

VOLUME 119 | November 2014

The Key

SELECT DELUXE HOMES

大宅

窗明几淨

CLEAN AND SLICK

FEATURE

SETTING THE TONE

完美基調

LANDSCOPE

CHRISTIE'S
INTERNATIONAL REAL ESTATE



339

Tai Hang Road

Location
par excellence

Status of distinction



LAI SUN DEVELOPMENT

麗新發展

Hotline : 8207 0808

6487 7592 (Ms. Wong)

District : Wong Nai Chung

Name of Street and Street No. : 339 Tai Hang Road

Opening Hour : 10:00-18:00

The photographs, images, drawings or sketches shown in this advertisement/promotional material represent an artist's impression of the development concerned only. They are not drawn to scale and/or may have been edited and processed with computerized imaging techniques. Prospective purchasers should make reference to the sales brochure for details of the development. The vendor also advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby. The website address designated by the vendor for the development : www.339taihangroad.com

Vendor : Bushell Limited / Holding Company of the Vendor : Lai Sun Development Company Limited / Building Contractor : Hien Lee Engineering Co., Limited / Authorized Person : Jennifer Lee, Ming Yen of P&T Architects and Engineers Ltds. / Vendor's Solicitors : Lo & Lo / Authorized Institution that has made a loan, or has undertaken to provide finance, for the construction of the Development : Chong Hing Bank Limited / Other Person who has made a loan for the construction of the Development : Lai Sun Development Company Limited / Please refer to the sales brochure for details. Date of printing : 14th October, 2014

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HOW MAY YOU LIST YOUR PROPERTY WITH THE KEY?

怎樣在《大宅》刊登您的出售／出租物業？

If you would like to see your property listed in The Key in the next issue, you may call Loretta Lui at 3102 4818 or visit us at www.landscape-christies.com/sell_let. Or you may simply fill out the space below and fax to us at 2866 0015.

如果您想將出售/出租物業刊登於大宅，可致電3102 4818與呂小姐聯絡，或登上 www.landscape-christies.com/sell_let。或者您可以填寫下面的表格傳真至2866 0015。

Property to be listed 物業

Asking Rental / Sale Price 租金 / 售價

Floor Area 面積

Contact Person 聯絡人

Telephone 電話

Email 電郵地址

Our KeyPersons will contact you for follow-up works.

我們的大宅專員會馬上與您聯絡



輕鬆工作

It doesn't have to be hard work

With working from home becoming a fast-growing trend, the concept of the bespoke home office has gained new significance. This precious space, often doubling as a place to keep the home accounts and a spot for the children to do their homework, is reliant on clever design, highly organised storage and task lighting to adequately fulfil all expectations.

Fortunately, today's home hardware technology can easily deliver an ingenious, unobtrusive means of increasing existing storage space while customising cabinetry for all members of the family — for example, by using overhead space. LED lighting is today both affordable to install and cost-efficient to run. And finally power points — you can never have too many, especially in a home office.

在家工作現已變得非常普遍，因此，家裡的辦公室設計便顯得份外重要。此外，這寶貴的空間亦經常會用作儲存單據或供小孩溫習，因而需要巧妙的設計，提供井井有條的收納空間及充足的照明，以迎合不同的用途。

幸好，今時今日的家品設計和技術，都可輕鬆提供額外的收納空間，而屋主亦可善用居室不顯眼的空間，為每位至親度身訂造吊櫃或其他儲物櫃。此外，市面上的LED燈具亦見經濟實惠，而且安裝簡單。當然，電源插座亦十分重要；在家裡的辦公室，你總不會嫌插座太多。

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CHRISTIE'S
INTERNATIONAL REAL ESTATE



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Each Office is Independently Owned and Operated



窗明几淨 CLEAN AND SLICK

Located in the popular Midlevels East area, this practical 1,658 s.f. (saleable) residence offers a spacious living space with sleek textures and neutral tones, complemented by pleasant views over the city.

With large windows and a bright interior scheme, this contemporary apartment provides four bedrooms (one ensuite), separate living and dining rooms, a well-equipped kitchen, a guest bathroom, a maid's room, a generous balcony and one covered car park.

Residents can also enjoy a series of exclusive amenities including a gymnasium, an outdoor swimming pool, an indoor play area, steam bath and a golf driving range.

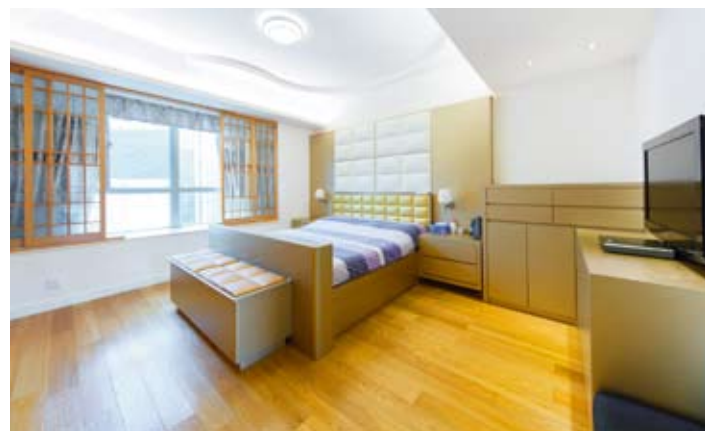
Available for purchase at HK\$41 million, this Tai Hang residence provides easy access to Wanchai, Causeway Bay and Central. Public transport options like buses, public light buses and taxis are readily available along Tai Hang Road.

這實而不華的住宅位處東半山，實用面積1658平方呎，間隔寬敞，佈置簡潔明亮，坐享怡人的都市景致。

這時尚的單位設有闊大窗戶，突顯室內的中性色調和明快線條。全屋設有四間睡房，其中一間為套房；另有獨立的客廳和飯廳、設備齊全的廚房、浴室、家傭房、偌大的私人陽台及一個有蓋車位。

住戶亦可尊享一系列消閒設施，包括健身中心、戶外泳池、室內遊樂場、蒸氣浴室及高球練習場。

康馨園位於大坑，交通方便，能輕鬆往來灣仔、銅鑼灣及中環。大坑道亦有完善的公共交通服務，巴士、小巴及的士一應俱全，出入便捷。單位現售4100萬港元。



Carnation Court

康馨園

43 Tai Hang Road, Midlevels East

東半山 大坑道43號

GROSS AREA 2,126 s.f.

SALEABLE AREA 1,658 s.f.

INQUIRIES 9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 128580



Interior design
 constructions
 space planning
 project management
 tendering
 landscaping
 quantity survey

Peter M. Cannon

*Thank you for all your works over the past 4 months.
 Our home is beautiful and the time we have spent with
 our family in the house has been just what we dreamed of....*

Perkins road —colonial charm



Sherrie Harps

*Joseph is a problem-solver, talented designer, sophisticated
 and..... now my very good friend, I could not praise him and
 his firm enough.*

Repulse Bay -classical contemporary



Susan Taylor

*Thank you for giving me such a beautiful home. I can't say
 enough good things about you. Joseph -I know first hand
 why your company has such an excellent reputation.
 It was worth every penny I spent.*

Castle Peak road —clean lines



Ethan King

*We were very happy with Joseph as our designer.
 He made everything easy for us and read our tastes very well.
 We would recommend JC Vision to anyone.
 We couldn't be happier with the outcome.*

Plantation road —sophisticate mode



Jennifer Park

*We are super pleased with our remodel that your team did
 at our home. Everyone we came in contact with is first class!*

Sapphire Chalet —light filled spread



**a kiss is for a second
 admiring domicile is for ever** -jc



VISION V 852 2524 9988 F 852 2524 4388 E jvision@biznetvigator.com workshop/ 11th fl. lee loong comm bldg., 4 queen victoria st., central, hong kong

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Hong Kong Parkview 淺水灣 陽明山莊

88 Tai Tam Reservoir Road

Nice 2-bedroom apartment with spacious private roof in well managed estate nearby country park

雅致裝修兩房單位，連寬敞私家天台，位處管理完善屋苑，鄰近郊野公園

GROSS AREA 1,308 s.f.

SALEABLE AREA 1,045 s.f. (plus 928 s.f. roof)

OFFERED AT \$24,500,000

INQUIRIES 9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 99397



The Redhill Peninsula 大潭 紅山半島

18 Pak Pat Shan Road

Boutique 2-bedroom mid-rise with balcony and private roof at Tai Tam waterfront

大潭海濱精緻裝修中密度住宅，兩房間隔，連露台及私家天台，可租可售

GROSS AREA 1,301 s.f.

SALEABLE AREA 956 s.f. (plus 830 s.f. roof)

OFFERED AT \$24,500,000 also for lease \$55,000 incl.

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 5969



Fulham Garden

薄扶林 富林苑

84 Pok Fu Lam Road

Spacious 3-bedroom apartment in Pokfulam for sale with tenancy

薄扶林寬敞三房住宅，連租約出售

GROSS AREA 1,750 s.f.

SALEABLE AREA 1,560 s.f.

OFFERED AT \$26,000,000

INQUIRIES 9028 0147 Jenson Au 區先生

SEARCH REFERENCE NO. 102304



Bayview Court

薄扶林 碧海閣

49 Mount Davis Road

Spacious sea view apartment with private roof in Pokfulam

寬敞海景單位，連私家天台，可租可售

GROSS AREA 1,650 s.f.

SALEABLE AREA 1,319 s.f. (plus 800 s.f. roof)

OFFERED AT \$28,000,000 also for lease \$65,000 incl.

INQUIRIES 9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 112112



Cape Mansions 薄扶林 翠海別墅

56-62 Mount Davis Road

Nicely decorated 3-bedroom sea view apartment with balcony in peaceful environment

雅致裝修三房海景單位，連露台，環境和諧寧靜

GROSS AREA 2,100 s.f.

SALEABLE AREA 1,707 s.f.

OFFERED AT \$34,500,000

INQUIRIES 9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 38912



Vista Mount Davis

薄扶林 華亭閣

52-54 Mount Davis Road

Nicely decorated 3-bedroom apartment with full sea view in Pokfulam

雅致裝修三房住宅，飽覽全海景

GROSS AREA 2,200 s.f.

SALEABLE AREA 1,882 s.f.

OFFERED AT \$36,000,000

INQUIRIES 9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 112287





Scenic Villas

薄扶林 美景臺

2-28 Scenic Villa Drive

High-efficiency 4-bedroom apartment with balcony at Pokfulam waterfront

高實用率四房住宅，連露台，位處薄扶林海濱



GROSS AREA 2,517 s.f.

SALEABLE AREA 2,340 s.f.

OFFERED AT \$46,000,000

INQUIRIES

9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 49926



Residence Bel-Air

薄扶林 貝沙灣

38 Bel-Air Avenue

Full sea view deluxe apartment in well equipped estate

豪華全海景住宅，屋苑設施完善



GROSS AREA 2,361 s.f.

SALEABLE AREA 1,955 s.f.

OFFERED AT \$48,000,000

INQUIRIES

9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 135637



Repulse Bay Garden

淺水灣 麗景園

18-40 Bellevue Drive

Spacious 3-bedroom apartment with large balcony overlooking Repulse Bay Beach

寬敞三房住宅，連大露台，眺望淺水灣泳灘，可租可售



GROSS AREA 2,288 s.f.

SALEABLE AREA 2,049 s.f.

OFFERED AT \$55,000,000

also for lease \$85,000 incl.

INQUIRIES

9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 33660



Pine Villa

赤柱 翠屋

49 Stanley Village Road

Well decorated garden apartment close to Stanley Main Beach

優質裝修花園單位，毗鄰赤柱正灘



GROSS AREA 2,000 s.f.

SALEABLE AREA 1,783 s.f.

(plus 2,500 s.f. garden)

OFFERED AT \$58,000,000

INQUIRIES 9662 2199 David Lau 劉先生

SEARCH REFERENCE NO. 106622





Consort Garden

薄扶林 金碧花園

22-24 Consort Rise

Tastefully decorated large low-rise flat in quiet neighbourhood

品味裝修大單位，密度低，環境寧靜



GROSS AREA 4,400 s.f.

SALEABLE AREA 3,645 s.f.

OFFERED AT \$63,000,000

INQUIRIES

9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 99333



Barker Villa

山頂 柏架別墅

41 Barker Road

Rare find boutique harbour view apartment on the Peak

山頂精緻海景單位，市場罕有



GROSS AREA 1,650 s.f.

SALEABLE AREA 1,414 s.f.

OFFERED AT \$65,000,000

INQUIRIES

9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 13151



Woodbury Court

薄扶林 嘉林閣

137 Pok Fu Lam Road

Designer decorated 4-bedroom duplex apartment enjoying fantastic sea view

設計師裝修複式單位，四房間隔，眺望迷人海景



GROSS AREA 2,968 s.f.

SALEABLE AREA 2,549 s.f.

OFFERED AT \$70,000,000

INQUIRIES

9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 102055



Pine Crest

淺水灣 松苑

65 Repulse Bay Road

Rarely 4-bedroom apartment with garden for sale in Repulse Bay

淺水灣四房單位，連花園，罕有出售



GROSS AREA 2,250 s.f.

SALEABLE AREA 1,917 s.f.

(plus 2,020 s.f. garden)

OFFERED AT \$75,000,000

INQUIRIES

9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 31521





Belgravia

淺水灣 南灣道57號

57 South Bay Road

Well decorated 4-bedroom apartment in tranquil South Bay with balcony overlooking greenery and sea views

優質裝修四房單位，連露台，位處南灣恬靜地段，坐擁翠綠景及海景



GROSS AREA 2,790 s.f.

SALEABLE AREA 2,197 s.f.

OFFERED AT \$78,000,000

INQUIRIES

9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 117806



Celestial Garden

淺水灣 詩禮花園

5 Repulse Bay Road

Nicely decorated sea view apartment with facilities on upper Repulse Bay Road

雅致裝修海景單位，連設施，位於淺水灣道頭段，可租可售



GROSS AREA 2,363 s.f.

SALEABLE AREA 1,962 s.f.

OFFERED AT \$79,000,000

also for lease \$85,000 incl.

INQUIRIES 9028 0147 Jenson Au 區先生

SEARCH REFERENCE NO. 157154



The Redhill Peninsula

大潭 紅山半島

18 Pak Pat Shan Road

Well decorated waterfront garden townhouse in Tai Tam

優質裝修花園排屋，眺望海景



GROSS AREA 3,000 s.f.

SALEABLE AREA 2,743 s.f. (plus 2,185 s.f. garden and 116 s.f. terrace)

OFFERED AT \$89,000,000

INQUIRIES

9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 91332



Twin Brook

淺水灣 雙溪

43 Repulse Bay Road

Spacious 4-bedroom apartment at prestigious location overlooking golf course and Deep Water Bay
寬敞四房單位，地段尊貴，俯瞰高爾夫球場及深水灣景致，可租可售



GROSS AREA 2,700 s.f.

SALEABLE AREA 2,423 s.f.

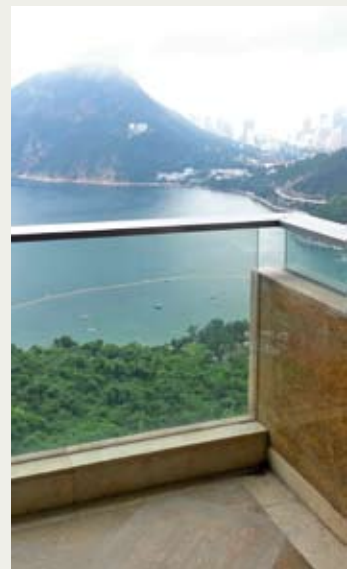
OFFERED AT \$89,000,000

also for lease \$125,000 incl.

INQUIRIES

9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 32624



Southside & The Peak SALE

南區及山頂 出售



Le Palais

大潭 皇府灣

8 Pak Pat Shan Road

Exquisite waterfront sea view garden townhouse at Tai Tam with nice decorations and private garage
大潭豪華海濱花園全海景排屋，裝修雅致，私家車庫可泊四車，可租可售



GROSS AREA 4,372 s.f.

SALEABLE AREA 3,302 s.f.

(plus 787 s.f. terrace)

OFFERED AT \$140,000,000

also for lease \$180,000 excl.

INQUIRIES

9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 165878



Strawberry Hill

山頂 紅莓閣

8 Plunkett's Road

Unique townhouse with spacious garden enjoying spectacular views of South China Sea
獨特排屋連寬敞花園，坐擁南中國海壯麗美景，可租可售



GROSS AREA 3,200 s.f.

SALEABLE AREA 2,903 s.f.

OFFERED AT \$188,000,000

also for lease \$198,000 incl.

INQUIRIES

9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 123096



Abergeldie

山頂 種植道52號

52 Plantation Road

Luxurious and modern townhouse located on The Peak with magnificent view of Victoria Harbour
豪華時尚排屋，享壯麗維港景致



GROSS AREA 3,688 s.f.

SALEABLE AREA 3,221 s.f.

(plus private terraces)

OFFERED AT \$230,000,000

INQUIRIES

9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 108991



Single detached house for sale at The Peak with exceptional redevelopment opportunity
山頂區罕有可重建獨立屋出售

Site Area approx. 11,000 sq.ft.

地盤面積約11,000平方呎

OFFERED AT Open Offer

INQUIRIES

9871 6828 Louis Wong 黃先生





Starcrest

灣仔 星域軒

9 Star Street

Popular 3-bedroom flat of a quality development nearby Admiralty and Wanchai

受歡迎三房單位，位處優質住宅大廈，毗鄰金鐘及灣仔



GROSS AREA 1,164 s.f.

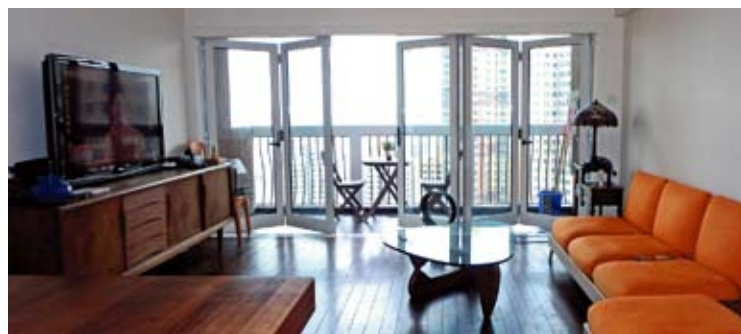
SALEABLE AREA 925 s.f.

OFFERED AT \$24,800,000

INQUIRIES

9028 0147 Jenson Au 區先生

SEARCH REFERENCE NO. 44940



Realty Garden

西半山 聯邦花園

41 Conduit Road

Efficient 2-bedroom harbour view apartment with upgraded kitchen and bathrooms

實用兩房海景單位，享優質廚房及浴室設施



GROSS AREA 1,350 s.f.

SALEABLE AREA 1,166 s.f.

OFFERED AT \$26,000,000

INQUIRIES

9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 72008



Beauty Court

西半山 雅苑

82 Robinson Road

Beautifully decorated 3-bedroom apartment at a tranquil and yet convenient location in Midlevels West

雅致裝修三房單位，環境寧靜方便



GROSS AREA 1,787 s.f.

SALEABLE AREA 1,361 s.f.

OFFERED AT \$26,500,000

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 99550



Regent On The Park

中半山 御花園

9A Kennedy Road

Nicely renovated 2-ensuite apartment at quiet yet convenient location

雅致裝修兩套房單位，地段寧靜方便



GROSS AREA 1,344 s.f.

SALEABLE AREA 1,094 s.f.

OFFERED AT \$27,900,000

INQUIRIES

9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 158578





Mirror Marina

西半山 鑑波樓

47 Conduit Road

Practical 4-bedroom apartment at tranquil yet convenient location

實用四房單位，位處寧靜方便地段，可租可售



GROSS AREA 2,300 s.f.

SALEABLE AREA 1,776 s.f.

OFFERED AT \$28,000,000

also for lease \$70,000 incl.

INQUIRIES

6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 47951



Estella Court

中半山 香海大廈

70 Macdonnell Road

Well decorated colonial low-rise apartment with balcony on convenient MacDonnell Road

優質裝修英式單位，密度低，連露台，位處交通便利的麥當奴道，可租可售



GROSS AREA 2,000 s.f.

SALEABLE AREA 1,707 s.f.

OFFERED AT \$35,000,000

also for lease \$70,000 incl.

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 134998



Birchwood Place

中半山 寶樺臺

96 MacDonnell Road

3-bedroom harbour view apartment with tennis court and pool on MacDonnell Road

三房海景單位，屋苑設網球場及游泳池設施



GROSS AREA 2,018 s.f.

SALEABLE AREA 1,596 s.f.

OFFERED AT \$42,800,000

INQUIRIES

9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 11390



Bowen Place

中半山 寶雲閣

11A Bowen Road

3-bedroom city view apartment in prime location

三房城市景住宅，地段優越，可租可售



GROSS AREA 1,927 s.f.

SALEABLE AREA 1,445 s.f.

OFFERED AT \$45,100,000

also for lease \$70,000 incl.

INQUIRIES

9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 18779





Po Garden

中半山 寶園

9 Brewin Path

Spacious 3-bedroom apartment on fringe of CBD

寬敞三房住宅，鄰近商業中心區



GROSS AREA 2,594 s.f.

SALEABLE AREA 1,942 s.f.

OFFERED AT \$48,000,000

INQUIRIES

9028 0147 Jenson Au 區先生

SEARCH REFERENCE NO. 127946



Regent On The Park

中半山 御花園

9A Kennedy Road

Conveniently located 3-bedroom apartment with indoor pool and tennis courts

交通方便三房住宅，屋苑設室內游泳池及網球場，可租可售



GROSS AREA 2,720 s.f.

SALEABLE AREA 2,072 s.f.

OFFERED AT \$56,000,000

also for lease \$98,000 incl.

INQUIRIES

9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 108993



Tregunter Tower 3

中半山 地利根德閣3座

14 Tregunter Path

Sought after 4-bedroom apartment with glittering views of the city skyline

受歡迎四房單位，坐擁城市璀璨美景，可租可售



GROSS AREA 3,001 s.f.

SALEABLE AREA 2,362 s.f.

OFFERED AT \$63,000,000

also for lease \$110,000 incl.

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 128986



1 Robinson Road

西半山 羅便臣道1號

Huge triplex apartment with precious garden terrace on fringe of Zoological & Botanical Gardens

偌大三層複式住宅，連平台，鄰近動植物公園



GROSS AREA 3,800 s.f.

SALEABLE AREA 3,003 s.f.

(plus 498 s.f. terrace)

OFFERED AT \$65,000,000

INQUIRIES

9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 98556





Bowen Mansion

中半山 寶雲大廈

7C Bowen Road

Rare find spacious colonial style

3-ensuite mid-rise apartment on

fringe of CBD

中密度偌大英式單位，三套房間隔，毗鄰商業中心區，市場罕有



GROSS AREA 4,100 s.f.

SALEABLE AREA 3,273 s.f.

OFFERED AT \$68,000,000

INQUIRIES

9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 32206



Hillsborough Court

中半山 曉峰閣

18 Old Peak Road

Duplex Penthouse with roof terrace

at prestigious location

中半山複式頂層單位，連天台平台，

地段尊貴



GROSS AREA 2,355 s.f.

SALEABLE AREA 1,874 s.f.

(plus 295 s.f. terrace and 646 s.f. roof)

OFFERED AT \$68,000,000

INQUIRIES

9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 23008



May Tower 1

中半山 梅苑一座

7 May Road

Large duplex apartment in prime location

偌大複式單位，地段尊貴



GROSS AREA 2,850 s.f.

SALEABLE AREA 2,218 s.f.

OFFERED AT \$78,000,000

INQUIRIES 9028 0147 Jenson Au 區先生

SEARCH REFERENCE NO. 110279



Dynasty Court

中半山 帝景園

23 Old Peak Road

Prestigious 4-bedroom apartment with deluxe clubhouse facilities

著名四房單位，享豪華會所設施，可租可售



GROSS AREA 2,680 s.f.

SALEABLE AREA 2,141 s.f.

OFFERED AT \$92,000,000

also for lease \$138,000 incl.

INQUIRIES

9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 107119





The Albany 中半山 雅賓利大廈
1 Albany Road
Highly sought after luxury apartment in prime location on fringe of Central overlooking Zoological & Botanical Gardens and CBD skyline
受歡迎豪華住宅，地段優越，鄰近中環，飽覽動植物公園及城市美景



GROSS AREA 2,546 s.f.
SALEABLE AREA 1,948 s.f.
OFFERED AT \$93,000,000
INQUIRIES

9833 9509 Michelle Chung 鍾小姐
SEARCH REFERENCE NO. 105265



Grenville House
中半山 嘉慧園
1, 3 & 3A Magazine Gap Road
Rare huge apartment popular with the rich and famous on fringe of Central
罕有偌大住宅，深受高收入人士歡迎，毗鄰中環



GROSS AREA 3,700 s.f.
SALEABLE AREA 3,349 s.f.
OFFERED AT \$105,000,000
INQUIRIES 9662 2199 David Lau 劉先生
SEARCH REFERENCE NO. 36403



都會魅力 A metropolitan delight

The Royal Court
帝景閣
3 Kennedy Road, Midlevels Central
中半山 堅尼地道3號



GROSS AREA 2,334 s.f.
SALEABLE AREA 1,758 s.f.
OFFERED AT \$58,000,000
INQUIRIES 9662 2199 David Lau 劉先生
SEARCH REFERENCE NO. 107109

Situated in the affluent Midlevels area, this Manhattan-style 1,758 s.f. (saleable) luxurious duplex is graced by a sophisticated mix of textures and masterful play of light. The residence includes three bedrooms (one ensuite), a combined living and dining room, a study room, a fully-fitted kitchen, a guest bathroom and a maid's room.

Set on the junction between Cotton Tree Drive and Kennedy Road, the residence offers lovely views over the city skyline. The business district in Central is just a few minutes' walk away.

這豪華的複式單位位處優越的半山地段，實用面積1758平方呎，佈置優雅豪華，配合別致的光影效果，別具曼克頓住宅的氣派。全屋設有三間睡房，其中一間為套房；另有相連的客飯廳、書房、設備齊全的廚房、浴室及家傭房。

帝景閣位於紅棉路與堅尼地道交界，距離中環的核心商業區僅數分鐘路程，更可飽覽市區全景，盡享地利。



Midlevels East & Happy Valley SALE

東半山及跑馬地 出售



15-21 Broom Road

跑馬地 蟻廬

Colonial low-rise apartment located at a quiet location of Happy Valley 英式低密度單位，位處跑馬地寧靜地段



GROSS AREA 1,300 s.f.

SALEABLE AREA 1,037 s.f.

OFFERED AT \$18,500,000

INQUIRIES

6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 67815



Green Lane Court

跑馬地 箕礎閣

130-140 Blue Pool Road

Nicely decorated low-rise apartment with balcony in quiet neighbourhood

優質裝修低密度住宅，連露台，環境寧靜



GROSS AREA 1,400 s.f.

SALEABLE AREA 1,131 s.f.

OFFERED AT \$25,000,000

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 134331



Marlborough House

東半山 保祿大廈

154 Tai Hang Road

Practical 3-bedroom apartment with big balcony and open green view

實用三房住宅，連偌大露台，享開揚翠綠景



GROSS AREA 1,465 s.f.

SALEABLE AREA 1,385 s.f.

OFFERED AT \$26,500,000

INQUIRIES

9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 38136



Evergreen Villa

東半山 松柏新村

43 Stubbs Road

Well appointed 3-bedroom apartment with greenery view at an upscale location

管理完善三房單位，享翠綠美景，地段尊貴



GROSS AREA 1,750 s.f.

SALEABLE AREA 1,525 s.f.

OFFERED AT \$28,800,000

INQUIRIES

6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 10958





New Haven Court

渣甸山 衛信道1-11號

Colonial low-rise apartment with high ceiling in tranquil and yet convenient Jardine's Lookout 英式低密度單位，樓底高，環境清靜方便



GROSS AREA 1,800 s.f.
SALEABLE AREA 1,459 s.f.
OFFERED AT \$29,800,000
INQUIRIES
9551 1077 Walker Lam 林先生
SEARCH REFERENCE NO. 78144



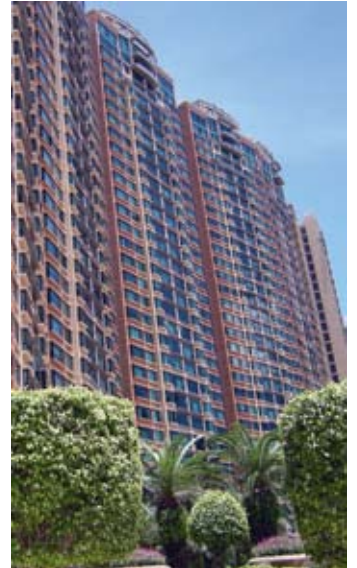
The Leighton Hill

跑馬地 禮頓山

2B Broadwood Road
Racecourse view 2-bedroom apartment in Happy Valley 跑馬地兩房單位，坐擁馬場景



GROSS AREA 1,206 s.f.
SALEABLE AREA 923 s.f.
OFFERED AT \$31,800,000
INQUIRIES 9028 0147 Jenson Au 區先生
SEARCH REFERENCE NO. 125865



The Leighton Hill

跑馬地 禮頓山

2B Broadwood Road
3-bedroom apartment of a landmark development with racecourse view and deluxe clubhouse facilities 跑馬地地標大廈，三房間隔單位，享馬場景及豪華會所設施



GROSS AREA 1,485 s.f.
SALEABLE AREA 1,128 s.f.
OFFERED AT \$34,500,000
INQUIRIES
9028 0147 Jenson Au 區先生
SEARCH REFERENCE NO. 113501



1-4 Briar Avenue

跑馬地 比雅道1-4號

2-bedroom colonial low-rise at quiet end of Happy Valley 兩房英式住宅，密度低，環境清幽恬靜



GROSS AREA 2,000 s.f.
SALEABLE AREA 1,560 s.f.
OFFERED AT \$35,000,000
INQUIRIES
9093 3381 Stephen Chan 陳先生
SEARCH REFERENCE NO. 89489





Broadwood Twelve

跑馬地 樂天峰

12 Broadwood Road

Tastefully decorated modern apartment on high floor with stunning views

時尚品味裝修高層單位，享壯麗景色，可租可售



GROSS AREA 1,653 s.f.

SALEABLE AREA 1,281 s.f.

OFFERED AT \$48,000,000

also for lease \$90,000 incl.

INQUIRIES

9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 134945



Fontana Gardens

東半山 豪園

1-25 Ka Ning Path

Nicely decorated 3-bedroom apartment with open city view on fringe of Causeway Bay

雅致裝修三房住宅，眺望開揚城市景致，毗鄰銅鑼灣



GROSS AREA 3,300 s.f.

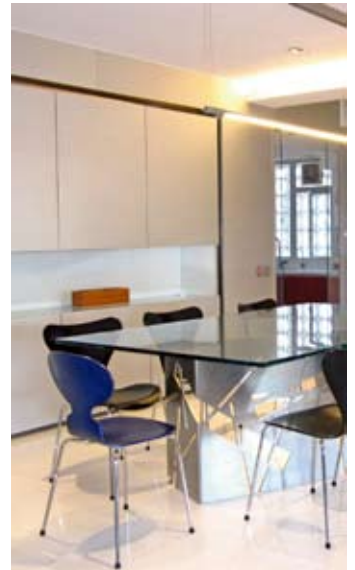
SALEABLE AREA 2,750 s.f.

OFFERED AT \$62,000,000

INQUIRIES

9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 99627



Trafalgar Court

東半山 大寶閣

70 Tai Hang Road

5-bedroom large apartment in efficient layout with harbour view

五房寬敞單位，間隔實用，享海景



GROSS AREA 3,008 s.f.

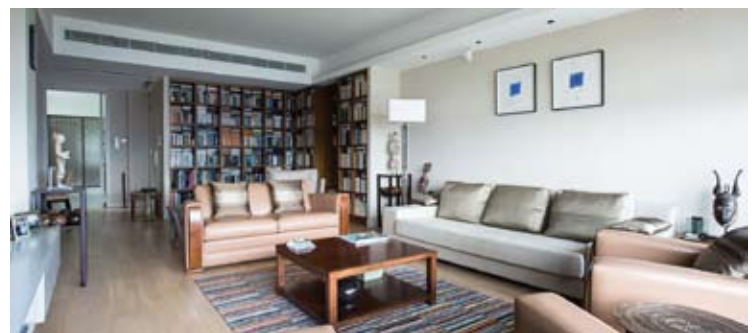
SALEABLE AREA 2,465 s.f.

OFFERED AT \$79,000,000

INQUIRIES

9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 21247



47A Stubbs Road

東半山 司徒拔道47A

Nicely decorated large 2-bedroom with private gym enjoying stunning harbour view

雅致裝修大住宅，兩房間隔，連私家健身房，享壯麗海景



GROSS AREA 2,400 s.f.

SALEABLE AREA 2,038 s.f.

OFFERED AT Open Offer

INQUIRIES

9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 98601





Windsor Park Phase II

沙田 寶柏苑2期

1 Ma Lok Path

Contemporary townhouse with sizeable garden overlooking spectacular view of Shatin Racecourse

當代時尚排屋，連偌大花園，飽覽沙田馬場壯麗景色



GROSS AREA 1,600 s.f.

SALEABLE AREA 1,253 s.f.

(plus 2,636 s.f. garden and 465 s.f. roof)

OFFERED AT \$50,000,000

INQUIRIES

9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 75808



Kadoorie Avenue 九龍嘉道理道

Highly efficiency colonial style apartments and superb privacy townhouse with large garden areas for lease in a convenient and tranquil location

嘉道理道高實用英式單位及高私隱獨立花園洋房，位處恬靜方便名校網地段，罕有出租

Houses:

SALEABLE AREA 4,674 s.f.

OFFERED AT \$218,000 excl.

Apartments:

SALEABLE AREA

ranging 2,486 s.f. to 2,939 s.f.

OFFERED AT \$86,000 excl.

INQUIRIES

9871 6828 Louis Wong 黃先生

9093 3381 Stephen Chan 陳先生



皇者氣派

Majestic pleasure

Grenville House

嘉慧園

1, 3 & 3A Magazine Gap Road,
Midlevels Central

中半山 馬己仙峽道1, 3 & 3A號



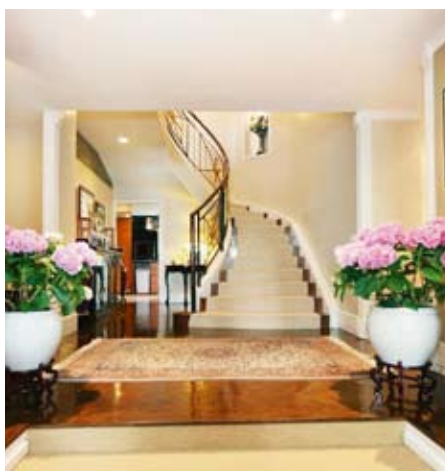
GROSS AREA 6,800 s.f.

SALEABLE AREA 6,146 s.f.

OFFERED AT \$250,000,000

INQUIRIES 9662 2199 David Lau 劉先生

SEARCH REFERENCE NO. 37933



Set on the fringes of Hong Kong's central business district, this grand 6,146 s.f. (saleable) duplex offers an ample living space with crème de la crème décor and majestic grandeur. The residence includes six bedrooms (four ensuite), separate living and dining rooms, a family room, a fully-fitted kitchen, four guest bathrooms, three maid's rooms, a utility room, two spacious balconies and two covered car parks.

Situated at the bottom of Magazine Gap Road in the Lower Peak area, the residence is only an easy walk away from Admiralty and a five-minute drive away from Central. Public transport options like minibuses and taxis are readily available.

這豪華複式單位毗鄰香港核心商業區，實用面積6146平方呎，一室空間寬廣，裝潢出類拔萃，展現帝皇氣派。全屋設有六間睡房，其中四間為套房；另有獨立的客廳和飯廳、家庭廳、設備齊全的廚房、四間客浴室、三間家傭房、多用途室、兩個私人大型陽台及兩個有蓋車位。

嘉慧園位於半山馬己仙峽道頭段，住戶駕車至中環只需五分鐘，亦可輕鬆徒步至金鐘。區內亦有充足的專線小巴和的士服務。

完美基調

SETTING
THE TONE

Hospitality items and lighting play an important role in creating a visually comforting and appealing environment

你只需妥善配搭各式家品及照明燈具，便可輕鬆營造出既舒適又吸引的家居環境



PANASONIC

The SQ-LE530 desk lamp can be easily transformed into a décor table lamp just by folding it. The light colour also turns from 'Easier to Read' white light to soft warm to create a room for your leisure.

Shun Hing Electric Works & Engineering, Rm 909-912, Peninsula Centre, 67 Mody Road, Tsimshatsui East, Kowloon, Hong Kong. Call +852 2861 2767, email shew@shunhinggroup.com or visit www.shew.com.hk

SQ-LE530經摺疊後瞬間變成座檯燈飾，自動改變色溫，由適合閱讀的白光，變成營造柔和舒適氣紛的黃光，跳出一股檯燈的設計框框。

信興電工工程地址為香港九龍尖沙咀東麼地街67號半島中心9樓909-912室，亦可致電+852 2861 2767、電郵 shew@shunhinggroup.com 或瀏覽 www.shew.com.hk。

LLADRÓ

With all the warmth of porcelain and in an attractive range of colours, the Belle de Nuit collection is a series of ceiling, wall and table lamps in different sizes. The original and cutting-edge designs in this unique collection are sure to give your favourite space a cosy, inviting atmosphere.

Lladro, 21 Wing Fung Street, Wan Chai, Hong Kong. Call +852 2566 0718, email hongkong-ssp@hk.lladro.com or visit www.lladro.com

「夜的精靈」系列以多彩的瓷器，變出不同花式的精緻燈具，當中包括華麗的枝形吊燈、檯燈、壁燈及頂燈等。一系列的原創設計，必能為用家帶來溫馨、舒適的家居氣氛。

Lladro地址為香港灣仔永豐街21號，亦可致電+852 2566 0718、電郵 hongkong-ssp@hk.lladro.com 或瀏覽 www.lladro.com。



SILESTONE

Integrity wants your kitchen to be whole, to give you the sensation of unity and perfect integration with the rest of the elements of your worktop. Integrity sinks boast of high scratch resistance, durability, and the highest performance in terms of design and guaranteed bacteriostatic protection.

Silechannel, Rm 2201-2, CC Wu Building, 302-308 Hennessy Road, Wan Chai, Hong Kong. Call +852 2111 5858, email info@silestone.com.hk or visit www.silestone.com

Integrity為廚房設計帶來統一的觀感，與檯面的其他元素完美融合。全線產品皆有耐刮、耐污等優點，顏色選擇豐富，並且保證抑菌保護。

富力建材地址為香港灣仔軒尼詩道302-308號集成中心2201-02室，亦可致電+852 2111 5858、電郵 info@silestone.com.hk 或瀏覽 www.silestone.com。



FABBIAN

Stick has stems from an Ayous wood module, the shape of which is inspired by that of a pair of pliers, while the texture of the wood permits the diffusion of a soft and warm light. The repetition of the module also creates an effect of unexpected graphics and shadows.

Zodiac Lighting, G/F & 1/F, Amber Commercial Building, 70-74 Morrison Hill Road, Wanchai, Hong Kong. Call +852 2893 1562, email mail@zodiaclighting.com or visit www.zodiaclighting.com

Stick由多條Ayous木條組成，設計靈感來自一對鉗子，其木材紋理有助擴散暖光，營造柔和的照明效果，同時成就出別出心裁的圖案與光影。

歷程照明地址為香港灣仔摩利臣山道70-74號凱利商業大廈地下及一樓，亦可致電+852 2893 1562、電郵 mail@zodiaclighting.com 或瀏覽 www.zodiaclighting.com。





SLAMP

Veli Gold is a glamorous, sophisticated and exclusive lamp made of Goldflex, a polycarbonated metallised with aluminum vapour. Entirely handcrafted with a system of invisible snap-fit jointing points, Veli Gold is equipped with a magnetic attachment for installation on ceilings or walls.

PLC Galleria, G/F, 50 Morrison Hill Road, Wanchai, Hong Kong. Call +852 2836 3839, email

plc@plc.com.hk or visit www.plc.com.hk

Veli Gold結合金屬與Goldflex（鋁蒸氣聚碳酸酯），經人手塑造成冷艷、精緻的天花燈或牆燈。產品的拼合接口仿如無形，並配備磁石以便安裝於天花板或牆壁之上，突顯高貴氣質。

PLC Galleria地址為香港灣仔摩理臣山道50號地下，亦可致電+852 2836 3839、電郵plc@plc.com.hk或瀏覽www.plc.com.hk。



ARTIE

Artie believes in the art of leisure living and aims to provide customers with comfortable designs and quality products. To achieve this, it has always insisted on original design and long-term cooperation with international top designers.

Aloha Outdoor Furniture, Shop 805 & 806, Horizon Plaza, 2 Lee Wing Street, Ap Lei Chau, Hong Kong. Call +852 2552 0036, email aloha806@gmail.com or visit www.aloha-outdoor.com



Artie旨在為顧客帶來舒適的設計和優質的享受，體現休閒生活的藝術。為此，品牌一直堅持原創設計，並與國際頂尖設計師長期合作。

雅樂戶外傢俱地址為香港鴨脷洲利榮街2號新海怡廣場8樓805及806室，亦可致電+852 2552 0036、電郵aloha806@gmail.com或瀏覽www.aloha-outdoor.com。

THORN LIGHTING

Thorn Lighting's Glacier II decorative LED pendant range is modern, efficient and fits a wide range of applications. For aesthetics and flexibility, the range also comes with four types of reflectors: polycarbonated prismatic, glass prismatic, opal glass and grey spun aluminium.

Thorn Lighting, Unit 4301, Tower 1, Metroplaza, 223 Hing Fong Road, Kwai Chung, New Territories, Hong Kong. Call +852 2578 4303, email info.hk@zumtobelgroup.com or visit www.thornlighting.com

科藝照明旗下的Glacier II LED裝飾吊燈既時尚又高效，可提供四個不同款式的燈罩，包括聚碳酸酯稜鏡、棱形玻璃、乳濁玻璃和灰色紡鋁，應用層面廣泛。

科藝照明地址為香港新界葵涌興芳路223號新都會廣場第1座43樓4301室，亦可致電+852 2578 4303、電郵info.hk@zumtobelgroup.com或瀏覽www.thornlighting.com。

EVITAVONNI

Evitavonni is known for fabrics which focus on natural and noble fibres with an added touch of glamour. The new collection, Tailor S/S 2014, includes wools, wool and silk blends, and pure linens among the embroidered and beaded cotton and cotton linens.

Master Resource, 1/F Winsan Tower, 98 Thomson Road, Wanchai, Hong Kong. Call +852 3105 3060 or visit www.masterresource.com.hk

Evitavonni以優質織品馳名，旗下最新Tailor S/S2014系列貫徹品牌的華麗風格，融合羊絨、綢羊毛混紡和純麻布料，配以精緻的釘珠鑲鑽棉麻布，展示英國傳統的裁縫工藝。

恆美裝飾材料地址為香港灣仔譚臣道98號運盛大廈1樓，亦可致電+852 3105 3060或瀏覽www.masterresource.com.hk。



AQUA CREATIONS

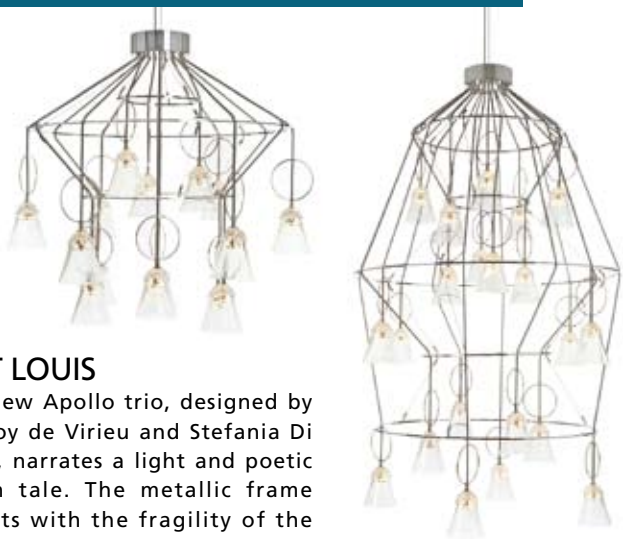
Aqua Creations is a combination of artistic values, aesthetics and quality. Handmade using advanced and sustainable lighting technology, the collections are exclusive and can only be purchased from Aqua Creations and its worldwide partners.

Thicas Interiors, 4A Wah Ha Factory Building, 8 Shipyard Lane, Quarry Bay, Hong Kong & 35 Cheviot Hill, Singapore 459639. Call +852 3480 4544 / +65 6438 3932 respectively; email aqua@thicasinteriors.com or visit www.thicasinteriors.com

Aqua Creations旗下的產品系列皆以人手製造，配合可持續的照明科技，集藝術、美學與質素於一身。系列於Aqua Creations及其環球夥伴獨家發售。

Thicas Interiors地址為香港鰂魚涌船塢里8號華廈工業大廈4A室及新加坡459639 Cheviot Hill 35號，亦可致電+852 3480 4544 / +65 6438 3932、電郵aqua@thicasinteriors.com或瀏覽www.thicasinteriors.com。





SAINT LOUIS

The new Apollo trio, designed by Godefroy de Virieu and Stefania Di Petrillo, narrates a light and poetic modern tale. The metallic frame contrasts with the fragility of the crystal, delicately engraved with Venetian ribbing, while the surprising lightness of the object belies its remarkably powerful radiance.

Saint Louis Crystal, G/F, 3 Yun Ping Road, China Taiping Tower, Causeway Bay, Hong Kong. Call +852 2601 4811 or visit www.saint-louis.com

全新的Apollo三重奏由Godefroy de Virieu和Stefania Di Petrillo攜手設計，有如一首現代光影藝術的史詩。水晶吊燈以花冠造型亮相，堅硬的金屬與脆弱的水晶形成鮮明對比，結合精心雕刻的威尼斯羅紋，展現炫麗光彩之餘，亦顯得輕盈靈動。

聖路易水晶地址為香港銅鑼灣恩平道3號中國太平洋大廈地下，亦可致電+852 2601 4811或瀏覽www.saint-louis.com。



KALDEWEI

Sound Wave from Kaldewei combines music with the therapeutic effect of a hot bath to create an entirely new bathing experience. The system has a receiver that plays back audio files from a smartphone, computer, tablet or any other Bluetooth-enabled device.

Kaldewei Far East, 17/F First Commercial Building, 33 Leighton Road, Causeway Bay, Hong Kong. Call +852 6293 0141 or visit www.kaldewei.cn

卡德維的浴室音頻系統結合音樂與舒適的浸浴體驗，使用家可盡情浸淫於自己喜歡的歌曲中。系統在浴缸下亦配備隱藏藍牙接收器，能無線播放智能手機、平板電腦或任何藍牙設備上的音頻檔案。

卡德維遠東地址為香港銅鑼灣禮頓道33號第一商業大廈17樓，亦可致電+852 6293 0141或瀏覽www.kaldewei.cn。



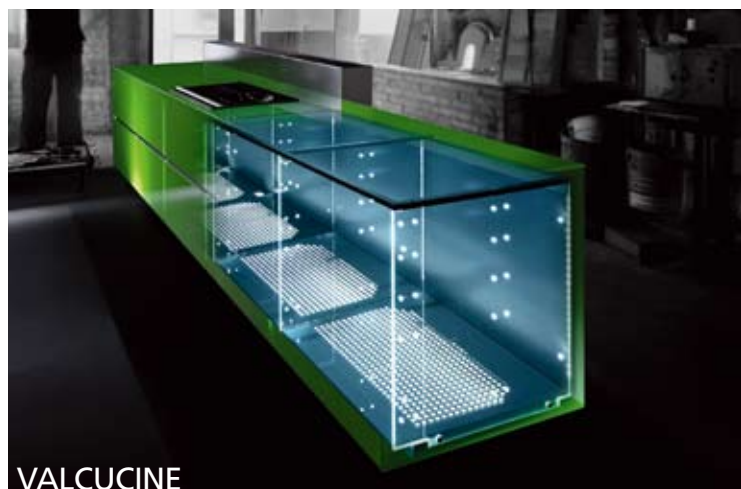
FALPER

The Handmade collection, designed by Michael Schmidt, is made with matte Ceramilux and handcrafted using a lathe. The collection includes bathtubs, floor-standing washbasins, wall mounted washbasins and shelves.

Oscar Bath & Kitchen, G/F, 336 Lockhart Road, Wanchai, Hong Kong. Call +852 2988 1491, email ivy@oscar-hk.com or visit www.oscar-hk.com

Falper的Handmade系列由Michael Schmidt設計，全線採用啞面的「Ceramilux」物料，於意大利以人手及車床製造。系列備有浴盆、置地式洗臉盆及掛牆式洗臉盆等選擇。

奧斯卡建材地址為香港灣仔駱克道336號地下，亦可致電+852 2988 1491、電郵ivy@oscar-hk.com或瀏覽www.oscar-hk.com。



VALCUCINE

Diamond-hard, easy-cleaning glass is possible with Valcucine's perfected nanotechnology treatment, which works by applying carbon molecules onto the glass surface. Once applied, the glass is imbued with minimum porosity and maximum durability.

Mooi, 1/F Fortune Building, 150-158 Lockhart Road, Wanchai, Hong Kong. Call +852 2802 9998, email info@mooi.hk or visit www.mooi.hk

Valcucine將完善的納米技術用於玻璃表面的碳分子，大大增加檯面的耐用程度。這種超凡技術令玻璃猶如鑽石一樣堅固，易於清潔。

Mooi地址為香港灣仔駱克道150-158號祥友大廈1樓，亦可致電+852 2802 9998、電郵info@mooi.hk或瀏覽www.mooi.hk。

For more features on design and architecture, don't miss the October issue of Perspective magazine, and check out our website at www.perspectiveglobal.com

請密切留意《透視》十月號更多有關建築與設計的特題報導，或登入www.perspectiveglobal.com參閱精彩內容。

perspective

BLACK TIE



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www.thicasinteriors.com

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Southside & The Peak LEASE

南區及山頂 出租



Larvotto

鴨脷洲 南灣

8 Ap Lei Chau Praya Road

Sea view apartment with clubhouse facilities at Aberdeen waterfront

香港仔海景單位，連優質會所設施

GROSS AREA 1,730 s.f.

SALEABLE AREA 1,377 s.f.

OFFERED AT \$65,000 incl.

INQUIRIES 9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 134303



Cape Mansions

薄扶林 翠海別墅

56-62 Mount Davis Road

Sea view apartment in nice condition at Pokfulam waterfront

雅致裝修海景單位，位於薄扶林海濱

GROSS AREA 2,100 s.f.

SALEABLE AREA 1,707 s.f.

OFFERED AT \$73,000 incl.

INQUIRIES 9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 38934



21-21C Shek O Headland

大潭 石澳山仔21-21C號

Boutique townhouse in serene Shek O with private roof and garden overlooking stunning sea view

石澳雅致排屋，連私家天台及花園，俯瞰壯麗海景，可租可售

GROSS AREA 2,000 s.f.

SALEABLE AREA 1,204 s.f. (plus 300 s.f. roof)

OFFERED AT \$73,000 incl. also for sale \$28,000,000

INQUIRIES 9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 159820



Repulse Bay Apartments

淺水灣 淺水灣花園大廈

101 Repulse Bay Road

Popular 3-bedroom apartment with balcony on Repulse Bay Beach

受歡迎三房單位，連露台，位處淺水灣泳灘

GROSS AREA 2,165 s.f.

SALEABLE AREA 1,892 s.f.

OFFERED AT \$83,000 excl.

INQUIRIES 6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 15178



Magazine Heights

山頂 馬己仙大廈

17 Magazine Gap Road

Practical 4-bedroom apartment with stunning Victoria Harbour View

實用四房住宅，享壯麗維港美景

GROSS AREA 2,500 s.f.

SALEABLE AREA 2,097 s.f.

OFFERED AT \$86,000 incl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 7454



South Bay Towers

淺水灣 南灣大廈

59 South Bay Road

Sea view apartment with practical layout in South Bay

南灣海景住宅，間隔實用，可租可售

GROSS AREA 2,738 s.f.

SALEABLE AREA 2,143 s.f.

OFFERED AT \$90,000 incl. also for sale \$66,000,000

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 157548





Carolina Garden

山頂 嘉樂園

20-34 Coombe Road

High efficiency 4-bedroom colonial mid-rise with green view at the Peak
高實用率英式中密度住宅，四房間隔，眺望翠綠景色

GROSS AREA 2,350 s.f.

SALEABLE AREA 2,145 s.f.

OFFERED AT \$105,000 incl.

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 20664



Repulse Bay Garden 淺水灣 麗景園

18-40 Bellevue Drive

High efficiency apartment with large balcony overlooking Repulse Bay
Beach view

高實用率住宅，連偌大露台，俯瞰淺水灣泳灘景色

GROSS AREA 2,810 s.f.

SALEABLE AREA 2,576 s.f.

OFFERED AT \$115,000 incl.

INQUIRIES 9833 9509 Michelle Chung 鍾小姐

SEARCH REFERENCE NO. 28280



Park Place 淺水灣 雅柏苑

7 Tai Tam Reservoir Road

Rarely available high floor apartment overlooking sweeping city and
mountain views

罕有高層住宅，眺望遼闊城市及山巒景致，可租可售

GROSS AREA 2,338 s.f.

SALEABLE AREA 2,070 s.f.

OFFERED AT \$120,000 incl. also for sale \$80,000,000

INQUIRIES 9662 2199 David Lau 劉先生

SEARCH REFERENCE NO. 136383



127 Repulse Bay Road

淺水灣 淺水灣道127號

Luxury 4-bedroom apartment with facilities taking in sweeping view of
Repulse Bay

豪華四房住宅，連設施，飽覽淺水灣遼闊景色

GROSS AREA 2,990 s.f.

SALEABLE AREA 2,334 s.f.

OFFERED AT \$120,000 excl.

INQUIRIES 9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 14591



La Hacienda 山頂 加列山道29-33號

29-33 Mount Kellett Road

Spacious colonial apartment with brand new renovation and peaceful
views on The Peak

寬敞英式單位，全新裝修，享和諧美景

GROSS AREA 2,820 s.f.

SALEABLE AREA 2,549 s.f.

OFFERED AT \$123,000 incl.

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 92



Hong Kong Parkview 淺水灣 陽明山莊

88 Tai Tam Reservoir Road

Sought after 3-ensuite apartment with shuttle bus and comprehensive
clubhouse facilities

受歡迎三套房住宅，屋苑設穿梭巴士服務及完善會所設施

GROSS AREA 2,611 s.f.

SALEABLE AREA 2,066 s.f.

OFFERED AT \$125,000 incl.

INQUIRIES 9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 127301





Casa Del Sol

春坎角 昭陽花園

33 Ching Sau Lane

Spanish style 5-bedroom townhouse with private garden

西班牙式五房排屋，連私家花園

GROSS AREA 3,549 s.f.

SALEABLE AREA 3,047 s.f. (plus 1,143 s.f. garden)

OFFERED AT \$125,000 incl.

INQUIRIES 9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 10205



The Redhill Peninsula 大潭 紅山半島 18 Pak Pat Shan Road

Sea view townhouse with private garage and comprehensive clubhouse facilities

海景排屋連私家車庫，享完善會所設施

GROSS AREA 3,214 s.f.

SALEABLE AREA 2,718 s.f.

(plus 788 s.f. garden, 784 s.f. terrace and 660 s.f. roof)

OFFERED AT \$135,000 incl.

INQUIRIES 9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 30016



Evergreen Gardens 壽臣山 松柏花園

18 Shouson Hill Road

Well decorated 4-bedroom duplex with 2 carparks and private garden looking out to green view

優質裝修四房複式單位，連私家花園，設雙車位，享翠綠景色

GROSS AREA 3,095 s.f.

SALEABLE AREA 2,843 s.f. (plus 250 s.f. garden)

OFFERED AT \$158,000 incl.

INQUIRIES 9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 9627



Bellevue Place 淺水灣 寶晶苑

93 Repulse Bay Road

High quality 4-bedroom sea view townhouse with private roof at Repulse Bay

淺水灣優質四房海景排屋，連私家天台

GROSS AREA 3,619 s.f.

SALEABLE AREA 2,533 s.f. (plus 171 s.f. terrace and 747 s.f. roof)

OFFERED AT \$160,000 incl.

INQUIRIES 9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 134704



Stanley Court 赤柱 海灣園

9 Stanley Mound Road

Charming townhouse with private garden within short walk to Stanley Main Beach

迷人排屋連私家花園，舉步可達赤柱正灘

GROSS AREA 2,713 s.f.

SALEABLE AREA 2,049 s.f. (plus 732 s.f. garden and 517 s.f. roof)

OFFERED AT \$160,000 incl.

INQUIRIES 9209 9988 Alan Wong 王先生

SEARCH REFERENCE NO. 34188



Seascope 薄扶林 海日樓

42 Sassoon Road

Rare find 4-ensuite townhouse with full sea view in quiet neighbourhood

罕有四套房排屋，眺望全海景，環境寧靜

GROSS AREA 3,200 s.f.

SALEABLE AREA 2,457 s.f.

(plus 500 s.f. garden, 600 s.f. terrace and 871 s.f. roof)

OFFERED AT \$168,000 incl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 38628





The Somerset 淺水灣 怡峰

67 Repulse Bay Road

Rare find high-ceilinged duplex apartment with spacious private garden
罕有複式住宅，樓底高，連寬敞私家花園

GROSS AREA 3,099 s.f.

SALEABLE AREA 2,413 s.f.

(plus 2,035 s.f. garden and 911 s.f. terrace)

OFFERED AT \$170,000 incl.

INQUIRIES 9648 6082 Christine Chong 莊小姐

SEARCH REFERENCE NO. 3511



1 Shouson Hill Road East

壽臣山 壽臣山道東1號

Good-sized townhouse with 4 ensuites and private garden
間隔實用排屋，四套睡房間隔，連私家花園

GROSS AREA 4,331 s.f.

SALEABLE AREA 2,840 s.f. (plus 601 s.f. garden and 685 s.f. roof)

OFFERED AT \$173,000 incl.

INQUIRIES 6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 94621



Orient Crest 山頂 山頂道76號

76 Peak Road

Well decorated 4-bedroom townhouse at prime location taking in
stunning views

優質裝修四房排屋，享壯麗景色，地段優越

GROSS AREA 3,300 s.f.

SALEABLE AREA 3,260 s.f.

OFFERED AT \$180,000 incl.

INQUIRIES 9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 17202



Henredon Court

壽臣山 恆安閣

8 Shouson Hill Road

Renowned well kept duplex with private roof terrace in tranquil Shouson Hill
保養完善複式單位，連私家天台，位處寧靜的壽臣山

GROSS AREA 4,937 s.f.

SALEABLE AREA 4,069 s.f. (plus 1,435 s.f. roof)

OFFERED AT \$180,000 excl.

INQUIRIES 9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 161846



The Repulse Bay 淺水灣 影灣園

109 Repulse Bay Road

Iconic 4-bedroom duplex apartment enjoying green view and sweeping
Repulse Bay sea view

複式四房單位，坐擁翠綠景及淺水灣海景，美景如畫

GROSS AREA 4,378 s.f.

SALEABLE AREA 3,200 s.f.

OFFERED AT \$180,000 excl.

INQUIRIES 6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 14649



Magnolia

春坎角 靜修里29-31號

29-31 Ching Sau Lane

Contemporary garden house with private pool in secluded location
時尚花園大屋，連私家游泳池，環境清幽恬靜

GROSS AREA 4,200 s.f.

SALEABLE AREA 2,468 s.f.

OFFERED AT \$198,000 excl.

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 124010



Southside & The Peak LEASE

南區及山頂 出租



Interocean Court 山頂 山頂道26號 26 Peak Road

Rare full floor large apartment with deluxe decorations taking in Victoria Harbour panorama

罕有全層特大住宅，裝修豪華，坐擁維港全景

GROSS AREA 3,844 s.f.

SALEABLE AREA 2,665 s.f.

OFFERED AT \$220,000 incl.

INQUIRIES 9662 2199 David Lau 劉先生

SEARCH REFERENCE NO. 21586



74 Mount Kellett Road

山頂 加列山道74號

Exquisite 4-ensuite townhouse with sea view and mountain view on the Peak
精緻四房排屋，享海景及山巒景

GROSS AREA 4,600 s.f.

SALEABLE AREA 3,106 s.f.

(plus 962 s.f. garden and 1,041 s.f. roof)

OFFERED AT \$230,000 incl.

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 11704



Manhattan Tower 淺水灣 曼赫頓大廈

63 Repulse Bay Road

Highly sought after penthouse with private roof terrace taking in stunning views over golf course and ocean

受歡迎頂層住宅，連私家天台平台，享壯麗高爾夫球場及海景

GROSS AREA 2,400 s.f.

SALEABLE AREA 2,267 s.f. (plus 1,269 s.f. terrace and 831 s.f. roof)

OFFERED AT \$235,000 incl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 14281



19 Tai Tam Road

大潭 大潭道19號

Extravagant penthouse triplex with fantastic sea view over Tai Tam
豪華三層頂層複式住宅，飽覽迷人大潭海景，可租可售

GROSS AREA 5,435 s.f.

SALEABLE AREA 4,419 s.f. (plus 1,085 s.f. roof)

OFFERED AT \$240,000 incl. also for sale Open offer

INQUIRIES 9871 6828 Louis Wong 黃先生

SEARCH REFERENCE NO. 123539



7-15 Mount Kellett Road

山頂 加列山道 7-15 號

Deluxe apartment with private pool and roof terrace at a prestigious location enjoying Southside sea view

山頂豪華複式住宅，連私家游泳池及天台，地段尊貴，眺望南區海景

SALEABLE AREA 3,433 s.f. (plus 2,961 s.f. roof)

OFFERED AT \$350,000 excl.

INQUIRIES 6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 160088



Rare single house on The Peak

山頂 罕有獨立屋

Rare find colonial single house in gated Middle Gap Road with large garden and pool

罕有英式獨立大屋，位處中峽道，連偌大花園及游泳池

GROSS AREA 7,725 s.f.

SALEABLE AREA 6,200 s.f. (plus 7,146 s.f. garden)

OFFERED AT \$850,000 incl.

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 31646





Starcrest

灣仔 星域軒
9 Star Street

Contemporary 2-bedroom apartment within walking distance of Admiralty
當代時尚兩房單位，信步可達金鐘

GROSS AREA 981 s.f.

SALEABLE AREA 777 s.f.

OFFERED AT \$47,000 incl.

INQUIRIES 6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 124546



Pak Fai Mansion

中半山 百輝大廈
72 MacDonnell Road

Lovely 3-bedroom mid-rise at tranquil yet convenient location
精緻三房中密度單位，環境寧靜，交通方便

GROSS AREA 1,700 s.f.

SALEABLE AREA 1,364 s.f.

OFFERED AT \$75,000 incl.

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 88806



Cliffview Mansions 西半山 康苑

17-19 Conduit Road

Spacious and high efficiency 3-bedroom apartment with large balcony
close to Midlevels escalators

高實用率三房單位，間隔寬敞，連大露台，毗鄰半山行人扶手電梯

GROSS AREA 3,200 s.f.

SALEABLE AREA 2,780 s.f.

OFFERED AT \$85,000 incl.

INQUIRIES 6258 8847 Anthea Ngai 魏小姐

SEARCH REFERENCE NO. 37808



Visalia Garden

中半山 蔚山花園

48 Macdonnell Road

Nicely renovated 3-bedroom apartment on MacDonnell Road

雅致裝修三房住宅，位於麥當奴道

GROSS AREA 2,195 s.f.

SALEABLE AREA 1,848 s.f.

OFFERED AT \$88,000 incl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 95340



1 Robinson Road

西半山 羅便臣道1號

Large 4-bedroom duplex apartment with garden and city view

偌大四房複式單位，眺望花園及城市景，可租可售

GROSS AREA 3,400 s.f.

SALEABLE AREA 2,626 s.f.

OFFERED AT \$90,000 excl. also for sale \$66,500,000

INQUIRIES 9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 17906



Dragon View

中半山 龍景樓

39 Macdonnell Road

Spacious 3-bedroom apartment with balcony just 5 minutes from CBD

寬敞三房單位，連露台，五分鐘可達商業中心區，可租可售

GROSS AREA 2,500 s.f.

SALEABLE AREA 2,351 s.f.

OFFERED AT \$105,000 incl. also for sale \$45,000,000

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 112301



Midlevels Central & West LEASE

中半山及西半山 出租



Kennedy Apartment 中半山 堅尼地大廈

34A Kennedy Road

Rare on market mid-rise apartment with large private terrace on fringe of CBD

罕有中密度住宅，連私家偌大平台，毗鄰商業中心區，可租可售

GROSS AREA 2,500 s.f.

SALEABLE AREA 2,123 s.f. (plus 1,000 s.f. terrace)

OFFERED AT \$120,000 incl. also for sale \$80,000,000

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 31196



Pine Court

中半山 翠峰園

5 Old Peak Road

Colonial style 4-bedroom mid-rise with balcony close to CBD

英式四房中密度住宅，連露台，毗鄰商業中心區

GROSS AREA 3,000 s.f.

SALEABLE AREA 2,508 s.f.

OFFERED AT \$128,000 excl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 21919



The Albany 中半山 雅賓利大廈

1 Albany Road

Prestigious 2-ensuite apartment overlooking Hong Kong Zoological & Botanical Gardens and Victoria Harbour

著名兩套房住宅，俯瞰動植物公園及維港景色，可租可售

GROSS AREA 2,546 s.f.

SALEABLE AREA 1,948 s.f.

OFFERED AT \$130,000 incl. also for sale Open Offer

INQUIRIES 9093 3381 Stephen Chan 陳先生

SEARCH REFERENCE NO. 40327



Chung Tak Mansion

中半山 重德大廈

2 Magazine Gap Road

Spacious full floor apartment in convenient yet tranquil location

寬敞全層單位，位處寧靜方便地段

GROSS AREA 2,864 s.f.

SALEABLE AREA 2,550 s.f.

OFFERED AT \$138,000 incl.

INQUIRIES 9662 2199 David Lau 劉先生

SEARCH REFERENCE NO. 155761



The Mayfair

中半山 梅道1號

1 May Road

Luxury 3-bedroom apartment with stunning harbour view at prime location

豪華三房住宅，眺望壯麗海景，地段優越

GROSS AREA 2,918 s.f.

SALEABLE AREA 2,242 s.f.

OFFERED AT \$140,000 incl.

INQUIRIES 9080 6686 Teresa Lau 劉小姐

SEARCH REFERENCE NO. 33340



Hong Villa

中半山 峰景花園

12 Bowen Road

Extravagant 4-ensuite apartment overlooking fantastic Victoria Harbour

豪華四套房住宅，俯瞰迷人維港景色

GROSS AREA 3,833 s.f.

SALEABLE AREA 3,184 s.f.

OFFERED AT \$173,000 incl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 2700





Beverly Hill 跑馬地 比華利山

6 Broadwood Road

Harbour view 3-bedroom flat plus one study with facilities on fringe of Causeway Bay

海景三房單位(另設一間書房), 連設施, 舉步可達銅鑼灣

GROSS AREA 1,972 s.f.

SALEABLE AREA 1,654 s.f.

OFFERED AT \$75,000 incl.

INQUIRIES 9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 79196



Villa Monte Rosa

東半山 玫瑰新村

41A Stubbs Road

Large 3-bedroom apartment with garden view

偌大三房住宅, 眺望花園美景

GROSS AREA 2,300 s.f.

SALEABLE AREA 2,000 s.f.

OFFERED AT \$79,000 excl.

INQUIRIES 9229 2396 Elaine Chow 周小姐

SEARCH REFERENCE NO. 38515



Cavendish Heights 渣甸山 嘉雲臺

27-37 Perkins Road

Harbour view renovated 3-bedroom apartment with tennis courts and pool popular with families

海景新裝修三房單位, 享網球場及游泳池設施, 深受家庭歡迎

GROSS AREA 1,907 s.f.

SALEABLE AREA 1,507 s.f.

OFFERED AT \$85,000 incl.

INQUIRIES 9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 14403



The Altitude 跑馬地 紀雲峰

20 Shan Kwong Road

Furnished new 3-bedroom apartment with balcony at quiet corner of Happy Valley

三房新裝修住宅, 連露台, 環境清幽恬靜

GROSS AREA 1,885 s.f.

SALEABLE AREA 1,451 s.f.

OFFERED AT \$86,000 incl.

INQUIRIES 9551 1077 Walker Lam 林先生

SEARCH REFERENCE NO. 157973



Mount Butler Lodge

東半山 畢拉山徑2-22號

2-22 Mount Butler Drive

Newly decorated boutique townhouse in quiet neighbourhood

全新裝修精緻排屋, 環境恬靜

GROSS AREA 3,000 s.f.

SALEABLE AREA 1,580 s.f.

OFFERED AT \$170,000 incl.

INQUIRIES 9486 1566 Mira To 杜小姐

SEARCH REFERENCE NO. 2172



Perkins Road 渣甸山 白建時道

Exclusive detached house with private garden and garage in gated Jardine's Lookout

渣甸山獨特排屋, 連私家花園及車庫

GROSS AREA 3,740 s.f.

SALEABLE AREA 3,411 s.f.

(plus 860 s.f. garden and 405 s.f. terrace)

OFFERED AT \$200,000 incl.

INQUIRIES 6183 8339 Carman Szeto 司徒小姐

SEARCH REFERENCE NO. 35539



Retail Property with High Rental Growth Prospects

Harrow HA1

Subject property is located in the affluent area of Harrow in a prime pedestrianised shopping strip and is single-let to a leading British retailer. Neighbouring stores include M&S, Argos, Mothercare and the surrounding area benefits from excellent infrastructure and connectivity. Current passing rent is £125,000 but seller will provide top up to £130,000 per year with attractive upward-only rent review in July 2017.

物業座落於倫敦市中心十英里繁華Harrow的購物大街，現由英國一間零售商獨立承租。鄰近的商舖包括M&S、Argos及Mothercare。此區域受惠於完善的基礎設施及交通網絡，並連接至倫敦主要的中心。物業年租金達125,000英鎊，但賣方可提供每年135,000英鎊租金保證。租金於2017年可重新評估，年租金可達156,000英鎊，極具吸引。



Freehold

Gross Yield 6.4%

Net Internal Area 4,166 s.f.

Circa £2.135M – £2.35M

Good yield single-let freehold retail investment

Royal Tunbridge Wells TN4

Located in a prominent suburban town near London. Subject property consists of a well-configured convenience store with car-parking located in front. Single-let to a nationwide British supermarket chain with a secure no-break lease for fourteen years remaining (expiring 2028).

此優質物業座落於倫敦附近的一個富裕小區Royal Tunbridge Wells，物業設一間貨品齊全的便利店，店前是一個停車場。現由一間英國全國性大型連鎖超市承租，擁14年長租約至2028年。



Freehold

Gross Yield 5%

Circa £1.545M – £1.70M

Large en bloc office on prime island site

The City EC4

Subject property is an en bloc office building located within 250 metres of St Paul's Cathedral in the financial centre of London. The building is multi-let to leading international companies and is producing a passing rent of £6,349,257 per annum. All tenants are subject to upwards-only rent reviews.

此辦公室物業位處倫敦的金融中心，距離St Paul's Cathedral僅250米。物業現由多間國際公司承租，年租金收入高達6,349,257英鎊，租金只可向上調整。



Long Leasehold (143 years)

Gross Yield 6.1%

Net Internal Area 155,153 s.f.

Circa £98M – £110M

Spectacular Grade II listed en bloc mixed-use building

Regent Street W1

Historical building located in a highly-desirable prime central London position along Regent Street. Subject property is mixed-use, containing both retail and office space laid out across 26,933 square feet. Multi-let to a number of top-tier UK companies and currently generating an annual rental income of £2,883,715. Building features extensive retail frontage and is conveniently positioned near Oxford Street station.

位於倫敦市中心Regent Street優越地段的歷史悠久大廈。物業是混合用途，由零售商舖及辦公室組成，面積廣達26,933平方呎。現由英國多間頂級公司承租，年租金回報達2,883,715英鎊。大廈毗鄰Oxford Street地鐵站，交通便利。



Leasehold (103 years) unexpired

Gross Yield 3.4%

Net Internal Area 26,933 s.f.

Circa £85M – £90M

3-star Hotel in Prime London location with very high yield

South Kensington SW7

80-room 3-star hotel located in a prime central London area with easy access to nearby Gloucester Road station. Building features modern amenities including air-conditioning in all rooms and is currently generating an annual net income of £2.25 million. The hotel is a short walk from the Museum of Natural History, the Victoria & Albert Museum, and the Royal Albert Hall.

位處倫敦市中心優越地段的三星級酒店，設有80間房間，信步可達Gloucester Road地鐵站。大廈設現代化的設施，所有客房均設空調，目前年淨租金收入達2.25百萬英鎊。酒店距離the Museum of Natural History、the Victoria & Albert Museum及the Royal Albert Hall僅咫尺之遙。



Freehold

Gross Yield 6.25%

18,500 s.f.

Circa £36M – £40M

57 room 3-star hotel in prime central London location

Earls Court SW5

Subject property is a 3-star hotel located in a very convenient London area with easy access to West Brompton station and within 100 metres of Earls Court station. The hotel is competitively priced for its position with a price of £245,614 per room. The location is in a prime spot and suitable for residential conversion, subject to planning consent.

座落於倫敦交通便利地段的三星級酒店，舉步可達West Brompton地鐵站，距離Earls Court地鐵站僅100米。每間客房約245,614英鎊，價格極具競爭力。物業地理位置優越，可向城規提出變更住宅用途申請。



Freehold

Circa £14M – £16M

FOR ENQUIRIES 歡迎查詢

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6276 8567 Urosh Teodorovich 尤先生 urosh.teodorovich@landscape-christies.com

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Mixed-use residential and retail investment opportunity Shepherds Bush W12

Subject property consists of two ground floor retail units single let to a prominent UK estate agency and two additional floors containing 9 apartments in total. The area is serviced by both Goldhawk Road and Shepherds Bush Market stations. The estimated rental value of the property is £248,000 per annum with a current passing rent £55,000.

此物業由兩個零售地舖組成，現已租予英國著名的物業代理公司，樓上兩層則是9個住宅單位。毗鄰Goldhawk Road及Shepherds Bush Market地鐵站，交通便捷。物業年租金估值達248,000英鎊，現租金年回報是55,000英鎊。

Freehold
Reversionary Yield 4.5%
Residential accommodation
6,325+ s.f.
Circa £5.5M – £6.1M



Prime freehold Grade II listed residential property South Kensington SW7

Recently refurbished in 2007, subject property is an attractive residential property featuring five apartments in a variety of 1, 2, and 3 bedroom configurations. Currently it is generating a passing rent of £273,099 per annum but has an estimate rental value of £420,000 if fully let. The freehold interest is offered for sale by private treaty.

於2007年進行全面翻新的二級文物住宅物業，極受歡迎。設一房、兩房及三房單位，共5個住宅單位。物業年租金回報達273,099英鎊，如果滿租，年租金回報估計更可達420,000英鎊。此永久業權權益以私人協約方式出售。

Freehold
Reversionary Yield 2.5%
8,047 s.f.
Circa £17M – £18.7M



Mixed use residential and commercial building for investment Twickenham TW1

Subject property contains a bank hall on the ground floor with a long lease to a leading UK bank (expires 2024). Additional above ground floors feature 14 brand new apartments with vacant possession. Building has added development potential via the construction of an additional residential floor. The property is generating a passing rent of £79,625 from the bank with an additional estimated rental value of £206,400 per annum from the residential units.

此物業首層由一間英國銀行承租，擁長租約至2024年。首層以上由全新的14個住宅單位組成，現已交吉。額外增加的住宅樓層提升物業的價值潛力。銀行帶來的租金回報達79,625英鎊，住宅單位的年租金收入估計可達206,400英鎊。

Freehold
Reversionary Yield 5.5%
7,740 s.f.
Circa £5.2M – £5.7M



Prime Central Office Building with Retail Warehouse for redevelopment Islington N1

Subject property is located in a desirable central London area within brief walking distance of Angel station. The site is occupied by a 3-storey office building and a single storey retail warehouse. Subject to official agreement, the premises have plans for redevelopment into a 20,107 square foot residential and commercial mixed-use scheme.

位處倫敦市中心優越地段的物業，舉步可達Angel地鐵站。地盤現在是樓高三層的辦公室，其中一層全層是零售貨倉。根據城規官方的批准，物業可重建成面積達20,107平方呎的商住混合物業。

Freehold
Gross Yield 4.53%
47,328 s.f.
Circa £47M – £51.7M



Prime West End Retail Property for Investment Soho WC2

Subject property is located within walking distance of Leicester Square and Soho. The building consists of two ground floor retail outlets; one with a 999 year leasehold interest and the other freehold. The current tenants are generating an annual passing rent of £195,000 and have lease agreements until 2022 and 2030 respectively. The area benefits from a large daily footfall of pedestrians and tourists indicating the strength of retail investment.

此零售投資物業信步可達Leicester Square及Soho的娛樂消閒中心。物業首層由兩個零售商舖組成，其中一個物業擁999年長租約，另外的一個則是永久業權。目前的年租金收入達195,000英鎊，租約期至2022年及2030年。這區域行人及遊客眾多，人流興旺，零售投資回報優厚。

Partial Freehold & Partial Leasehold (999 years)
Gross Yield 4.5%
Net Internal Area 1,890 s.f.
Circa £4.35M – £4.8M



High yield self-storage facility investment opportunity Maida Vale NW8

Subject property is a large size self-storage complex located at ground level beneath a residential apartment complex in a fashionable London suburb. The building also has an extremely reasonable capital value of only £215 per square foot and is currently generating £400,000 income per annum. Present tenant is subject to a 14 year agreement with upwards only rent reviews every 3 years.

此物業的首層是一個偌大的儲存倉，樓上則是住宅單位，位處倫敦高尚住宅小區。物業每平方呎價達215英鎊，年租金收入達400,000英鎊，回報可觀。擁有14年長租約，租金每三年可向上調整。

Freehold
Gross Yield 6.6%
Gross Internal Area 28,162 s.f.
Circa £6.05M – £6.66M





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En bloc retail building in prime retail area

Asakusabashi, Tokyo 東京 淺草橋

Subject property comprised a total of 4-storey and is a purpose built retail block. Located approx. one minute walking distance from Asakusabashi Station of JR Sobu-Chuo Line, just one station from Akihabara. Site area is 117.26 sq.m. and total built up area is 382.93 sq.m. G/F drug store tenant which pays ¥600,000 per month will move out by end of October. Total passing rent is ¥16.514M per year.

樓高四層的零售物業，距離JR中央總武線的淺草橋站約1分鐘步程，下一站便是秋葉原站。地盤面積為117.26平方米，總樓面積則是382.93平方米。首層是藥房，每月租金是600,000日元，租戶將會於10月尾遷租。現總租金回報每年達16.514百萬日元。

Price: HK\$24.5M

售價: HK\$24.5M

Gross Yield: 4.88%

目前回報率: 4.88%



Prime en bloc residential building with good established yield

Shinagawa-ku, Tokyo 東京 品川區

Subject property is located within 5 minute walking distance from Gotanda station along JR Yamanote Line. Site area is 127.23 sq.m. and the total built up area is 604.31 sq.m. of which the exclusive area is 556.17 sq.m. It comprises 19 residential units of which 17 units are leased out. It has 2 car parks (1 is rented out). The 10-storey building is steel structure and was completed in November 2004. Current passing rent is ¥26.256M (approx ¥29.796 M reversionary rental if fully leased out).

此住宅物業5分鐘步程可達JR山手線的五反田站，交通便利。地盤面積為127.23平方米，總樓面積為604.31平方米，物業面積556.17平方米。大廈共有19個住宅單位，其中17個單位現已租出，設有兩個車位(其中一個經已租出)。此樓高10層的住宅大廈於2004年11月落成，目前租金回報達26.256百萬日元(如果滿租，租金回報可達29.796百萬日元)。

Price: HK\$40.80M

售價: HK\$40.80M

Gross Yield: 4.68%

回報率: 4.68%



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6199 7640 Gary Lam 林先生 gary.lam@landscape-christies.com

Puligny-Montrachet, Burgundy, France

法國 勃艮第 皮利尼蒙特拉謝

The beautiful property comprises a 15th century Maison de Maitre of 720 sq.m. over 3 floors including 4 bedrooms and a wine cellar and a 13th century winery / Chai of 870 sq.m on 3 floors and a terrace. The properties are surrounded by gardens and a courtyard, and are perfect for use as residence, boutique hotel or recommencement for wine-making. Located in eastern France in the legendary wine village of Puligny-Montrachet, within 10 minutes' drive to the city of Beaune and with easy transport links to airports.

這個美麗的物業由一座建於15世紀，樓高三層，面積達720平方米的主樓及一座建於13世紀，樓高三層，面積廣達870平方米的釀酒廠所組成。主樓設有四間睡房及一個酒窖，釀酒廠則設平台。物業被花園及庭院所環抱，適合作住宅、精品酒店或釀酒用途。物業位於法國東部世界聞名的布根地皮利尼蒙特拉謝(Puligny-Montrachet) 酒莊，前往博納市(Beaune)中心僅需10分鐘車程，亦有便利的交通網絡連接機場。

Price: HKD 21,000,000

售價: 21,000,000港幣

Reference: DDA



More similar properties are available upon request.

FOR ENQUIRIES 歡迎查詢

3102 4888 K S Koh 許先生 ks.koh@landscape-christies.com



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Rowayton, Connecticut

Private island oasis with year round access. Mainland property. 6 beds, 4.3 baths, guest and boat house. 1 hour to NYC.

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Size: 3.5 acres
Offered at:
US \$10,995,000



Westport, Connecticut

Grand scale living designed by renowned architect Peter Cadoux. 6 beds, 8.1 baths, 9,661 s.f.. 1 hour to NYC.

Size: 2.85 acres
Offered at:
US \$8,999,000

這幢9,661平方呎顯赫大宅由知名建築師Peter Cadoux精心設計，提供六間臥室。60分鐘可達紐約市。



Fairfield, Connecticut

Greenfield Hill Estate, 10,000+ s.f., 60 mins to NYC. Main house with 4/5 beds, guest house with 2/3 beds. Luxury lower level 8 rooms.

座落Greenfield Hill的尊貴府邸。面積一萬餘平方呎，到紐約市只需一小時。

Size: 2.0 acres
Offered at:
US \$4,900,000



Westport, Connecticut

Direct Long Island Sound Views. 5 beds, 4.1 baths, 5,744 s.f., 2 beds guest cottage with LR and kitchen. Close to NYC.

毗鄰紐約市，此別墅坐擁長島海峽美景，面積達5,744平方呎，備有五間臥室；客舍設有兩個臥室及廚房。

Size: 2.15 acres
Offered at:
US \$5,975,000



Darien, Connecticut

Stunning Coastal Arts & Crafts home, 5 beds, 4.1 baths. Architectural masterpiece on the coast.

風格獨特的沿海大宅，配有精緻的建築細節，備有五間臥室。

Size: 1.04 acres
Offered at:
US \$4,350,000



New Canaan, Connecticut

Elegant residence, close to NYC. 7,150 s.f. with 6 beds, 5.1 baths. Beautiful grounds with gardens, pool and spa.

鄰近紐約市的秀麗別致大宅，7,150平方呎設有六間臥室、蔥綠花園、游泳池及水療浴。

Size: 2.35 acres
Offered at:
US \$3,495,000



Norwalk, Connecticut

Re-imagined 5,000 + s.f. in gated Wilson Point. 5 beds, 4.2 baths, chef's kitchen. Lovely outdoor spaces.

位於Wilson Point小區，這所曾作全面整理之住宅，面積達5,000平方呎以上，擁有五間臥室及設有專業廚具之廚房。

Size: 1.9 acres
Offered at:
US \$2,550,000



Fairfield, Connecticut

Country compound with 4,800 + s.f. main house with 4 beds, 3.1 baths. Guest house with 1 bed, 1 bath and kitchenette.

具田園氣息的大宅，面積達4,800平方呎以上，主屋備有四間臥室；客舍設有臥室、浴室及小廚房。

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