

Higher Diploma in

**SURVEYING**

&

**PROPERTY  
MANAGEMENT**

測量及物業管理  
高級文憑

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2024-25



# Higher Diploma in **SURVEYING & PROPERTY MANAGEMENT**

*“Join the Profession of Surveying and Property Management”*

## 測量及物業管理高級文憑

**Application Code 報名編號**

**HPDFS-SPM** Diploma in Foundation Studies + Years 1 & 2  
基礎專上教育文憑 + 一年級及二年級

**HDSPM** Years 1 & 2  
一年級及二年級

The real estate industry is not only the cornerstone of Hong Kong's economy, but also closely associated with the daily life of the public. With the boost in demand for property development, an increasing number of practitioners are joining this rapidly expanding industry to meet the needs of the market. The uplifting professional standards of the industry highlight the importance of a relevant academic qualification for students to start career development in the real estate field, as well as to pursue further studies.

房地產是香港經濟發展的基石，與民眾的生活更是息息相關。社會的急速發展亦構成了對房屋建設的龐大需求，以致從事測量、物業及房地產管理的人才渴求日益增長。隨着行業專業水準的不斷提升，同學需要獲取相關學歷以幫助他們投身房地產專業，或繼續升學。



## PROGRAMME AIMS AND FEATURES

### 課程目標及特點

This programme is designed to equip students with comprehensive knowledge and practical skills in the surveying (majoring in general practice, property and facility management surveying) and property management, to prepare them for immediate employment, as well as for pursuing professional studies with the view to gaining professional qualifications. Students are also exposed to broad-based inter-disciplinary studies in the context of surveying and property management, enabling them to choose a specialist field based on their strengths and interests.

Through job placements in property related organisations, students are able to gain exposure in the industry and prepare for a career in the sector. Students have placement opportunities to practise in several reputable companies in the relevant fields.

本課程為有志投身測量及物業管理專業的同學提供全面的專業訓練，課程內容涵蓋層面廣泛，包括測量(主修產業測量、物業設施管理測量)及物業管理兩大專業範疇。畢業生可按自己的興趣，選擇於測量或物業管理專業發展，並繼續進修以考取相關專業資格。

同學可到相關機構實習，擴闊視野，累積實際工作經驗，為加入測量及物業管理專業作好準備。現時本課程學生正獲一些相關領域並具規模的機構提供實習機會。

## PROGRESSION PATHS

### 升學前景

Overall Progression Rate in 2023: **82%#**  
2023年總升學率：

Among those who chose further studies, admitted to local degree programmes **100%#**  
當中升讀本地學士學位課程比率：

#### UGC-funded Universities

Graduates are eligible to apply for admission to Bachelor's degree programmes in Housing-related or Surveying-related disciplines offered by local or overseas universities. The list below shows the degree offers that our graduates / students received in the past\*:

#### 教資會資助大學

畢業生可升讀由本地大學或海外大學開辦的房屋管理、測量學或相關的學士學位課程。以下為本課程畢業生/學生曾獲取錄的學位課程\*：

##### The University of Hong Kong

BSc Surveying

##### The Chinese University of Hong Kong

BSSc Global Studies

##### City University of Hong Kong

BA Chinese and History  
BEng Materials Science and Engineering  
BSocSc Environmental Policy  
BSocSc Public Policy and Politics

##### The Hong Kong Polytechnic University

BSc (Hons) Environmental and Occupational Safety and Health  
BSc (Hons) Land Surveying and Geo-Informatics  
BSc (Hons) Property Management  
BSc (Hons) Surveying

*\*The above list is not exhaustive and only shows some of the examples.*

以上列表只提供部分升學例子以作參考。

*\*Source: 2023 Graduate Survey*

資料來源：2023畢業生升學調查



## PROFESSIONAL RECOGNITION

### 專業資格

This programme has been approved by the following professional body:

- The Royal Institution of Chartered Surveyors (RICS) approves that graduates are deemed to have satisfied RICS academic requirements for qualification and be admitted to the institution's Assessment of Technical Competence.

修畢本課程可獲不同的專業團體認可：

- 畢業生符合申請成為英國皇家特許測量師學會 (RICS) 技術級別會員的學術要求。

## CAREER PROSPECTS

### 就業前景

Graduates can take up junior management or supervisory positions in property management and real estate administration, such as property officer, leasing officer, sales executive or customer service officer in shopping centres.

Graduates can also engage in technical grade positions in the surveying profession, such as assistant valuer or surveying officer.

畢業生可任職物業管理及房地產管理的初級管理職位，例如：物業主任、租務主任、營銷主任或購物中心顧客服務主任等。

畢業生亦可擔任測量專業技術級別的職位，例如：助理物業估價師、測量主任等。



# PROGRAMME STRUCTURE

## 課程結構

### Higher Diploma Year 1

#### 高級文憑一年級

- Introduction to Academic English 學術英語入門
- English for Academic Purposes I 學術英語 (一)
- Elementary Statistics 基礎統計學
- Information Technology Fundamentals 資訊科技概論
- Real Estate Development Process 房地產發展
- Property Management Practices 物業管理實務
- Land and Real Estate Economics 土地及房地產經濟
- General Principles of Law 基本法律原則
- Housing Studies: Concepts, Framework and Policy  
房屋研究：概念、架構及政策
- Introduction to Facility Management 設施管理導論

<sup>§</sup> Non-Chinese speaking students or students who have not received sufficient training in the Chinese language may apply for exemption from the Chinese course(s), and alternative courses may be assigned.

### Higher Diploma Year 2

#### 高級文憑二年級

- English for Academic Purposes II 學術英語 (二)
- English for Business 商用英語
- Practical Chinese<sup>§</sup> 實用中文<sup>§</sup>
- Intra- and Interpersonal Competencies / Summer Placement  
內省及人際才能 / 暑期實習
- Building Technology and Maintenance 建築技術及屋宇保養
- Property Laws in Practice 應用物業法律
- Property Valuation 物業估價
- Planning and Development 發展規劃
- Project Management for Surveying Profession 測量專業項目管理
- Housing Finance and Accounting 房屋財政及會計
- Building Contract Administration 建築合約管理

如學生母語並非華語，或未達校方認可的中文水平，可申請免修中文科目，校方會指派其他科目代替。

## STUDENT SHARING

### 學生分享



#### Kenneth Lau 劉智揚

Admitted to BSc (Hons) Surveying,  
The Hong Kong Polytechnic University  
(Senior year entry)

升讀香港理工大學地產及建設測量學(榮譽)理學士  
(高年級入學)

「房地產管理是一個關於物業管理的課程，給予我很多物業管理的專業知識，例如基本的樓宇結構概念和實用的法律知識等。書院的學習生活和上課模式跟大學很相似，讓我學到如何去整合資料和適應大學的考試方式。若文憑試的成績未如理想都不用太擔心，只要用心去做，升讀大學絕對不是夢。」



#### Chan Ka Ki 陳家麒

Admitted to Bachelor of Science (Honours) in Property  
Management, The Hong Kong Polytechnic University  
(Senior year entry)

升讀香港理工大學物業管理學(榮譽)理學士學位  
(高年級入學)

Other degree offer received :

- Bachelor of Social Sciences in Public Policy and Politics,  
City University of Hong Kong (Senior year entry)

其他獲取錄的學位課程：

- 香港城市大學社會科學學士(公共政策與政治)(高年級入學)



#### Fong Hon Ting 方瀚霆

Admitted to Bachelor of Science (Honours) in Surveying,  
The Hong Kong Polytechnic University (Senior year entry)

升讀香港理工大學地產及建設測量學(榮譽)理學士學位  
(高年級入學)

Other degree offer received :

- Bachelor of Social Sciences in Public Policy and Politics,  
City University of Hong Kong (Senior year entry)

其他獲取錄的學位課程：

- 香港城市大學社會科學學士(公共政策與政治)(高年級入學)



#### Tam Chun Ho 譚雋灝

Admitted to BSc (Hons) Geomatics,  
The Hong Kong Polytechnic University

升讀香港理工大學測繪及地理資訊學(榮譽)理學士

Other degree offer received :

- BSSc Global Studies, The Chinese University  
of Hong Kong (2-year programme)

其他獲取錄的學位課程：

- 香港中文大學全球研究社會科學學士(兩年制課程)

「課程包含了關於房屋事務的專業知識，由任職業界的專業人士擔任講師，具豐富經驗之餘，亦樂意分享工作點滴。另外，我有機會到香港房屋協會實習兩個月，把課堂所學實踐於工作中。」



### Athena Chu 朱穎妍

Admitted to BSc (Hons) Surveying,  
The Hong Kong Polytechnic University  
(Senior year entry)  
升讀香港理工大學地產及建設測量學(榮譽)理學士  
(高年級入學)

Other degree offer received :  
• BSocSc (Hons) Public Policy and Politics,  
(Housing and Urban Studies Stream),  
City University of Hong Kong (Senior year entry)

其他獲取錄的學位課程：

- 香港城市大學社會科學學士 - 公共政策與政治(房屋及都市研究)(高年級入學)

「在書院的幾年光陰，可說是獲益良多。透過參觀不同的建築物，使我親身了解到物業管理所面對的困難和挑戰。另外，課程所涵蓋的範圍全面，有助學生在畢業後投身物業管理行業，把知識回饋社會。」



### Kitty Tang 鄧婉婷

Admitted to BSSc Global Studies, The Chinese University of  
Hong Kong (2-year programme)  
升讀香港中文大學全球研究社會科學學士(兩年制課程)

「書院的學生發展資源中心舉辦不少工作坊、輔導及升學活動，令我的校園生活更充實，也認識不少新朋友，擁有很多難忘的回憶。」



### Christine Fong 方可兒

Admitted to BSc (Hons) Property Management,  
The Hong Kong Polytechnic University (Senior year entry)  
升讀香港理工大學物業管理學(榮譽)理學士(高年級入學)

Other degree offer received :  
• BSocSc (Hons) Public Policy, Management, and Politics,  
City University of Hong Kong (Senior year entry)

其他獲取錄的學位課程：

- 香港城市大學公共政策、管理與政治(榮譽)社會科學學士(高年級入學)

「入讀前對房地產管理的認識只屬皮毛，兩年間卻從多元化的學習模式，進一步了解行業運作的理論與知識。衷心感謝書院講師在學業及事業規劃上，給予我的幫助和意見。」



### Cheng Ho Chun 鄭皓駿

Admitted to BSc (Hons) Property Management,  
The Hong Kong Polytechnic University  
(Senior year entry)  
升讀香港理工大學物業管理學(榮譽)理學士學位(高年級入學)

「文憑試後，我考慮到課程的實用性及行業的人才需求而選擇修讀這項課程。導師們於業界擁有豐富經驗，讓我了解到行業正邁向專業化，因此持續進修有利事業發展。另外，書院提供優質的學習環境及豐富資源為同學解決學業上的困難，使我能夠專注學業，向升學目標前進。」

## MINIMUM ENTRY REQUIREMENTS

### 最低入學資格

#### 2-year Higher Diploma Programme

##### 兩年制高級文憑課程

- Obtain Level 2 or above in 5 subjects\*<sup>9</sup> including English Language and Chinese Language<sup>8</sup> in the HKDSE Examination; OR 香港中學文憑考試其中五科\*<sup>9</sup>(包括英國語文及中國語文\*)考獲第二級或以上成績；或
- Hold a recognised Diploma in Foundation Studies Programme; OR 完成基礎專上教育文憑課程；或
- Hold a Diploma Yi Jin / Diploma of Applied Education; OR 完成毅進文憑課程 / 應用教育文憑課程；或
- Equivalent qualifications will be considered by the College. 書院亦會考慮同等學歷之申請。

Applicants whose HKDSE results do not meet the entry requirements of the 2-year Higher Diploma programme should apply for admission to the Diploma in Foundation Studies (DFS).

如申請人的香港中學文憑考試成績未能符合兩年制高級文憑課程入學資格，可申請入讀基礎專上教育文憑課程。

#### Diploma in Foundation Studies Programme

##### 基礎專上教育文憑課程

- Obtain Level 1 or above in English Language and Chinese Language<sup>8</sup> in the HKDSE Examination, AND at least 6 points<sup>+</sup> in the best 5 subjects\*<sup>9</sup>; OR 香港中學文憑考試英國語文及中國語文\*考獲第一級或以上成績；及考獲最佳成績的五科\*<sup>9</sup>最少達六分<sup>+</sup>或以上；或
- Equivalent qualifications will be considered by the College. 書院亦會考慮同等學歷之申請。

#### Mature Students

##### 成人學生

- Applicants who do not possess the above academic qualifications, but are aged 21 or above and with relevant work experience will be considered by the College 申請人如未能符合最低入學資格，但年滿二十一歲並具相關工作經驗，書院亦會考慮其申請。

\* Applicants are allowed to use not more than 2 Applied Learning (ApL) subjects in the application. The recognition of the ApL subjects is as follows: "Attained with Distinction (II)" is deemed equivalent to Level 4 or above; "Attained with Distinction (I)" is deemed equivalent to Level 3; and "Attained" is deemed equivalent to Level 2 in the HKDSE Examination.

可包括不多於兩科應用學習科目：

- 「達標並表現優異 (II)」相等於香港中學文憑考試第四級或以上的成績；
- 「達標並表現優異 (I)」相等於香港中學文憑考試第三級；及
- 「達標」相等於香港中學文憑考試第二級。

<sup>8</sup> ApL Chinese (for non-Chinese speaking students) would be accepted as an alternative Chinese Language qualification.

非華語學生申請入學時，如只有「應用學習中文」成績，亦獲書院接納。

<sup>9</sup> If one of the five HKDSE subjects is Citizenship and Social Development, the requirement will be "Attained" for the subject.

如該五科的其中一科為「公民與社會發展」，其要求則是在該科取得「達標」成績。

<sup>+</sup> If the candidate has attempted less than 5 subjects but obtained 6 points or above, the application will still be considered.

如申請人報考少於五科，但成績達六分或以上，書院仍會考慮其申請。

<sup>\*</sup> Level 5\*\* = 7 points; Level 5\* = 6 points; Level 5 = 5 points; Level 4 = 4 points; Level 3 = 3 points; Level 2 = 2 points; Level 1 = 1 point.

第五級\*\* = 七分；第五級\* = 六分；第五級 = 五分；第四級 = 四分；第三級 = 三分；第二級 = 兩分；第一級 = 一分。



# TUITION FEE

## 學費

The tuition fees for newly admitted students in the academic year 2024-25 are as follows: 2024-25年度入學新生的學費如下：

Diploma in Foundation Studies 基礎專上教育文憑	Higher Diploma Year 1 高級文憑一年級	Higher Diploma Year 2 高級文憑二年級
港幣 HK\$45,000	港幣 HK\$59,000	港幣 HK\$59,000

All fees will be paid in 2 equal instalments and subject to annual revision. 學費每年將分兩期繳交，書院每年會因應情況調整學費。

## OTHER SCHOLARSHIPS, BURSARIES AND SPONSORSHIPS

### 其他獎學金、助學金及計劃贊助

With the generosity of the Directors of Po Leung Kuk et al, numerous scholarships, bursaries and sponsorships are established as an encouragement to students who have excelled in their studies or made significant contributions in serving fellow students or the community.

為鼓勵同學爭取更佳成績，並積極貢獻社區、服務同學，書院設立多項獎學金、助學金及計劃贊助，蒙各界人士或公司慷慨捐贈，包括：保良局董事會成員、社會賢達，以及其他團體。

## SCHOLARSHIPS FOR NEWLY-ADMITTED STUDENTS

### 新生入學獎學金

The College has established scholarships for applicants with outstanding results in the current HKDSE. The applicant could be awarded the scholarship upon successful admission to the College. Awardees may receive a maximum of a full first-year scholarship.

書院設立新生入學獎學金，給予在應屆香港中學文憑考試中考獲優良成績的申請者。同學若成功入讀由書院開辦之課程，有機會獲頒獎學金。成功被甄選的同學最高可豁免首年學費。

## FINANCIAL ASSISTANCE

### 學費資助



#### Government Grants and Loans:

##### 政府資助：

- Financial Assistance Scheme for Post-secondary Students (FASP)<sup>®</sup>  
專上學生資助計劃<sup>®</sup>
- Non-means-tested Loan Scheme for Post-secondary Students (NLSPS)<sup>®</sup>  
專上學生免入息審查貸款計劃<sup>®</sup>
- Continuing Education Fund (CEF)<sup>#</sup>  
持續進修基金<sup>#</sup>

<sup>®</sup> Not applicable to the Diploma in Foundation Studies (DFS) programme. Students of the Diploma in Foundation Studies programme can apply for financial assistance via the Extended Non-means-tested Loan Scheme.

不適用於基礎專上教育文憑課程。修讀基礎專上教育文憑課程的同學，可申請「擴展的免入息審查貸款計劃」。

<sup>#</sup> Applicant must not have obtained any other publicly-funded financial assistance (such as FASP) for the same course.

申請人必須從未就同一科目在其他公帑資助計劃下獲得任何資助，例如「專上學生資助計劃」。

#### HKU SPACE Po Leung Kuk Stanley Ho Community College 港大保良何鴻燊社區書院

66 Leighton Road, Causeway Bay, Hong Kong

香港銅鑼灣禮頓道 66 號

☎ 3923 7000

☎ 3923 7111

✉ enquiry@hkuspace-plk.hku.hk

🌐 <http://hkuspace-plk.hku.hk>



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(Apr 2024)