



Three Exchange Square
交易廣場3座



The Forum
富臨閣

Property Highlights 物業亮點

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第一太平戴維斯



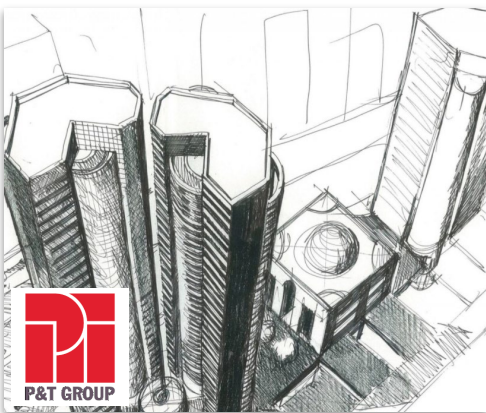
Prime Location 地段優勢

- 行人天橋連接中環各頂級商廈，構成中環核心金融地帶
Linked with the key commercial buildings via pedestrian bridge system, forming **the heart of the financial district in Central**



Connectivity 便捷交通

- 信步即達香港站及中環站 **Only a few minutes' walk** to Hong Kong and Central Station
- 25分鐘到達香港機場 **25 minutes to HK Airport**



Iconic Landmark 地標建築

- 由巴馬丹拿集團設計，交易廣場是中環的**標誌建築**，其建築設計亦屢獲讚賞
Design by P&T group, Exchange Square is an **award-winning iconic landmark development** in Central



Prime Property 物業優勢

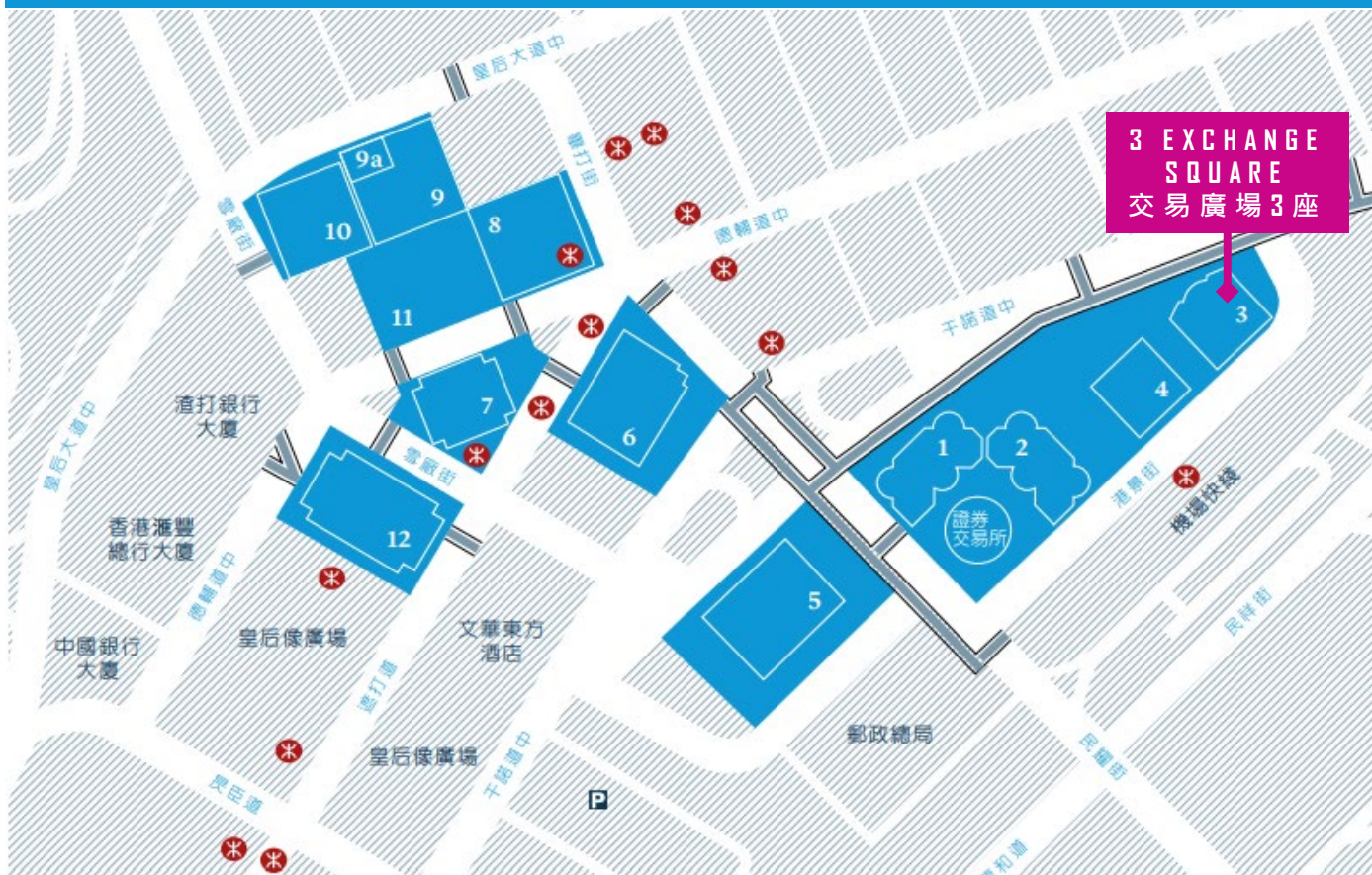
- **9.4米樓底**寫字樓大堂入口，盡顯氣派
Grand **office entrance hall** with **9.4M ceiling**
- 大廈平台設**綠化休憩空間**
With cozy **greenery open space** on the podium level

Information For Reference Only 資料僅供參考

Property Location 物業位置



- | | | | |
|-----------|--------|-------------|-----------|
| 1 交易廣場第一座 | 5 怡和大廈 | 8 告羅士打大廈 | 10 約克大廈 |
| 2 交易廣場第二座 | 6 遮打大廈 | 9 公爵大廈 | 11 置地廣場中庭 |
| 3 交易廣場第三座 | 7 歷山大廈 | 9a 置地文華東方酒店 | 12 太子大廈 |
| 4 富臨閣 | | | |



MNC Tenant Profile

跨國企業租戶進駐

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第一太平戴維斯

27/F – 31/F



共56,820 平方呎
(淨面積)

11/F, 24/F – 26/F
(11/F : 半層)



共39,461 sq.ft. 平方呎
(淨面積)

20/F – 22/F



共34,048 平方呎
(淨面積)

8/F – 11/F
(11/F : Half Floor 半層)

ALLEN & OVERY

共39,870 平方呎
(淨面積)

3/F – 4/F

S&P Global

共21,414 平方呎
(淨面積)



浙商銀行
CZBANK

共10,179 平方呎
(淨面積)



Property Particulars

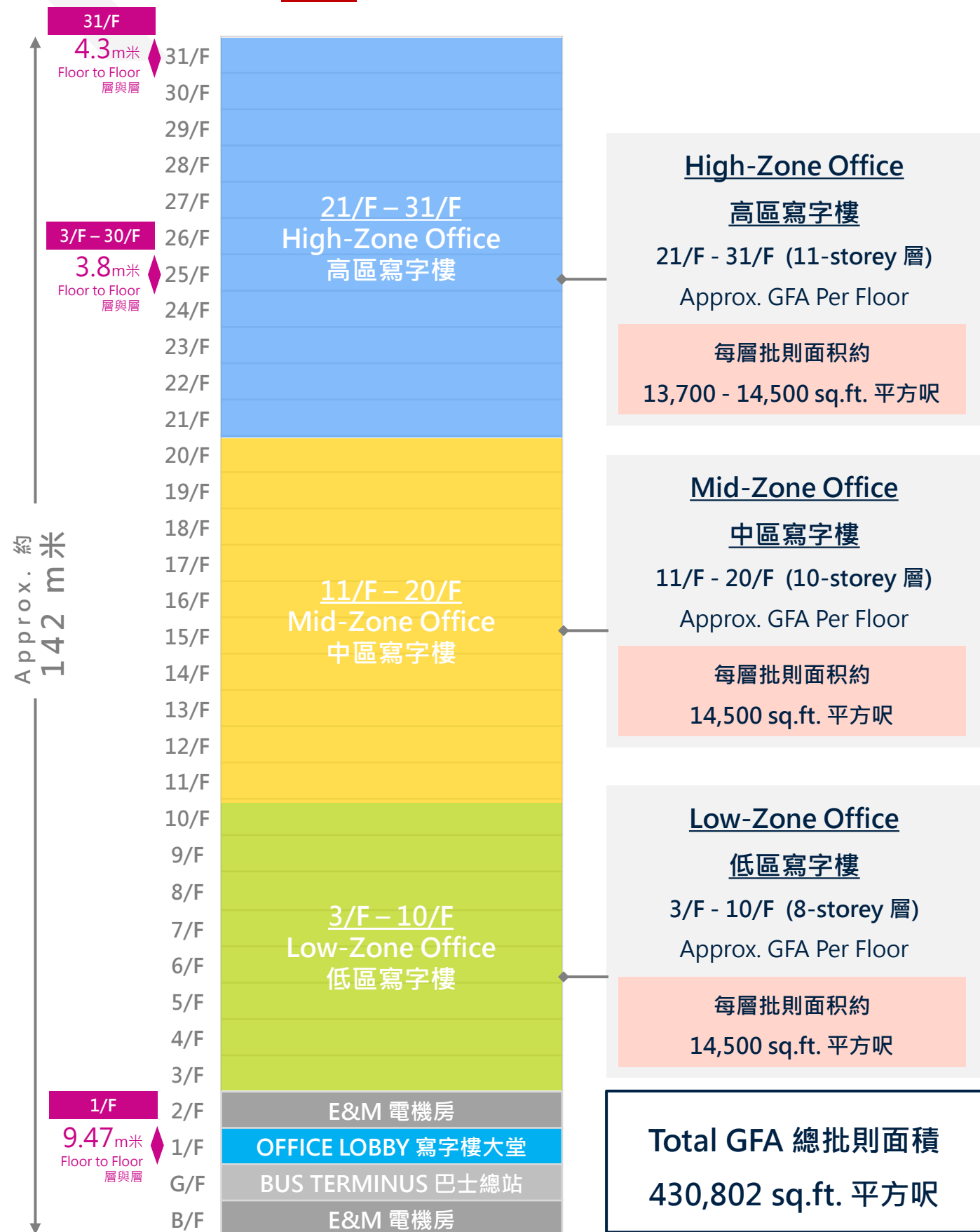
物業資料

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第一太平戴維斯

Property 物業	Three Exchange Square 交易廣場3座 8 Connaught Place 康樂廣場8號
Lot Number 地段編號	Inland Lot No.8668 內地段第8668號
Lease Term 地契年期	75 years commencing from 1982, renewable for 75 years till 2132 由1982年起計75年, 並可續75年至2132年
OP Year 入伙年份	1988
Class of Site 地盤類別	Class C 丙類地盤
Total Floor Area 總批則面積	Approx. 約 430,802 sq.ft. 平方呎
Number of Floors 樓層數目	33 Floors 33 層
Building Height 建築物高度	Approx. 約 142m 米
Number of Elevators 升降機數目	十二部分區載客升降機, 一部貨物升降機 12 zoned passenger lifts, 1 cargo lift
Ceiling Height 樓層高度	3/F – 30/F: 3.8 m米 31/F: 4.3 m米
Town Planning 城市規劃	Commercial 商業
Building Specifications 大廈配置	<ul style="list-style-type: none">• 24-hour zoned central air-conditioning 二十四小時分區中央空調系統• Suspended metal ceiling with light fixtures and sprinkler system 懸吊式金屬天花板·設有照明及灑水裝置• Underfloor service ducts 裝設於地板下的電纜管道• Executive washrooms with showers 行政人員專用洗手間 (附淋浴設備)• Life safety emergency generator 保障安全的緊急發電機• Tenant essential power emergency generator 保障租戶主要電源的緊急發電機• In-building parking space 大廈內部設有停車場

The above information on floor area has not been verified, please consult your own professional advisors and make your own verification as to the accuracy of the same.
以上樓面面積資料未經核實, 請自行徵詢專業顧問意見, 並考察其準確性。

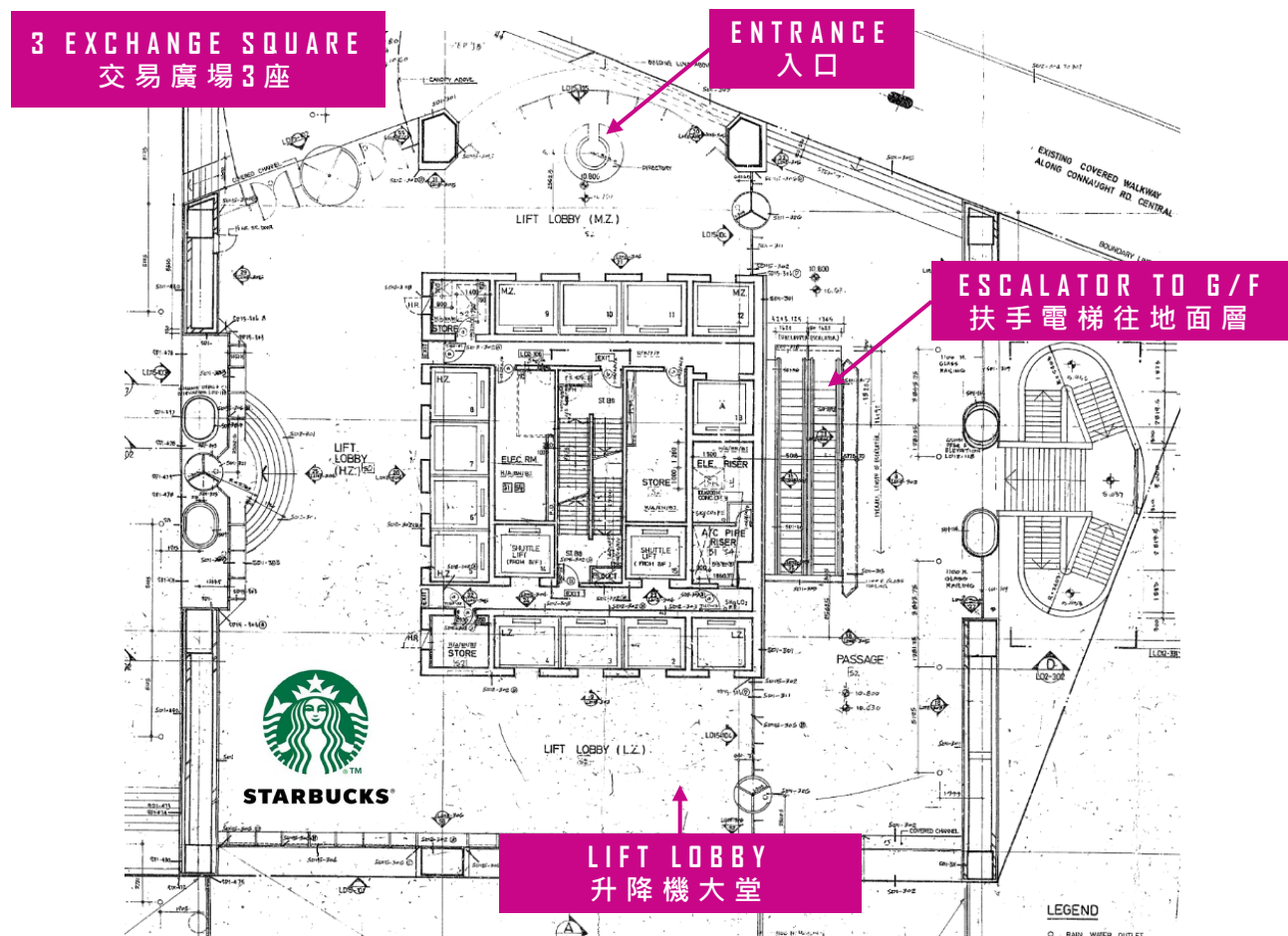
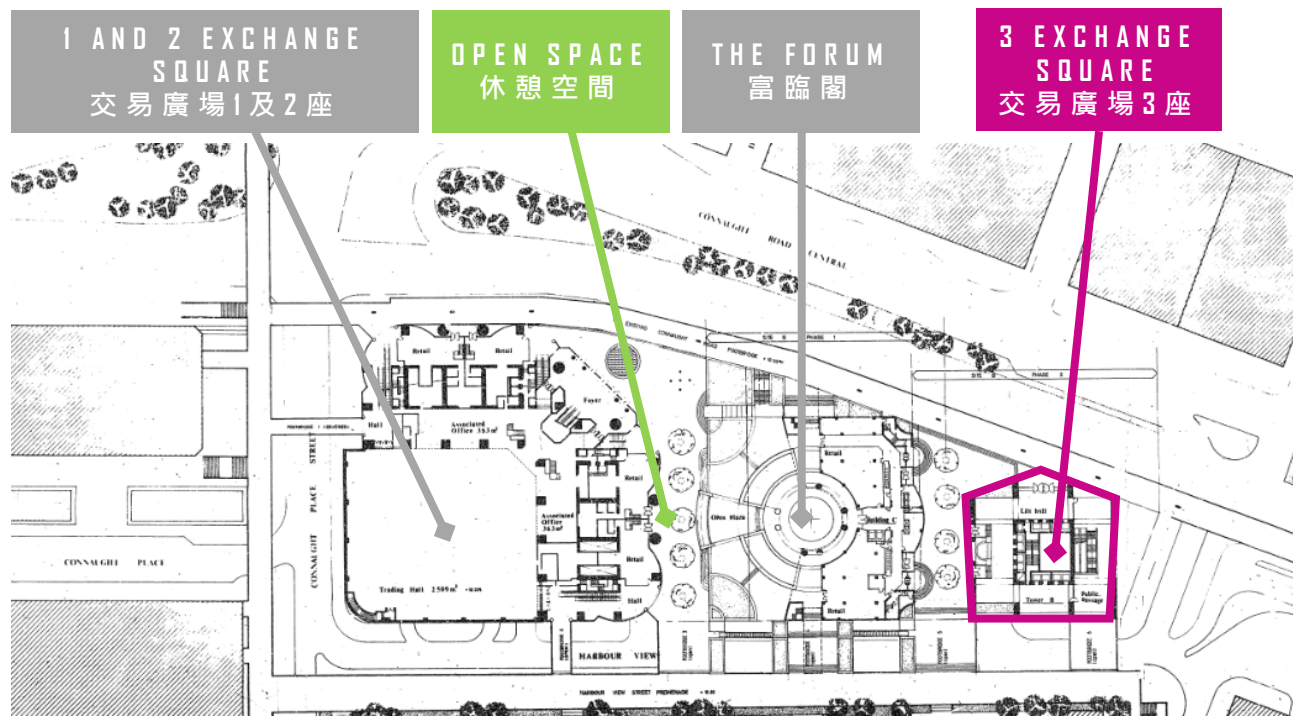
Section Plan 物業切面圖



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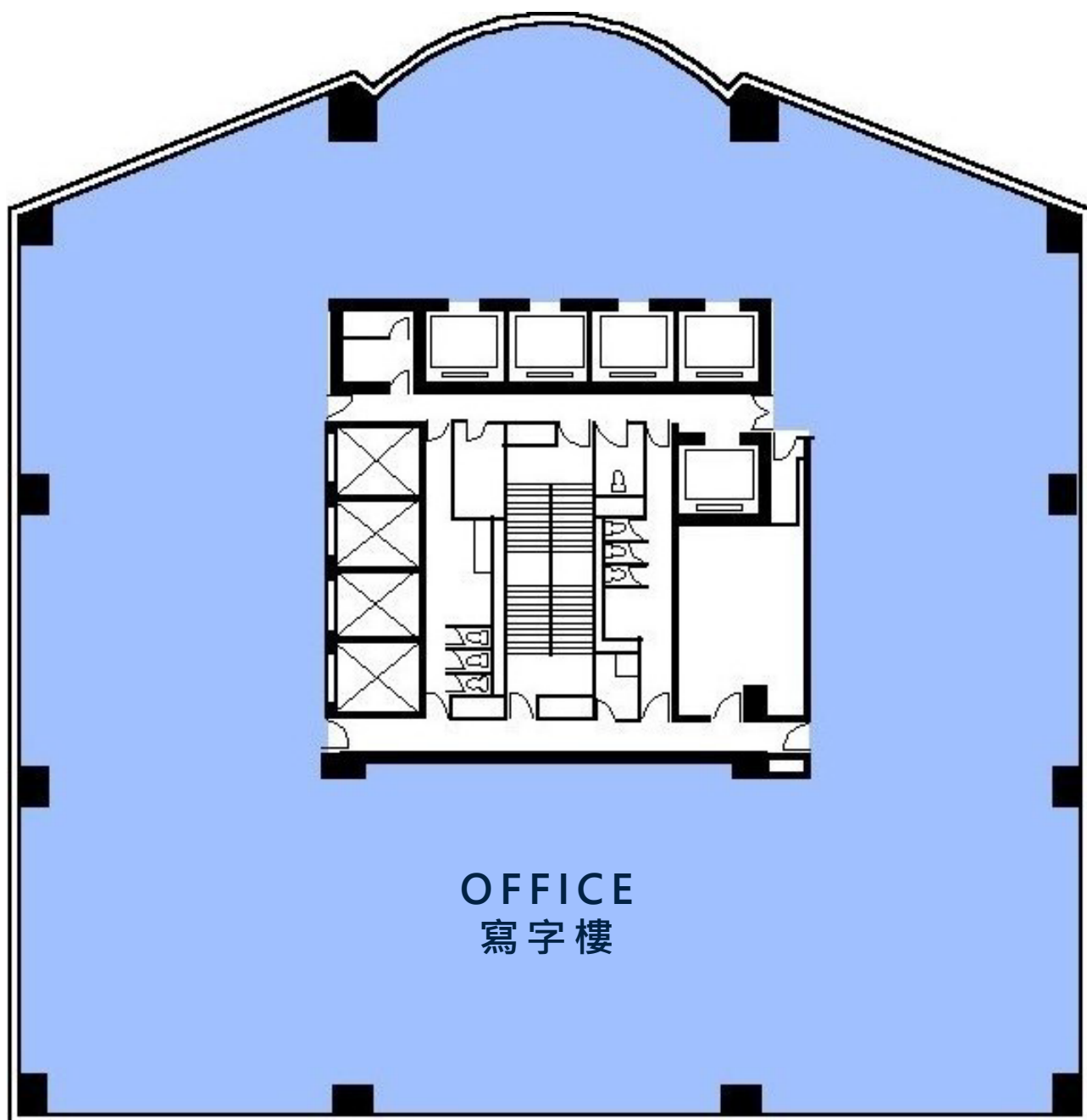
Floor Plan 平面圖

1/F - Pedestrian Bridge Level 行人天橋層



Floor Plan 平面圖

Typical Office Floor 一般寫字樓樓層



The Forum 富臨閣



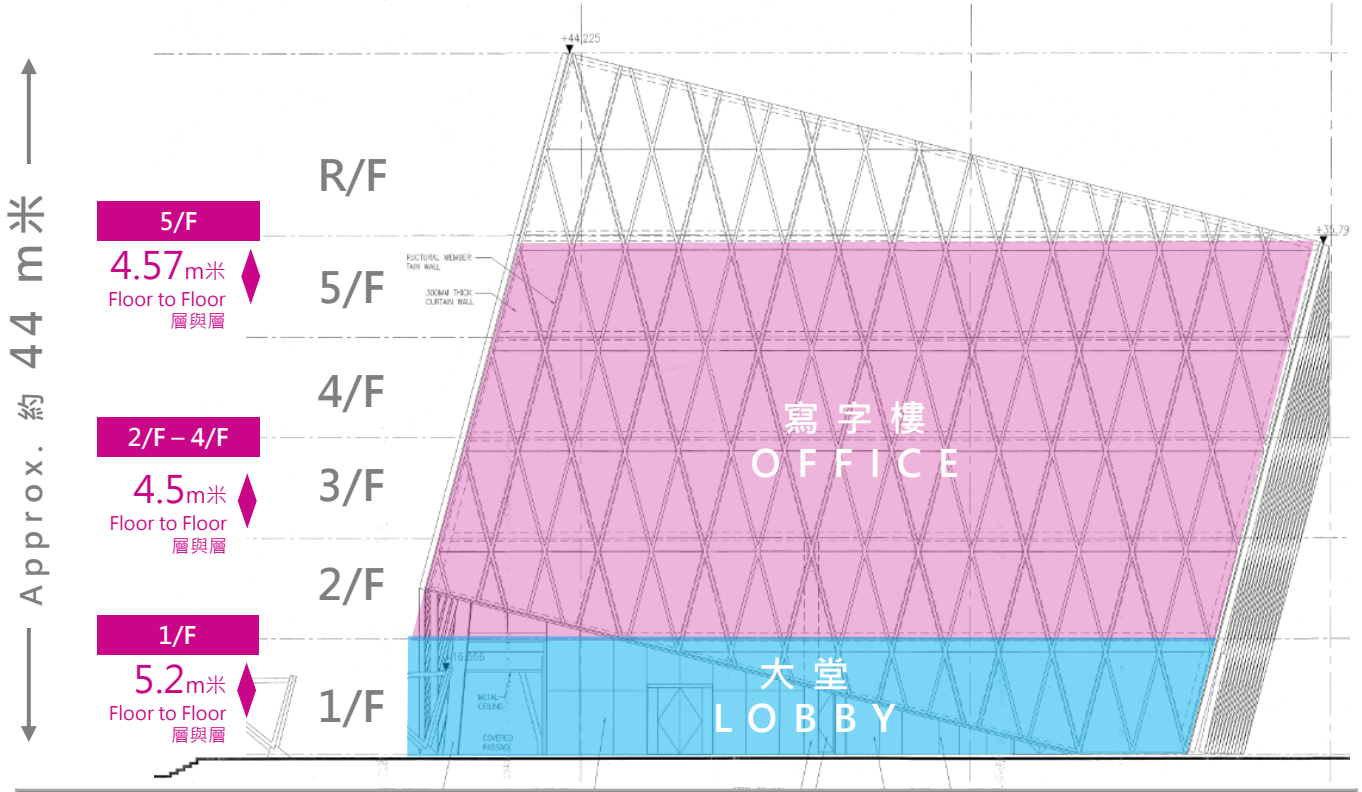
Property Particulars

物業資料

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Lot Number 地段編號	Inland Lot No.8668 內地段第8668號
Lease Term 地契年期	75 years commencing from 1982, renewable for 75 years till 2132 由1982年起計75年, 並可續75年至2132年
OP Year 入伙年份	2013
Class of Site 地盤類別	Class C 丙類地盤
Total Floor Area 總批則面積	Approx. 約 48,453 sq.ft. 平方呎
Number of Floors 樓層數目	5 Floors 5 層
Building Height 建築物高度	Approx. 約 44m 米
Ceiling Height 樓層高度	5/F : 4.57 m米 2/F – 4/F : 4.5 m米 1/F : 5.2 m米
Town Planning 城市規劃	Commercial 商業

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Section Plan 物業切面圖



GFA PER FLOOR 各層批則面積

5 / F	8,258 sq.ft. 平方呎
4 / F	11,779 sq.ft. 平方呎
3 / F	13,393 sq.ft. 平方呎
2 / F	10,074 sq.ft. 平方呎
1 / F	4,949 sq.ft. 平方呎

TOTAL GFA 總批則面積

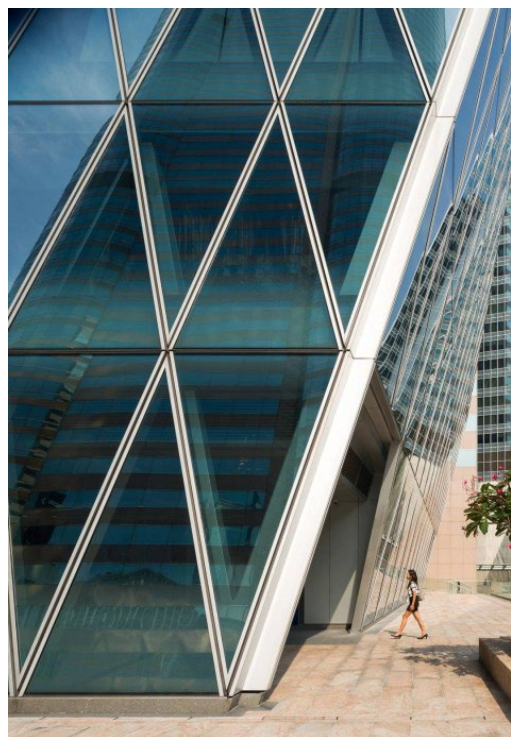
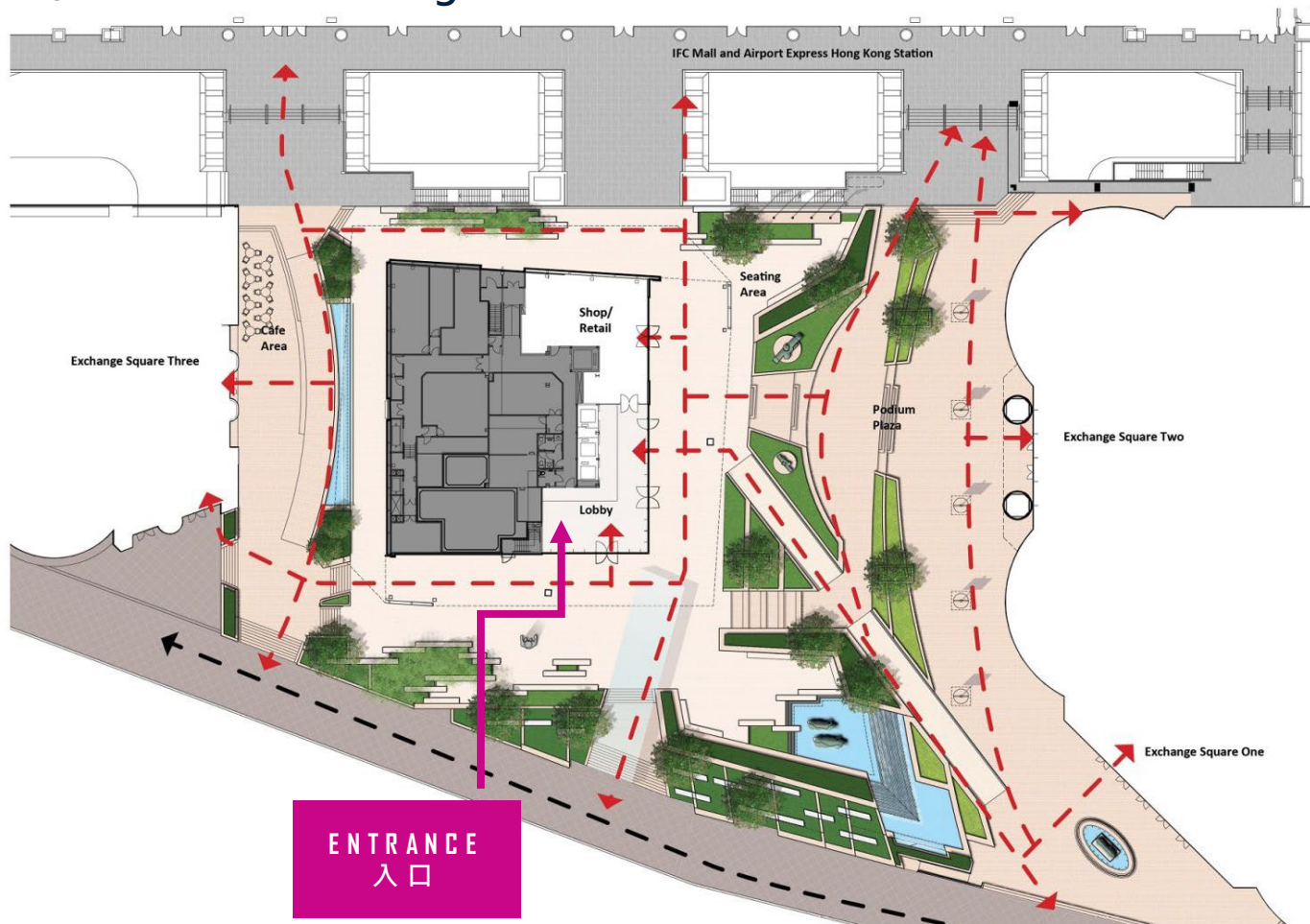
48,453 sq.ft. 平方呎

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Floor Plan 平面圖

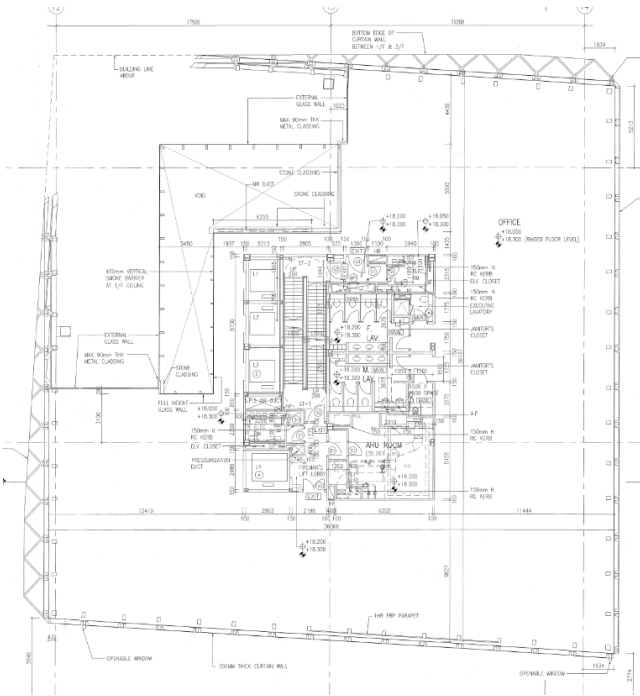
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1/F - Pedestrian Bridge Level 行人天橋層

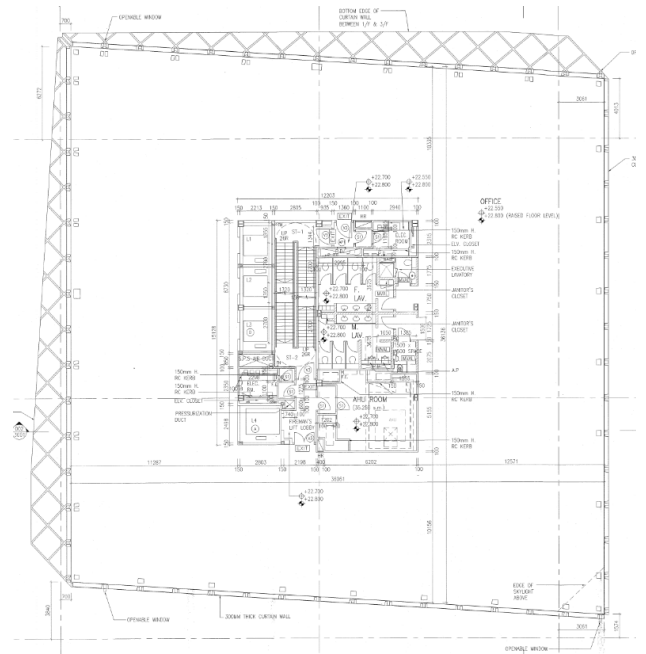


Floor Plan 平面圖

2/F



3/F





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2. 時間在所有方面是重要元素。
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