展項目的鳥瞰照片。 Add the aerial photograph of the development.
	50, 61, 67	更新第七座二至十六樓A及H室、第九座二至十六樓A及K室及第十座十七至二十七樓A及H室內睡房及浴室的標示。 Update the notation of bedrooms and bathrooms in Flats A & H on 2/F - 16/F of Tower 7, Flats A & K on 2/F - 16/F of Tower 9 and Flats A & H on 17/F - 27/F of Tower 10.
	160, 161, 163, 164, 166, 167, 169, 170	修訂裝置、裝修物料及設備之描述。 Revise the description for fittings, finishes and appliances.
	183, 195, 200	修訂住宅單位機電裝置數量說明表。 Revise the schedule of electrical & mechanical provisions for residential property.
	205-1, 205-2	新增住宅單位機電裝置數量說明表。 Add the schedule of electrical & mechanical provision for residential property.
	222, 229-2, 229-6	修訂第七座二樓至二十七樓、第九座二樓至二十七樓及第十座二樓至二十七樓之機電裝置平面圖。 Revise the electrical & mechanical provision plans for 2/F - 27/F of Tower 7, 2/F - 27/F of Tower 9 and 2/F - 27/F of Tower 10.
	222-1, 222-2, 229-2A, 229-2B, 229-6A, 229-6B	新增第七座十一樓A及H室、第九座六樓A及K室及第十座十九樓A及H室之機電裝置平面圖。 Add the electrical & mechanical provision plans for Flats A & H on 11/F of Tower 7, Flats A & K on 6/F of Tower 9 and Flats A & H on 19/F of Tower 10.
	2015年5月4日 4th May 2015	7
13		修訂發展項目的所在位置圖。 Revise the location plan of the development.
14-2		新增發展項目的鳥瞰照片。 Add the aerial photograph of the development.
160, 163		修訂10座19樓H室客廳、飯廳的牆壁的裝修物料的類型。 Revise the type of wall finishes for living room and dining room in Flat H, 19/F, Tower 10.
205-1		修訂住宅單位機電裝置數量說明表。 Revise the schedule of electrical & mechanical provisions for residential property.

檢視 / 修改日期 Examination / Revision Date	所作修改 Revision Made	
	頁次 Page Number	所作修改 Revision Made
2015年8月3日 3rd August 2015	13	修訂發展項目的所在位置圖。 Revise the location plan of the development.
	222-1, 229-2A, 229-6A	修訂機電裝置平面圖。 Revise the electrical and mechanical provision plans.
2015年11月2日 2nd November 2015	13	修訂發展項目的所在位置圖。 Revise the location plan of the development.
	14	更新發展項目的鳥瞰照片。 Update the aerial photograph of the development.
	14-1, 14-2	刪除已不適用的發展項目的鳥瞰照片分頁。 Delete those pages for the aerial photograph of the development which are no longer applicable.
2016年2月1日 1st February 2016	13	修訂發展項目的所在位置圖。 Revise the location plan of the development.
	14	更新發展項目的鳥瞰照片。 Update the aerial photograph of the development.
	16	更新關乎發展項目的分區計劃大綱圖。 Update the outline zoning plan relating to the development.
2016年4月29日 29th April 2016	13	修訂發展項目的所在位置圖。 Revise the location plan of the development.
2016年7月28日 28th July 2016	13	更新發展項目的所在位置圖及相關版權特許編號。 Update the location plan of the development and the relevant copyright licence number.
2016年10月26日 26th October 2016	13	更新發展項目的所在位置圖。 Update the location plan of the development.
2016年11月11日 11th November 2016	1	於目錄中新增第30項「有關資料」。 Add Item 30 "Relevant Information" to the Table of Contents.
	239-1, 239-2	新增之有關資料及空白頁。 Newly added relevant information and blank page.
2017年2月9日 9th February 2017	13	更新發展項目的所在位置圖。 Update the location plan of the development.
	16	更新元朗分區計劃大綱核准圖。 Update the Yuen Long approved outline zoning plan.

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