

**香港灣仔告士打道 200 號新銀集團中心 30 樓全層**  
**30/F Whole Floor, The Sun's Group Centre, 200 Gloucester Road, Wanchai, HK**



面積 Gross Area :

約 Approx. 7,388 平方呎 s.f.

管理費 Management Fee :

HK\$24,750.00 / 月 Month

差餉 Government Fee :

HK\$37,350.00 / 季 Quarter

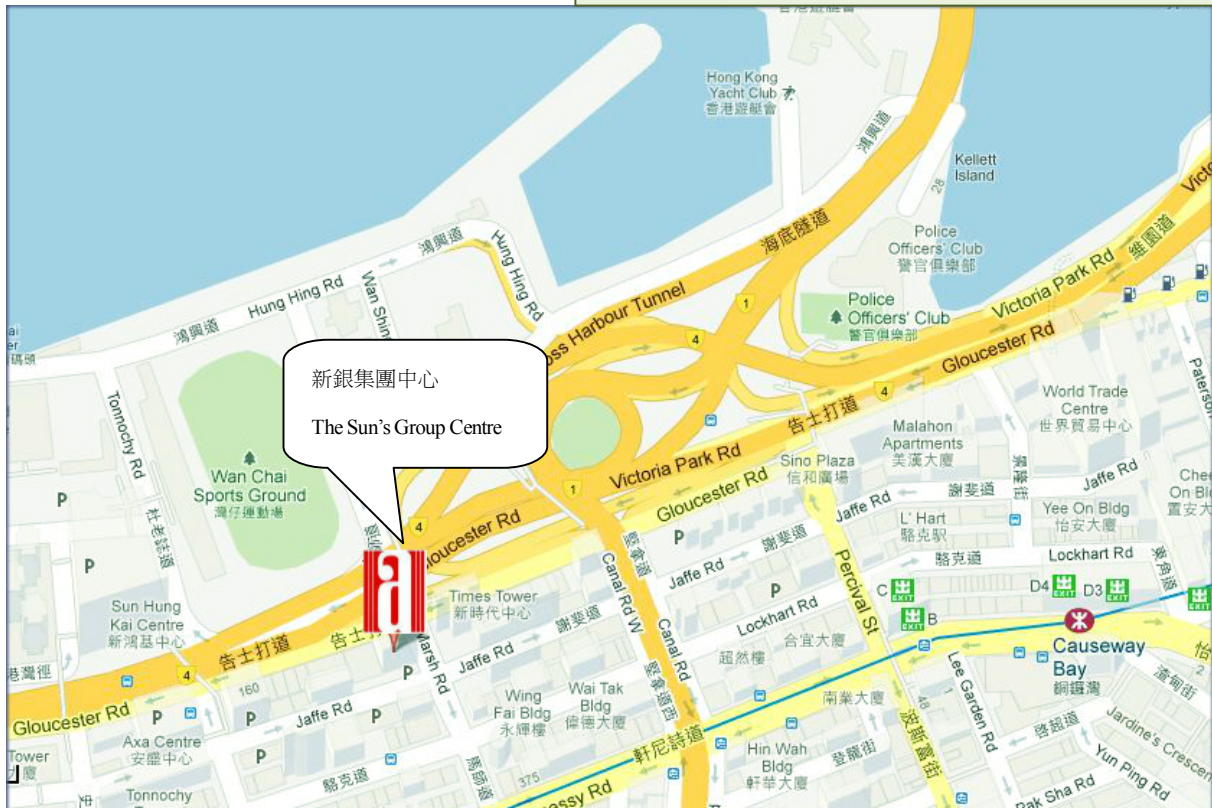
超時冷氣費 Overdue after hour A/C fee :

HK\$240 / 小時 Hour

**叫租 For Lease: HK\$600K**  
**(淨租金 Exclusive)**

**售價 For Sale : HK\$200M**

**查詢 Enquiry : 2721 2727**



## 物業亮點 Property Highlights

1/ 君臨天下、煙花海景、遠眺馬場景，宏偉樓底高逾 13 呎。

**Panoramic harbor and overlooking racecourse view, super ceiling height close to 13 feet.**

2/ 全新私人會所裝修，實用率高。

**New private club fitting-out with high efficiency.**

3/ 灣仔區罕有可享維多利亞迷人景緻的高層單位出售，機會難逢。

**Rarely high level whole floor unit enjoy Victoria Harbour view for sale in Wan Chai District.**

## 物業位置 Property Location

距離港鐵銅鑼灣站僅需大約 8 分鐘步行路程，毗鄰時代廣場、羅素街，勿地臣街及波斯富街等購物、娛樂、餐飲重要地帶。

**Strategic location within 8 minutes walking distance to Causeway Bay MTR Station and close to the shopping, entertainment and F&B areas around Times Square, Russell Street, Matheson Street & Percival Street.**

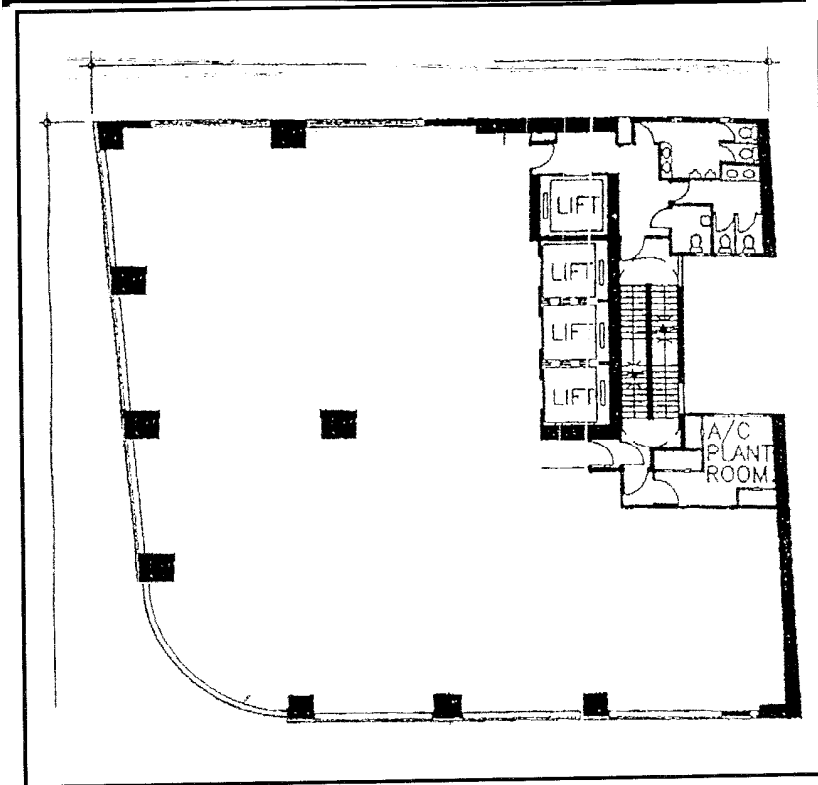
## 出售狀況 Basic of Sale

該物業於成交當日以『現狀』形式以交吉或連租約出售，惟以買賣合約條款為準。

**Subject to the terms in the Agreement of Sale and Purchase, the Property will be sold on an “as-is” basis with vacant possession or the benefit of existing tenancies upon completion.**

**圖則 Plans**

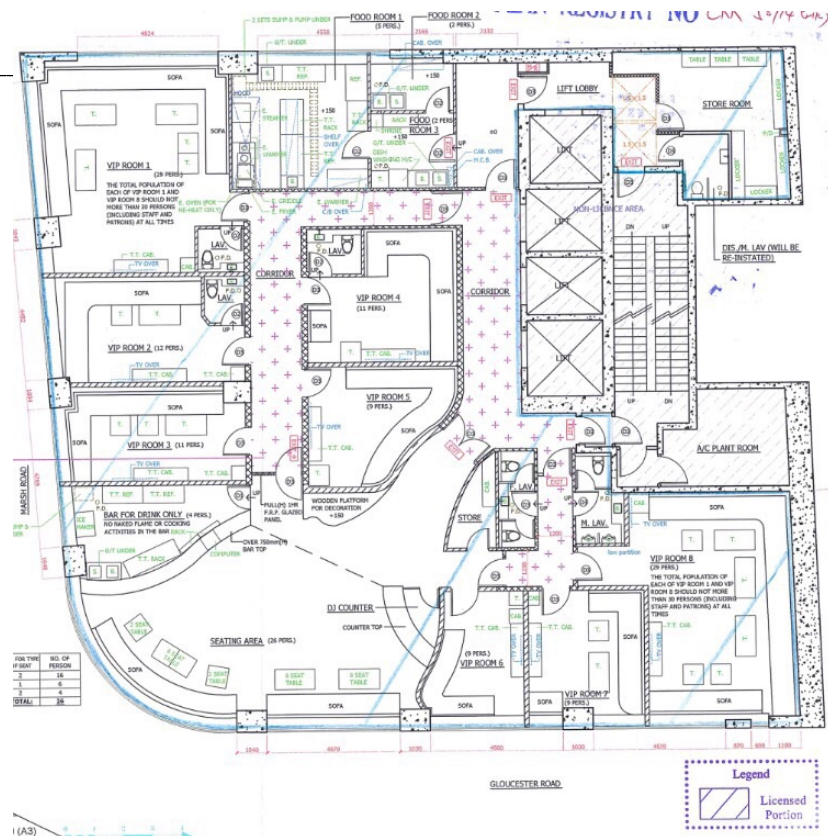
**Not to scale**  
**For identification purpose only**



**平面圖 Floor Plan**

**裝修圖**

**Layout Plan**



## 相關圖片 Reference Pictures



