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物业资讯网

物业资讯网为市民提供以下网上服务：

收费服务

- 查询私人住宅物业（不包括村屋）的实用面积、楼龄和许可用途；
- 查询估价册及 / 或地租登记册所载最近三个估价年度的应课差饷租值；以及
- 查询差饷及 / 或地租帐目。

免费服务

- 查阅新公布的估价册及地租登记册（每年3月中估价册及地租登记册公布后至5月31日在网上展示）；以及
- 差饷或地租缴纳人查询其私人住宅物业（不包括村屋）的实用面积及楼龄。

物业资讯网载有本署和土地注册处经配对的物业地址记录，提供全面的中英双语搜寻服务，市民可以五种不同的搜寻方式，寻找逾270万个物业地址记录。至于收费服务，除了接受现有的多种电子付款方式（包括缴费灵、主要信用卡、Apple Pay 和 Google Pay）外，本署还计划在2024年年初前接受「转数快」付款，为市民带来更大的方便。

Property Information Online (PIO)

The PIO has provided the public with the following online service items:

Chargeable Service

- Enquiry on saleable area, age and permitted occupation purposes of private domestic properties (excluding village houses);
- Enquiry on rateable values contained in the Valuation Lists and/or Government Rent Rolls for the latest three years of assessment; and
- Enquiry on rates and/or Government rent accounts.

Free Service

- Public inspection of the newly declared Valuation List and Government Rent Roll (information will be displayed online after the declaration of the Valuation List and Government Rent Roll in mid-March and up to 31 May every year); and
- Enquiry on saleable area and age for individual rates or Government rent payers of their private domestic properties (excluding village houses).

With the alignment of address records with the Land Registry, PIO offers a versatile bilingual search engine with five different searching paths of over 2.7 million property address records. In addition to the various existing e-payment methods for chargeable services (including PPS, major credit cards, Apple Pay and Google Pay), the Department plans to accept payment through the Faster Payment System (FPS) in early 2024 for added convenience of the public.

递交电子表格及通知书

本署接受以电子方式递交按《差饷条例》、《地租（评估及征收）条例》和《业主与租客（综合）条例》规定须送达的指明表格和通知书。我们在 2022 年 6 月加强了这项既方便又环保的电子表格服务，以涵盖本署所有其他公用表格，而大部分表格亦可透过「智方便」平台递交。2023 年 3 月，我们进一步升级了这项服务，让市民可使用「智方便」进行个人身份认证，并将已储存的资料自动填写于电子表格。

Electronic Submission of Forms and Notices

We accept electronic submissions of specified forms and notices required to be served under the Rating Ordinance, the Government Rent (Assessment and Collection) Ordinance and the Landlord and Tenant (Consolidation) Ordinance. This convenient and environmental-friendly e-Form submission service was enhanced in June 2022 to cover all other public forms of the Department, while most of the forms can be accessible from the “iAM Smart” platform as well. In March 2023, we further upgraded this service to allow automatic pre-filling of information through “iAM Smart” using the authenticated single digital identity.



发出征收差饷地租电子通知书

这项一站式发单和缴款并支援「智方便」的「电子差饷地租单」服务，让已登记用户可收取及即时清缴电子帐单、接收有关发出《物业详情申报表》（表格 R1A）的通知、查询付款记录，以及更新有关帐目的通讯地址或其他个人资料。持有多个物业的缴纳人也可利用「电子差饷地租单」服务，一次过清缴全部帐项，并轻易地管理其综合帐目。

Electronic Issue of Rates/Government Rent Demands

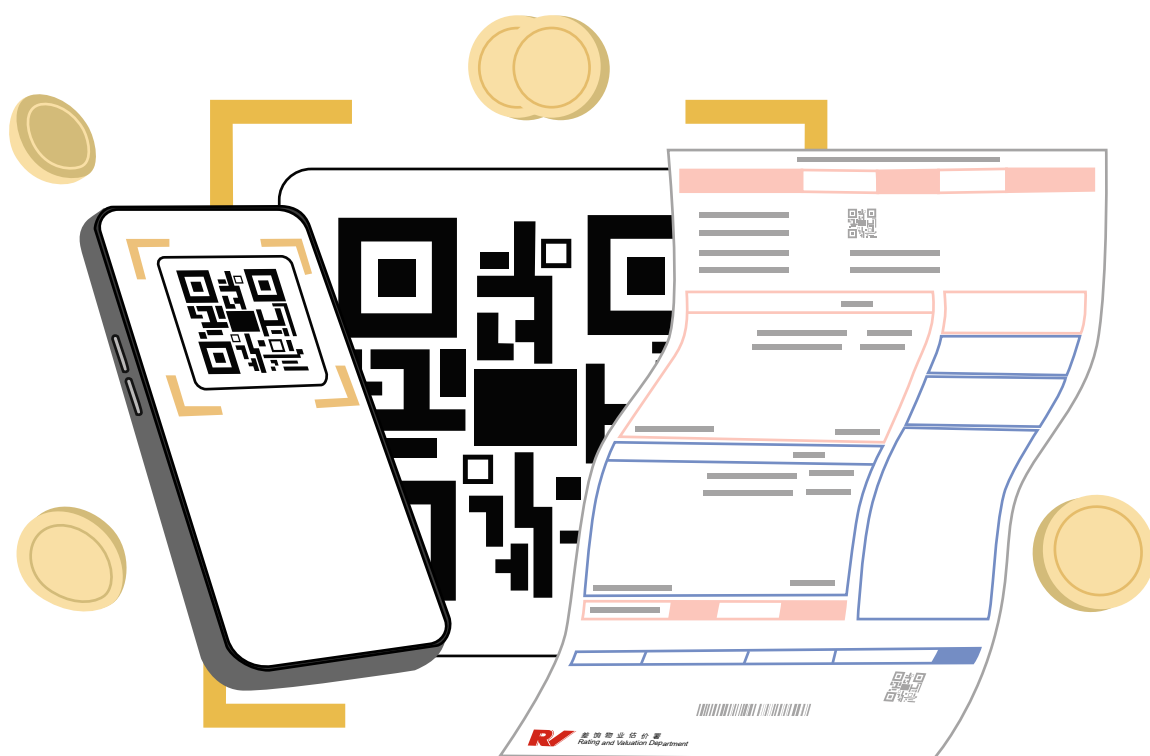
Supported by “iAM Smart”, the “eRVD Bill” Service allows registered subscribers to enjoy a seamless billing and payment service by receiving electronic demands and settling them instantly, obtaining notification about the issue of “Requisition for Particulars of Tenements” (Form R1A), enquiring the payment history and updating correspondence address or other personal details of an account. Payers with multiple properties can also settle their demands in one single transaction at the “eRVD Bill” Service, and easily manage their consolidated accounts.

电子缴费渠道

本署为差饷及地租缴纳人提供多种快捷、方便的电子缴费渠道，包括缴费灵、网上银行缴费服务、「转数快」和电子支票/电子本票。缴纳人亦可利用本署网页「帐目查询」服务所取得的「付款 QR 码」，于邮政局和便利店缴交款项。此外，缴纳人可透过使用任何支援「转数快」的流动银行应用程序或电子钱包，扫描印备在征收差饷及/或地租通知书上或从本署网页「帐目查询」服务取得的「转数快」二维码，快捷缴款。

Electronic Payment Channels

We offer a variety of electronic channels for fast and convenient payment of rates and Government rent, including PPS, internet banking payment service, FPS and e-Cheque/e-Cashier's Order. Payers can also obtain a "payment QR code" from our online Account Enquiry Services for making payment at post offices and convenience stores. Besides, payers can scan the FPS payment code printed on the demands for rates and/or Government rent or available from our online Account Enquiry Services at our website to make payment quickly through FPS using any supporting mobile banking applications or e-wallets.



分间单位租务管制

自有关实施分间单位（俗称「劏房」）租务管制的法例于 2022 年 1 月 22 日生效之后，本署负责处理查询和投诉；就租务事宜为业主与租客提供免费咨询和调解服务；批署业主提交的租赁通知书（表格 AR2）和处理表格；主动调查涉嫌违规个案；以及采取适当的执法行动。我们呼吁市民尽快举报任何涉嫌违规个案，此举将有助尽早遏止违法行为。

此外，本署一直透过不同渠道提高市民对规管制度的认识，包括电视及电台的政府宣传短片及声带；电视、报章、公共交通工具、流动应用程序及电视节目的广告；海报及单张；以及发给目标处所业主的宣传信。我们亦分析表格 AR2 所申报的劏房租金资料，并由 2023 年 5 月起，每月发布劏房的租金中位数，供市民参考。详情请浏览 www.rvd.gov.hk/sc/our_services/part_iva.html。

Tenancy Control of Subdivided Units

Since the legislation to implement tenancy control on subdivided units (SDUs) came into force on 22 January 2022, the Department has been handling enquiries and complaints; providing free advisory and mediatory services to landlords and tenants on tenancy matters; endorsing the Notice of Tenancy (Form AR2) submitted by landlords and processing forms; proactively investigating suspected offence cases and taking enforcement action as appropriate. We appeal to the public to report any suspected contravention promptly. This would help curb illegal acts as soon as possible.

Besides, the Department has been promoting public awareness of the regulatory regime through various channels, including Announcements in the Public Interest on TV and radio; advertisements on TV, newspapers, public transport vehicles, mobile apps and an episode of TV programme; posters and leaflets; and promotional letters to landlords of target premises. We have been analysing the SDU rental information reported in Forms AR2 and starting from May 2023, we publish the median rents of SDUs on a monthly basis for reference by the public. For details, please visit www.rvd.gov.hk/en/our_services/part_iva.html.

