

# The completion and handover of Phase 3 "Wetland Seasons Park" presents smart green living for residents

## 第3期「Wetland Seasons Park」落成交楼 住户尽享智能绿色生活



The Group's Wetland Lot No. 34 Development ("the Development"), Phase 3 "Wetland Seasons Park", located in the prime location of Tin Shui Wai, was recently completed and is ready for handover. The Development is managed by Royal Elite Service Company Limited (Royal Elite) under the Group. Phase 3 Wetland Seasons Park is the final phase of the Development, providing a total of 318 premium residential units, most of which have now undergone handover. A dedicated on-site handover team accompanies new owners to inspect the property and arrange remedial works (if any) to ensure that the owners are satisfied with the handover quality. "Wetland Seasons Park" emphasises sustainable living, in which the community and the environment are balanced in harmony, and implements the Smart Community Living concept, providing residents with a green, healthy and intelligent home.

### Promoting a Smart Community Living concept

The Group has fully implemented the Smart Community Living concept in the Development, and Phase 3 "Wetland Seasons Park" is the first residence in Hong Kong to introduce the SmarTone Home 5G Broadband service. Residents can access SmarTone's high-speed 5G network via 5G Wi-Fi 6 routers or use the built-in internet hotspot sockets<sup>1</sup> in each unit to connect to the specified internet service provider, seamlessly linking all their intelligent household devices and connecting them to the internet. RFID (Radio Frequency IDentification) technology has also been introduced in the Development's carpark. Smart identification management services efficiently monitor vehicle traffic and enhance carpark management through the use of a carplate recognition system.

### Improving health protection and convenience

In order to provide a safe and secure living environment and to strengthen anti-pandemic measures, the Development has introduced a number of touchless technologies and enhanced the automation functions of the existing facilities. For example, residents can use the residence's designated mobile app, called the Smart Community App<sup>2</sup>, to automatically open and close the entrance door and activate the lift. The Club Seasons Cafe in the clubhouse has also introduced a smart food delivery robot to create a healthy and hygienic dining environment. Residents can experience the convenience brought by various smart technology designs, including using their smartphone to activate the traditional building intercom function to verify visitors and send a unique QR code to visiting friends and family as electronic passes. Additionally, the Smart Community App<sup>2</sup> enables residents to do online shopping and order takeaways, and visitors can arrive at their destination with ease by using the navigation programme's real-time map.

### Sustainable vision integrated with the natural ecology

"Wetland Seasons Park" is situated next to Hong Kong Wetland Park and is in the Wetland Buffer Area. During its design and construction, a number of measures were taken to minimise the impact on the ecological environment, integrating into the beautiful environment of the surrounding Wetland Park, which is in line with the sustainable living concept of the community living with the environment in harmonious balance. The Development adopts a stepped layout design to ensure that the prevailing winds blowing from the Wetland Park towards Tin Shui Wai Town Centre remain unblocked, flowing in

a bottom-up manner. In addition, 6 ventilation breezeways have been provided with a 35-metre-wide main breezeway to ensure that Tin Shui Wai Town Centre enjoys sufficient natural wind. The façades of "Wetland Seasons Park" utilise earth tones to blend in seamlessly with the wetland environment. Residents can also learn about the special varieties of trees planted around the Development via the Smart Community App<sup>2</sup> to acquire more information about the natural environment.

集团坐落天水围优越地段的Wetland Lot No.34 Development发展项目（「发展项目」）第3期「Wetland Seasons Park」已落成及陆续安排交楼。发展项目由集团旗下帝誉服务有限公司（帝誉）负责物业管理，第3期「Wetland Seasons Park」是发展项目的最后一期，共提供318个优质住宅单位，目前大部分单位已完成交楼。专责交楼小组即场陪伴业主检查物业及提供执漏协助（如有），以确保业主对交楼质素满意。「Wetland Seasons Park」强调社区与环境共融的可持续生活，推行智慧生活概念，为住客提供绿色健康的智能家居。

### 推动智慧生活概念

集团于发展项目全面推行「Smart Community Living」智慧生活概念，第3期「Wetland Seasons Park」更是SmarTone于香港首个引入5G宽频入屋服务之住宅发展项目，住户透过5G Wi-Fi 6路由器即可使用SmarTone的高速5G网络，或可使用单位预设的入墙式上网热点插座<sup>1</sup>接驳指定互联网供应商，无缝连接全屋智能设备及互联网。屋苑停车场亦已引入RFID（射频识别）技术，住户毋须停车亦可享受智慧型识别管理服务，透过使用车牌识别系统加强管控车辆进出，有效提升车场管理。

### 提升健康保障及便利

为提供安全和安心的居住环境，进一步提高防疫水平，发展项目引进多项免触式技术与加强现有设施的自动化功能，例如住户可利用屋苑专属流动应用程序Smart Community App<sup>2</sup>免触操控大门自动开关或隔空按动升降机、会所内的Club Seasons Cafe已引入自动送餐机械人，打造健康卫生的用膳环境等。住客亦能享受连串智能科技设计带来的方便，包括运用智能手机启动传统对讲机功能以核对访客身份、向到访亲友发送专属QR code作身份认证、利用Smart Community App<sup>2</sup>网上购物及订购外卖等，访客更可透过导航程式的实时路线图顺利到访目的地。

### Notes

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Name of the Phase of the Development: Phase 3 ("the Phase") of Wetland Lot No.34 Development ("the Development") (Tower 1, Tower 7, Tower 8 and Tower 9 of the residential development in the Phase are called "Wetland Seasons Park")

District: Tin Shui Wai

Name of Street and Street Number of the Phase: 9 Wetland Park Road

The website address designated by the Vendor for the Phase: [www.wetlandseasonspark3.com.hk](http://www.wetlandseasonspark3.com.hk)

Enquiries: (852) 3119 0008

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Date of Printing: 30 June 2022

### 结合自然生态 秉承可持续发展理念

「Wetland Seasons Park」位于香港湿地公园旁边，更位处湿地缓冲区，设计及施工时采取了多项措施尽量减低对生态环境的影响，并融入周边湿地公园的优美环境，符合社区与环境共融的可持续生活理念。发展项目采取阶梯式设计，确保由湿地公园方向吹向天水围市中心的盛行风（prevailing winds）可由下而上不受阻挡地导向天水围市中心。发展项目同时附设六条通风廊，主通风廊阔达35米，有助天水围市中心有足够自然风。「Wetland Seasons Park」外墙以大地色调为主，配合湿地环境。住户也可透过Smart Community App<sup>2</sup>认识发展项目当中所种植的特别树木品种，以丰富自然知识。

Phase, their surrounding environment, structures and facilities. The Vendor also advises prospective purchasers to conduct on-site visit(s) for a better understanding of the development site, its surrounding environment and the public facilities nearby.

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发展项目期数名称：Wetland Lot No.34 Development发展项目（「发展项目」）的第3期（「期数」）（期数中住宅发展项目的第1座、第7座、第8座及第9座称为「Wetland Seasons Park」）

区域：天水围

期数的街道名称及门牌号数：湿地公园路9号

卖方就期数指定的互联网网站的网址：

[www.wetlandseasonspark3.com.hk](http://www.wetlandseasonspark3.com.hk)

查询热线：(852) 3119 0008

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