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New and Improved Services



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物业资讯网

物业资讯网设有功能全面的中英双语搜寻服务，为市民提供下列网上查询服务，可用作寻找逾 270 万个物业地址记录：

收费服务

（透过缴费灵、转数快、主要信用卡、Apple Pay 或 Google Pay 付款）

- 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餉租值；以及
- 查询差餉及 / 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
- 差餉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。

Property Information Online

Equipped with a versatile bilingual search engine, the Property Information Online provides the following online enquiry services of over 2.7 million property address records for the public:

Chargeable Service

(payment through PPS, Fast Payment System (FPS), major credit cards, Apple Pay or Google Pay)

- 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 (available 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).



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递交电子表格及「差饷百宝箱」

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，以及本署所有其他公用表格。这递交电子表格服务与「智方便」平台无缝衔接，用户可透过个人身份认证，将已储存的资料自动填写于本署大部分电子表格。

为了让商业用户可方便快捷地管理多个物业单位的差饷及地租评估和帐目事宜，本署于2025年4月推出名为「差饷百宝箱」的一站式网上平台。已登记的商业用户可随时随地享用为其度身订造的服务，包括用户可在安全可靠的中央物业平台上，通过更简便的流程，快速就公司辖下多个物业以电子方式提交「修改估价册或地租登记册建议书」；以及轻松索取本署发出的相关电子通知书等。本署日后会推出更多以客为本的电子服务。

Electronic Submission of Forms and Rates Kit

We accept electronic submission 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, as well as all other public forms of the Department. This e-Form submission service provides seamless interface with the "iAM Smart" portal and allows automatic pre-filling of information through the authenticated single digital identity for most of the forms.

To facilitate business users with multiple tenements in managing their rating and Government rent assessments and accounts easily and conveniently, an online one-stop portal called Rates Kit was launched in April 2025. Registered business users can enjoy customised e-services at their fingertips, including quick and secure maintenance of a centralised property platform for multiple tenements of the company; streamlined processes of submitting Proposals for Alteration of the Valuation List or Government Rent Roll electronically in bulk; and easy retrieval of relevant electronic notices from the Department, etc. More customer-centric e-services will be added in future.



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经优化的发单服务与电子缴费选项

为配合实施住宅物业累进差饷制度，本署于2025年1月至3月季度推出新版「季度征收差饷及/或地租通知书」。新版通知书经简化后，更清楚地显示帐目资料及适用个案的应缴累进差饷款额。市民亦可使用本署的网上计算机，估算应缴差饷及地租款额。此外，「电子差饷地租单」服务支援「智方便」，已登记用户可使用各项无缝的发单和缴款服务，例如收取和即时清缴电子帐单。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。

本署接受以缴费灵、网上银行缴费服务、转数快、主要信用卡和电子支票/电子本票的电子方式缴付差饷及地租。所有征收通知书均印有转数快二维码，缴纳人可使用任何支援转数快的流动银行应用程式或电子钱包快捷缴款。缴纳人亦可利用从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。

Enhanced Billing and Electronic Payment Options

A new version of the Quarterly Demand for Rates and/or Government Rent was introduced in the January to March 2025 quarter to tie in with the implementation of the progressive rating system for domestic tenements. It has been simplified to display clearer billing information and show the amount of progressive rates charged for applicable cases. An online calculator is also available at the Department's website for the public to estimate their rates and Government rent payable. Besides, the eRVD Bill Service supports "iAM Smart" and allows registered subscribers to enjoy various seamless billing and payment services such as receiving electronic demands and settling them instantly. Payers with multiple properties can also settle their demands in one single transaction at the eRVD Bill Service, and easily manage their consolidated accounts.

We accept e-payment of rates and Government rent using PPS, internet banking payment service, FPS, major credit cards and e-Cheque/e-Cashier's Order. FPS payment code is available on all demands for prompt payment using any supporting mobile banking applications or e-wallets. Payers can also obtain a "payment QR code" from our online Account Enquiry services for making payment at post offices and convenience stores.



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分间单位租务管制

本署于 2025 年 3 月展开新一轮宣传教育工作，以提高公众对租务管制主要罪行及刑罚的认知。为鼓励市民尽快向本署举报涉嫌违规个案，除透过电话热线、电邮、传真、邮寄或亲身到访的渠道之外，本署亦提供两份简单表格，分别供租客查询租赁通知书（表格 AR3）和供租客作出投诉（表格 AR4）。

在分析租赁通知书（表格 AR2）所申报的分间单位租金资料后，本署每月发布分间单位的租金中位数，供市民参考。本署已提供规管周期中次期租赁的要约（表格 AR1）及网上「次期租赁租金计算机」，方便相关分间单位业主和租客履行自身的法律责任，并计算法例所准许的次期租赁租金最高款额。我们亦陆续按照首期租赁届满的时间，分批发信给相关分间单位业主和租客，旨在协助他们了解各自的法定责任和权利。请浏览 www.rvd.gov.hk/sc/tenancy_matters/second_term_tenancy.html 了解更多详情，包括「一图看清」、小册子及教学短片等。

Tenancy Control of Subdivided Units

In March 2025, the Department launched a new round of publicity and education work to enhance public awareness about the key offences and penalties under the tenancy control regime. To encourage the public to report suspected contraventions to the Department promptly, the Department provides two simple forms, one for Tenant's Enquiry about Notice of Tenancy (Form AR3) and the other for Tenant to Lodge a Complaint (Form AR4), in addition to the channels through telephone hotline, by email, fax, post, or in person.

Upon analysis of the subdivided unit (SDU) rental information reported in the Notice of Tenancy (Form AR2), we publish the median rents of SDUs on a monthly basis for reference by the public. To facilitate the relevant SDU landlords and tenants in discharging their legal obligations and calculating the maximum amount of rent for the second term tenancy as permitted by law, the Department has provided the Offer for Second Term Tenancy of a Regulated Cycle (Form AR1) and the online "Second Term Tenancy Rent Calculator". We have also been issuing letters to the relevant SDU landlords and tenants in batches, according to first term tenancy expiry dates to assist them in understanding their respective statutory obligations and rights. More details, including a concise guide, brochures and tutorial videos, etc. are available at www.rvd.gov.hk/en/tenancy_matters/second_term_tenancy.html.