

## **Featuring green, wellness and smart technology, Wetland Seasons Park presents sustainable living for the new generation**

**Hong Kong, 10<sup>th</sup> May 2021:** Wetland Seasons Park, a major residential project developed by Sun Hung Kai Properties Limited (SHKP), features sustainable living, blending in well with the community and the environment. The development integrates the scenic environment of Wetland Park along its boundary, offering green, healthy, and smart living for over 1,700 families. Owners of Phase 1 of the Development are now taking possession of their new residential units.

Sun Hung Kai Real Estate Agency Limited Executive Director Robert Chan said, “As the site is located next to the Hong Kong Wetland Park, the overall planning, design and construction of the project were all very challenging. Thanks to the project team’s dedicated efforts in the past few years, with close communication with various stakeholders, the project not just fulfilled but surpassed all the stringent regulatory requirements, created a healthy living environment that is green and smart and brings wellness to the new generation.”

Robert Chan pointed out that the Group places high regard on ESG (Environmental, Social and Governance). Wetland Seasons Park, which is right next to Wetland Park, is located in the Wetland Buffer Area. This successful case demonstrates that development and conservation can co-exist.

To minimize Wetland Seasons Park’s impact on the wetland ecology, SHKP implemented a number of measures at the design and construction stages, including:

- Adoption of a stepped layout design. The towers closest to Wetland Park are the lowest and the ones closest to Tin Shui Wai Town Centre capped at 10 storeys. This ensures that the prevailing winds from Wetland Park blowing towards Tin Shui Wai Town Centre remain unblocked, flowing in a bottom-up manner.
- Provision of six ventilation breezeways, with the main breezeway 35 metres wide, to ensure that Tin Shui Wai Town Centre enjoys sufficient natural wind.
- Use of earth tones for the façade for it to blend in with the wetland environment.
- During construction, installation of noise barriers which were over six metres high, an independent sewage-treatment system, pre-cast concrete paving slabs on the haul road, and other measures to minimize the impact of the construction work on the environment.

The project landscape spans 240,000 square feet. The design adopted the ‘Shakkei’ (borrowed scenery) concept, borrowing the natural ecological view of Wetland Park as the backdrop. Accompanied by various types of trees and terrain, the design extends the neighbouring Wetland Park’s natural environment to the interior garden of the development. The clubhouse was designed to accentuate the close bond between Wetland Park and the project through artistic renderings of the wetland scenes and ecological motifs throughout the clubhouse decor. Residents can enjoy the clubhouse facilities while learning related knowledge about the wetlands.

In addition, each unit is equipped with CAT<sup>4</sup> data cables<sup>4</sup> and a Wi-Fi system<sup>4</sup>. After connecting to the specified Internet service provider, residents can seamlessly link all the smart household equipment and the Internet. Moreover, the project’s dedicated mobile application, Smart Community App<sup>5</sup>, allows residents to access touchless door control and lift buttons, and perform various services. Wetland Seasons Park is also the first Hong Kong residential project to provide a smart delivery service<sup>5</sup> via a small, self-driving parcel-delivery robot.

Wetland Seasons Park comprises 20 blocks of 10-storey residential towers, 10 blocks of five-storey villas and 10 houses, providing a total of 1,727 units.

Photo captions:



Wetland Seasons Park features sustainable living, blending in well with the community and the environment.

[This photo was taken on 1<sup>st</sup> September 2020 at some height above the Development<sup>6</sup>.]



Wetland Seasons Park's Sky Club<sup>1</sup> is the only sky clubhouse in the district, offering a panoramic view of Wetland Park.

[This photo was taken on 20<sup>th</sup> April 2021 at Sky Club<sup>1&7</sup>.]



Wetland Seasons Park's Sky Club<sup>1</sup> is the only sky clubhouse in the district, offering a panoramic view of Wetland Park.

[This photo was taken on 20<sup>th</sup> April 2021 at Sky Club<sup>1&7</sup>.]



Wetland Seasons Park's Sky Club<sup>1</sup> is the only sky clubhouse in the district, offering a panoramic view of Wetland Park.

[This photo was taken on 20<sup>th</sup> April 2021 at Sky Club<sup>1&7</sup>.]





In close proximity to Hong Kong Wetland Park, Wetland Seasons Park offers endless wetland views with Shenzhen<sup>2</sup> in the distance.

[This photo was taken on 29<sup>th</sup> January 2021 at some height above the Development <sup>6</sup>.]



Wetland Seasons Park has a variety of recreational facilities including 3 distinctive outdoor yoga platforms<sup>1</sup> along the boundary of Wetland Park.

[This photo was taken on 20<sup>th</sup> April 2021 at Wetland Seasons Park <sup>7</sup>.]



The landscape design adopted the ‘Shakkei’ (borrowed scenery) approach, borrowing the natural ecological view of the neighbouring Wetland Park as the backdrop. It features huge trees of different shapes, including two Madagascar Almonds<sup>3</sup>, widely known as ‘the king of trees’ and ‘the queen of trees’.

[This photo was taken on 20<sup>th</sup> April 2021 at Wetland Seasons Park <sup>7</sup>.]



The children's outdoor playground has outdoor recreational facilities<sup>1</sup> manufactured by a renowned Danish brand.

[This photo was taken on 19<sup>th</sup> April 2021 at Wetland Seasons Park<sup>7</sup>.]



The approximately 50-metre-long outdoor swimming pool<sup>1</sup>.

[This photo was taken on 20<sup>th</sup> April 2021 at Wetland Seasons Park<sup>7</sup>.]



SHKP invited local artists and artisans to create various canvas paintings, porcelain works, green walls and other artworks with the theme of the wetland ecological environment; the artworks present the local artists' perspectives on the estate's unique design concept.

[This photo was taken on 20<sup>th</sup> April 2021 at Wetland Seasons Park<sup>7</sup>.]



SHKP invited local artists and artisans to create various canvas paintings, porcelain works, green walls and other artworks with the theme of the wetland ecological environment; the artworks present the local artists' perspectives on the estate's unique design concept.

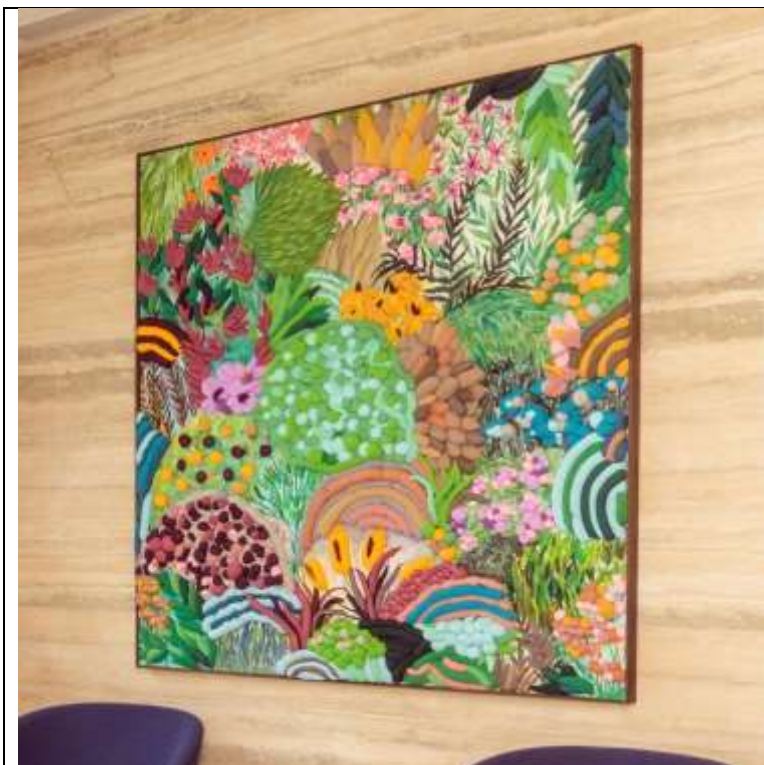
[This photo was taken on 20<sup>th</sup> April 2021 at Wetland Seasons Park <sup>7</sup>.]



SHKP invited local artists and artisans to create various canvas paintings, porcelain works, green walls and other artworks with the theme of the wetland ecological environment; the artworks present the local artists' perspectives on the estate's unique design concept.

[This photo was taken on 19<sup>th</sup> April 2021 at Wetland Seasons Park <sup>7</sup>.]





SHKP invited local artists and artisans to create various canvas paintings, porcelain works, green walls and other artworks with the theme of the wetland ecological environment; the artworks present the local artists' perspectives on the estate's unique design concept.

[This photo was taken on 19<sup>th</sup> April 2021 at Wetland Seasons Park<sup>7</sup>.]



Some units have floor-to-ceiling windows and glass bi-folding doors<sup>4</sup> for residents to enjoy scenic views of Wetland Park<sup>2</sup>.

[This photo was taken on 19<sup>th</sup> April 2021 at Wetland Seasons Park<sup>7</sup>.]

<sup>1</sup> Club Seasons and Sky Club are the residents' clubhouses of the Development. The use or operation of some of the facilities and/or services in the residents' clubhouses of the Development may be subject to the rules and regulations of the clubhouses and facilities and the consents or licenses from the relevant Government departments, or subject to additional payments. The names of the clubhouse zones and facilities are promotional names that appear in promotional materials only, and will not appear in the Deed of Mutual Covenant, preliminary agreement for sale and purchase, agreement for sale and purchase, assignment or other title documents relating to the residential properties. Please refer to the Sales Brochure for details of the Development. Facilities in the residents' clubhouses and the date of completion thereof are subject to final approval by the Buildings Department,



Lands Department and/or other relevant Government departments, and may not be available for immediate use at the time of handover of the residential properties in the Development.

<sup>2</sup> The views of the unit are subject to the floor on which the unit is located, the orientation of the unit and the surrounding structures and environment. They are not applicable to all units and the surrounding structures and environment may change from time to time. The Vendor does not make any representation, undertaking or warranty whatsoever, whether express or implied, regarding the on-site views of the actual residential unit. Prospective purchasers should make reference to the Sales Brochure for details of the Development. 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.

<sup>3</sup> The Vendor reserves the rights to amend and revise the quantity and types of planting.

<sup>4</sup> Fittings, finishes and appliances in the residential properties are subject to the provisions in the agreement for sale and purchase. The Vendor reserves the rights to revise and/or replace the fittings, finishes and appliances stated in this advertisement/promotional material with other fittings, finishes and appliances, subject to the final approval by the relevant Government departments and the provisions in the agreement for sale and purchase. The Vendor undertakes that if appliances of the specified brand name or model number are not installed in the Development, appliances of comparable quality will be installed.

<sup>5</sup> The services will be provided by the manager of the Development or other contract-engaged third party companies, and are subject to terms and conditions. The manager or contract-engaged third party companies may solely determine the fees, terms of use, operation hours and service period of the managed service or other services, but subject to the terms in the Deed of Mutual Covenant, service contract or other relevant legal documents. The services and/or facilities may not be available for immediate use at the time of handover of the residential properties in the Development. In case of any dispute, the decision of the management company or contract-engaged third party companies shall be final.

<sup>6</sup> The photos have been processed with computerized imaging techniques in order to illustrate the environment, structures and facilities surrounding the Development. The photos are for reference only and do not illustrate the final appearance or view of or from the surrounding structures or environment of the Development or the Development or any part thereof. There will be other completed and/or uncompleted buildings and facilities surrounding the Development and the district and surrounding environment, buildings and facilities might change from time to time. The Vendor does not give any offer, representation, undertaking or warranty whatsoever, whether express or implied, as to the view, environment, structures and facilities in the district or surrounding the Development. 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.

<sup>7</sup> The photos have been processed with computerized imaging techniques and the facilities, layout, partitions, specifications, measurements, colours, materials, fittings, finishes, appliances, lighting effects, furniture, decorative items, plants, landscaping and other objects shown therein are for reference only and may not appear in or the view may not be seen in or from the Development or its surrounding area. The photos are for reference only and shall not constitute or be construed as any offer, representation, undertaking or warranty whatsoever, whether express or implied by the Vendor. Prospective purchasers should make reference to the sales brochure for details of the Development. 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.

Name of the Phase of the Development: Phase 1 ("Phase 1") of Wetland Lot No.34 Development ("the Development")

(Tower 6, Tower 10, Tower 16, Tower 17, Tower 20 to Tower 23, Villa 8 to Villa 11 and House 1 to House 3, House 5 to House 11 of the residential development in Phase 1 are called "Wetland Seasons Park")

Name of the Phase of the Development: Phase 2 ("Phase 2") of Wetland Lot No.34 Development ("the Development")

(Tower 2, Tower 3, Tower 5, Tower 11, Tower 12, Tower 15, Tower 18 and Tower 19, Villa 1 to Villa 3 and Villa 5 to Villa 7 of the residential development in Phase 2 are called "Wetland Seasons Park")

Name of the Phase of the Development: Phase 3 ("Phase 3") of Wetland Lot No.34 Development ("the Development")

(Tower 1, Tower 7, Tower 8 and Tower 9 of the residential development in Phase 3 are called "Wetland Seasons Park")

District: Tin Shui Wai

Name of Street and Street Number of Phase 1, Phase 2 and Phase 3 of the Development: 9 Wetland Park Road

The website address designated by the Vendor for Phase 1 of the Development: [www.wetlandseasonspark.com.hk](http://www.wetlandseasonspark.com.hk)

The website address designated by the Vendor for Phase 2 of the Development: [www.wetlandseasonspark2.com.hk](http://www.wetlandseasonspark2.com.hk)

The website address designated by the Vendor for Phase 3 of the Development: [www.wetlandseasonspark3.com.hk](http://www.wetlandseasonspark3.com.hk)

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.

Vendor: Pacific Gold Limited

Holding companies of the Vendor: Newray Ventures Limited, Time Effort Limited, Sun Hung Kai Properties Limited

Authorized Person for Phase 1, Phase 2 and Phase 3 of the Development: Ronald P.C. Liang

The firm or corporation of which the Authorized Person for Phase 1, Phase 2 and Phase 3 of the Development is a proprietor, director or employee in his professional capacity: LWK & Partners (HK) Limited

Building contractor for Phase 1, Phase 2 and Phase 3 of the Development: Chun Fai Construction Company Limited

The firms of solicitors acting for the owner in relation to the sale of residential properties in Phase 1, Phase 2 and Phase 3 of the Development: Woo Kwan Lee & Lo, Sit, Fung, Kwong & Shum, Mayer Brown

Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of Phase 1, Phase 2 and Phase 3 of the Development: The Hongkong and Shanghai Banking Corporation Limited

Any other person who has made a loan for the construction of Phase 1, Phase 2 and Phase 3 of the Development: Sun Hung Kai Properties Holding Investment Limited

The estimated material date for Phase 2 and Phase 3 of the Development as provided by the Authorized Person for Phase 2 and Phase 3 of the Development to the best of the Vendor's knowledge: 15th July 2021 (Phase 2) and 30th November 2021 (Phase 3) ("Material date" means the date on which the conditions of the land grant are complied with in respect of Phase 2 and Phase 3 (as the case may be) of the Development. The estimated material date is subject to any extension of time that is permitted under the agreement for sale and purchase.)

This advertisement is published by the Vendor or by another person with the consent of the Vendor.

Prospective purchasers are advised to refer to the sales brochure for any information on the Development or Phase 1, Phase 2 and Phase 3 of the Development.

Date of Printing: 10<sup>th</sup> May 2021