

有關《電子交易條例》適用範圍的例外情況的提醒

Reminder on the exceptions to the Electronic Transactions Ordinance

監管局最近發出致持牌人函件，提醒各持牌人在處理物業交易時，必須遵守相關法例的要求，包括《電子交易條例》(第553章)下，涉及土地或物業交易的文件或文書(包括但不限於臨時協議、臨時租約或正式租約)(「排除文件」)不適用於以電子方式簽立的相關規定。

持牌人應注意，若持牌人安排、建議、協助或促使其客戶以電子方式簽署任何排除文件，可能會因違反《操守守則》而受到監管局的紀律處分，並可能面臨其客戶的民事索償。

請瀏覽以下網頁以閱讀相關致持牌人函件：
https://www.eaa.org.hk/Portals/0/Sections/CC/2026_Jun/20260612_Letter_to_Licensees_tc.pdf

The EAA has recently issued a Letter to Licensees to remind all licensees that they must comply with the relevant statutory requirements when handling property transactions, including the requirements under the Electronic Transactions Ordinance (Cap. 553) ("ETO"), that electronic execution is not applicable to documents set out in Schedule 1 to the ETO (e.g., documents or instruments concerning land or property transactions, including but not limited to the provisional agreements for sale and purchase, provisional tenancy agreements or tenancy agreements) ("Excluded Documents").

Licensees are kindly reminded that, if a licensee arranges, advises, assists or causes his/her client(s) to sign any Excluded Documents by electronic means, he/she may be liable to disciplinary action by the EAA for breach of the *Code of Ethics*, and may face civil claims from his/her client(s).

Please click the following link to read the relevant Letter to Licensees:
https://www.eaa.org.hk/Portals/0/Sections/CC/2026_Jun/20260612_Letter_to_Licensees_en.pdf

差餉物業估價署發出的提醒

Reminder from Rating and Valuation Department

差餉物業估價署(「估價署」)發文建議持牌人在處理物業轉易時，要提醒客戶有關繳納差餉及／或地租的責任，以及更新物業繳納人的資料，以保障買方的利益。

此外，估價署鼓勵市民使用「電子差餉地租單服務」，並提醒業主有關欠繳差餉及地租的後果。

持牌人可按此閱覽估價署發出的文件。如有任何相關查詢，請致電估價署查詢熱線2152 0111或瀏覽其網頁：<https://www.rvd.gov.hk/tc>

The Rating and Valuation Department ("RVD") has issued an article advising licensees to remind their clients of the liabilities in rates and/or Government rent and change the registered payer's information so as to protect the purchasers' interest while handling property transactions.

In addition, the RVD has also introduced the eRVD Bill service and warned of the consequences of not paying rates and Government rent.

Licensees may read the RVD's article here. For any further information or enquiries, please contact the RVD's hotline at 2152 0111 or visit its website: <https://www.rvd.gov.hk/en>

