

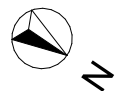


**PROPOSED RESIDENTIAL
DEVELOPMENT ON PLOT
L.R. 209/1866/2 OFF
KINDARUMA ROAD,
NAIROBI COUNTY**

DESIGN PRESENTATION

Date: Tuesday, July 15, 2025

Site Plan



LEGEND

- Apartment Block
- Auxillary Rooms
- Boundary Line

Basement Level Layout Plan



Ground Floor Layout Plan



1st Floor Layout Plan



Typical Residential Floor (2nd, 4th,6th,8th,10th,12th,14th,16th & 18th) Layout Plan



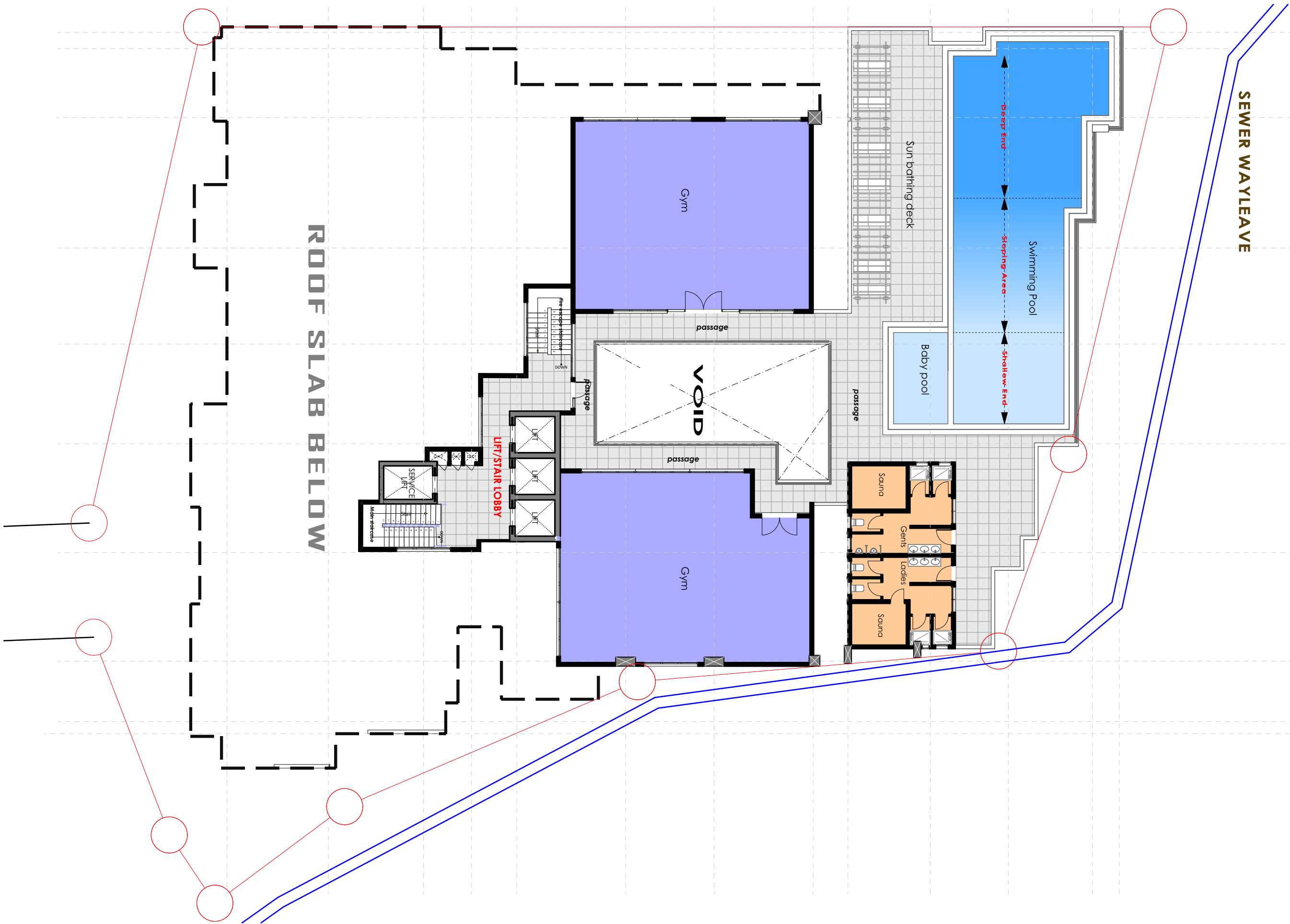
Typical Residential Floor (3rd, 5th,7th,9th,11th,13th,15th,17th &19th) Layout Plan



Roof Level (20th Floor) Layout Plan



Upper Roof Level (21st Floor) Layout Plan



Design: 4 Bedroom + Dsq (Unit A) & 3 Bedroom + Dsq (Unit B) Layout Plans



Fig above: Unit A Layout Plan
Area: 262m²
No. per floor: 1
No. in the development: 18



Fig above: Unit B Layout Plan
Area: 192m²
No. per floor: 1
No. in the development: 18

Design: 4 Bedroom + Dsq Apartment Layout Plans (Unit C)



Fig above: Unit C Layout Plan
Area: 225m²
No. per floor: 1
No. in the development: 18

Design: 5 Bedroom + Dsq Duplex Apartment Layout Plans (Unit D)



Fig above: Lower Level Layout Plan
Area: 179m²
No. per floor: 1
No. in the development: 9

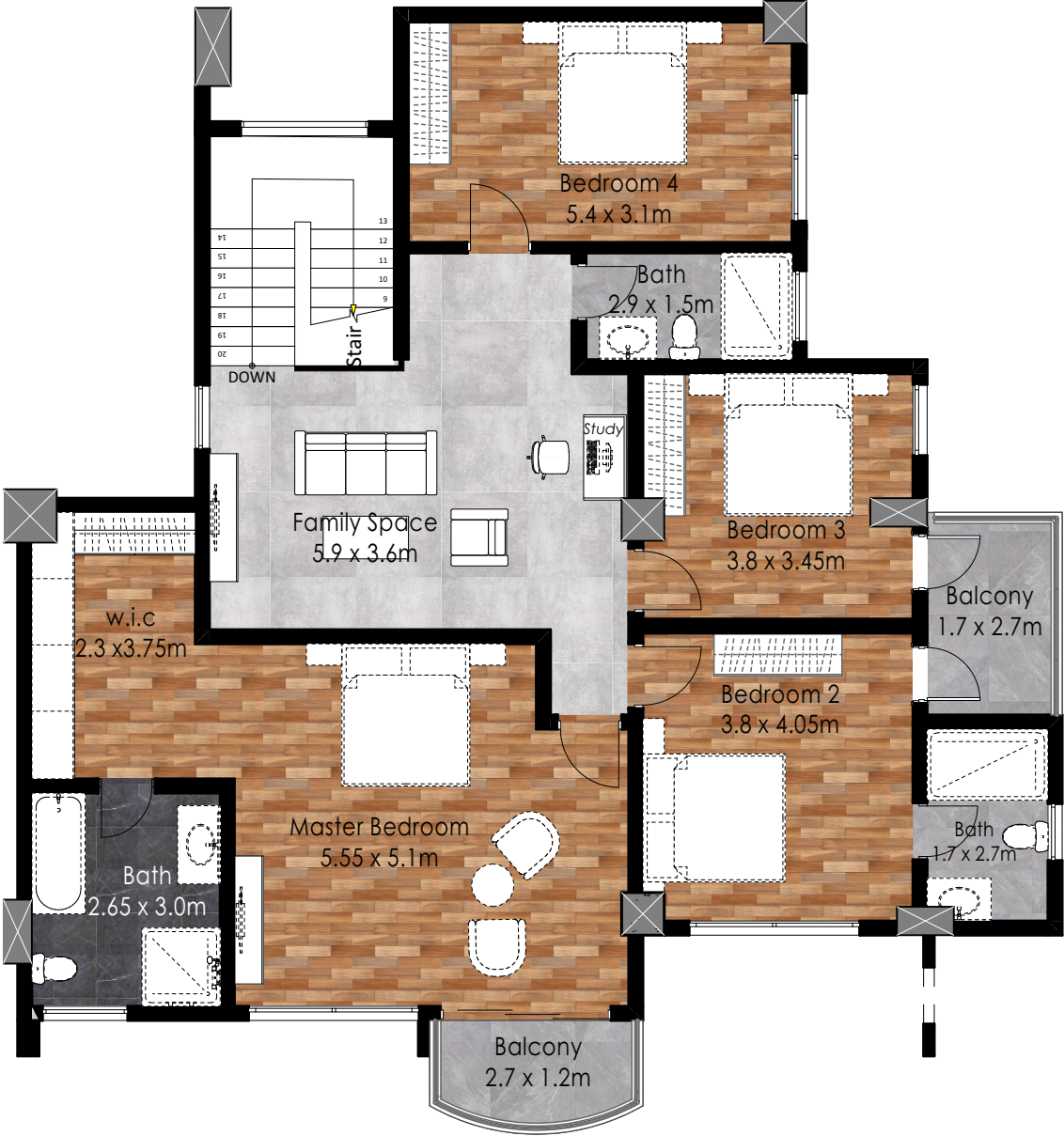


Fig above: Upper Level Layout Plan
Area: 154m²
No. per floor: 1
No. in the development: 9

Design: 3 Bedroom+Dsq(Unit E) & 2 Bedroom+Dsq(Units F & F') Apartment Layout Plans



Fig above: Unit E Layout Plan
Area: 180m2
No. per floor: 1
No. in the development: 18

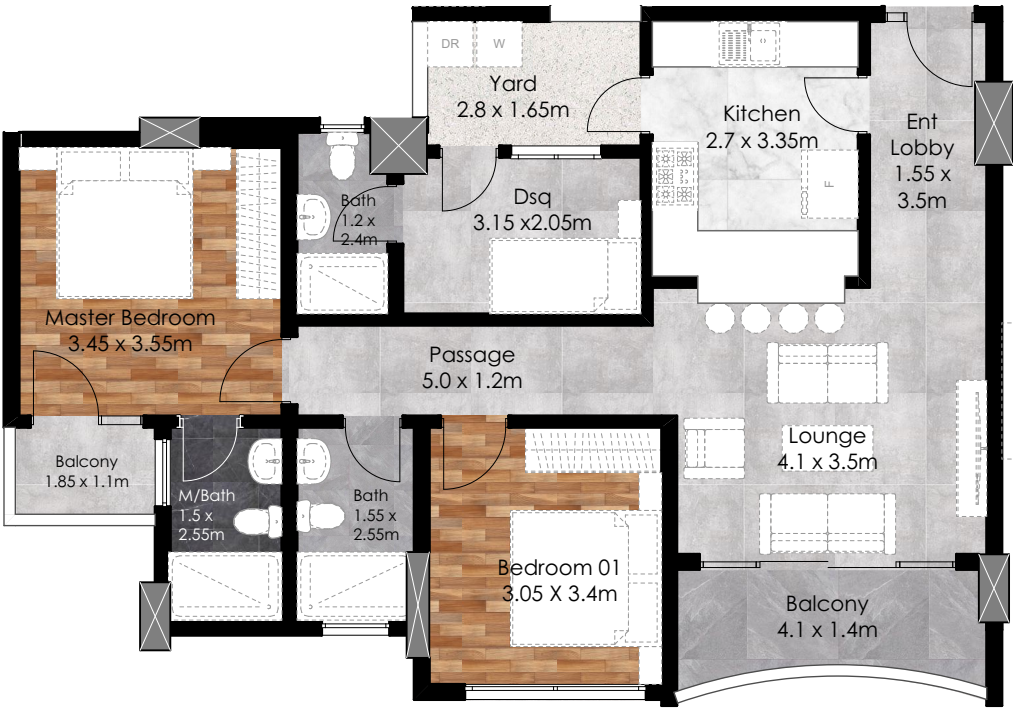


Fig above: Unit F Layout Plan
Area: 103m2
No. per floor: 1
No. in the development: 18

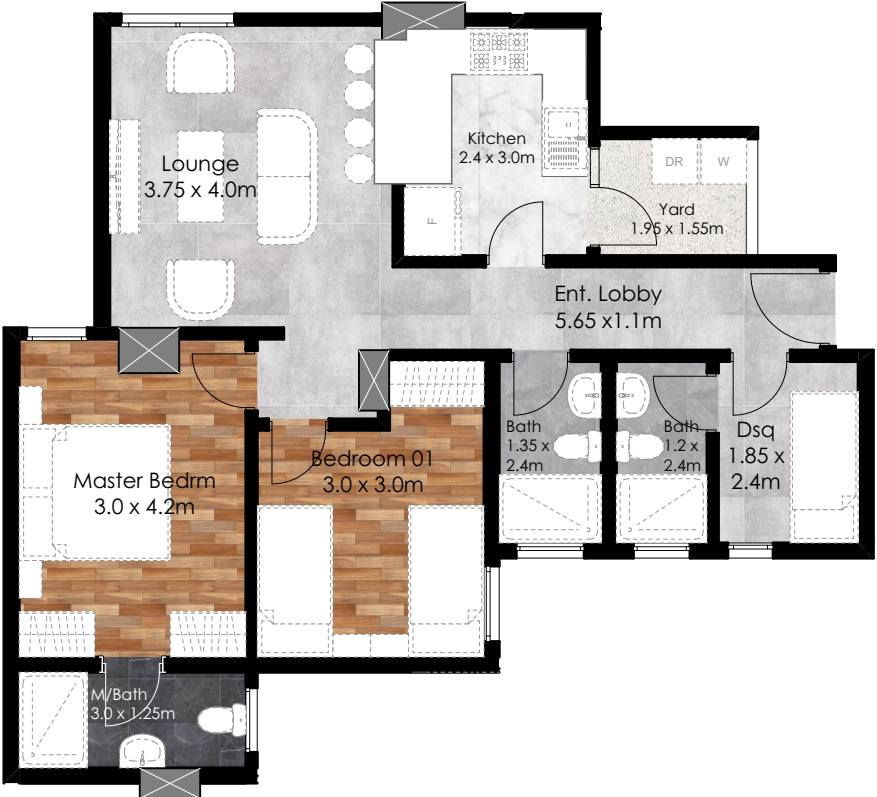


Fig above: Unit F' Layout Plan
Area: 83m2
No. per floor: 1
No. in the development: 18

Design: 2 Bedroom + Dsq Apartment Layout Plans (Unit G & H)

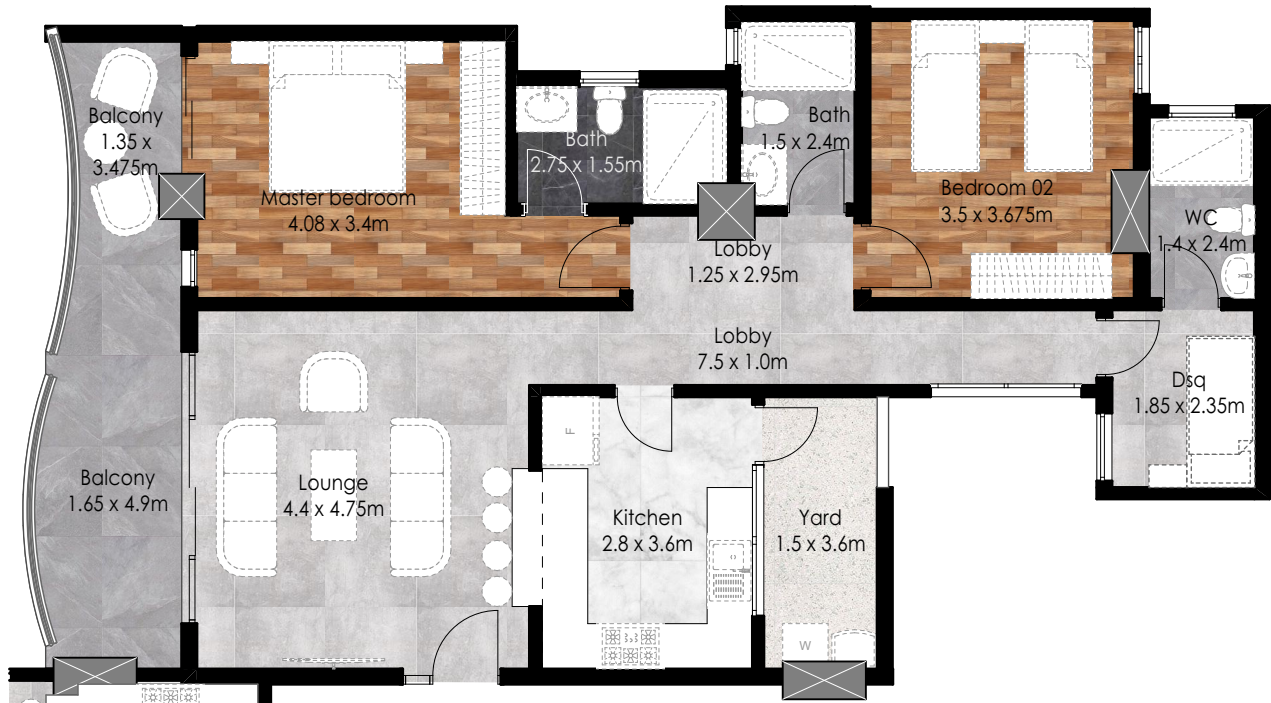


Fig above: Unit G Layout Plan
Area: 120m2
No. per floor: 1
No. in the development: 18

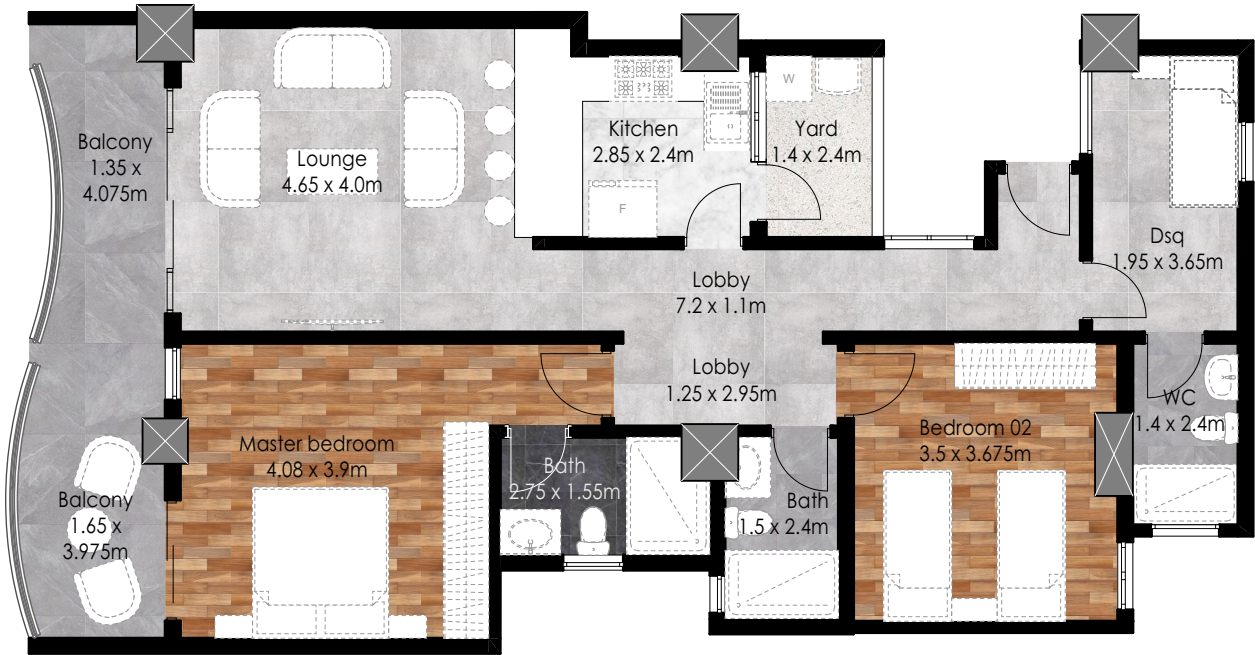


Fig above: Unit H Layout Plan
Area: 120m2
No. per floor: 1
No. in the development: 18

Architectural Visuals



Interior Design Visual: Lounge & Dining



Interior Design Visual: Lounge & Dining



Interior Design Visual: Kitchen



Interior Design Visual: Master Bedroom & Bathroom



Interior Design Visual: Bedroom & Typical Bathroom



Area Summary

RESIDENTIAL DEVELOPMENT ON PLOT L.R. 209/1866/2 OFF KINDARUMA ROAD, NAIROBI COUNTY					
SECTION	SPACES	NO. PER FLOOR	TOTAL NO. OF UNITS	UNIT AREA	PLINTH AREA (sqm)
Typical Residential Floors (2nd-19th)	4 Bedroom + Dsq Apt (Unit A)	1	18	262	4,716
	3 Bedroom + Dsq Apt (Unit B)	1	18	192	3,456
	4 Bedroom + Dsq Apt (Unit C)	1	18	225	4,050
	5 Bedroom + Dsq Duplex Apt (Unit D)	1	9	333	2,997
	3 Bedroom + Dsq Apt (Unit E)	1	18	180	3,240
	2 Bedroom Apt (Unit F)	1	18	103	1,854
	2 Bedroom Apt (Unit F')	1	18	83	1,494
	2 Bedroom + Dsq Apt (Unit G)	1	18	120	2,160
	2 Bedroom + Dsq Apt (Unit H)	1	18	120	2,160
	Common Area	1	9	214	1,926
SUB-Total			162		28,053

*The development is serviced by 1 core consisiting of 4lifts, 2 staircases and several ducts per level

AUXILLARY INFRASTRUCTURE					
1st Floor	Walkway	1	1	66	66
	Parking	49	49	796	796
	Road	1	1	613	613
	Utility Room	1	1	22	22
	Storage Room	1	1	42	42
Ground Floor	Walkway	1	1	97	97
	Parking	49	49	844	844
	Road	1	1	715	715
	Gate House	1	1	13	13
	Management Office/ Waiting Lounge	1	1	38	38
	Utility Room	1	1	22	22
	Switch Room	1	1	10	10
	Refuse Room	1	1	8	8
	Walkway	1	1	77	77
	Parking	69	69	760	760
Basement Level 01	Road	1	1	423	423
	Utility Room	1	1	22	22
	Storage Room	1	1	41	41
SUB-Total					4,609

PROPOSED TOTAL BUILDING AREA					32,662
TOTAL SITE AREA					2,540

Area Summary

RESIDENTIAL DEVELOPMENT ON PLOT L.R. 209/1866/2 OFF KINDARUMA ROAD, NAIROBI COUNTY									
LEVELS	A) 4 Bedroom + Dsq Apt (Unit A)	B) 3 Bedroom + Dsq Apt (Unit B)	C) 4 Bedroom + Dsq Apt (Unit C)	D) 5 Bedroom + Dsq Duplex Apt (Unit D)	E) 3 Bedroom + Dsq Apt (Unit E)	F) 2 Bedroom Apt (Unit F)	F') 2 BedroomApt (Unit F)	G) 2 Bedroom + Dsq Apt (Unit G)	H) 2 Bedroom + Dsq Apt (Unit H)
3rd Floor	A03 262sqm	B03 192sqm	C03 225sqm	D03 333sqm	E03 180sqm	F03 103sqm	F03 83sqm	G03 120sqm	H03 120sqm
4th Floor	A04 262sqm	B04 192sqm	C04 225sqm		E04 180sqm	F04 103sqm	F04 83sqm	G04 120sqm	H04 120sqm
5th Floor	A05 262sqm	B05 192sqm	C05 225sqm	D05 333sqm	E05 180sqm	F05 103sqm	F05 83sqm	G05 120sqm	H05 120sqm
6th Floor	A06 262sqm	B06 192sqm	C06 225sqm		E06 180sqm	F06 103sqm	F06 83sqm	G06 120sqm	H06 120sqm
7th Floor	A07 262sqm	B07 192sqm	C07 225sqm	D07 333sqm	E07 180sqm	F07 103sqm	F07 83sqm	G07 120sqm	H07 120sqm
8th Floor	A08 262sqm	B08 192sqm	C08 225sqm		E08 180sqm	F08 103sqm	F08 83sqm	G08 120sqm	H08 120sqm
9th Floor	A09 262sqm	B09 192sqm	C09 225sqm	D09 333sqm	E09 180sqm	F09 103sqm	F09 83sqm	G09 120sqm	H09 120sqm
10th Floor	A10 262sqm	B10 192sqm	C10 225sqm		E10 180sqm	F10 103sqm	F10 83sqm	G10 120sqm	H10 120sqm
11th Floor	A11 262sqm	B11 192sqm	C11 225sqm	D11 333sqm	E11 180sqm	F11 103sqm	F11 83sqm	G11 120sqm	H11 120sqm
12th Floor	A12 264sqm	B12 192sqm	C12 225sqm		E12 180sqm	F12 103sqm	F12 83sqm	G12 120sqm	H12 120sqm
13th Floor	A13 262sqm	B13 192sqm	C13 225sqm	D13 333sqm	E13 180sqm	F13 103sqm	F13 83sqm	G13 120sqm	H13 120sqm
14th Floor	A14 262sqm	B14 192sqm	C14 225sqm		E14 180sqm	F14 103sqm	F14 83sqm	G14 120sqm	H14 120sqm
15th Floor	A15 262sqm	B15 192sqm	C15 225sqm	D15 333sqm	E15 180sqm	F15 103sqm	F15 83sqm	G15 120sqm	H15 120sqm
16th Floor	A16 262sqm	B16 192sqm	C16 225sqm		E16 180sqm	F16 103sqm	F16 83sqm	G16 120sqm	H16 120sqm
17th Floor	A17 262sqm	B17 192sqm	C17 225sqm	D17 333sqm	E17 180sqm	F17 103sqm	F17 83sqm	G17 120sqm	H17 120sqm
18th Floor	A18 262sqm	B18 192sqm	C18 225sqm		E18 180sqm	F18 103sqm	F18 83sqm	G18 120sqm	H18 120sqm
17th Floor	A19 262sqm	B19 192sqm	C19 225sqm	D19 333sqm	E19 180sqm	F19 103sqm	F19 83sqm	G19 120sqm	H19 120sqm
18th Floor	A20 262sqm	B20 192sqm	C20 225sqm		E20 180sqm	F20 103sqm	F20 83sqm	G20 120sqm	H20 120sqm

UNIT SUMMARY		
APARTMENT UNIT	AREA(SQM)	NO. OF UNITS
A) 4 Bedroom + Dsq Apartment	262	18
B) 3 Bedroom + Dsq Apartment	192	18
C) 4 Bedroom + Dsq Apartment	225	18
D) 5 Bedroom + Dsq Duplex Apartment	333	9
E) 3 Bedroom + Dsq Apartment	180	18
F) 2 Bedroom Apartment	103	18
F') 2 Bedroom Apartment	83	18
G) 2 Bedroom + Dsq Apartment	120	18
H) 2 Bedroom + Dsq Apartment	120	18

TOTAL NO. OF UNITS=
153