

## First phase of PopWalk opening soon in Tseung Kwan O 將軍澳天晉滙第一期快將開業

The Group has developed The Wings series of four projects in Tseung Kwan O South and now links the retail portions of each under the PopWalk brand. There will be over 240,000 square feet of retail space in four phases designed to encompass the surrounding nature to offer a new concept of shopping in the park, along with leisure and convenient access. The first phase of PopWalk will open in late August while the rest will come in phases between 2017 and 2018.

### Shopping in the park

Built along the proposed Central Avenue running through Tseung Kwan O South, PopWalk will be connected to the proposed 750,000-square-foot park. On completion, visitors will be able to go directly from the mall to the park. The two-level retail podium will have glass facades to let in the natural scenery for a brand new shopping in the park experience. Additionally, two of the phases will have all-weather walkways to MTR Tseung Kwan O Station to attract nearby residents and visitors to the waterfront promenade and cycle track loop, offering easy access to boost traffic and sales volume.

Sun Hung Kai Real Estate Agency General Manager (Leasing) Fiona Chung said: "When the development projects in Tseung Kwan O South

are complete in coming years, the population will have jumped dramatically, and the makeup of the neighbourhood will mainly be young couples with children, who tend to be big consumers. PopWalk will offer a wide variety of shopping and leisure choices to suit this demographic. The first phase that opens soon is fully let. Pre-leasing of the second and third phases is progressing well with occupancy standing at 85% and 90% respectively." As demand for dining out is growing quickly in the area, PopWalk will have premium eateries and feature restaurants offering worldwide delicacies, local dishes and Chinese cuisines. There will be an outdoor dining area for shoppers to enjoy great food with a superb view to make it a new prime dining hotspot in the area. There will additionally be a florist, pet supplies, a clinic and laundry to cater for local daily needs.



Over a dozen restaurants and a large supermarket opening in the first phase of PopWalk  
天晉滙第一期有十多間食肆及大型超級市場進駐

12



The first phase of PopWalk is already full  
天晉滙第一期商舖已經全部租出



All-weather walkways conveniently linking PopWalk to the MTR  
全天候行人天橋接駁天晉滙至港鐵站，出入方便



Fiona Chung says PopWalk will be a local mall with dining, shopping, leisure and staples for Tseung Kwan O residents  
鍾秀蓮表示，天晉滙將主力為將軍澳區居民服務，飲食、購物、消閒以至生活所需一應俱全

### Comprehensive trade mix

The first phase of PopWalk is in The Wings II with about 66,000 square feet on two levels. Half of the 35 shops will be restaurants serving Chinese, specialty cuisine and international dishes, and there will be an 9,000-square-foot supermarket, all to open in late August.

On full completion of PopWalk in late 2018, the Group's retail portfolio in Tseung Kwan O will be increased to about 960,000 square feet in terms of attributable gross floor area with PopWalk, East Point City, Park Central and PopCorn. The different positioning and features of each will mean wider shopping and leisure choices for residents and visitors, as well as more rental income for the Group.

集團近年在將軍澳南發展了四個以天晉系列命名的項目，其基座商場以統一品牌天晉滙整合各類商戶。項目總零售樓面面積逾240,000平方呎，分四期發展。設計與周邊大自然環境融合，糅合寫意休閒與都市便利，構建為意念嶄新的庭園式休閒購物地點。天晉滙第一期將於八月底隆重開幕，其餘期數將於明年及2018年陸續投入服務。

### 庭園式休閒購物體驗

天晉滙各期均沿著將軍澳南擬建的中央大道而建，並貫通場外佔地750,000平方呎的擬建綠化公園。待公園落成後，遊人可在商場與公園之間隨意遊走。樓高兩層的商場採用玻璃外牆，引景入室，遊人在購物消閒時，亦可感受到戶外的大自然氣息，體驗獨特的庭園式休閒購物。此外，其中兩期設有全天候行人天橋接駁港鐵將軍澳站，交通四通八達，不但方便區內居民出入，亦有助吸納前往海濱長廊和單車徑的外區遊人到訪，提升人流及營業額。

### 新鴻基地產代理租務部總經理鍾秀蓮

表示：「隨著將軍澳南多個發展項目陸續落成，區內人口將在未來數年大幅增長。加上區內家庭結構以有小孩子的年輕家庭為主，他們在生活上各範疇都有較高的消費需求，所以天晉滙將主力為區內居民服務，為他們提供多元化的購物消閒選擇。即將開業的第一期商舖現已全部租出，第二及第三期的預租工作進展理想，預租率分別達85%及90%。」配合區內對餐飲需求的高速增長，天晉滙將有一系

列優質食肆及特色餐廳進駐，包羅環球餐飲、地道風味及中華盛宴；加上場內特設露天餐飲區，讓食客可以一邊享受佳餚，一邊欣賞附近的優美景致，勢將成為區內的優質美食新熱點。另外，為全面照顧區內居民的日常需要，項目將設有花店、寵物用品店、醫務所及洗衣店等。

### 多元化租戶組合

天晉滙第一期位於天晉II，零售樓面面積約66,000平方呎，共分兩層，設有35間商舖。租戶以飲食為主，佔整體租戶一半，涵蓋中式酒樓、特色餐飲及環球美饌，另有佔地約9,000平方呎的大型超級市場。天晉滙第一期將於八月底開業。

待整個天晉滙項目於2018年年底全面投入服務後，集團在區內的商場組合的應佔總樓面面積將增至約960,000平方呎，分布於天晉滙、東港城、將軍澳中心及PopCorn。各商場將憑著不同定位及特色，為區內居民及遊人帶來多元化的購物消閒選擇，進一步提升集團的租金收入。