

LESSON NOTES

Upper Intermediate S1 #5 What Kind of Hong Kong Apartment Would You Like?

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TRADITIONAL CHINESE

1. A: 我嘅租約下個月到期，我打算換個地方住。你有冇朋友有屋出租啊？
2. B: 你對間屋有乜要求先？
3. A: 最好喺市中心，交通方便，近地鐵站。間屋唔使好大，四百呎，兩房一廳就差唔多啦。
4. B: 你可以接受咩價位啊？我表哥嘅朋友有間可能啱你要求嘅屋要放。
5. A: 唐樓定洋樓先？
6. B: 洋樓嚟㗎。喺二十六樓。不過唔平㗎。
7. A: 你明㗎啦，價錢梗係越低越好。不過如果地段唔錯，風景又幾好嘅話，貴少少都可以接受嘅。
8. B: 咁我聽日打個電話俾佢，約好時間帶你去睇樓。

JYUTPING

1. A: ngo5 ge3 zou1 joek3 haa6 go3 jyut6 dou3 kei4, ngo5 daa2 syun3 wun6 go3 dei6 fong1 zyu6. nei5 jau5 mou5 pang4 jau5 jau5 uk1 ceot1 zou1 aa3?
2. B: nei5 deoi3 gaan1 uk1 jau5 mat1 jiu1 kau4 sin1?

CONT'D OVER

3. A: zeoi3 hou2 hai2 si2 zung1 sam1, gaau1 tung1 fong1 bin6, kan5 dei6 tit3 zaam6, gaan1 uk1 m4 sai2 hou2 daai6, sei3 baak3 cek3, loeng5 fong2 jat1 teng1 zau6 caa1 m4 do1 laa6.
4. B: nei5 ho2 ji5 zip3 sau6 me1 gaa3 wai6 aa3? ngo5 biu2 go1 ge3 pang4 jau5 jau5 gaan1 ho2 nang4 aam1 nei5 jiu3 kau4 ge3 uk1 jiu3 fong3.
5. A: tong4 lau2 ding6 joeng4 lau2 sin1?
6. B: joeng4 lau2 lei4 gaa3. hai2 ji6 sap6 luk6 lau2. bat1 gwo3 m4 peng4 wo3.
7. A: nei5 ming4 gaa3 laa1, gaa3 cin4 gang2 hai6 jyut6 dai1 jyut6 hou2. bat1 gwo3 jyu4 gwo2 dei6 dyun6 m4 co3, fung1 ging2 jau6 gei2 hou2 ge3 waa2, gwai3 siu2 siu2 dou1 ho2 ji5 zip3 sau6 ge2.
8. B: gam2 ngo5 ting1 jat6 daa2 go3 din6 waa2 bei2 keoi5, joek3 hou2 si4 gaan33 daai3 nei5 heoi3 tai2 lau2.

ENGLISH

1. A: The lease on my apartment will expire next month. I'm thinking about moving. Do you have any friends with an apartment to rent?
2. B: Do you have any needs regarding the apartment?
3. A: It would be the best if it's in downtown and easily accessible, and near the subway station. It doesn't have to be big, maybe 400 square feet; two rooms and one living room.

CONT'D OVER

4. B: How much can you afford? My cousin has a friend with a place that might work.
5. A: Does it have an elevator?
6. B: Yes, it's on the 26th floor, but it will cost you.
7. A: Well, you know the cheaper the better. But if it's in a good location and has a view, well that's worth a little extra.
8. B: Then I'll call him tomorrow and make an appointment for you seeing the place.

VOCABULARY

Traditional	Romanization	English	Class
地產經紀	dei6 caan2 ging1 gei2	real estate manager	noun
死約	sei2 joek3	inflexible lease	noun
租約	zou1 joek3	lease	noun
生約	saang1 joek3	flexible lease	noun
交通	gaau1 tung1	transportation	noun
唐樓	tong4 lau2	walk-up apartment	noun
洋樓	joeng4 lau2	apartment with an elevator	noun
海景	hoi2 ging2	ocean view	noun
地段	dei6 dyun6	location	noun
風景	fung1 ging2	scenery	noun

SAMPLE SENTENCES

<p>地產經紀話呢度要七千蚊一個月。 <i>dei6 caan2 ging1 gei2 waa6 ni1 dou6 jiu3 cat1 cin1 man1 jat1 go3 jyut6</i></p> <p>The real estate manager says this is 7000 HK dollars per month.</p>	<p>死約滿咗之後就可以隨時搬走。 <i>sei2 joek3 mun5 zo2 zi1 hau6 zau6 ho2 ji5 ceoi4 si4 bun1 zau2</i></p> <p>After the first year of your lease you can move anytime.</p>
<p>香港租約一般係兩年。 <i>hoeng1 gong2 zou1 joek3 jat1 bun1 hai6 loeng5 nin4</i></p> <p>Hong Kong rental leases are two years on average.</p>	<p>死約同生約都係各一年。 <i>sei2 joek3 tung4 saang1 joek3 dou1 hai6 gok3 jat1 nin4</i></p> <p>Both flexible and inflexible leases last for one year.</p>
<p>交通方便嘅話住遠啲都冇所謂。 <i>gaau1 tung1 fong1 bin6 ge3 waa2 zyu6 jyun5 di1 dou1 mou5 so2 wai6</i></p> <p>It doesn't matter if you live too far if the transportation is convenient.</p>	<p>你想住得平，就搵唐樓。 <i>nei5 soeng2 zyu6 dak1 peng4, zau6 wan2 tong4 lau2</i></p> <p>If you want to save money, then choose a walk-up apartment.</p>
<p>洋樓會貴啲，但係安全好多。 <i>joeng4 lau2 wui5 gwai3 di1, daan6 hai6 on1 cyun4 hou2 do1</i></p> <p>An apartment with an elevator costs more but is much safer too.</p>	<p>我想要租間有海景嘅屋。 <i>ngo5 soeng2 zo1 gaan1 jau5 hoi2 ging2 ge2 uk1</i></p> <p>I want an apartment with an ocean view.</p>
<p>繁華地段就梗係搶手嘅啦。 <i>faan4 waa4 dei6 dyun6 zau6 gang2 hai6 coeng2 sau2 gaa3 laa1</i></p> <p>Downtown apartments are very popular.</p>	<p>上太平山頂睇風景非常賞心悅目。 <i>soeng5 tai3 ping4 saan1 deng2 tai2 fung1 ging2 fei1 soeng4 soeng2 sam1 jyut6 muk6</i></p> <p>The scenery from the mountain top is pleasing to the eyes.</p>

GRAMMAR

The Focus of this Lesson is 先

Do you have any expectation of the apartment?

"你對間屋有乜要求先。"

Our grammar point is about the usage of this character 先 *sin1* ("first") at the end of sentences. We've run into this before in simple sentences. For example, 你走先 *nei5 zau2 sin1* ("You go first") or 我食先 *ngo5 sik6 sin1* ("I will eat first"). In our dialogue in this lesson, we run into this being used in questions, 你對間屋有乜要求先 *nei5 deoi3 gaan1 uk1 jau5 mat1 jiu1 kau4 sin1* ("Ok, but let's talk about what your requirements are.") The second usage is the other speaker, 唐樓定洋樓先 *tong4 lau2 ding6 joeng4 lau2 sin1* ("Ok, let's talk about if it has an elevator"). Moving on, the important part is to know the meaning of 先, which is "we have to get this out of the way" or "before we talk about anything else, we need to know this." For instance, 你而家係生約定死約先? *nei5 ji4 gaa1 hai6 saang1 joek3 ding6 sei2 joek3 sin1* ("First of all, are you in a flexible lease or not?") So if you go and look for an apartment, this is what the real estate agent might ask you, how flexible can you be? Another example, 你買唐樓定洋樓先? *nei5 maai5 tong4 lau2 ding6 joeng4 lau2 sin1* ("First thing first, how do you feel about the elevator?"). The key point is that it's kind of like the usage that we introduced in earlier lessons. The difference is it's all about attitude. If you use this when you are asking a question or making a suggestion, you are taking control of the conversation. That's where we hear in the dialog; it's brushing these other stuff aside and focus on this first.

Sample Sentences:

1. 你走先。
nei5 zau2 sin1
"You go first."
2. 我食先。
ngo5 sik6 sin1
"I will eat first."
3. 你而家係生約定死約先?
nei5 ji4 gaa1 hai6 saang1 joek3 ding6 sei2 joek3 sin1
"First of all, are you in a flexible lease or not?"
4. 你買唐樓定洋樓先?
nei5 maai5 tong4 lau2 ding6 joeng4 lau2 sin1
"First thing first, how do you feel about the elevator?"

CULTURAL INSIGHT

Rental Prices in Hong Kong

The cost of rent in Hong Kong in a relatively central area would be somewhere around HKD30,000 per month for an one-bedroom apartment. Head towards the more popular areas on Hong Kong Island (like Soho or Central) and accommodation goes up by 20-30% to HKD 36000-HK 40000. If you are looking to save money, head for Kowloon. Here you will find accommodation at a fraction of the cost and with far greater space. New Territories will also give you more space and facilities for your money. This is a popular choice by expat families. Fully serviced condominiums are plentiful here but the trade-off is the commute. Hong Kong is very well serviced transport-wise so you're never that isolated.