





Welcome home

Almond Grove is an all new contemporary designed development envisaged for Kitengela. This exclusive community is set within a high urban growth area along the carpeted Nairobi - Namanga Road. The development is an impressive home investment comprising 58 superbly designed maisonettes stretched across 3 acres. With efficient designs and contemporary aesthetics, the development offers low entry level prices that will guarantee forthcoming capital appreciation.



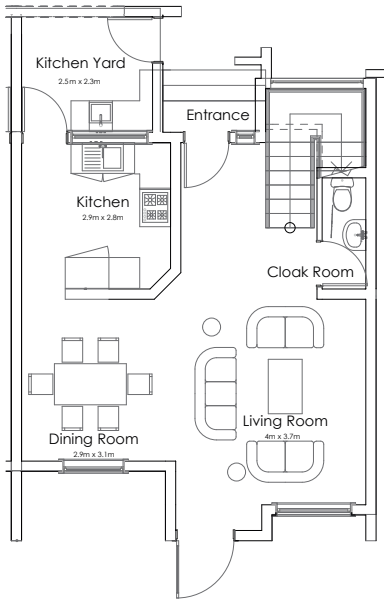
The design concept and style complement the needs of the modern family. The elegant properties offer comfortable environmentally friendly homes at a great price. Each unit measures approximately 1,300sq.ft with 3-bedrooms (master ensuite), a gracious dining and lounge area opening onto a private garden, visitor's cloak room and a well-designed kitchen and utility area.

Amenities

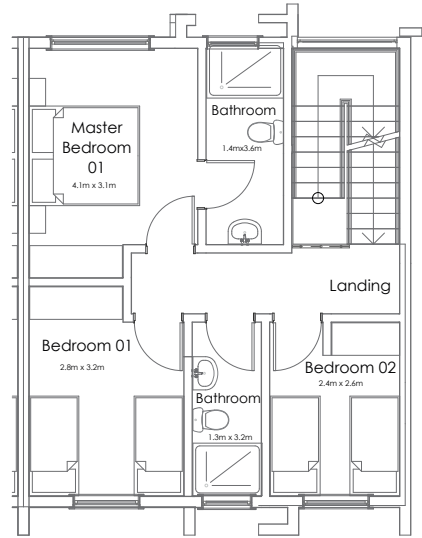
The residence will enjoy services such as borehole water supply, large common entertainment and children's playing areas, street lighting, designated garbage disposal areas, Wi-Fi connectivity, solar water heating and an electric perimeter wall. The Almond Grove location boasts a wealth of recreational facilities due to its close proximity to transportation, malls, schools, universities and hospitals.

Schedule of Finishes

- Combination of natural & painted walls
- Steel casement windows
- Ceramic tiles
- Steel casement main door and hardwood veneered internal doors
- Staircase with mild steel balustrades
- MDF wardrobes
- Kitchen worktops in porcelain tiles
- Curtain rods



GROUND FLOOR PLAN



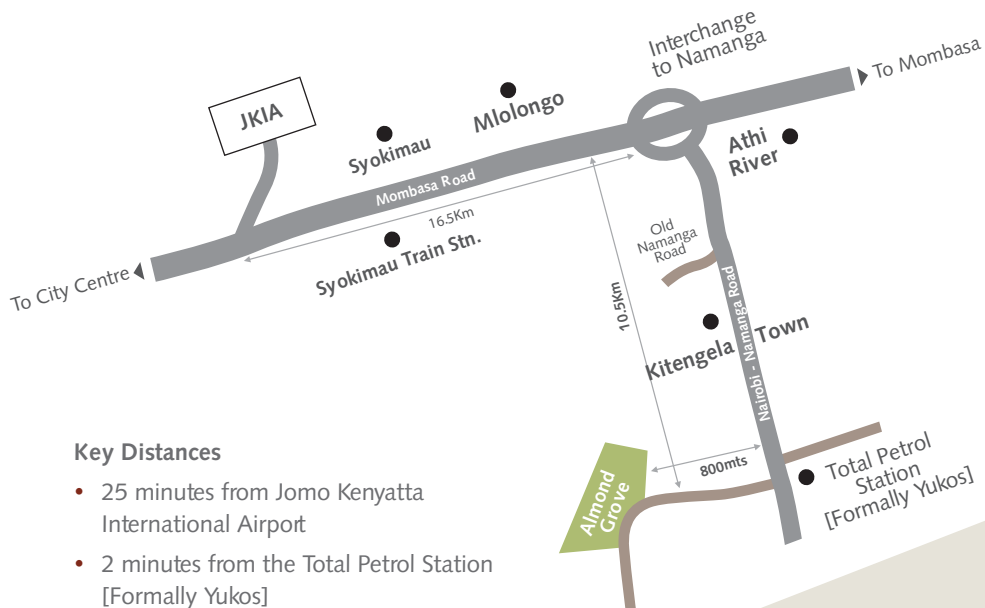
FIRST FLOOR PLAN



Site Plan



...Contemporary
designed development
in Litengela



Key Distances

- 25 minutes from Jomo Kenyatta International Airport
- 2 minutes from the Total Petrol Station [Formerly Yukos]
- 10 minutes from Syokimau Train Station

Developer
Grove Limited

Architects
Lexicon Designs

Project Managers
Limojade Management Limited

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