ASIA PACIFIC PROPERTIES

SOLE AGENT
獨家代理

A Basket of Commercial Properties With Naming Rights in Sheung Wan

FOR SALE

60% Undivided Shares of Wing On Cheong Building

No.5 Wing Lok Street Hong Kong

(Can be sold separately or as a whole)

上環一籃子商用物業連命名權出售

(可個別或整批出售**)**

香港永樂街 **5**號永安祥大廈 **60%**不可分割業權份數

LOCATION MAP 位置圖

For identification purpose only
僅用於識別用途

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PROPERTY PHOTOS 物業相片

PROPERTY PARTICULARS 物業詳情

Subject to contract and availability
一切以合約及可供出售為準

The Property 物業	Lots A and B of Wing On Cheong Building No. 5 Wing Lok Street Hong Kong (60% Undivided Shares) 香港永樂街5號永安祥大廈Lots A及B (60%不可分割業權份數) Lot A : Shop 2B on G/F, Offices on 1/F, 3/F, 14/F, 18/F, 19/F, 20/F, 22/F, 24/F, 4/F (Mechanical Room) and Building Common Areas including Naming Rights of the Building 地下2B號商舖、1樓、3樓、14樓、18樓、19樓、20樓、22樓、24樓之寫字樓部分、4樓(機房)及大廈公眾地方，包括物業之連命名權 Lot B : Shop 1 on G/F, Offices on 7/F, 8/F, 10/F, 12/F and 16/F 地下1號商舖、7樓、8樓、10樓、12樓及16樓之寫字樓部分
Site Area 地盤面積	Approx. 2,633 sq.ft. 約2,633平方呎
Total Gross Floor Area 總建築面積	Approx. 22,965 sq.ft. 約22,965平方呎
Year of Completion 落成年份	1991

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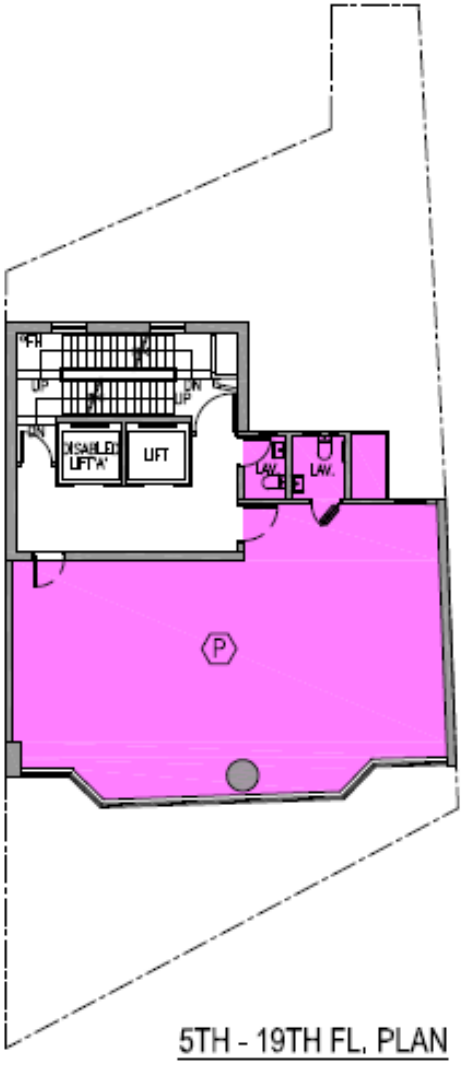
Property Status 物業現狀	The Property is now a 25-storey commercial building. G/F is designated as shops, building entrance and transformer room. 4/F is mechanical room. 1/F to 3F and 5/F to 24/F are for office use. Roof and upper roof are designated for pump room, mechanical room and water tanks. The Property is served by two lifts. 物業現為一幢25層高商業大廈，地下為商舖、入口大堂及電力變壓房。4樓為機房，1樓至3樓及5樓至24樓為寫字樓用途，天台及天台上層為泵房、機房及水箱。大廈設兩部升降機。
Price 售價	By Offer 商議
Basis of Sale 交易形式	To be sold on “as-is” basis partly subject to tenancies and partly vacant 以現狀部分連租約及部分交吉形式出售
Agency Fee 佣金	In the event of any introduction or negotiation by Asia Pacific Properties Limited that results in the signing of an Agreement for Sale & Purchase on the Property, the Purchaser shall pay an agency fee equivalent to one percent (1%) of the concluded purchase price to Asia Pacific Properties Limited at the time of signing of the Agreement for Sale & Purchase. 買方簽署正式買賣合約時需支付相等於物業成交價之1%予Asia Pacific Properties Limited 作為佣金。

SCHEDULE OF FLOOR AREAS & USAGES 面積及用途數表

Floor 樓層	Usages 用途	Gross Floor Area (Approx. sq. ft.) 建築面積(約平方呎)
Shop 1, G/F **地下1號舖**	Shop 商舖	772
Shop 2B, G/F **地下2B號舖**	Shop 商舖	846
1/F **1樓**	Office 寫字樓	1,895
3/F **3樓**	Office 寫字樓	1,941
4/F **4樓**	Mechanical Room 機房	494
7- 8/F, 10/F, 12/F, 14/F, 16/F, 18-20/F, 22/F, 24/F **7-8樓、10樓、12樓、14樓、16樓、18-20樓、22樓、24樓**	Office 寫字樓	1,547 x 11 = 17,017
Building Common Areas 大廈公眾地方	-	-
Total 總共		**22,965**

TYPICAL FLOOR PLAN 標準平面圖



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For enquiries and viewing, please contact:

Mr. Douglas Tse (E-207592)
謝先生
+852 2281 7810 | +852 9093 3820
douglas.tse@asiapacificproperties.com

Mr. Bruce Li (E-290813)
李先生
+852 2281 7811 | +852 5118 9276
bruce.li@asiapacificproperties.com

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