

**Major Improvements to Property Developments at
Nam Cheong, Tsuen Wan 5 (Bayside) and Tsuen Wan 5 (Cityside)**

Nam Cheong

- Two high-rise towers facing Sham Mong Road, and two low-rise blocks facing West Kowloon Highway have been deleted.
- The number of clubhouses has been reduced from three to two.
- The breezeways/visual corridors between the high-rise towers above the podium facing Sham Mong Road have been widened, ranging from 38 to 60 metres.
- Three new breezeways/visual corridors of width of about 40 metres have been created to break the previously continuous mass of low-rise blocks facing West Kowloon Highway.
- The number of small and medium-sized flats of saleable area not more than 50 square metres has more than quadrupled, increasing from about 565 (17% of total) to about 2,485 (75% of total).
- The previously approved and revised Master Layout Plans are at Annex A and Annex B respectively.

TW 5 (Bayside)

- The breezeways/visual corridors along the waterfront promenade have been widened, ranging from 18 to 50 metres.
- The podium facing Tsuen Wan Road has been lowered by about 3.3 metres with reduction in commercial gross floor area, clubhouse and car parking provision. The two pairs of blocks of two blocks each have been broken up to provide two new breezeways/visual corridors of 15 metres and 5 metres respectively. Moreover, views from Tsuen Wan Road to the waterfront previously blocked are now unblocked and the widened breezeways will improve air ventilation too. These will bring improvements to the Clague Garden neighbourhood.
- The number of small and medium-sized flats of saleable area not more than 50 square metres has increased by about 43%, from about 863 (37% of total) to about 1,235 (52% of total).
- The previously approved and revised Master Layout Plans are at Annex C and Annex D respectively.

TW 5 (Cityside)

- The podium height has been lowered by about 13.65 metres due to reduction of clubhouse and car parking provision.
- The height of the two planned buildings adjacent to Clague Garden has been reduced by about 41 metres, from 50 and 52 storeys to 38 and 40 storeys respectively to reduce the visual impact on the surrounding area.
- The previous continuous hotel block has been replaced by three separate residential blocks with building gaps in-between.
- The number of small and medium-sized flats of saleable area not more than 50 square metres has increased by 74 from about 514 (56% of total) to about 588 (62% of total).
- The previously approved and revised Master Layout Plans are attached at Annex C and Annex D respectively.