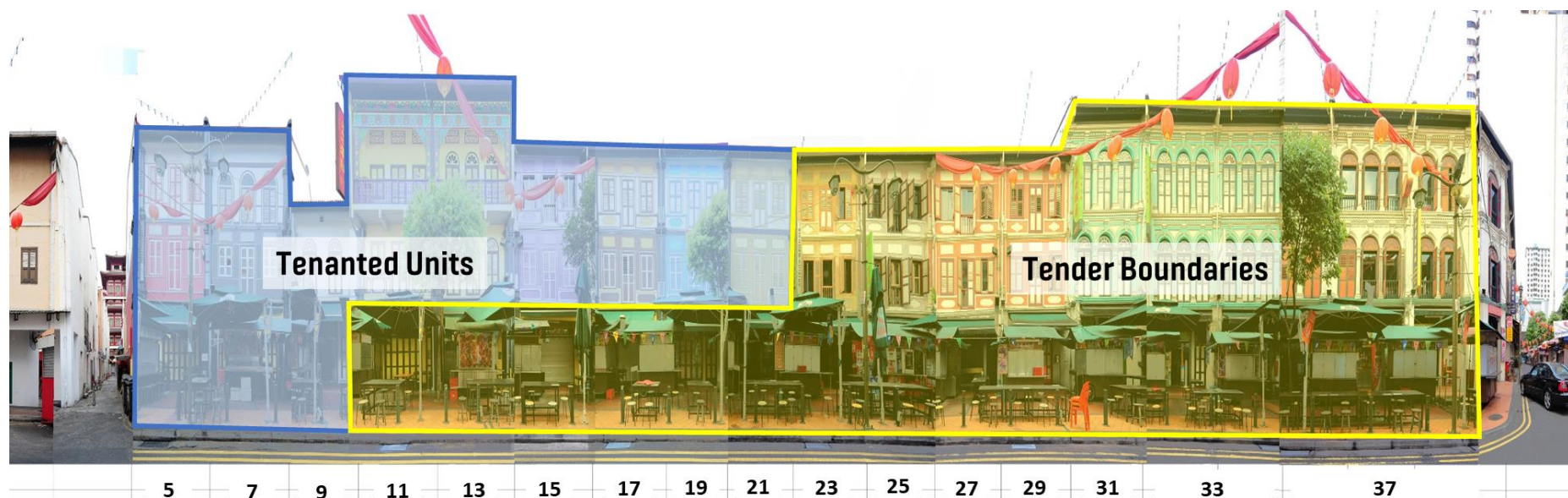


ANNEX



Address:	11,13,15,17,19,21 Smith St (excluding #02-01 and #03-01) and 23,25,27,29,31,33 and 37 Smith St
Allowable Uses:	Creative lifestyle use(s) with local Chinese heritage and cultural theme(s) with or without modern adaptation(s), including but not limited to retail, F&B, co-living and co-working spaces, where Activity-Generating-Uses (AGUs) must be provided at the ground level. Any proposed Outdoor Refreshment Area (ORA) and/or Outdoor Dining Area (ODA) shall be capped at 550 sqm.
Tenure	5+4 years
PQ Weightage	Price _{bid} 30% : Price _{CAPEX} 20% : Quality 50%
Estimated Land Area for Tender	3,166 sqm
Estimated GFA for Tender	3,073 sqm