

The completed Ocean Wings in Tseung Kwan O South reveals a thoughtful design

将军澳南海天晋交楼 设计尽见心思

Ocean Wings, the Group's latest waterfront residential and commercial development in Tseung Kwan O South, has been completed and new owners are in the process of taking possession of their units. As the final project under The Wings series¹, Ocean Wings conveys an aura of stylish and chic elegance with upgraded materials and clubhouse facilities. Residents can also take full advantage of the fast growing neighbourhood nearby that has been carefully planned to meet everyone's needs.



An approximately 40-metre long outdoor swimming pool which is set against the backdrop of a cascading waterfall to create a truly relaxing vibe⁶
约40米长室外泳池饰以瀑布水景点缀·使人身心舒畅⁶

Detailed planning takes in outdoor views

The Group always builds based on sound detailed planning, using quality materials and thoughtful designs to offer a premium lifestyle. Situated along the seafront, Ocean Wings offers expansive views of the sea² and the charming Island East², while units facing the landscaped garden enjoy views of the waterfall and swimming pool². In planning the overall layout of the buildings, some towers were shifted back to increase the separation with adjacent buildings which means more natural lights filter into the units. The seafront development also makes wide use of glass curtain walls to let in outdoor views and more natural lights.

Materials and appliances inside the units have been upgraded to enhance practicality. Balcony doors can be folded and pushed to the side³ for residents to enjoy expansive views². Ceiling

mount thermo ventilators are installed in the master bathrooms³ to keep them dry. Kitchen cabinet doors are equipped with soft-close hinges so they close gently and securely.

Comprehensive clubhouse facilities

The Ocean Wings luxury residents clubhouse⁴ and communal gardens cover over 60,000 square feet with comprehensive recreational facilities, including an about 40-metre long outdoor swimming pool, an about 20-metre long indoor heated swimming pool, jacuzzi, gymnasium, boxing ring, bowling alley, snooker room, dart room, banquet room, outdoor children's play area, barbeque sites and more⁴. Activity classes such as kick-boxing, bowling for beginners and yoga will also be arranged exclusively for residents⁴.

Caring concierge services

Ocean Wings provides over 50 services⁵ from four concierge centres at different locations to serve residents better. These range from bill payment, morning calls and parcel pick up to household cleaning, elderly care and IT support⁵. In view of its seaside location, the concierge centres also offer fishing tackle and yacht rental services⁵.

Ocean Wings has adopted a smart system for maximum security. Its Care Vision technology allows the management team to accurately identify residents. Lifts at residential towers are smart card-enabled, meaning that only residents with a valid resident's card can access the respective floors. The estate's mobile app has visitors' QR code to facilitate checking the visitors' identity for enhanced security. In addition, the mobile app will launch a Chatbot feature so residents can check all of the estate's information at home.

集团位于将军澳南的临海住宅及商业项目海天晋最近落成，现正安排业主陆续收楼。项目为天晋系列¹的最后一个项目，不但延续系列的时尚型格气派，单元用料及会所配套更有所提升，加上区内发展日趋成熟，住客可充分受惠于规划完善、配套齐备的社区。

细心规划 引景入室

集团悉心规划，选用优质材料，配合贴心设计，缔造优质生活空间。海天晋临海而建，坐拥开阔海景²，远眺港岛东迷人景致²，园景单位可享瀑布池景²。在规划楼宇布局时，刻意将部分座数移后，拓展与邻近大厦的距离，让单位得以吸纳更多自然光线。为善用临海优势，项目采用大量玻璃幕墙设计，将户外景致引入室内，同时提高单位的采亮度。

单元的用料及配套亦见提升，细节实用。露台门采用摺迭式趟门，可以将整扇门敞开³，让宽阔景致呈现眼前²。主人房浴室天花装置换气暖风机³，环境时刻乾爽。厨柜门较以缓冲式设计，可慢慢关上，安全好用。

会所设备 动静皆宜

海天晋的豪华住客会所⁴连园林面积逾60,000平方呎，提供多元化的康乐设施，包括约40米长室外泳池、约20米长室内恒温泳池、按摩池、健身室、拳击擂台、保龄球室、美式桌球室、飞镖室、宴会厅、室外儿童游乐场及烧烤场地等⁴。会所亦会举办踢拳、保龄球入门及瑜伽班等⁴，让住客享受运动乐。

礼宾服务无微不至

为更贴心照顾住客需要，海天晋将礼宾部分布于屋苑四个位置，提供超过50种服务⁵，从日常的账单缴费、起床提醒和快递代收，乃至家居清洁、老人关怀和信息科技技术支持等一应俱全⁵。因应项目临海而建，礼宾部特别增设钓鱼用具和游艇租借服务⁵。

海天晋采用智能保安系统，保安严密，当中的Care Vision科技让保安团队能准确辨认住客身份。住宅大楼电梯选用拍卡系统，住客须以有效住客证确认，才能到达所住楼层。屋苑专属手机应用程序设有QR code访客证，方便核实访客身分，进一步保障住客。此外，手机应用程序将增设人工智能对话系统，让住客足不出户，也可随时查询住宅信息。

Notes

¹ The Wings series refers to the five developments known respectively as The Wings, The Wings II, The Wings IIIA, The Wings IIIB and Ocean Wings. The Wings, The Wings II, The Wings IIIA, The Wings IIIB and Ocean Wings are five independent developments, each of which is governed by a separate set of land grant documents. The owners of the residential units of Ocean Wings are not entitled to use the common areas and facilities (including but not limited to the recreational areas and facilities) forming part of The Wings, The Wings II, The Wings IIIA or The Wings IIIB.

² It is only a brief description of the surrounding environment and view of the Development. It does not represent all units can enjoy the said view. The view is affected by the unit's floor level, orientation, and surrounding buildings and environment, and is not applicable to all units of the Development. The buildings, facilities and environment around the Development may change from time to time. The Vendor does not make any offer, representation, undertaking or warranty whatsoever, whether express or implied, regarding the view and surrounding environment of the Development.

³ Not applicable to all units. Please refer to sales brochure for details.

⁴ Opening hours and operation of the clubhouse and its recreational facilities are subject to the relevant laws, land grant, deed of mutual covenant, terms of use of the clubhouse and the actual site conditions. The clubhouse and its recreational facilities may not be immediately available for use upon the date of occupation of the residential properties of the Development. Use or operation of certain facilities and/or services may be subject to the issuance of consents or licenses from relevant Government departments and may be subject to payment of additional fees.

⁵ Services provided by the concierge centres shall be subject to the terms and conditions of Kai Shing Management Services Limited as amended from time to time, and may be subject to payment of additional fees.

⁶ This photograph was taken at Ocean Wings on 15 January 2018. It has been edited and processed with computerized imaging technique and is for reference only. It does not constitute any offer, representation, undertaking or warranty whatsoever, whether express or implied, on the part of the Vendor regarding the surrounding environment, buildings and facilities of the Development. The surrounding environment, buildings and facilities of the Development may change from time to time. The Vendor 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.

备注

¹ 天晋系列泛指“天晋”、“天晋II”、“天晋IIIA”、“天晋IIIB”及“海天晋”的五个发展项目。“天晋”、“天晋II”、“天晋IIIA”、“天晋IIIB”及“海天晋”乃五个独立的发展项目，各自受其批地文件管辖。“海天晋”的住宅单位业主无权使用构成“天晋”、“天晋II”、“天晋IIIA”或“天晋IIIB”部分的公用地方及设施(包括但不限于康乐地方及设施)。

² 上述仅为发展项目周边环境及景观的大概描述，并不代表所有单位同时享有相关景观。所述景观受单位所处层数、座向及周边建筑物及环境影响，并非适用于所有单位，且周边建筑物、设施及环境会不时改变。卖方对景观及周边环境并不作出任何不列明或隐含之要约、陈述、承诺或保证。

³ 非所有单位适用。详情请参阅售楼说明书。

⁴ 会所及康乐设施之开放时间及使用受相关法律、批地文件、公契、会所使用守则及现场环境状况限制。会所及康乐设施于发展项目住宅物业入伙时未必能即时启用。部份设施及/或服务的使用或操作可能受制于政府有关部门发出之同意书或许可证或需额外收费。

⁵ 礼宾部的各项服务受启胜管理服务服务有限公司不时修订的条款及细则约束，或需额外收费。

⁶ 此图片于2018年1月15日于海天晋拍摄，并经电脑修饰处理，仅供参考，并不构成卖方对发展项目周边环境、建筑物及设施之任何不列明或隐含之要约、陈述、承诺或保证。发展项目的周边环境、建筑物及设施会不时改变，买方建议准买家到发展项目作实地考察，以对该发展项目、其周边地区环境及附近的公共设施有较佳了解。

Name of the development: Ocean Wings (“the Development”)

District: Tseung Kwan O

Name of the street and the street number of the Development: 28 Tong Chun Street

The website address designated by the vendor for the Development: www.oceanwings.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 onsite visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

Vendor: Hinwood Investment Limited

Holding companies of the vendor: Sun Hung Kai Properties Limited, Total Corporate Holdings Limited and Hanafin Holdings Limited

Authorized person of the Development: Lee Ming Yen Jennifer

The firm or corporation of which the authorized person of the Development is a proprietor, director or employee in his or her professional capacity: P&T Architects and Engineers Limited

Building contractor for the Development: Yee Fai Construction Company Limited

The firm of solicitors acting for the vendor in relation to the sale of residential properties of the Development: Woo Kwan Lee & Lo, Mayer Brown JSM and Sit, Fung, Kwong & Shum

Authorized institution that has made a loan, or has undertaken to provide finance, for the construction of the Development: The Hongkong and Shanghai Banking Corporation Limited (the relevant undertaking has been cancelled)

Any other person who has made a loan for the construction of the Development: Sun Hung Kai Properties Holding Investment Limited

Prospective purchasers are advised to refer to the sales brochure for any information on the Development.

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

Date of Printing: 29 March 2018

发展项目名称: 海天晋 (“发展项目”)

区域: 将军澳

本发展项目的街道名称及门牌号数: 唐俊街28号

卖方就本发展项目指定的互联网网站的网址: www.oceanwings.com.hk

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本广告由卖方发布或在卖方的同意下由另一人发布。

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