

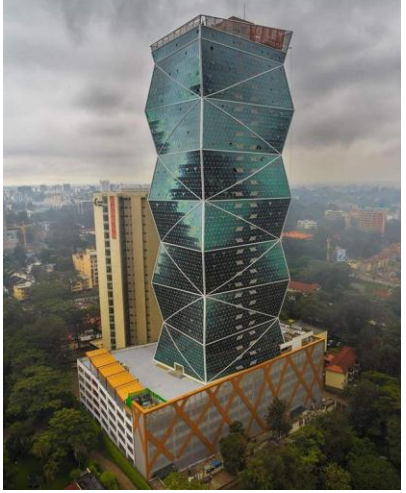


## OFFICES FOR SALE IN NAIROBI - 2018

1		<p><b>WESTLANDS:</b> A commercial development consisting of office and showroom spaces located along Waiyaki Way in the vicinity of Safaricom headquarters, Barclays headquarters, WestEnd Tower, ABC Place. with backup generator, high speed lifts + VIP lifts, café/restaurant &amp; food court provisioning, fire protection system, terrace restaurant/lounge space, provision of an equipped pent-office conference room. Completion: July 2018. <b>We have 2300 sqft</b> Selling Price is <b>Kes. 15,500/sqft+VAT</b>, Parking is <b>Kes. 1.6M+VAT</b></p>
2		<p><b>WESTLANDS:</b> This modern Office Tower offers six floors of commercial and showroom space, these entranced through a grand reception and lobby. Office suites start from 147 Sq meters and benefit from the building's internal environment and recreation facilities, as well as the greater ambiance of Westlands. It has world-class office space with banking facilities on the ground floor and a variety of office users above. The offices are designed to suit a variety of needs entranced that will make a quality first impression for businesses. it indeed emerges as a one-stop solution for its occupants. Sizes available: <b>1,800 sqft, &amp; 2,800 sqft</b> Selling price: <b>Kes. 12,500/sqft+VAT</b></p>
3		<p><b>WESTLANDS:</b> Strategically Located on 3<sup>rd</sup> Parklands Avenue, the office block comprises of 12 floors: 6 Floor Parking, 49 <b>Offices measuring 667 sq ft up to 1593 sq ft</b>, 3 Showrooms on Grnd flr. Amenities: Borehole, 2 Lifts, Electric fencing, Generator all areas. One can buy more than one offices on one floor to have a bigger office space. <b>PRICES:</b> Offices @ <b>Kshs 10,500/sq ft +VAT</b>. Each Parking bay is <b>Kshs 1.2M + VAT</b>.</p>
4		<p><b>NGARA:</b> Located between Ngara and Museum Hill is a development consisting of retail space on Ground and Mezzanine floors, office spaces from 4th to 10 th Floor. There is also double basement parking and 3 fl oors of above ground parking, making a total of 5 floors just dedicated to parking. We are in close proximity to Museum Hill fly over allowing easy access to Uhuru Highway. The development is a stone throw away from the main CBD. <b>PRICES:</b> Each office is <b>Kshs 10,500 per sq ft + VAT</b>. Each parking bay is <b>Kshs 1.2M +VAT</b>. Sizes available range from <b>792 sqft (Kes. 8.3M)</b> to <b>3381 sqft (35.5M)</b></p>

5		<p><b>WESTLANDS:</b> This is an exquisite building, completely transformed for 21st Century located at the heart of westlands. The ultimate in luxury, these breathtaking offices have been designed without compromise and with the utmost attention to detail.</p> <p>Features and Amenities: 6 high speed lifts, 24 Hour Generator, High end Security, Borehole on site. Available size is Ksh. 8,000 sqft</p> <p>Selling Price <b>Kes. 13,000 per sqft</b></p>
6		<p><b>KILIMANI:</b> It is a twelve storey commercial development located near Yaya centre and is among the best architecturally designed building in Nairobi. It is wrapped in glass around a composite steel structure. The building is among the first multi storey steel buildings to fit in the Nairobi skyline. <b>Size: 1400 sqft</b>, @ sh.11,000/sqft</p> <p>Selling Price is <b>Kes.14.3M +VAT</b></p>
7		<p><b>WESTLANDS:</b> Located off 3rd Avenue Parklands.</p> <p><b>Amenities include:</b> Borehole, Generator All area, 2 High Speed lifts, DSTV/ZUKU Connectivity, Intercom System, Ample Parking Spaces 6 floors dedicated to parking. The sizes available are <b>between 740sqft to 3760sqft</b>. One can combine offices in one floor to have a bigger office.</p> <p>The price is <b>Kshs 9500/sqft +VAT</b></p> <p>Each parking is <b>Kshs 1M +VAT</b></p>
8		<p><b>KILIMANI:</b> This office block is strategically located off Ngong road highway, which is easily accessible from the Nairobi Central Business District, Kilimani, Yaya, the Junction and Karen. The parking spaces are on three well aired and lit basement levels and some on the ground floor. The offices have abundant natural lighting and incorporate the following key features: • A spacious Lobby area that is serviced by 2 lifts per block, • Standby generator, • Separate Kitchenette facility for each floor, • Ample water storage including a borehole, • A stone masonry perimeter wall with an electric fence and razor wire topping, • Beautiful Landscapes with tropical flowers and plants, • Top range finishes</p> <p><b>Size are 1200, 2400, 3600 sqft. Whole floor is 21 600 sqft</b></p> <p>Price: <b>Kes. 11,500/sqft + VAT</b></p> <p>Parking slot: Kes.1.5M+VAT</p> <p>Retail: (Ground &amp; 1<sup>st</sup> floors) <b>Kes. 14,500/sqft+VAT</b></p>
9		<p><b>NGONG ROAD:</b> This is a commercial flat IS located off Ngong road near Adams Arcade and facing the tarmac. It comprises of 8 units of 3BR Apartments with high quality finishes which can be used as commercial premises. It is ideal for a hospital, hotel or any other institutions that require its own property with own parking spaces and its clients. It is also ideal for any investor with intention to earn rental income from it. It has a total plinth area of <b>12000 sqft</b>.</p> <p>Monthly income: Kes. 1.3M, (i.e. Kes. 15.6M annually)</p> <p>Selling Price is <b>Kes. 150M o.n.o</b></p>

10		<p><b>MOMBASA ROAD:</b> It is strategically located along Mombasa road Right next to Eka Hotel &amp; Ole Sereni, overlooking the Nairobi National Park, only 5 Km from JKIA. We have retail / office spaces which range in size from approximately <b>500 sq. ft. – 2,000 sqft</b> or bigger if adjacent units are combined.</p> <p><i>Features include:</i> CCTV, backup Generator, 5 High speed lifts, Borehole, Excellent natural light &amp; ventilation.</p> <p>SELLING PRICE: <b>KSH. 9.8M</b> CASH, OR 12.8M installment payment that can be spread over a period of 8 years payable on monthly basis.</p>
11		<p>This corporate business tower stands high in the most well-connected new business district of Nairobi. Architectural landmark with great design flow luxury and landscaped gardens, world-class amenities and trendy lifestyle. The offices are on 28 floors, 5 levels of parking's and 1-level of reception recreational &amp; restaurant with indoor and outdoor sitting, with Swimming pool &amp; Gym, Sauna &amp; Steam, Podium level garden with outdoor sitting area. It also has Fire Alarm System, Emergency lighting system, Jogging Track around the building, CCTV, Public address / music system (PA/BGM), Backup power system, Separate service elevator.</p> <p>Available sizes: <b>4700 – 9500 sqft</b></p> <p>SELLING PRICE IS <b>Kes. 18,000/sqft + VAT</b></p>