

VOL. 207

The Key 大宅

Since 1995

Art & Culture

- 澳門是“文化沙漠”嗎？
- 談魔鬼小提琴家帕格尼尼
The Devil's Violinist - Niccolò Paganini

Travel

- 德國精品浪漫之旅
Romantic luxury tour of Germany

領域
LANDSCOPE

非凡勝景 Breathtaking Vista



Chantilly, 6 Shiu Fai Terrace, Midlevels East 東半山 峯輝台 6 號

- ▶ 傳統豪宅區矜罕寬闊大戶，3.4 米特高樓底
- ▶ 莊園設計重演法式建築藝術
- ▶ 配置國際著名廚具潔具品牌，包括 Sub-Zero 雪櫃及 Gaggenau 廚具
- ▶ 酒店式玫瑰典雅大堂設計
- ▶ 專屬電梯直達私人電梯大堂
- ▶ 會所設有游泳池、健身室及宴會廳

Unit 6A (5-bed)
Saleable 實用 2,816s.f.
Lease 租 \$130,000 incl.

Unit 11B (4-bed)
Saleable 實用 2,805 s.f.
Lease 租 ~~\$132,000 incl.~~ (Leased)

Unit 15A (5-bed)
Saleable 實用 2,816 s.f.
Lease 租 \$140,000 incl.

Unit 15B (4-bed)
Saleable 實用 2,805 s.f.
Lease 租 \$140,000 incl.

Unit 16A (5-bed)
Saleable 實用 2,816 s.f. (with a roof 天台 2,262 s.f.)
Lease 租 \$350,000 incl.
(All units include 1 car park 全部單位連一車位)

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐
Property No. 物業編號 136282, 136298, 136289, 136300, 136290





Contents 目錄

03 **Highlight**
Pokfulam 薄扶林

08 **Southside & The Peak sale**
南區及山頂 出售



04 **Monthly Highlight**
Midlevels West 西半山

13 **Highlight**
Tai Tam 大潭



20 **Midlevels Central & West sale**
中半山及西半山 出售

23 **Highlight**
The Peak 山頂



Follow Us 關注我們



landscapehk

4 Easy ways to list your property with The Key:

4 個簡單方法在《大宅》刊登您的出售／出租物業



6891 3639 WhatsApp



info@landscape.com



2152 4818



www.landscape.com/sell-to-let



Contents 目錄

- 28 **Highlight**
Midlevels East & Happy Valley sale
東半山及跑馬地 出售
- 32 **Art & Culture**
澳門是文化沙漠嗎？
- 34 **Art & Culture**
The Devil's Violinist - Niccolò Paganini
談魔鬼小提琴家帕格尼尼
- 36 **Travel**
Romantic luxury tour of Germany
德國精品浪漫之旅
- 38 **Sai Kung & Clear Water Bay sale**
西貢及清水灣 出售
- 44 **Other Districts**
其他地區
- 46 **Highlight**
Macau 澳門
- 47 **Commercial Properties**
商用物業
- 48 **Lease**
出租
- 60 **Japanese Properties**
日本物業
- 61 **U.K. Properties**
英國物業

Published and distributed by



領域房地產顧問有限公司

C-018733

Tel: +852 2866 0022

Fax: +852 2866 0015

Email: info@landscape.com

Website: www.landscape.com

Address: Units 1201-3, 12/F, Siu On Centre,
No. 188 Lockhart Road, Wanchai, Hong Kong

Scan for
online
version



Produced by



Advertising Enquiries:

JP International (HK) Limited |

Contact: Garcia.li@jphongkong.com

Website: www.jphongkong.com

Mobile: +852 6485 8866 | Garcia Li

The information, text, photos, analyses and projections contained herein are provided solely for the convenience of prospective clients and no warranty or representation as to their accuracy, correctness or completeness is made by Landscape Surveyors Limited, Landscape Realty Limited, Landscape International Property Agency Limited or the owners, none of whom shall have any liability or obligation with respect thereto. Interested parties should rely on their own investigations, interpretations and analyses in connection with the purchase or letting thereof. Purchasing uncompleted properties situated outside Hong Kong is complicated and contains risk. You should review all relevant information and documents carefully before making a purchase decision. If in doubt, please seek independent professional advice before making a purchase decision. Selling Agent: Landscape International Property Agency Limited and Landscape Surveyors Limited (C-000715) are licensed and regulated by EAA. Our sales representatives for overseas property work exclusively in relation to properties outside Hong Kong and unless expressly stated otherwise, are not licensed under the EAA to deal with Hong Kong properties. Information has been provided to us by sources deemed reliable, but no warranty or representation is made as to its accuracy, correctness or completeness. These offerings are made subject to contract, correction of errors, omissions, prior sale or lease, change of price or terms or withdrawal from the market without notice. The contents of The Key are for reference only and do not constitute all or any part of a contract. Copyright 2023



Sea Breezes

海趣盎然

A prestigious residence filled with sea breezes, featuring fashionable and exquisite decor. It boasts a private rooftop garden, allowing you to enjoy a seaside lifestyle at all times.

This property is far from the hustle and bustle, with exquisite interior decor and a two-story structure that includes two balconies and two covered parking spaces. It has four bedrooms and three and a half bathrooms, providing plenty of space for you and your family to enjoy a peaceful and luxurious life. The property is well-maintained, complete with floor-to-ceiling windows, and a kitchen with island table, allowing you to easily focus on enjoying family time and the abundant sea scenery every day.



充滿海洋氣息的尊貴雅居，裝飾格局時尚精美，坐擁私人天台花園，讓您時刻享受海趣生活。

此物業遠離塵囂，內部裝飾精美，雙層結構並設有兩個露台和兩個有蓋車位，設有四間睡房和三間半浴室，足以讓您和家人享受靜謐怡人的生活。物業內部保養良好，提供落地玻璃窗，廚房設有廚房中島，讓您可以輕鬆專注享受家庭之樂，天天海趣盎然。



✧ can be sold via company shares transfer
可以公司轉讓股份形買賣

Exclusive duplex penthouse in Pokfulam
薄扶林尊貴頂層單位

4 bed, 3.5 bath, 885 s.f. roof, 2 car parks

Saleable 實用 2,549 s.f.

Sale 售 \$118,000,000

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property No. 物業編號 44698



Breathtaking Vista 非凡勝景

Embodying the essence of an extraordinary lifestyle, this exceptional duplex apartment boasts a private terrace with stunning views of Victoria Harbour, making it a world-class property worthy of global attention. The layout of this high floor apartment is meticulously designed, featuring three bedrooms, each with its own en-suite bathroom, a dining room, a family room, a study, a maid's room, and a utility room. The kitchen is fully equipped and well-organized, and the apartment comes with two covered parking spaces. With a practical area of 3,155 s.f., the interior design is exquisite and delicate, providing ample space for entertainment and relaxation.

The most outstanding feature of this property is undoubtedly its private terrace, spanning 309 s.f., offering

breathtaking views of Victoria Harbour and the city skyline, making it perfect for unwinding after a busy day or entertaining guests with world-class scenery.

The property also boasts world-class club facilities and is conveniently located near the Mid-Levels Escalator, making it an unparalleled choice for a luxurious lifestyle. Residents can indulge in a range of first-class amenities without leaving home, including a gym, an outdoor swimming pool, a children's pool, tennis and squash courts, a children's playground, a sauna, and even an indoor golf putting green. This property is an excellent choice for those seeking the ultimate in luxury living, with breathtaking scenery that are rare in the world.



體現非凡生活，勝景盡在家中。這個優質複式住宅連私人平台，配合享譽世界的非凡維多利亞港景色，是一個能夠吸引全球目光的國際頂級物業。這住宅位於高層，佈局精美，包括三間睡房，全部都是套房；客飯廳、家庭廳、書房、傭人房和多用途房，廚房及浴室配備亦一應俱全，條理分明，連兩個有蓋車位。單位實用面積為 3,155 平方呎，室內設計精巧細膩，同時為住客提供了充足的娛樂空間放鬆身心。

半山自動扶手電梯，盡顯無與倫比的奢華便利生活；住戶可以足不出戶，享受包括健身房、室外游泳池、兒童游泳池、網球場、壁球場、兒童遊樂場、桑拿浴室，甚至室內高爾夫推杆練習場等。此物業是追求極致奢華生活的絕佳選擇，非凡勝景，矜罕珍貴。

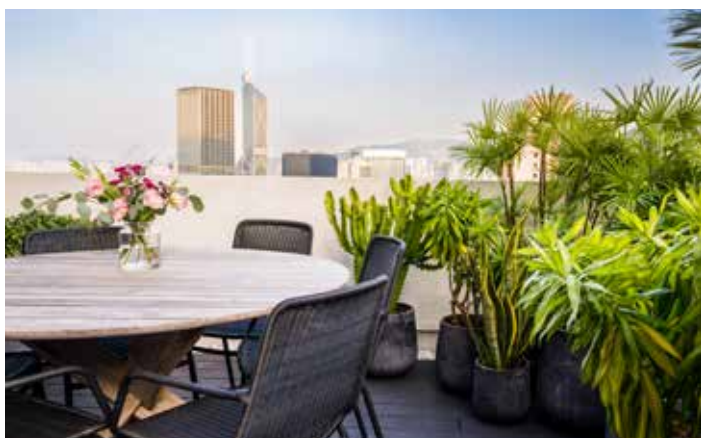


物業尤以其私人平台最為出眾，廣達 309 平方呎，坐擁令人驚艷的維多利亞港和城市天際線景色，非常適合忙碌過後洗滌心靈，或以此世界級景色宴客。

物業亦配備頂級會所設施，鄰近中環



Superb designer duplex unit in Midlevels West
西半山匠心獨運複式住宅
3 bed, 1 study, 3.5 bath, 309 s.f. terrace, 2 car parks
Saleable 實用 3,155 s.f.
Sale 售 \$220,000,000 Open offer
Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生
☎ 6607 2082 Stephen Chan 陳先生
Property Search No. 物業搜尋編號 45827





LEICHT®

經典永恒 歷久常新

Where Timeless Luxury Meets Impeccable Craftsmanship



Enter the realm of LEICHT, the legendary German kitchen cabinet brand that has enraptured design connoisseurs for almost a century. Known for their flawless craftsmanship and pioneering designs, LEICHT has amassed a slew of accolades, including the Red Dot Award, iF Product Design Award, Interior Innovation Award, and was bestowed the title of "Most Innovative Brand" by Plus-X-Award in 2015, cementing their status as a global leader in kitchen cabinetry design.

LEICHT's design ethos pivots on minimalism and understated elegance, with a keen focus on using only the most exquisite materials to create a sense of luxury that is both practical and visually stunning. The Labradorite gemstone cabinet, an exclusive creation for 21 Borrett Road, epitomizes the brand's exceptional design prowess. Labradorite, a rare and precious natural stone often found in high-end jewelry, exudes an irresistible allure with flashes of emerald green and peacock blue that shimmer in the light. Complemented by a modern champagne gold aluminum plate, this LEICHT kitchen cabinet is a symphony of graceful lines and fluid curves, a true masterpiece that exudes timeless charm and sophistication.

LEICHT's X-Tend+ high-intelligence electric induction is an epitome of the brand's unwavering commitment to innovation. With its super-alloy aluminum layer board light racks and electric Venetian folding doors, this state-of-the-art technology replaces conventional cabinet doors, adding an extra touch of convenience and luxury to your kitchen. With remote control capabilities, this smart home technology blends seamlessly with classic aesthetics, creating an environment that is both stylish and functional.

LEICHT is the embodiment of opulence and style, delivering products that are both functional and aesthetically pleasing. To explore more of its' exceptional designs, visit our website at www.caal.com.hk/leicht or drop by our showroom on the 2/F of Harbour Centre in Wan Chai and immerse yourself in the world of LEICHT.

來自德國，近百年經典廚櫃品牌 – LEICHT，在國際設計界備受推崇，屢獲殊榮，包括Red Dot Award、iF Product Design Award、Interior Innovation Award等多項殊榮，2015年更被Plus-X-Award譽為「Most Innovative Brand」。

LEICHT的設計風格以簡潔優雅的線條感為主，並融合多種尊貴實用物料，為家居生活注入更多美感。其中，特別為 21 Borrett Road 所打造的 Labradorite 寶石櫥櫃更是品牌的劃時代作品，運用常被用於珍貴珠寶首飾的天然石材 Labradorite 作為櫥櫃主旋律，盡顯珍貴。Labradorite 含稀有原生礦物的特性，讓神秘的孔雀藍或翡翠綠在燈光下呈現，婉如珠寶，再搭配摩登高格的香檳金鋁板協奏，整套LEICHT廚櫃如同一首經典樂章，旋律優美流暢，永恆時代感。

除此之外，LEICHT的X-Tend+高智能電動感應更是品牌的另一嶄新設計，以超合金鋁層板燈架分隔儲存空間，配備電動小百葉摺門，取代傳統的櫥櫃門板，更可遙控開啟，將智能家居與經典美學融合，為您的廚房注入更多時尚元素，讓您的入廚體驗更加優雅簡潔。

LEICHT一直秉持卓越和創新的精神，不斷推陳出新，並在產品中融合美學與功能性，展現品牌對卓越品質的堅持，為您的廚房譜出經典永恆的動人樂章。如欲了解更多，請瀏覽 www.caal.com.hk/leicht，或親臨灣仔海港中心2/F查詢。

CHEST APPLY (ASIA) LTD

Shop 201A, 2/F, Harbour Centre, 25 Harbour Road, Wanchai, Hong Kong 香港灣仔港灣道 25 號海港中心 2 樓 201A

Web | www.caal.com.hk Tel | 852 2575 8286

SALE 出售

Southside & Peak 南區及山頂

One of a kind townhouse in Shouson Hill 壽臣山特色洋房

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



4 bed, 2 bath, 1,050s.f. garden, 2 car parks

Well decorated townhouse with a private garden and terrace enjoys beautiful mountain views

優質裝修洋房，連寬敞私家花園，眺望美麗怡人的山景

Saleable 實用 2,528 s.f.

Sale 售 \$178,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 36465



Sea view apartment in Tai Tam 大潭海景單位



4 bed, 2.5 bath, 2 car parks

Lovely 4-bedroom mid-rise apartment enjoys spectacular sea view, for sale with 2 car parks and for lease with 1 car park

別緻四房中密度單位，飽覽優美海景，出售連兩個車位，出租連一個車位，可租可售

Saleable 實用 1,824 s.f.

Sale 售 \$68,000,000 / Lease 租 \$100,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 13980



Modern apartment in Repulse Bay
淺水灣時尚住宅



3 bed, 2.5 bath, 2 car parks

Light and airy 3-bedroom apartment with a peaceful green view
明亮通風三房單位，坐擁怡人翠綠景色
Saleable 實用 2,113 s.f.
Sale 售 \$74,800,000
Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生
Property Search No. 物業搜尋編號 108291



Waterfront house in Stanley
赤柱臨海洋房

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



5 bed, 5.5 bath, 255 s.f. garden & 817 s.f. roof, 1 garage (2 cars)

Family townhouse with full clubhouse facilities overlooks breathtaking sea views
家庭式洋房，連完善會所設施，俯瞰壯麗海景，可租可售
Saleable 實用 3,034 s.f.
Sale 售 \$84,000,000 / Lease 租 \$125,000 incl.
Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生
Property Search No. 物業搜尋編號 146970



SALE 出售

Southside & Peak 南區及山頂

Massive garden apartment in Tai Tam 大潭大花園雅居

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



4 bed, 2.5 bath, 746 s.f. terrace & 3,563 s.f. garden, 1 car park

Elegantly furnished 4-bedroom garden apartment with a generous garden and terrace overlooks a panoramic sea view

優雅大度四房花園單位，連私家巨型花園及平台，俯瞰遼闊海景，可租可售

Saleable 實用 1,824 s.f.

Sale 售 \$110,000,000 / Lease 租 \$168,000 incl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 31650



Brand new renovated duplex unit in Repulse Bay 淺水灣全新裝修複式



4 bed, 3.5 bath, 356 s.f. garden, 1 car park

Unique waterfront 4-bedroom duplex with well decorations enjoys a peaceful view of Repulse Bay Beach

別具一格臨海四房複式，配以精美裝修，坐擁淺水灣泳灘怡人景色，可租可售

Saleable 實用 2,554 s.f.

Sale 售 \$220,000,000 / Lease 租 \$220,000 excl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 208444



* 獨家代理
SOLE AGENT



The Rare Gem 稀世珍寶

Located at upper Repulse Bay Road, this exceptional stand alone house is a true rarity, boasting a private garden and a terrace. It is a truly precious find.

The property is well-designed, featuring a garage for two cars, five bedrooms, with one being an ensuite, and three and a half bathrooms. The interior and exterior are exquisitely maintained, and the ample space allows for complete kitchen and bathroom facilities, leaving you free to decorate the interior to your heart's content. This unique property is a treasure in the market, basking in natural light and fresh air, providing stunning views of Deep Water Bay and the blue sky light that fills the entire house is truly exceptional.



位於淺水灣道頭段，難能可貴的海景洋房，獨享私人花園和特大平台，稀如珍寶。

洋房格局有條不紊，設有可停泊兩輛汽車的車庫，五間睡房，包括一間套房及三間半浴室。室內外均保養良好，偌大空間讓您可自由靈活地發揮室內設計，廚房及浴室亦設備齊全，只需搭配家具，即可入住。此稀世珍寶市場罕有，充滿陽光氣息，深水灣景色盡入眼簾，自然光充足，實屬難得。



* can be sold via company shares transfer
可以公司轉讓股份形式買賣

Southside seaview townhouse in Repulse Bay

淺水灣享南區海景洋房

5 bed, 3.5 bath, 1,523 s.f. Outdoor Areas, 340 s.f. Garage & 223 s.f.

Ancillary Room

Saleable 實用 3,876 s.f.

Sale 售 \$380,000,000

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 2028



SALE 出售

Southside & Peak 南區及山頂

Newly renovated duplex in Repulse Bay 淺水灣全新裝修複式單位

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



3 bed, 3.5 bath, 2 car parks

Stylishly decorated 3-ensuite duplex with luxurious clubhouse facilities enjoys a lush green view

裝修時尚三套房複式單位，配備豪華會所設施，坐享翠綠怡人景色

Saleable 實用 3,244 s.f.

Sale 售 \$130,000,000

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 174904



Nicely designed townhouse in Deep Water Bay 深水灣優雅裝修洋房



4 bed, 3.5 bath, private roof, 1 garage (for 3-4 cars)

Spacious 4-bedroom house with meticulous design and an unrivalled green view

深水灣寬敞四房大宅，享精美裝修及優美翠綠景色

Saleable 實用 3,200 s.f.

Sale 售 \$198,000,000

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 41879



✦ 特委代理
APPOINTED AGENT



Secret Paradise 隱世殿堂

This classic townhouse with a large garden and exquisite decor, located on the captivating Tai Tam Road, and featuring breathtaking mountain and sea views. It has five bedrooms and four and a half bathrooms, with incredibly beautiful interior decor and a garage that can accommodate two cars, allowing you and your family to fully enjoy the beauty of nature.

Its huge green lawn garden is like a secret paradise where you can plant your favorite plants, create your own private garden, or host parties and events to create your dream home.



擁有偌大花園和精緻裝飾的經典洋房大宅，矗立於引人入勝的大潭道，並享有遼闊壯麗的山海景觀，設有五間睡房和四間半浴室，內部裝飾美輪美奐，並設有一個可停泊兩輛汽車的車庫，讓您和家人可以盡情享受自然之美。

其巨大的綠色草地花園，猶如一片隱世殿堂，可以種植您喜愛的植物，享受園藝之樂，並打造您的私人花園，或者舉辦派對和活動，創造屬於自己夢寐以求的理想之家。



✦ can be sold via company shares transfer
可以公司轉讓股份形買賣

Nicely decorated sea view house in Tai Tam

大潭優雅裝修洋房

5 bed, 4.5 bath, 907 s.f. garden, 2 car parks

Saleable 實用 3,314 s.f.

Sale 售 \$165,000,000 \$148,000,000 / Lease 租 \$200,000 incl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property No. 物業編號 21106

SALE 出售

Southside & Peak 南區及山頂

Modern luxurious townhouse in Shouson Hill 壽臣山時尚豪華洋房



5 bed, 5 bath, 919 s.f. terrace, 2,733 s.f. garden & 889 s.f. roof, 4 car parks

Nicely designed house with a private lift and a private huge garden in move-in condition

雅致裝修洋房，裝修簇新，連私家升降機及罕有大花園

Saleable 實用 4,240 s.f.

Sale 售 \$498,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 179392



Exquisite house at The Peak 山頂豪華洋房



3 bed, 2.5 bath, 428 s.f. garden, 1 garage (2 cars)

Rare garden colonial house with comprehensive clubhouse facilities in a serene location

矜罕花園洋房，連完善會所設施，地段寧靜怡人

Saleable 實用 2,903 s.f.

Sale 售 \$180,000,000

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property Search No. 物業搜尋編號 4238



Prestigious townhouse at The Peak
山頂尊貴洋房



4 bed, 3.5 bath, 378 s.f. terrace, 299 s.f. garden & 456 s.f. roof, 2 car parks

Family 4-bedroom townhouse with sufficient outdoor spaces overlooks a fantastic Southside sea view

家庭式四房洋房，戶外空間充裕，俯視壯麗南區海景

Saleable 實用 2,756 s.f.

Sale 售 \$250,000,000

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 182355



Classic townhouse in Repulse Bay
淺水灣典雅洋房



4 bed, 3.5 bath, 1,306 s.f. garden, 2 car parks

Tastefully decorated townhouse with private garden terrace and a sublime view of Repulse Bay close to Repulse Bay Beach

品味裝修洋房，連私家花園，飽覽醉人淺水灣海景，毗鄰淺水灣泳灘

Saleable 實用 2,821 s.f.

Sale 售 \$260,000,000

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 106059



SALE 出售

Southside & Peak 南區及山頂

Luxurious townhouse in Shouson Hill 壽臣山豪華洋房

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



5 bed, 4.5 bath, 603 s.f. terrace, 326 s.f. garden & 572 s.f. roof, 2 car parks

Tastefully decorated townhouse with sufficient outdoor space overlooks a magnificent Deep Water Bay view

品味優雅裝修洋房，享充足戶外空間，俯瞰壯麗深水灣美景

Saleable 實用 3,680 s.f.

Sale 售 \$298,000,000 \$278,000,000

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 135517



Enormous apartment at The Peak 山頂巨型住宅



5 bed, 1 study, 7 bath

Rare and generous 5-bedroom apartment at a modern luxury landmark residential development

現代豪華地標住宅項目，罕有巨型五房住宅

Saleable 實用 8,850 s.f.

Sale 售 \$890,000,000

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 182307



Sea view penthouse duplex in Repulse Bay 淺水灣海景頂層複式

* can be sold via company shares transfer 可以公司轉讓股份形式買賣



3 bed, 3.5 bath, 462 s.f. terrace & 1,154 s.f. roof, 3 car parks

Unique penthouse duplex with a private terrace and roof top overlooks a fantastic sea view

獨特頂層複式，連私家平台及天台，俯瞰迷人海景

Saleable 實用 2,795 s.f.

Sale 售 \$230,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 136359



Luxurious single lot in Stanley 赤柱奢華獨立屋地

* can be sold via company shares transfer 可以公司轉讓股份形式買賣



6 bed, 6 bath, 69 s.f. terrace, 3,958 s.f. garden & 1,155 s.f. roof, 1 garage (6 cars)

Enormous 6-ensuite single house with ample alfresco space, private lift and swimming pool enjoys spectacular sea view in tranquil location

巨型六套房獨立屋，享充足戶外空間，連私家升降機及游泳池，遠眺遼闊海景，地段清靜

Saleable 實用 5,701 s.f.

Sale 售 \$630,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 31084



SALE 出售

Southside & Peak 南區及山頂

Generous single house at The Peak 山頂偌大獨立屋

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



5 bed, 6.5 bath, 321 s.f. terrace & 1,589 s.f. garden, 6 car parks

Luxurious 5-ensuite single house with a private garden ideal for a large family

奢華五套房獨立洋房，連私家花園，適合大家庭

Saleable 實用 4,559 s.f.

Sale 售 \$980,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 125922



Generous single house in Repulse Bay 淺水灣巨型獨立屋



8 bed, 11 bath, 2,621 s.f. terrace, 4,265 s.f. garden, 1,141 s.f. roof & 1,108 s.f. yard, 1 garage

Enormous 8-bedroom single house with an outstanding interior design and lofty ceilings overlooks magnificent views of Repulse Bay, can park 10 cars

巨型八套房大宅，室內擁有別出心裁的設計和極高樓底，盡顯氣派，眺望淺水灣壯麗景色，可泊十車

Saleable 實用 18,274 s.f. (Approx.)

Sale 售 Open Offer

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 186097



Superb house in Deep Water Bay 深水灣恢宏洋房大宅



4 bed, 5.5 bath, 2,306 s.f. garden, 2 car parks

Extraordinary detached house with a spectacular view over Deep Water Bay

尊貴顯赫洋房，坐享深水灣優美景色

Saleable 實用 5,277 s.f.

Sale 售 \$980,000,000

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property Search No. 物業搜尋編號 122816



Enormous house at The Peak 山頂巨型洋房



12 bed, 12 bath, 2,737 s.f. garden & 2,680 s.f. roof, 1 gargae (4-6 cars)

Rare enormous house with a plenty of outdoor living space (including a private swimming pool) and lift enjoys spectacular views

艷麗絕倫巨型洋房，享充裕的戶外生活空間，連私家游泳池及升降機，眺望無敵海景

Saleable 實用 12,098 s.f.

Sale 售 Price on application 面議 /Lease 租 Subject to offer

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

☎ 6535 9918 Josephine Yuen 阮小姐

Property No. 物業編號 160077



SALE 出售

Midlevels Central & West 中半山及西半山

3-bedroom apartment in Midlevels West 西半山三房單位



3 bed, 2 bath

Practical 3-bedroom apartment with full clubhouse facilities close to Central-Mid-Levels Escalators

實用三房單位，連完善會所設施，鄰近中環半山行人扶手電梯，交通便利

Saleable 實用 691 s.f.

Sale 售 \$15,800,000

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 121565



Deluxe apartment in Midlevels West 西半山豪華單位



4 bed, 3 bath, 1 car park

Grand Victoria Harbour view apartment with a spacious layout in a renowned location

華麗維港景住宅，間隔寬敞，地段尊貴顯赫

Saleable 實用 2,410 s.f.

Sale 售 \$75,000,000

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 35351



One of a kind duplex on Kennedy Road
堅尼地道獨樹一幟複式單位

✳ can be sold via company shares transfer 可以公司轉讓股份形式買賣



4 bed, 2.5 bath, twins car parks

Highly sought after 4-bedroom (2-ensuite) duplex unit with lofty ceilings overlooks a fabulous city view

受歡迎四房兩套複式單位，享高樓底，俯瞰城市醉人景色

Saleable 實用 2,138 s.f.

Sale 售 \$100,000,000

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 36856



Victoria Harbour view apartment on Stubbs Road
司徒拔道維港景住宅



4 bed, 3.5 bath, 2 car parks

Tastefully designed apartment overlooking 270 degree unblocked panoramic view of Victoria Harbour on Stubbs Road. Master ensuite bedroom includes a large walk-in closet. Easy access to 2 covered car parks.

設計師裝修品味時尚住宅，270度無遮擋維港海景盡收眼底，主人睡房連偌大衣帽間，連兩個有蓋車位

Saleable 實用 2,377 s.f.

Sale 售 \$150,000,000

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 38170



SALE 出售

Midlevels Central & West 中半山及西半山

Rare duplex unit in Midlevels West 西半山罕有複式單位



4 bed, 4 bath, 2 car parks

Exceptional 4-ensuite city view duplex with lofty ceilings and massive floor-to-ceiling windows

別具一格四套房城市景複式，享高樓底，連偌大落地玻璃窗

Saleable 實用 2,932 s.f.

Sale 售 \$160,000,000 / Lease 租 \$190,000 incl.

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 125901



Prestigious apartment in Midlevels Central 中半山尊貴住宅

* can be sold via company shares transfer 可以公司轉讓股份形式買賣



4 bed, 3 bath, 2 car parks

Family 4-bedroom apartment with sufficient alfresco space overlooks a spectacular Victoria Harbour view and city view

家庭式四房住宅，享充足戶外空間，俯瞰維港優美景色及城市景

Saleable 實用 2,999 s.f.

Sale 售 \$168,000,000

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 106463





Enormous Harbour Combined Unit 巨型維港相連

Perched atop Peak Road, this luxurious combined residence is reminiscent of a royal palace, offering unparalleled views of Hong Kong and a regal lifestyle fit for a king. With its elevated position, this property allows you to bask in the grandeur of Hong Kong's stunning vistas.

Featuring four bedrooms and four and a half bathrooms, this grand apartment boasts lofty ceilings and exquisite decor, complete with modern kitchen and bathroom fittings, as well as two covered car parks. The layout is designed to perfection, exuding a sense of elegance and refinement, providing a luxurious living experience fit for nobility. The most breathtaking aspect of this property is the spectacular view it commands. Gazing out from the balcony, you can take in the panoramic view of Victoria Harbour and the surrounding mountains, allowing you to survey the city from a commanding height.



此位於山頂道的豪華高層相連大宅尤如帝王寶殿，讓您時刻俯瞰香港，傲視群雄，乘氣吞天下之勢，飽覽壯闊全維港景色。

這私隱度極高位於山上的瑰麗大宅擁有四間套房和四個半浴室，樓底極高，裝飾格調精美堂皇，附帶現代化廚房和浴室設備，和兩個有蓋車位，讓您輕鬆享受貴族級品質生活。豪宅的壯麗景觀最為令人驚嘆，俯瞰維多利亞港，氣勢磅礴，遠眺香港山脈和城市起伏，讓您能居高臨下，坐擁香港的繁華璀璨。屋苑保安嚴密，設有游泳池及大量訪客車位。

Designer's decorated joint unit at The Peak
山頂匠心獨運洋房

4 bed, 4.5 bath, 2 car parks

Saleable 實用 4,256 s.f.

Sale 售 \$480,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property No. 物業編號 128539

SALE 出售

Midlevels Central & West 中半山及西半山

Rare joint unit in Midlevels Central 中半山罕有相連大宅



6 bed, 4 bath

Generous 6-bedroom joint unit with floor-to-ceiling windows and swimming pool facilities overlooks a sublime Victoria Harbour view

偌大六房相連住宅，連落地玻璃窗，維港美景盡收眼，屋苑會所設有游泳池

Saleable 實用 3,738 s.f.

Sale 售 Open Offer

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 196620



Superb penthouse duplex in Midlevels Central 中半山豪華頂層複式

* can be sold via company shares transfer 可以公司轉讓股份形式買賣



3 bed, 3.5 bath, 2 car parks

Unique penthouse duplex with ample open space and grand Victoria Harbour view

獨樹一幟頂層複式，戶外空間充裕，坐擁維港優美海景

Saleable 實用 4,172 s.f.

Sale 售 \$268,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 21370



Rare single house in Midlevels
半山矜罕獨立屋



4 bed, 1 study, 4 bath, 7,000 s.f. garden & 2,500 s.f. roof

One of a kind newly renovated single house with lofty ceilings on fringe of CBD

別具一格獨立屋，全新裝修，樓底高，鄰近市中心

Saleable 實用 5,138 s.f.

Sale 售 \$600,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 45695



Exquisitely decorated penthouse in Midlevels West
西半山華麗頂層家居



5 bed, 5 bath, 2,282 s.f. roof, 3 car parks

Rare 5-bedroom penthouse apartment with a private rooftop and swimming pool overlooks a magnificent Victoria Harbour view

罕有五房頂層單位，連私家天台及游泳池，飽覽維港醉人景色

Saleable 實用 4,373 s.f.

Sale 售 \$360,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 30288



SALE 出售

Midlevels Central & West 中半山及西半山

Deluxe harbour view apartment in Midlevels Central 中半山全維港奢華享受



3 bed, 2.5 bath, 1 car park

Tastefully decorated apartment with a north-facing layout and full clubhouse facilities enjoys a fantastic view of Victoria Harbour

品味極致裝修住宅，享完善會所設施，眺望迷人維港景色，正北方向，迎接九運大宅

Saleable 實用 2,153 s.f.

Sale 售 \$108,980,000 \$98,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 32333



One of a kind huge duplex in Midlevels Central 中半山獨樹一幟巨型複式



6 bed, 1 study, 4.5 bath, 4 car parks

Sumptuous duplex apartment enjoys a sweeping harbour view

奢華複式單位，維港美景盡收眼底

Saleable 實用 6,368 s.f.

Sale 售 Open Offer

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property No. 物業編號 179317



獨家代理
SOLE AGENT



Paragon of elegance 優雅典範

Step into luxury at Stanley Village Road, an elegant community in Stanley. With a saleable area of 3,229 s.f., this exceptional house offers spacious living in a serene location.

As soon as you enter, you'll be greeted by a grand combined living and dining area, featuring exquisite marble flooring, soaring ceilings, and floor-to-ceiling windows for an abundance of natural light. The kitchen, true works of art, is fully fitted and equipped with ample counter space, perfect for hosting intimate dinner parties or grand gatherings.

Indulge in luxury in the master bedroom, featuring a lavish en-suite bathroom, a generous walk-in closet, a working space, and a private balcony. And with three of the four bedrooms being en-suite, you'll enjoy ultimate comfort and privacy. The house boasts a magnificent 1,066 s.f. garden with a private swimming pool, and two covered car parks.

Close to Stanley Main Beach, just a stone's throw from the finest restaurants, cafes, and shops, this deluxe residential development offers the perfect blend of luxury and convenience.



入住赤柱村道的典雅社區，盡享奢華生活。這優美的洋房位於寧靜清幽的地段，實用面積廣達 3,229 平方呎，提供寬敞的生活空間。

甫入屋內，映入眼簾的就是宏偉的客廳和飯廳，配有精緻的雲石地板、高聳的天花樓底和陽光充沛的落地大窗。精美如藝術品的廚房，設備齊全，配有寬廣的檯面，非常適合製作貼心的晚餐或準備盛宴聚會。

一層過的主人睡房盡顯奢華，設有華麗的浴室、寬敞的步入式衣帽間、工作室和私家露台。洋房共有四間睡房，其中三間是套房及一家庭廳，讓您盡享極致的舒適和私隱。這洋房提供 1,066 平方呎的宏偉花園連私家游泳池和兩個有蓋車位。

洋房位於赤柱正灘附近，適合喜歡大自然的你。距離優質餐廳、咖啡廳及商店僅一箭之遙，是奢華與便利的完美結合。



Deluxe prestigious house in Stanley

赤柱奢華尊貴洋房

4 bed, 1 family room, 4 bath, 1,066 s.f. garden,
686 s.f. roof, 2 car parks

Saleable 實用 3,229 s.f.

Sale 售 \$218,000,000

Inquiries 查詢 ☎ 6535 9918 Josephine Yuen 阮小姐

Property Search No. 物業搜尋編號 172814



SALE 出售

Midlevels East & Happy Valley 東半山及跑馬地

Stylish apartment on Tai Hang 大坑時尚住宅



4 bed, 2 bath, 1 car park

Top-notch 4-bedroom apartment with modern finishes and high-quality appliances overlooks a breathtaking city view

頂級四房單位，連時尚裝飾及高品質家電，眺望璀璨城市景色

Saleable 實用 1,658 s.f.

Sale 售 \$48,000,000

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 175712



Enormous single house in Jardine's Lookout 渣甸山巨型獨立洋房



One of a kind single house with a private garden in an exclusive location

別具一格獨立洋房，連私家花園，地段尊貴顯赫

Site Area over 地盤面積超過 13,000 s.f.

Re-development Area over 可重建面積超過 7,800 s.f.

Sale 售 Open Offer

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property No. 物業編號 3532



*
獨家代理
SOLE AGENT



Scaling New Heights 豪宅新高度

Looking for a luxurious high-rise mountain view mansion in Jardine's Lookout? Well, look no further! This dreamy abode offers rare high-floor living with stunning mountain views, perfect for those seeking respite from the hustle and bustle of city life. This beautifully renovated modern 3-bedroom apartment seamlessly blends natural light and greenery with the urban jungle, creating an atmosphere of sophistication and style.

The sleek and chic rectangular layout strikes the perfect balance of modern living, featuring a balcony that overlooks the breathtaking views of the surrounding mountains, providing a haven of fresh air and tranquility. Its prime location offers easy access to Causeway Bay and the city's most prestigious schools, making it an ideal choice for families who want the best of both worlds.

But wait, there's more! This high-rise also offers a comprehensive range of luxurious clubhouse facilities, including a large outdoor swimming pool, etc.



若您正在尋覓位於渣甸山的豪華高層山景豪宅，那麼此刻敬請留意！這個讓人夢寐以求的住宅提供罕有的高層生活體驗，享有怡人的山脈美景，適合渴求遠離城市喧囂的人士。此單位裝潢精美，現代感十足，三房間隔設計巧妙，完美地融合了自然光線與綠意盎然的都市景觀，呈現出令人心馳神往的優雅氣息。

簡潔俐落的長方形佈局，完美地平衡了現代化生活方式，露台更可飽覽周圍山脈的絕美景色，為您提供一個清新和寧靜的避風港。物業地理位置優越，可輕鬆抵達銅鑼灣和區內最享負盛名的學校，是追求高品質生活的家庭的理想選擇。

不僅如此，此豪宅還有更多的驚喜！位處高層還配備了全方位、豪華的會所設施，包括大型戶外游泳池等。



Rare high floor unit in Jardine's Lookout

渣甸山罕有高層單位

3 bed, 2 bath, 1 car park

Saleable 實用 871 s.f.

Sale 售 \$25,800,000 \$ 24,800,000

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 42756



獨家代理
SOLE AGENT



A fine apartment with charm and grace 精美佈局

Mid-Levels West is one of the most sought-after residential areas in Hong Kong. Located on Robinson Road, this apartment has been recently renovated completely and boasts an unforgettable yet meticulously designed interior with furnished.

The apartment spans 1,705 s.f. (saleable area) and boasts three bedrooms (including two ensembles), three bathrooms, a combined living and dining room, a maid's room, a utility room, and a covered car park.

This residence includes a wide range of meticulously chosen brand new furniture and residents can enjoy a comfortable living experience while enjoying beautiful city views. Suitable for moving in immediately, this apartment is an ideal choice for homebuyers looking for a tastefully renovated residence.

Residents can easily head to the Central-Mid-Levels Escalator to reach Central and other major business areas. Schools, hospitals and grocery shopping are all in close proximity with ample public transport available to most areas in the city.

Midlevels West — Fully renovated & brand new interior

西半山全新裝修住宅

3 bed, 3 bath, 1 car park

Saleable 實用 1,705 s.f.

Sale 售 : \$53,000,000 Upon Application 歡迎查詢

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

☎ 6535 2866 Mr. Lai 黎先生

Property Search No. 物業搜尋編號 185043



港島半山是本港其中一個最受歡迎的高尚住宅區。此單位位於羅便臣道，全屋最近全新裝修，呈現令人忘懷的新穎雅致裝修。

單位實用面積達 1,705 平方呎，提供三間睡房，其中兩間為套房。另有三間浴室、相連的客飯廳、家傭房、多用途房及有蓋車位。此單位全屋擁有全新精心挑選的家具、住戶既可以享受室內的舒適怡人，同時可欣賞繁華的都市美景，單位可即時入住，適合有意購入華麗而高尚單位的人士。

住戶可使用中環至半山自動扶梯系統，步行前往中環及港島核心的商業中心區都十分方便。如要前往學校、醫院及購買生活所需，單位附近亦應有盡有，同時附近有多項公共交通前往各區。



General Valuations

We carry out property valuations for diversified purposes including IPO, annual audit, mergers and acquisitions, insurance, immigration, disposal, rating / stamp duty appeal and tax computations.

一般估值

我們會受託提供估值報告作公司上市、審計賬目、收購合併、保險、海外移民、資產出售、差餉或印花稅上訴及其他稅務用途。



Expert Witness and Dispute Resolution

We provide independent professional valuation advice and full narrative reports to solicitors and other clients in relation to property disputes, and can also act as an expert witness upon request.

專家證人和爭端調解

當物業價值遇上爭議時，我們向律師和客戶提供獨立專業估值建議和完整詳盡的報告，並在需要時在法庭充當專家證人。

Railway Works Disturbance Claim

Retail shop operators suffer from disturbance and business loss due to railways works. The complexity of relevant compensation ordinances is often beyond the understanding of a layman. We can help unravel the perplexity of such issues.

滋擾補償評估

零售及飲食業往往因鐵路工程受到滋擾並引致生意損失。相關補償條例複雜繁瑣，一般人不易理解。我們熟悉法定評估工作，深刻瞭解受影響行業，協助客戶拆解難題。

Development Consultancy

We have diverse and extensive experience in providing professional planning advice ranging from S.16 Planning Application, Lease Modification, Temporary Waiver etc

土地發展顧問

我們有多元化的經驗幫助客戶進行城市規劃第16條申請，更改土地契約，申請土地短期豁免書等。

Resumption Compensation

The government and URA acquire private land for public purposes. We are well-versed with resumption-related ordinances, subsequent procedure and assessment of claim. We can assist you in quantifying losses and carrying out negotiations with the Government and URA.

收地損失評估

政府及市區重建局不時根據相關條例收回私人土地作公共用途。我們熟悉該等條例，收地程序及補償評估工作，能協助客戶計算損失並代表客戶進行談判。

Compulsory Sale for Redevelopment

Under ordinance Cap.545, developers can apply to the Lands Tribunal for an order for sale of a lot when they have successfully acquired sufficient undivided shares of the lot. We can represent you to handle negotiations with developers more effectively and act as your expert witness if the case is eventually referred to the Lands Tribunal for determination.

強制售賣

根據香港法例第545章，若發展商成功收購土地上足夠的業權，便可向土地審裁處申請強制拍賣該土地。我們能代表小業主更有效率地跟發展商商討收購價。若案件最終需提交土地審裁處裁決，我們亦可充當專家證人。

Inquiries: **Cliff Lau 劉先生** (MRICS)

查詢: 2152 4868
cliff.lau@landscape.com

Jack Chan 陳先生 (MHKIS, MRICS, MCIREA)
2152 4812
jack.chan@landscape.com



湯定宇教授(居中)，其右側者為香港樹仁大學校監胡鴻烈博士，左側者為前校長鍾期榮博士。



澳門教堂甚多。圖為澳門聖老楞佐堂。
家母於八歲時初到濠江，即於該教堂受洗。

澳門是“文化沙漠”嗎？ ——關於澳門民風、文化的一次窺探

作者：黎廣基博士

By Dr. Lai, Kwong-ki

據說，早於1927年，有本地學者稱香港為“荒漠之區”。嗣後，“文化沙漠”(Cultural Desert)之名便不脛而走。余秋雨認為：“香港能出一個饒宗頤，就絕不是文化沙漠。”其實，除饒宗頤外，自上世紀抗日時期以降，南來避難的學士文人很多。當其時，學者如錢穆、陳湛銓、羅忼烈，哲學家如唐君毅、牟宗三、徐復觀，詩人如梁簡能、吳天任、曾希穎，大都夙負盛名，他們或任教上庠，或辦書院，推動了香港專上教育的發展。吾生也晚，未能得見諸位先生。直至90年代初，我隨友人到樹仁學院學習，才得以認識湯定宇先生(1915—1999)。湯先生乃錢穆先生早年弟子，而學問實不相似，反倒與無錫錢基博先生接近(案：錢穆亦為無錫人)。當時湯先生以《五經正義·序》、《書目答問補正》授學，同學皆以為苦，而我獨以為樂。授受之間，不覺與湯先生結下深厚因緣。周師錫嘗言：“香港地處南海，魚龍曼衍，藏珍納怪，從來不乏人才。”我想，如果以此作為評鑑一地文化之標準，則“文化沙漠”之說，未必盡然。

那麼，同樣“地處南海”的澳門，情況又如何呢？

倘以老師宿儒這類“人才”而論，我認為，澳門是無論如何也不如香港的。翻查由澳門基金會開展的《澳門記憶》網頁，真正定居澳門的哲士文人，其實寥寥可數。榜上有名的，如梁簡能、羅忼烈、劉逸生、章士釗、曹聚仁等，其實都談不上是澳門人！然而，澳門卻從來沒有給我“文化沙漠”的感覺¹。根據英國現代詩人艾略特(T.S.Eliot)的說法，文化除了表現在個別人才上，也“見諸於該民族的藝術、社會制度、風俗習慣以及宗教之中”²。他說的“風俗習慣”(Customs and Habits)，也就是我們常說的“風俗”或“民風”。因此，民風之好壞，無疑也反映出一地文化之一面。而澳門民風之純樸是遠近知名的³。試看一下以下的記述：

昔日澳門社會的公德、民風備受外來遊客讚賞，開車禮讓，上車有序，不隨地吐痰、扔垃圾等等。這看似小事，但卻是歷經幾代人潛移默化的教育才形成的，彌足珍貴。⁴



阿婆井廣場的綠樹樹蔭與葡式建築。

而有別於現代人的想法，古代是以詩來衡量一方風俗之厚薄的！《尚書大傳》說：“(天子)見諸侯，問百年。命大師陳詩，以觀民風俗。”記得我初次踏足澳門，首先被它那獨特的殖民地風情所吸引：那一座座毗鄰的古老教堂、宛延逶迤的榕蔭小巷、精緻的地磚、婆娑的樹影、陡立的斜坡、奇異的街名，無時無刻都在流露著中古歐洲的氣息。當時，我懷著興奮而好奇的心情，來到了議事亭前地的市政署大樓。在那洋溢著西方古典主義的建築裏，竟舉行著一場傳統詩詞的作品展覽會！老式的建築、老舊的文體、老去的詩人，

1. 過去，澳門也有過是否“文化沙漠”之爭議。如《澳門月刊》(2018年4期)，曾以〈文化沙漠 見仁見智〉作為專題。

2. T.S.Eliot, Notes Towards the Definition of Culture (London: Faber & Faber, 1962) p.120。

3. 〈調查報告——中國傳統道德觀對澳門新一代的影響〉說：“澳門民風始終較鄰近地區純樸……，為善不甘後人，熱心慷慨是被公認的，這是居民道德觀較強的表現。”見劉羨冰《雙語精英與文化交流》，澳門基金會，1994。



國學大師朱季海與湯先生交誼甚深。其《初照樓文集》有〈湯定宇先生紀念文集題辭〉一文，中有提及筆者與樹仁學院。上為該文之手稿。



議事亭前地的市政署大樓，沿路可以看到奇特而精緻的地磚。



驅車橋上望周圍，思與白雲齊。

就這樣奇妙地聚首一堂，也顧不得它是東方還是西方了。在香港，其實也不無類似的詩詞比賽，但卻少有公開的展覽會⁴。為此，我認真地細閱了每一首作品。那時的情景，至今難忘——因為，出乎意料地，這些菁英的作品大都寫得很好，竟令我找不到太多挑剔它們的地方；而其中有幾首作品，即使在過了數十年後，仍不時在我的腦海裏盤桓。當中記憶尤深的，有以下幾句：

漫步榕陰懷過往，
驅車橋上望周圍，
思與白雲齊。

這首因記憶而殘缺不全的《憶江南》詞，文辭顯淺，但詞味盎然，平凡中自有境界，令我禁不住聯想起陶潛的“結廬在人境，而無車馬喧。問君何能爾？

心遠地自偏”（《飲酒》）來。為何小小的濠江，竟能產生這樣的胸懷呢？上文說過，“采詩觀風”，本是我國的歷史傳統。

《漢書·藝文志》云：“古有采詩之官，王者所以觀風俗，知得失，自考正也。”而民風之美惡，其實是與教育息息相關的。孔子說：“入其國，其教可知也。”（《禮記·經解》）那時的我，權作了采詩之官，對澳門的民風以至於其教育，不期然地另眼相看、青睞有加了。（待續）



英國現代詩人艾略特（T.S.Eliot）

4. 見楊楓華〈澳門民風何處去？〉，文匯報，2013-10-07。

5. 這是一個於90年代中舉行的澳門菁英詩詞作品展覽會。至於正式的展覽名稱已因年代久遠，不復記憶。

讀者如對本期內容有任何疑問或查詢，歡迎電郵至 the_key@jphongkong.com
For any questions or inquiries, please email us on the_key@jphongkong.com



David Garrett 於電影中扮演帕格尼尼。是否太英俊了些？ Did David Garrett's portrayal of Paganini in the movie make him look too handsome?

談魔鬼小提琴家帕格尼尼

The Devil's Violinist - Niccolò Paganini

作者：黎廣基博士

By Dr. Lai, Kwong-ki

有這樣的一個傳說：帕格尼尼將其靈魂出賣了給魔鬼，換來他那高超的技巧。對於這個傳說，帕格尼尼本人很感興趣！在他演奏時，他會翻轉白眼；而他那搖晃的站姿、長而零亂的頭髮、蒼白的臉龐、憔悴的身軀都讓這個傳說顯得更形真實。然而，他那充滿熱情激烈的演奏讓觀眾感動淚下，所到之處萬人空巷，婦女更是一“聽”傾心……！¹

2013年有一齣獨特的德國電影，名為《魔鬼小提琴家》(The Devil's Violinist)。這個由小提琴家大衛·加勒特(David Garrett)飾演，領戴著“魔鬼”頭銜的主角不是別人，正是十八世紀的義大利小提琴天才尼古洛·帕格尼尼(Niccolò Paganini, 1782-1840)。

回顧西方音樂史，帕格尼尼也許不能算作真正偉大的作曲家；然而在小提琴演奏史上，他不但地位尊崇，技藝超羣，而且影響深遠。如同其他偉大的小提琴家一樣，帕格尼尼終其一生大都在表演台上度過，作曲不過是其副業，因此遺留下來的作品寥寥可數。但作為一個演奏家，他的音樂則曾征服整個歐洲，風靡一時。1804年，這位出生於熱那亞(Genova)的意大利青年開始了他的小提琴巡迴表演之旅，所到之處無不引起轟動，人們都被他那嶄新的音樂風格、懾人的高超技巧、魔鬼般的瘦長骨架，以及那近乎狂野的演奏姿態所深深吸引。

德國大文豪歌德(Johann Wolfgang von Goethe)對帕格尼尼的評價是：“他在琴弦上展現了火一樣的靈魂。”而詩人海涅(Christian Johann Heinrich Heine)則對其表演藝術作了非常形象化的刻劃，他在小說《佛羅倫薩之夜》中寫道：“琴聲越來越狂熱孟浪，琴師的神態令人恐怖，雙眼中閃爍著充滿譏諷意味的摧毀欲，薄薄的嘴唇那麼可怕地急促蠕動者，看上去似乎在嘟囔著古老而邪惡的咒語。……當帕格尼尼的提琴在最低音區奏出隆隆的激怒時，我還聽到了罐中魔鬼的聲音。……”

也許，對每一個演奏小提琴的人來說，帕格尼尼作品的難度比其傳說中的魔鬼形象還要可怕。古典音樂樂評人Ken Smith認為，帕格尼尼的第一號作品，即著名的二十四首《隨想曲》(24 Caprices for solo violin, opus 1)，標誌著現代小提琴演奏史的開始。所謂“隨想曲”(Caprices)，源於意大利文Capriccio，本指巴洛克時期一種帶有趣味和想像風格的短篇小曲。帕格尼尼完美地保留了“隨想曲”的這個特點。他這二十四首帶有練習曲性質的炫技小品，各自獨立成章，並沒有統一的中心思想和關連。而為了將其演奏技巧保密，帕格尼尼一生中只出版過唯一一部作品，而這就是這套號稱“作品一”的《隨想曲》集。(待續)

Legend has it that Niccolò Paganini, the Italian violin virtuoso, sold his soul to the devil in exchange for his jaw-dropping talent. Paganini wholeheartedly embraced this myth, which was only amplified by his bewitching performance style. His eyes would roll back, his long, unkempt hair would sway, and his pallid face and emaciated body lent an air of authenticity to the tale. Nevertheless, his passionate and intense performances left audiences moved to tears and drew crowds in droves, with women swooning over his every note.

In 2013, a unique German film titled "The Devil's Violinist" was released, starring renowned violinist David Garrett as the eponymous "devil" himself, Niccolò Paganini.

While Paganini may not be considered a great composer in the annals of Western music history, his influence on violin performance is beyond compare. Like other legendary violinists, Paganini spent most of his life on stage, with composition being relegated to a mere sideline. Consequently, only a handful of his works have survived. However, as a performer, his music once conquered Europe, leaving an indelible mark on the world of classical music. His innovative style, unparalleled skills, devilish appearance, and almost feral performance posture were all part of the Paganini mystique, which inspired awe and admiration in his audiences. German literary giant Johann Wolfgang von Goethe once claimed that Paganini's violin playing

1. 見「維基百科」。文字經過作者潤飾及增訂。



電影《魔鬼小提琴家》劇照 (The Devil's Violinist)



Cesare Bacchi 於1940年手繪的帕格尼尼畫像，突顯了其瘦長骨架。The portrait of Paganini hand-drawn by Cesare Bacchi in 1940 highlights his thin and elongated frame.



帕格尼尼二十四首《隨想曲》曲譜

The sheet music for Paganini's 24 Caprices.

demonstrated a "fiery soul on the strings." Meanwhile, poet Christian Johann Heinrich Heine evocatively captured Paganini's performance art in his novel "Florentine Nights," describing the sound of Paganini's violin as "increasingly passionate and wild," while his demeanor was "terrifying," his eyes flashing with "a mocking desire to destroy," and his thin lips twitching in a manner that suggested he was muttering "ancient and evil spells." As Paganini played his violin with thundering rage in the lowest register, Heine even claimed to have heard the voice of the devil emanating from the instrument's case.

For every violinist, playing Paganini's works is a daunting task, with the difficulty of his compositions surpassing even his legendary devilish reputation. Classical music critic Ken Smith believes that Paganini's first work, the "24 Caprices for solo violin, opus 1," marked the beginning of modern violin performance history. The term "caprice" (Capriccio) originally referred to a short and whimsical piece of music with imaginative style during the Baroque period. Paganini retained the characteristics of "caprice" in his 24 virtuosic and technically demanding pieces, each one standing alone with no overarching theme or connection. To keep his playing techniques secret, Paganini only published one work in his entire life, the set of "Caprices" also known as "Opus 1." (To be continued)

讀者如對本期內容有任何疑問或查詢，歡迎電郵至 the_key@phongkong.com
For any questions or inquiries, please email us on the_key@phongkong.com



當年帕格尼尼音樂會的宣傳海報 The promotional posters for Paganini's concerts at the time.



作者簡介 About the author

黎廣基，南海九江人。香港大學中文系哲學碩士及哲學博士、南京大學文學院博士後研究員。在南京求學期間，從章、黃學派大師徐復受業。回港後授學於香港城市大學中國文化中心，為香港大學亞洲研究中心訪問學者。曾獲全國古文獻學獎金一等獎及二等獎，於國內核心期刊、來源集刊發表學術論文十餘篇。2021年初出版了首部學術著作——《黎廣基古典文獻研究論集：戰國楚竹書（二）研究》。

Dr. Lai, Kwong-ki, Master & PhD of Philosophy from the University of Hong Kong, a postdoctoral researcher at the School of Liberal Arts of Nanjing University. During his study in Nanjing, he was taught by Prof. Xu Fu, a master of Zhang and Huang schools. After returning to Hong Kong, he taught at the Chinese Cultural Center of the City University of Hong Kong and was a visiting scholar at the Asian Studies Center of the University of Hong Kong.



德國精品浪漫之旅 Romantic luxury tour of Germany

德國擁有浪漫的歷史、如畫的山水及隨和優雅的生活方式，連嚴謹講究的旅者也為之動容。德國提供許多度身訂造的高尚體驗，若想享受別出心裁的奢華行程，現在正是最佳時機。以下五種非凡體驗，定能給您滿載回憶的難忘旅程：

新天鵝城堡私人導覽

新天鵝城堡是個經典佳作，每位到訪德國的旅者不可錯過。這幢童話般的城堡，於十九世紀由巴伐利亞國王路德維格二世興建，以壯麗建築及眺望鄉間田園景色而聞名。出發專屬導覽，您將可細味城堡彩繪室、君主寢宮及餐廳等豪華內部空間，一邊聽導遊細說城堡歷史中的瑣事與幽麗故事。

Mosel Valley 葡萄酒試酒之旅

Mosel Valley 是德國首屈一指的酒區，必去之處對葡萄酒癡迷。參加私人葡萄酒試酒之旅，您將可品嚐

區內葡萄酒精華，包括但不限於如 Riesling, Pinot Noir and Pinot Gris 等葡萄品種，交流當地獨特的釀酒傳統和故事。試酒後，您可在葡萄園酒店享受一頓悠閒午餐，品嚐地道美饌及欣賞谷中優美風光。

巴登巴登消閒行

巴登巴登是個溫泉之鎮，隱沒在黑森林中，以其溫泉水療及休閒設施而聞名。花費在這裏奢華的一日，您可將一切煩憂隨之消逝，擇優修整儀容護理等諸多儀式，包括按摩、美容療程和水療。後可泡湯暢飲，放鬆身心靈紛繁，重拾生機。

柏林藝術情懷專題導覽

柏林以其精彩的藝術氛圍聞名，且處處是畫廊、美術館和壁畫。參加獨一無二藝術導覽，您將可遊覽最著名的美展及裝置藝術，一邊了解城市活躍的藝術歷史與文化。您的導遊可因應您的偏好度身訂造行程，帶

您參觀當地和世界知名畫家及雕塑師的作品。

享樂北海之旅

波羅的海環繞著德國、丹麥及瑞典，散落著美不勝收的海岸小鎮。參加私人遊艇之旅，您將可盡情探索這片海域的隱世珍寶，同時享受絕頂奢華體驗。坐在甲板任意調酒，迷醉於無涯海景，或享用私人大廚為您設計的佳餚美饌，隨心所欲。不管您想遊歷丹麥魅力盎然的漁鎮，抑或瑞典熱鬧的海港，您的私人行程可因應您的喜好而度身訂造。

簡而言之，德國提供許多無可比擬的奢華體驗，從遊歷童話城堡到品味佳釀，從享受歡樂的水療到探索充滿活力的藝術氛圍，從遊艇航行到欣賞流暢的海岸美景。這些專屬個人化的體驗定能給您留下難忘印象。



Germany boasts a storied past, splendid natural landscapes and a refined lifestyle perfectly poised to captivate the discerning globetrotter. With myriad bespoke and personalised high-end experiences available, now is the opportune moment to plan your indulgent sojourn to Deutschland. The following five exceptional excursions are guaranteed to imbue you with memories that will long endure:

An Exclusive Tour of Neuschwanstein Castle

Neuschwanstein Castle is an iconic edifice and requisite destination for any traveller to Germany. This fairytale schloss was built in the 19th century by King Ludwig II of Bavaria and is renowned for its sumptuous architecture and panoramic vistas of the bucolic Bavarian countryside. With an exclusive tour, you shall explore the castle's opulent interior, including the throne room, royal bedchamber and dining hall, whilst listening to fascinating tales of the history and the flamboyant monarch who commissioned it.

Wine Tasting in the Mosel Valley

The Mosel Valley is one of Germany's premier wine appellations and requisite destination for any oenophile. With a private wine tasting tour, you shall savour some of the region's finest vintages, including Riesling, Pinot Noir and Pinot Gris, whilst indulging

the area's unique vinicultural traditions and story. Following the degustation, you may delight in a leisurely luncheon at a local vineyard or restaurant, revelling in the regional cuisine and taking in the splendid views of the valley.

An Indulgent Spa Experience in Baden-Baden

Baden-Baden is a spa town nestled in the Black Forest renowned for its thermal baths and wellness centres. With an indulgent spa experience, you may unwind and pamper yourself in one of the town's world-class spas, with treatments such as massages, facials and hydrotherapy. Thereafter, you may soak in the spa's thermal pools or saunas, taking in the serene surroundings and rejuvenating your body and spirit.

An Exclusive Tour of Berlin's Art Scene

Berlin is renowned for its vibrant art scene, with myriad galleries, museums and street art installations throughout the city. With an exclusive tour of the city's artistic effervescence, you shall explore some of the most notable exhibitions and installations, whilst gaining insight into the city's rich artistic heritage and culture. Your guide may tailor your itinerary based on your interests, taking you to see works by local as well as world-renowned painters and sculptors.

A Private Yacht Cruise on the Baltic Sea

The Baltic Sea borders Germany, Denmark and Sweden and is home to picturesque coastal towns and villages. With a private yacht cruise, you shall have the exclusive opportunity to explore the region's hidden gems whilst indulging in the ultimate luxury experience. You may recline on deck, sipping champagne and taking in the breathtaking views of the coastline, or savour a gourmet meal prepared by your private chef. Whether you wish to explore the charming fishing villages of Denmark or the bustling harbours of Sweden, your private yacht cruise may be tailored to suit your preferences and desires.

In summary, Germany offers myriad exceptional luxurious experiences, from exploring fairytale castles to savouring fine wines, from indulging in opulent spa treatments to discovering vibrant artistic milieus, and from cruising on a private yacht to taking in stunning coastal vistas. These bespoke and personalised experiences are guaranteed to leave an indelible impression on even the most discerning and sophisticated of globetrotters.

讀者如對本期內容有任何疑問或查詢，歡迎電郵至 the_key@jphongkong.com
For any questions or inquiries, please email us on the_key@jphongkong.com

SALE 出售

Sai Kung & Clear Water Bay 西貢及清水灣



Poolside party, Colonial house 池畔派對，經典大屋

Surrounded by natural beauty, this impressive corner garden house is situated in a tranquil area of Clear Water Bay and perfectly embodies the best in luxury living.

This 2-storey detached corner house spans 2,405 s.f. (saleable area) with an ample alfresco space. The interior features stylish furnishings, tasteful decorations and a practical layout, with direct access to a superb resort-style pool and self-owned garden, where it is a perfect place to enjoy the tranquility or host parties and gatherings. The modern kitchen benefits from a large island with high-end appliances.

Further highlight of this house includes panoramic sea views of Silverstrand and a private garage.



這位於清水灣寧靜一隅的單邊花園洋房被大自然美景所環抱，完美體現了奢華生活的最佳典範。

罕有樓高僅兩層的獨立單邊洋房實用面積 2,405 平方呎，提供寬敞戶外空間。室內設計品味時尚，裝潢高雅氣派不凡，間隔擴展實用，可直通豪華度假式游泳池和私家入契花園，是享受寧靜或舉辦派對聚會的理想場所。此外，全屋時尚設計，廚房設有廚房中島，客廳連接全海景草地花園及私人泳池，盡顯奢華。洋房其他亮點包括銀線灣優美全海景及一個巨型車庫。

Sumptuous townhouse in Clear Water Bay

清水灣奢華洋房別墅

Saleable 實用 2,405 s.f.

Sale 售 \$168,000,000

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property No. 物業編號 CWB-WLSC-2304





Designed to perfection- SILVERSTRAND 銀線灣 一前排全海 完美唯一之選

Occupying a serene location in core Silverstrand, this magnificent dream house overlooks breathtaking and expansive panoramic sea views from every floor.

With a unique Italian colonial style, this two-story corner house includes a private access to an enormous wrap-around garden, providing a great expanding potential.

Silverstrand Beach waterfront can be reached just within a few minutes walk directly from the house. Residents can enjoy swimming and sunbathing with a few steps closer to nature.

這夢寐以求的恢宏別墅位於銀線灣核心區的寧靜位置，層層可享壯麗而廣闊的全海景。

這矜罕的全海景崖邊別墅，具有西西里島風格獨特的臨海居停，稀有的巨型環繞式花園，提供了巨大的擴展潛力。

從這全海景別墅，可通過私人通道可直達優美銀線灣海濱，住戶信步即可享受到海灘暢泳及日光浴之樂，親親大自然。



* can be sold via company shares transfer
可以公司轉讓股份形買賣

Silverstrand — Panoramic Full Sea View. Dream House
銀線灣 - 珍罕非凡，家族收藏之選，一見難忘層層全海屋

4 beds (2 En-suites), 3 bath, private terrace & garden

Saleable 實用 2,800 s.f.(平方呎)+ Private enormous garden 專屬大花園

Sale 售 \$86,800,000 Upon Application 歡迎查詢

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property No. 物業編號 CWB-LW-S-2211

SALE 出售

Sai Kung & Clear Water Bay 西貢及清水灣



Contemporary style detached lot 自擁全獨立地段一大師打造當代建築

With magnificent greenery and sea views, this newly and modern 3,133 s.f. (saleable area) extraordinary glass detached lot house showcases the designer's taste with contemporary interior design. It offers four bedrooms (two en-suites), five bathrooms, a study room, a large entertainment area, a wine cellar, a comfortable living and dining area, a massive lawn garden with a private swimming pool.

Floor-to-ceiling sliding windows in the living and dining room allow natural sunlight and fresh air to circulate freely. The master bedroom offers a peaceful sea view. It also provides access to the huge garden, surrounded by greenery and a huge private outdoor space.

On the other hand, the gated wall offers a high degree of privacy and only five minutes' walk to the beach from this detached lot house.

這簇全新獨立地段的玻璃城堡大屋實用面積廣達 3,133 平方呎，眺望怡人翠綠景色及寧謐海景，演繹大師建築風格及優雅簇新潮流時尚設計。大屋提供四間睡房（包括兩間套房）、五間浴室、舒適的客飯廳、書房、巨型影音及娛樂空間、私人酒窖。

寬敞的大型落地玻璃窗引人充足自然光和新鮮空氣，客飯廳相連巨型草地入契花園及獨立私人泳池。此外，周圍綠樹環抱加上獨立高牆大大提升大屋的私隱度，由大屋前往海灘僅 5 分鐘步程。歡迎查詢！

A Charming Single Lot House (5 mins walk to the beach)

清水灣全新魅力型格 — 獨立地段

4 beds (2 En-suites), 5 baths, 3-4 cars

(In a convenient and quiet part of Clearwater Bay)

Saleable 實用 3,133 s.f.

Site Area 地段面積 9,569 s.f.

Sale 售 \$128,000,000

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property No. 物業編號 CWB-SS-W-2202



* can be sold via company shares transfer
可以公司轉讓股份形買賣



Flawless Elegance — Detached House 銀線灣全海 — 新穎全獨立屋

Occupying a serene location facing breathtaking sea views, this extremely rare 2-storey detached house boosts brand new decorations with perfect privacy.

Featuring traditional European architecture and a well-designed layout, this high-ceilinged house is furnished with elegant style. Outside, a spectacular open area including a large private swimming pool is a perfect place to host outdoor parties and gatherings.

這極新穎獨立屋，稀有二層氣派的全新建築，坐落於銀線灣最頂級私隱寧謐的山頂地段，享全海景及高度私隱。

非凡歐洲建築風格，設計布局井井有條，陽光滿溢高樓底，享高雅氣派。戶外空間充裕，連私家偌大游泳池，是舉辦戶外派對和聚會的完美地方。



Extremely Rare - Newly Detached House On the peak overlooking Silverstrand

極罕有新穎獨立屋 - 居高臨下俯瞰銀灣美景

4 bed (3 En-suite), 4 bath, private gates and garage for 4 cars

Saleable 實用 2,343 s.f.

Self-owned Garden 入契花園 2,972 s.f.

Sale 售 \$ 148,000,000

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property No. 物業編號 CW BSS-SP-2103

Welcome agent's inquiries 歡迎同業查詢

SALE 出售

Sai Kung & Clear Water Bay 西貢及清水灣

Expansive Full Sea View — Atop the hill above Silverstrand 銀線灣頂峰山嶺 — 層層全海獨立屋



4 beds (2 En-suites), 3 bath, private terrace & garden

An Expression of Elegance. Extremely high privacy, stylish detached house.
Lofty high ceiling with floor-to-ceiling windows. Breathtaking full view of Silverstrand seaside
銀線灣頂峰，天高地利，顯赫家庭愛完美，嚴密保安名人私隱之選，獨立式超高樓底，時尚落地玻璃設計別墅，俯瞰壯麗寧謐絕美銀線灣層層全海景

Saleable 實用 1,789 s.f.

Self-owned Garden 入契花園 2,003 s.f.

Sale 售 \$98,000,000

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property Search No. 物業搜尋編號 CWBSS-RBV-2104



Silverstrand — Panoramic Sea View, Dream House 銀線灣 — 珍藏之選，一見難忘層層全海屋



4 beds (2 En-suites), 3 bath, private terrace & garden

Serene location, in “Core Silverstrand”. Small development with breathtaking full sea views for each floor. Private garden, garage, great potential

銀灣核心寧謐地段，永無阻擋天連海，海連天環迴全景盡覽無遺，優閒簡約別墅屋苑，擁獨立花園車庫天台，優質潛力巨大，超值收藏之選

Saleable 實用 1,583 s.f.

Sale 售 \$66,000,000

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property Search No. 物業搜尋編號 CWB-PSS-V-2202





Elegant retreat 高雅品味

An oasis of peace and serenity, this rare corner house boasts fantastic views overlooking the sea and mountains with a perfect privacy.

Featuring a stylish interior design with plenty of elegant wood details, this dream house has five en-suite bedrooms ideal for a large family. The lofty ceilings and floor-to-ceiling windows let ample natural light into the living area and help to create a cozy ambience. Outside, the pleasant outdoor space includes a private swimming pool and outdoor furniture where it is a perfect place to entertain guests.

Situated in the highly sought-after Clear Water Bay area, this luxurious development offers 52 houses and 20 apartments with excellent clubhouse facilities and outstanding security management.



這珍罕珍貴的單邊海景屋位於怡人事靜的地段，自成一隅，私隱度高，優美海景和磅礴山色盡收眼底。

大屋室內設計品味時尚，家具採用大量木製元素，並提供五間套房，適合大家庭。室內樓底極高，大型落地玻璃窗戶充足的自然光進入客廳，營造舒適的氛圍。寬敞戶外空間設有私家游泳池和額外單邊大花園，是與客人歡聚的理想地點。

這豪華的住宅屋苑位於備受追捧的清水灣地區，提供 52 間洋房和 20 間住宅，屋苑提供頂級會所設施和嚴密保安管理。

Sea View Mediterranean - Corner House with Private Pool

尊貴高雅歐陸建築群，單邊海景私泳屋

5 bed, 5.5 bath, 1,000 s.f. self-owned garden, Garage (6+ car parks)

Saleable 實用 3,350s.f. (Approx. 約)

Sale 售 \$98,000,000 \$88,000,000

Inquiries 查詢 ☎ 6535 2866 Mr. Lai 黎先生

Property No. 物業編號 CWBTP-SS-2109



*
獨家代理
SOLE AGENT



Extremely Rare Sea View Detached House Lot

極其罕見 - 海景獨立屋地

Perfectly positioned close to Golden Beach of the tranquil Gold Coast area, this rare detached residential lot has a resort-like environment with excellent transport links. With an extremely limited supply, it is a not-to-be-missed opportunity to acquire a precious single lot house.

Ideal for families and corporates to build the private territory, this rare single lot house is situated in a large site area with a private garden. Residents can enter to the house and private garden with a separated private direct access. The entire site area allows residents to re-build a brand new dream house. On the other hand, this residence enjoys sunset sea views over the East & South Sea.

This residential lot is conveniently located, with easy access to Hong Kong International Airport, Futian Port & Lok Ma Chau and Island The Central CBD. All the locations are about 20 minutes' drive away via NT circular road and several newly highways such as Hong Kong-Zhuhai-Macao Bridge and Ting Kau Bridge.



這罕見的獨立住宅屋地，坐落於寧靜黃金海岸的黃金泳灘附近，環境如度假村般的世外桃源，但亦有完善的交通網絡連接。鑑於極稀有的供應，現正是一個難能可貴的機會打造一個珍貴的全獨立私屬領地。

這罕有的獨立住宅屋地包括一個大型住宅屋地和一個巨型私家花園。住戶可於整個住宅屋地內重新發展成夢寐以求的全新住宅，極適合大家庭。此外，東海和南海的壯麗景色更是盡收眼底。此住宅屋地地理位置優越，可輕鬆前往香港國際機場、福田口岸及落馬洲及中環市中心。經新界環形路和多條新高速公路，如港珠澳大橋及汀九橋，車程僅分別約 20 分鐘。

* can be sold via company shares transfer
可以公司轉讓股份形式買賣

Extremely Rare Detached Residential Lot in Gold Coast 黃金海岸極罕有獨立住宅屋地

Site Area 地段土地面積 8,216 s.f.
Max. GFA 核准上蓋面積 8,159 s.f.
Exist. Area 現有上蓋面積 3,735 s.f.
Add. Garden 附加花園面積 4,958 s.f.
Sale 售 \$130,000,000 \$100,000,000 Negotiable
Inquiries 查詢

☎ 6535 2866 Mr. Lai 黎先生

☎ 9027 2100 Louis Wong 黃先生

Property No. 物業編號 TM-LW- S-2211

Welcome Agent Inquiries, fee to Successful Agent
提供佣金，歡迎同業查詢



Nestle in Nature 親親大自然

Escape to a world of luxury and tranquility at Botanica Bay, a stunning townhouse nestled in the heart of Lantau Island, Hong Kong. With easy access to the Greater Bay Area, this property offers a peaceful retreat from the hustle and bustle of city life. It only takes few minutes' walk to Cheung Sha Beach. Boasting a saleable area of 3,575 s.f., this home is the perfect choice for families or individuals who value spacious living.

Step inside and experience the height of elegance and comfort. The property features four ensuite bedrooms and five designed bathrooms, providing ample space for residents to relax and unwind. The living and dining area is a bright and inviting space, perfect for entertaining guests. Enjoy the serenity of the 1,369 s.f. garden and 216 s.f. terrace, or take in breathtaking views from the 1,524 s.f. roof.

Additional amenities include two balconies, and a garage that comfortably takes one car. With its breathtaking views, lofty ceilings, and prime location, this townhouse is a rare gem for those who demand only the best. The property comes fully furnished, with fully equipped bathrooms and a fully fitted and equipped kitchen.



大嶼山南岸是一個坐落於香港大嶼山南邊的迷人洋房屋苑，置身於此您可遠離塵囂，居住在奢華寧靜的環境中。這屋苑最適合用港珠澳前往大灣區，是遠離喧囂城市生活的寧靜之地，前往長沙泳灘僅數分鐘步程。這洋房提供 3,575 平方呎的實用面積，是重視寬敞生活的家庭或卓越人士的理想選擇。

甫入屋內，即可享受極致優雅和舒適的體驗。室內提供四間套房和五間浴室，為住戶提供可放鬆身心的充裕空間。明亮而溫馨的客飯廳，非常適合款待客人。您可在 1,369 平方呎的花園和 216 平方呎的平台區享受無與倫比的寧靜，或在 1,524 平方呎的天台飽覽醉人的景色。

其他設施包括兩露台和一個車庫。這洋房憑藉其開闊的景色、樓底高大氣派以及優越的地理位置，是追尋完美生活人士的難得瑰寶。洋房擁有優質裝修，浴室設施齊全，廚房設備亦完善實用。



Sumptuous townhouse in Lantau Island

大嶼山豪華洋房別墅

4 bed, 5 bath, 216 s.f. terrace, 1,369 s.f. garden & 1,524 s.f. roof, 1 garage

Saleable 實用 3,575 s.f.

Sale 售 \$75,000,000 Upon Application 歡迎查詢

Inquiries 查詢

☎ 6535 2866 Mr. Lai 黎先生

☎ 9027 2100 Louis Wong 黃先生

Property No. 物業編號 171457





Contemporary Masterpiece 當代奢華

Surrounded by the natural beauty of green country parks and natural beaches, these 3 family single lot houses are situated in the most prestigious, private and picturesque location of Macau. Total 3 single lot houses (1 five-storey & 2 two-storey) boast beautiful architectural details, high ceilings, exceptional layouts and luxurious amenities overlooking panoramic sea and mountain views. Particularly, the five-storey house is equipped with a private elevator and an indoor swimming pool, offering an indulgent option for relaxation or exercise.

The houses are also within close proximity to the Macau Golf and Country Club, Coloane Village, the entertainment strip in Taipa including luxury hotels such as Ritz Carlton, Four Seasons, MGM, Banyan Tree, and with easy access to the Lotus Bridge to Hengqin, Zhuhai.



這三間家庭式獨立洋房別墅位於澳門最尊貴、私隱度高及美景如畫的地段，四周被郊野公園及自然海灘所環抱。合共三間獨立洋房別墅（其中一間樓高五層，另外兩間樓高兩層）坐擁華麗細膩的室內設計、享高樓底、間隔實用，連奢華設施，優美海景及山景一覽無遺。其中樓高五層的洋房別墅更設私家升降機及室內游泳池，可放鬆身心，盡享奢閒之樂。

洋房別墅鄰近澳門高爾夫球鄉村俱樂部、路環村、氹仔娛樂區，包括五星級奢華酒店，如麗思卡爾頓酒店、四季酒店、美高梅、悅榕莊，經蓮花橋便可輕鬆抵達珠海橫琴，十分便利。

3 luxurious modern single lot houses in Macau

澳門 3 間豪華時尚獨立洋房別墅

3 bed, 2 bath, 1 car park

Area 面積 3,344 s.f. to 5,478 s.f.

Sale 售 \$36,000,000 to \$88,000,000

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property Search No. 物業搜尋編號 mac01, mac02, mac03



現場實景 - 270 度環迴維港全海



獨家代理
SOLE AGENT



Rare office for sale on Connaught Road West
北水南山 - 傲踞港島西干諾道
罕有全層，270 度維港海景辦公樓出售

- Boasting panoramic Victoria Harbour views, this fully-fitted rare office space takes up the entire high floor unit of this grade A office building in the heart of Western district
- 港島西全海景甲級辦公大樓，罕有雄據極高全層，盡覽維港兩岸絕美景色
- Bright, open-plan office space features high-end equipment in a well-proportioned setting, surrounded by a 270-degree sea view
- 豪華裝潢設備齊全，新穎氣派佈局設計，四面獨立無遮擋完美採光，背靠中西半山，前臨 270 度環迴海景環抱
- This office building is installed with a central air conditioning system, 7 passenger lifts and 1 cargo lift
- 大廈設中央空調系統、7 台載客升降機和 1 台載貨升降機
- Prime and convenient location, close to Hong Kong - Macau Ferry Terminal, Shun Tak Centre and Western Harbour Crossing, well connected to the airport and port of border crossing
- 鄰近港澳客運碼頭、信德中心及西區海底隧道，極速連接機場及中港口岸，交通便利，位置優勢突顯

Location 位置	Connaught Road West 干諾道西
Asset Class 資產類別	Office 辦公室
No. of Floor 總樓層	40 Storeys 40 層
Gross Area 建築面積	Approx. 13,265 sq.ft. 約 13,265 平方呎
Possession 狀況	Vacant Possession 交吉出售
Building Completion 大廈竣工日期	1994
Price 售價	HK\$@15,800/psf(每平方呎) (商議 Negotiable)

Property No. COM-LW_WL-2304

Inquiries 查詢

6535 2866 Mr. Lai 黎先生

9027 2100 Louis Wong 黃先生

Spacious apartment in Midlevels West
西半山寬敞家居



4 bed, 2 bath, 1 car park

Cozy 4-bedroom apartment with a practical layout in a convenient location
舒適四房單位，間隔實用，交通便利

Saleable 實用 2,246 s.f.

Lease 租 \$83,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 28732



Prestigious apartment in Midlevels Central
中半山尊貴住宅



3 bed, 1 study, 2 bath, 1 car park

Luxurious 3-bedroom apartment with a study and comprehensive clubhouse facilities enjoys an open city view
豪華三房單位，連書房及完善會所設施，享開揚城市景

Saleable 實用 2,072 s.f.

Lease 租 \$98,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 150668



Popular apartment at The Peak
山頂受歡迎住宅



4 bed, 3 bath, 1 car park

Family 4-bedroom apartment with a practical layout enjoys a stunning view of Southside

家庭式四房住宅，間隔實用，坐擁南區壯麗景色

Saleable 實用 2,311 s.f.

Lease 租 100,000 incl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 32799



Well-known apartment in Midlevels East
東半山著名住宅



4 bed, 3 bath, 1 car park

Practical 4-bedroom apartment with a brand new designer décor ideal for a family

實用四房單位，配以全新設計師裝修，家庭首選

Saleable 實用 2,471 s.f.

Lease 租 \$145,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 203574



LEASE 出租

Highly sought after apartment in Midlevels Central 中半山受歡迎住宅



3 bed, 2.5 bath, 1 car park

Grand 3-bedroom apartment with full clubhouse facilities in a prominent location

豪華三房單位，連完善會所設施，地段優越

Saleable 實用 2,357 s.f.

Lease 租 \$126,000 excl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 18271



Lovely low-rise unit in Stanley 赤柱別致低密度住宅



4 bed, 3 bath, 1 car park

Colonial style 4-bedroom apartment with a practical layout in a peaceful location

英式四房單位，間隔實用，地段和諧寧靜

Saleable 實用 2,832 s.f.

Lease 租 \$138,000 incl.

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 183185



Modern family house in Stanley
赤柱時尚家庭式洋房



3 bed, 3 bath, 732 s.f. garden & 517 s.f. roof, 1 garage (2 cars)

Spacious townhouse with a private garden enjoys great serenity and closeness to beautiful beaches

寬敞舒適洋房，連私家花園，享幽靜環境，毗鄰優美海灘

Saleable 實用 2,049 s.f.

Lease 租 \$135,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 108708



Spacious garden house in Tai Tam
大潭寬敞花園洋房



4 bed, 3.5 bath, 786 s.f. garden, 2 car parks

Light and airy 4-bedroom house with a private garden and full clubhouse facilities enjoys a peaceful sea view

明亮通風四房洋房，連私家花園，會所設施齊全，坐擁寧靜怡人海景

Saleable 實用 3,302 s.f.

Lease 租 150,000 excl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 205701



LEASE 出租

Waterfront garden house in Tai Tam 大潭臨海花園洋房



4 bed, 3.5 bath, 379 s.f. terrace, 584 s.f. garden & 309 s.f. roof, 2 garages

Waterfront garden house with a good condition and comprehensive clubhouse facilities

臨海花園洋房，裝修簇新，享完善會所設施

Saleable 實用 2,623 s.f.

Lease 租 \$150,000 incl.

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 19701



Modern duplex in Repulse Bay 淺水灣時尚複式



4 bed, 3.5 bath, 1 car park

Upscale 4-bedroom duplex with excellent facilities enjoys a splendid sea view

尊貴四房複式單位，享優質設施，飽覽壯麗海景

Saleable 實用 2,357 s.f.

Lease 租 \$160,000 excl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 23188



Modern house at The Peak 山頂時尚洋房



4 bed, 1 study, 3 bath, 1 private terrace, 1 car park

Exceptional harbour view townhouse with a private terrace in a prominent location

非凡海景洋房，連私家平台，地段優越

Saleable 實用 2,828 s.f.

Lease 租 \$168,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 140190



Stylish apartment at The Peak 山頂時尚住宅



4 bed, 3 bath, 1 car park

Prestigious 4-ensuite townhouse with an ample alfresco space and lofty ceilings in a tranquil neighbourhood

尊貴四套房洋房，連充足戶外空間，享高樓底，環境清幽

Saleable 實用 2,334 s.f.

Lease 租 \$144,000 incl.

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 140205



LEASE 出租

Sea view apartment in Repulse Bay 淺水灣海景單位



4 bed, 4 bath, 2 car parks

Light and airy 4-bedroom sea view apartment with full clubhouse facilities close to Repulse Bay Beach

明亮通風四房海景單位，連完善會所設施，毗鄰淺水灣泳灘

Saleable 實用 3,785 s.f.

Lease 租 \$186,000 excl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 32008



Massive house in Deep Water Bay 深水灣偌大洋房



4 bed, 3.5 bath, 272 s.f. terrace & 317 s.f. garden, 1 garage (2 cars)

Exquisite 4-bedroom house with generous floor-to-ceiling windows and luxurious clubhouse facilities in a tranquil location

雅致四房洋房，連寬敞的落地大窗及豪華會所設施，地段清幽恬靜

Saleable 實用 2,838 s.f.

Lease 租 \$203,000 excl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 12396



Family garden house in Stanley 赤柱家庭式花園洋房



4 bed, 5 bath, 203 s.f. terrace, 2,037 s.f. garden, 759 s.f. roof, 1 garage

Generous 4-ensuite garden house with an ample alfresco space overlooks a picturesque sea view

巨型四套房花園洋房，享充足戶外空間，海景如畫

Saleable 實用 3,151 s.f.

Lease 租 \$350,000 incl.

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 168096



Family garden house at The Peak 山頂家庭式花園洋房



4 bed, 3.5 bath, 1,623 s.f. garden, 2 car parks

Popular 4-bedroom townhouse with comprehensive clubhouse facilities and a partial sea view

受歡迎四房洋房，連完善設施，眺望半海景

Saleable 實用 2,945 s.f.

Lease 租 \$220,000 incl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 48206



Grand harbour view apartment in Midlevels Central
中半山維港景單位



4 bed, 3 bath, 2 car parks

Massive 4-bedroom apartment with floor-to-ceiling windows overlooks a sublime Victoria Harbour view

寬敞四房單位，連落地大玻璃窗，俯瞰壯麗維港景

Saleable 實用 3,738 s.f.

Lease 租 \$250,000 incl.

Inquiries 查詢 ☎ 9020 1583 Michelle Chung 鍾小姐

Property Search No. 物業搜尋編號 108704



Unique penthouse in Midlevels Central
中半山獨特頂層單位



4 bed, 3 bath, 1,771 s.f. roof, 2 car parks

Harbour view 4-bedroom penthouse with an internal access to a private roof top

維港景四房頂層單位，連室內內置樓梯往私家天台

Saleable 實用 2,182 s.f.

Lease 租 \$200,000 incl.

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 70740



Modern apartment in Pokfulam 薄扶林時尚住宅



4 bed, 3 bath, 2 car parks

Tastefully decorated 4-bedroom apartment with a stunning sea view

品味裝修四房住宅，坐擁壯麗海景

Saleable 實用 2,307 s.f.

Lease 租 \$113,000 incl.

Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生

Property Search No. 物業搜尋編號 173434



Modern townhouse in Shouson Hill 壽臣山當代時尚洋房



4 bed, 4.5 bath, 583 s.f. garden & 610 s.f. roof, 1 garage

Prestigious 4-ensuite townhouse with an ample alfresco space and lofty ceilings in a tranquil neighbourhood

尊貴四套房洋房，連充足戶外空間，享高樓底，環境清幽

Saleable 實用 2,948 s.f.

Lease 租 \$300,000 incl.

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 204706



Prestigious house at The Peak
山頂恢宏大度洋房



4 bed, 4 bath, 1 study, 622 s.f. terrace, 1,385 s.f. garden & 622 s.f. roof, 2 car parks

One of a kind 4-bedroom house with a private swimming pool overlooks a panoramic Victoria Harbour view

獨樹一幟四房洋房，連私家游泳池，維港優美全景一覽無遺

Saleable 實用 3,835 s.f.

Lease 租 \$460,000 incl.

Inquiries 查詢 ☎ 6538 6922 Teresa Fung 馮小姐

Property Search No. 物業搜尋編號 110223



Enormous house at The Peak
山頂巨型洋房



7 bed, 1 study, 7.5 bath, 255 s.f. terrace, 2,345 s.f. garden & 1,426 s.f. roof, 1 garage

Extraordinary garden house with a private swimming pool overlooks fantastic Victoria Harbour and Southside sea view

非凡花園洋房，連私家游泳池，俯瞰迷人維港景色及南區海景

Saleable 實用 10,804 s.f.

Lease 租 Open Offer

Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生

Property Search No. 物業搜尋編號 190914



Extravagant apartment in Midlevels Central 中半山奢華住宅



5 bed, 4.5 bath, 2 car parks

Generous 5-bedroom apartment with a fantastic harbour view
 浩大五房單位，眺望迷人海景
 Saleable 實用 4,715 s.f.
 Lease 租 \$500,000 excl.
 Inquiries 查詢 ☎ 9027 2100 Louis Wong 黃先生
 Property Search No. 物業搜尋編號 20870



Modern duplex apartment at the Peak 山頂時尚複式住宅



4 bed, 4.5 bath, 239 s.f. terrace, 2 car parks

One of a kind duplex with a private terrace overlooks an amazing view of Southside area
 獨樹一幟複式住宅，連私家平台，飽覽南區優美景色
 Saleable 實用 3,074 s.f.
 Lease 租 \$287,000 incl.
 Inquiries 查詢 ☎ 6607 2082 Stephen Chan 陳先生
 Property Search No. 物業搜尋編號 160082





Newly built residential block in Shibuya, Tokyo 東京澀谷全新住宅大廈

- 3-storey building of reinforced concrete with 1 basement totaling 23 residential units
- 7-min walking distance to Yoyogi Uehara Station on Odakyu Line and 9-min walk to Yoyogi Koen Station on Tokyo Metro Chiyoda Line
- Gross internal area 786.49 sq m (8,466 s.f.)
- Completed in April 2023
- Freehold
- 鋼筋混凝土 3 層建築，連 1 層地庫，合共 23 個住宅單位
- 物業距離小田原線代木上原站僅 7 分鐘步程，東京地鐵千代田線代木公園站僅 9 分鐘步程
- 內部總面積 786.49 平方米 (8,466 平方呎)
- 大廈於 2023 年 4 月竣工
- 永久業權

Guide Price JPY 1,088,000,000
指標價 (tax incl 連稅)

Property No. JP1280



Modern office/shop building in Shibuya, Tokyo 東京澀谷時尚辦公室及商鋪大樓

- 9-storey building of steel construction totaling 8 units
- 4-min walking distance to Ebisu station on JR Line
- Gross internal area 750.69 sq m (8,080 s.f.)
- Completed in January 2023
- Mostly let
- Freehold
- 鋼製 9 層建築，合共 8 個單位
- 物業距離 JR 線惠比壽站僅 4 分鐘步程
- 內部總面積 750.69 平方米 (8,080 平方呎)
- 大廈於 2023 年 1 月竣工
- 大部分樓面已租出
- 永久業權

Guide Price JPY 3,000,000,000
指標價 (tax incl 連稅)

Property No. JP1282



ENQUIRES 查詢
WhatsApp  2152 4888 KS Koh 許先生 ks.koh@landscape.com



如何購買英國商業物業

英國商業物業較住宅能提供更長，更穩定和更高的租金回報；卻可以比住宅更容易管理。但如何入手？

有哪些事項要注意？英國與香港市場的分別在哪裡？由豐富實戰經驗的皇家特許測量師提供免費一對一諮詢。

Commercial properties in the UK provide opportunities for overseas investors with long, stable rental income and high yields than residential properties; still they can be easier to manage than residential. But how to invest? What do you need to know before purchase? What are the differences between UK and HK markets? We are pleased to provide free, one-to-one consultation.



Exceptional freehold refurbishment/redevelopment opportunity

永久業權商廈翻新 / 重建機會

- Situated in a highly prominent corner position within the City of London
- Comprising 55,817 sq ft net internal area of office and ancillary accommodation, arranged over two basements, ground and eight upper floors
- Highly efficient office configuration and currently for sale with vacant possession
- Freehold
- 物業位於倫敦金融城內優越單邊轉角位
- 內部淨面積 55,817 平方呎的辦公和附屬空間，分佈在兩個地庫、地面層和八層上層
- 高效率的辦公室配置，現正交吉出售
- 永久業權

Guide Price
指標價

£15,000,000

Property No. 5609

ENQUIRES 查詢

WhatsApp  2152 4888 KS Koh 許先生 ks.koh@landscape.com



Government let job centre with residential development potential 政府承租就業中心物業，具有住宅開發潛力

- Located in an affluent Hampshire town, Farnborough close to southwest of Central London
- Attractive self-contained office building comprising 8,322 sq ft of accommodation arranged over ground and two upper floors with 18 car parking spaces
- Fully-let to the Secretary of State for Communities and Local Government trading as Job Centre at a total passing rent of £171,866.67 p.a.
- Freehold
- 位於富裕的漢普郡鎮法恩堡，靠近倫敦市中心西南
- 迷人的獨立辦公大樓，包括 8,322 平方呎的地面層和兩層上層，連 18 個車位
- 由英國政府部門 Secretary of State for Communities and Local Government 單一承租，用作就業中心，年租金 171,866.67 英鎊
- 永久業權

Guide Price
指標價 £2,000,000

Net Yield
淨收益率 c. 8%

Property No. 4937



Prime High Street retail investment in London 倫敦優質高街零售投資

- Situated in a densely populated north London suburb of Palmers Green
- Totaling 5,157 sq ft arranged over ground and three upper floors including three residential flats
- Single-let to Boots UK Limited at a passing rent of £108,080 p.a.
- Freehold
- 物業位於人口稠密的倫敦市郊帕默斯格林
- 地面層和三層上層的總面積為 5,157 平方呎，其中三個住宅單位位於上層
- 由 Boots UK Limited 單一承租，年租金 108,080 英鎊
- 永久業權

Guide Price
指標價 £1,700,000

Net Yield
淨收益率 c. 7.2%

Property No. 9357

ENQUIRES 查詢
WhatsApp 2152 4888 KS Koh 許先生 ks.koh@landscape.com



Secure bank-let investment 穩健銀行鐵約鋪投資

- Prominently located on Stoke Newington High Street with high footfall
- The banking space (2,764 sq ft) arranged over ground, basement and first floor
- Single-let to National Westminster Bank PLC at a passing rent of £52,575 p.a.
- Freehold
- 位於斯托克紐因頓高街的優越地段，人流暢旺
- 銀行空間（2,764 平方呎）分佈在地面層、地庫和一樓
- 由國家西敏寺銀行 National Westminster Bank PLC 單一承租，年租金 52,575 英鎊
- 永久業權

Guide Price
指標價 £950,000

Net Yield
淨收益率 c. 5.2%

Property No. 3638



Guildford prime retail investment opportunity 吉爾福德高街優質零售投資

- Situated in the affluent south east town of Guildford, one of the UK's premier retail destinations
- Well configured retail investment, comprising 3,386 sq ft over ground and two upper floors
- Let to O2 UK Limited at a passing rent of £200,000 p.a.
- Freehold
- 物業位於高度富裕的吉爾福德，是英國首屈一指的零售目的地之一
- 配置良好的零售物業，面積 3,386 平方呎，提供地面層和兩層上層
- 由電訊公司 O2 UK Limited 單一承租，年租金 200,000 英鎊
- 永久業權

Guide Price
指標價 £2,450,000

Net Yield
淨收益率 c. 7.6%

Property No. 8062

ENQUIRES 查詢
WhatsApp  2152 4888 KS Koh 許先生 ks.koh@landscape.com



Highly sought after freehold retail investment 極受歡迎永久業權商舖

- Located in Chester, a historic county town of Cheshire and one of the strongest retailing centres in the UK
- Totaling 4,741 sq ft arranged over basement, ground and two upper floors
- Let to Russell and Bromley Limited at a passing rent of £100,000 p.a.
- Freehold
- 物業坐落柴郡歷史悠久的縣城切斯特，也是英國最強大的零售中心之一
- 總面積 4,741 平方呎，提供地庫、地面層和兩層上層
- 由 Russell and Bromley Limited 單一承租，年租金 100,000 英鎊
- 永久業權

Guide Price
指標價 £1,200,000

Net Yield
淨收益率 c. 7.8%

Property No. 5488



Prime freehold bank-let investment in Greater London 大倫敦區優質永久業權銀行鐵約

- Located in the best retailing location of Bromley, one of the most important commercial centres in South London
- Comprising 11,987 sq ft arranged over basement, ground and four upper floors
- Let to National Westminster Bank plc at a total passing rent of £291,739.78 p.a.
- Freehold
- 位於倫敦南部布羅姆利的最佳零售地段，是其中一個最重要的商業中心之一
- 總面積 11,987 平方呎，提供地庫、地面層和四層上層
- 由國民西敏寺銀行 NatWest Bank 單一承租，年租金 291,739.78 英鎊
- 永久業權

Guide Price
指標價 £2,750,000

Net Yield
淨收益率 c. 9.25%

Property No. 1578

ENQUIRES 查詢
WhatsApp 2152 4888 KS Koh 許先生 ks.koh@landscape.com



Lush flagship store in Liverpool 利物浦購物街 LUSH 全球最大旗艦店

- Situated in a 100% prime corner position of the busiest shopping street in Liverpool
- Totaling 37,127 sq ft arranged over basement, ground and three upper floors
- Single-let to Lush Retail Limited at a passing rent of £750,000 p.a.
- Freehold
- 物業坐落於大單邊轉角位，位於利物浦 100% 黃金地段
- 總面積 37,127 平方呎，提供地庫、地面層和三層上層
- 由 Lush Retail Limited 單一承租（LUSH 全球最大旗艦店），年租金 750,000 英鎊
- 永久業權

Guide Price
指標價 £9,000,000

Net Yield
淨收益率 c. 7.8%

Property No. 4983



Long let care home investment 療養院長租約投資

- Prominently located in Sheffield, benefiting from excellent road communications
- Comprising 28,897 sq ft arranged over ground and two upper floors
- Let to Roseberry Care Centres (Yorkshire) Limited until 30th September 2052 (29 years unexpired) at a total passing rent of £278,250 p.a.
- 位於謝菲爾德優越地段，擁有完善的道路交通網絡
- 總面積 28,897 平方呎，提供地面層和兩層上層
- 由 Roseberry Care Centers (Yorkshire) Limited 單一承租至 2052 年 9 月 30 日（尚餘 29 年約），年租金為 278,250 英鎊

Guide Price
指標價 £4,015,000

Net Yield
淨收益率 c. 6.5%

Property No. 7957



ENQUIRES 查詢
WhatsApp  2152 4888 KS Koh 許先生 ks.koh@landscape.com

*
獨家代理
SOLE AGENT



A Modern Gem 現代瑰寶

Indulge in the epitome of luxury living with this stylish and modern apartment, showcasing breathtaking city views and tasteful decor that exudes sophistication.

The apartment's layout is thoughtfully designed to emphasize both comfort and elegance, with the combined living and dining areas creating an expansive and airy living space that is ideal for entertaining guests or relaxing after a long day. Featuring three bedrooms, including two ensembles, and three bathrooms, this apartment is a testament to refined living and opulence.

The apartment also comes with a maid's room and one covered car park. As it is walking distance to Central and Admiralty, you will have easy access to the best shopping, dining, and entertainment options that Hong Kong has to offer.



讓這當代時尚住宅帶您體驗極致奢華生活的巔峰。這住宅遠眺美不勝收的城市美景，室內精緻的裝修散發高雅品味。

居室的佈局設計兼顧舒適和優雅，相連的客飯廳打造出寬敞通風的生活空間，既適合招待客人，又是漫長工作一天之後放鬆身心的理想位置。此外，單位提供三間睡房（包括兩間套房）和三間浴室，處處展現極致的品味和高雅風範。

單位附帶一間傭人房和一個有蓋車位。此外，由物業步行即可到達中環和金鐘，讓您輕鬆享受香港最佳的購物、美食和娛樂選擇。

* can be sold via company shares transfer
可以公司轉讓股份形式買賣

Meticulous designed apartment in Midlevels Central
中半山精美裝修單位

3 bed, 3 bath, 1 car park

Saleable 實用 1,452 s.f.

Sale 售 \$75,000,000 \$70,000,000

Inquiries 查詢 ☎ 9021 1270 Annie Lee 李小姐

Property Search No. 物業搜尋編號 157949

