



urban
greene

INNOVATION BECOMES DARING DESIGN

Urban Greene is a catch. A millennial dream. A one of a kind development on 0.61 acres in one of Nairobi's most happening suburbs, Kileleshwa. Edging the ever-flowing Kischwa River, this trail blazing development offers stunning views of the surrounds and benefits from the gushing sound of the adjacent river.

Urban Greene offers edgy studio apartments, and the regions first combination apartments allowing a two bedroom apartment to work as a one bedroom apartment and studio apartment giving owners the option of a double occupancy use.

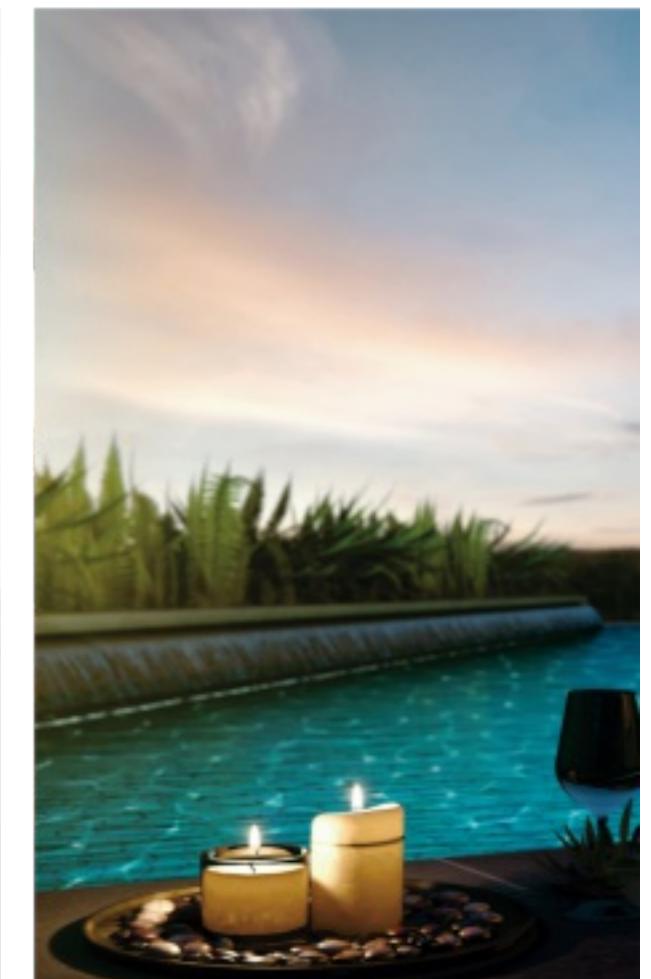
The Urban Greene lifestyle features will give its daring residents an extraordinary living experience with a river front botanical garden, infinity swimming pool, residents lounge and café, mini cinema, panorama roof top terrace and a fully fitted gym.



I WANNA LIVE HERE

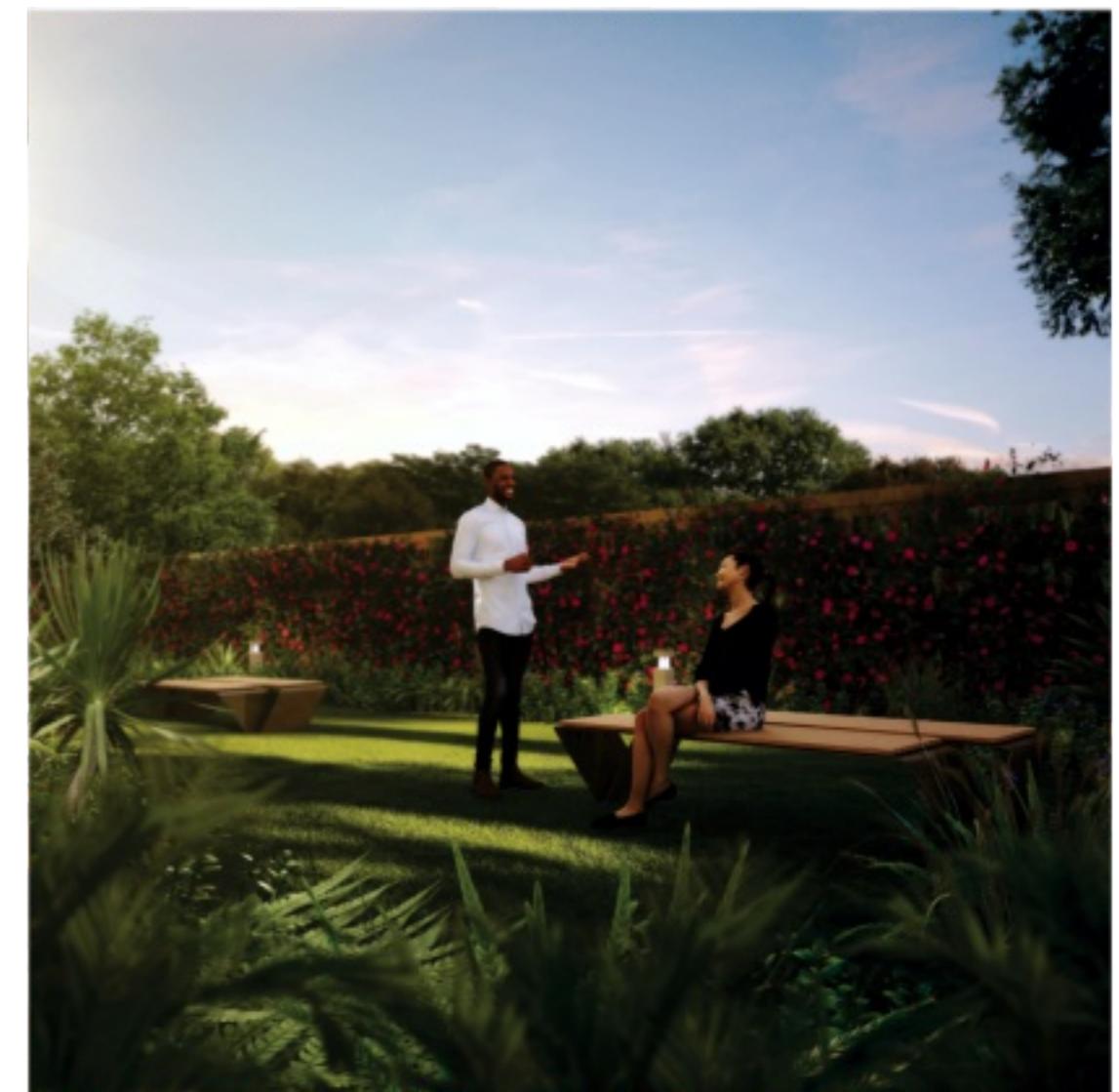
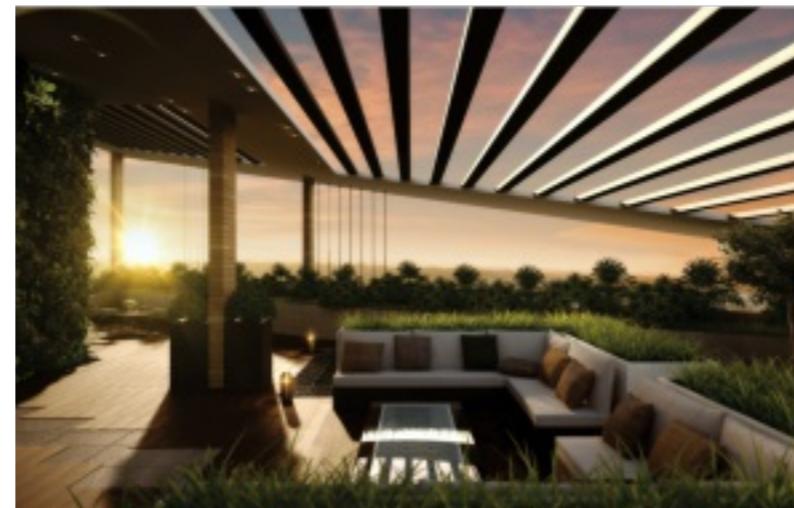
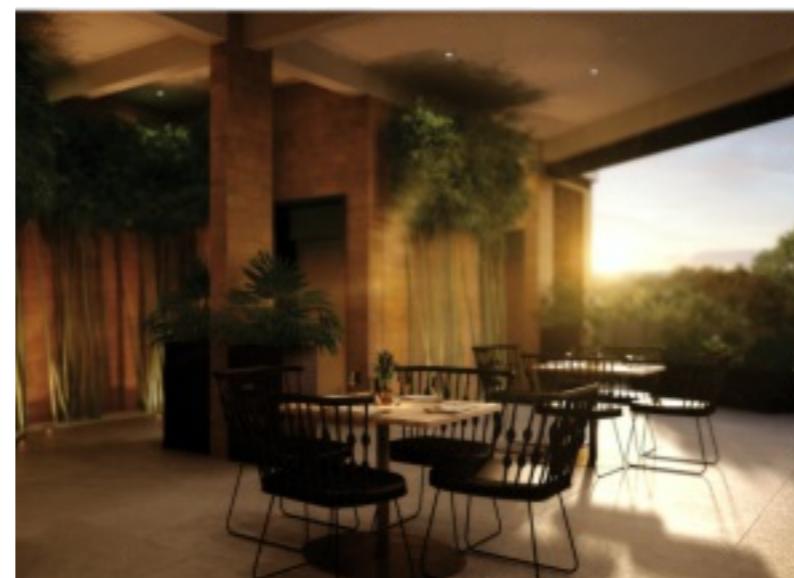
Urban Greene is decked with a vibrant mix of amenities designed to augment a contemporary urban lifestyle:

- Concierge
- Visitors Reception And Lobby
- Residents Lounge
- Outdoor Lap Pool
- Fully Fitted Gym
- Convenience Store
- Mini Cinema
- Botanical Garden
- Panorama Roof Garden
- Urban Café
- Laundry Area



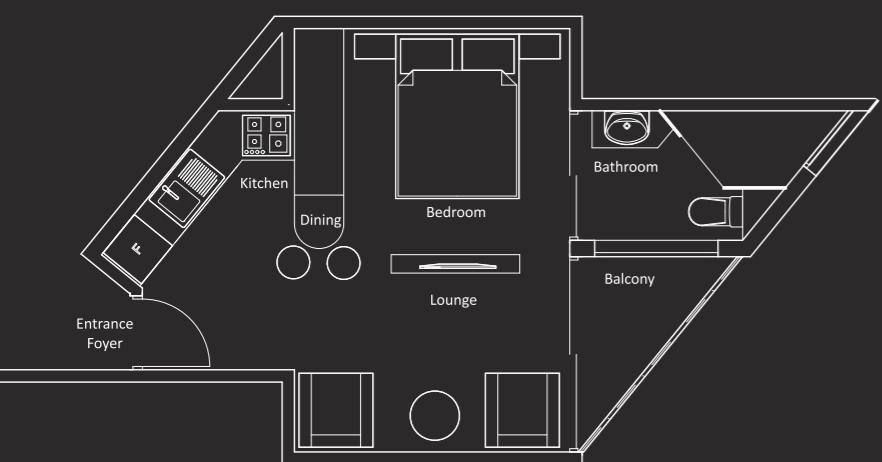
WAIT, THERE'S MORE?

- Four Apartment Lifts
- Satellite TV And Fiber Optic Infrastructure
- Intercom
- Power Back Up For Common Areas
- Borehole
- Water Storage Facilities
- Solar Water Heating System
- Onsite Management Office
- Facilities For Management Staff
- Storage Area
- Garbage Chute
- Secure Parking For Residents And Visitors
- Manned Security At Entrance



THE AUDACIOUS ONE BED STUDIO APARTMENT

An audacious one bedroom studio design creates a distinct experience for the occupant, bringing a true blend of urban functionality and aesthetic glamour. An inset entryway leads to a modern open plan fitted kitchen and bespoke dining area while the lounge enjoys breezy balcony access. The master bedroom features a fitted wardrobe and glass dressed bathroom with modern touches.



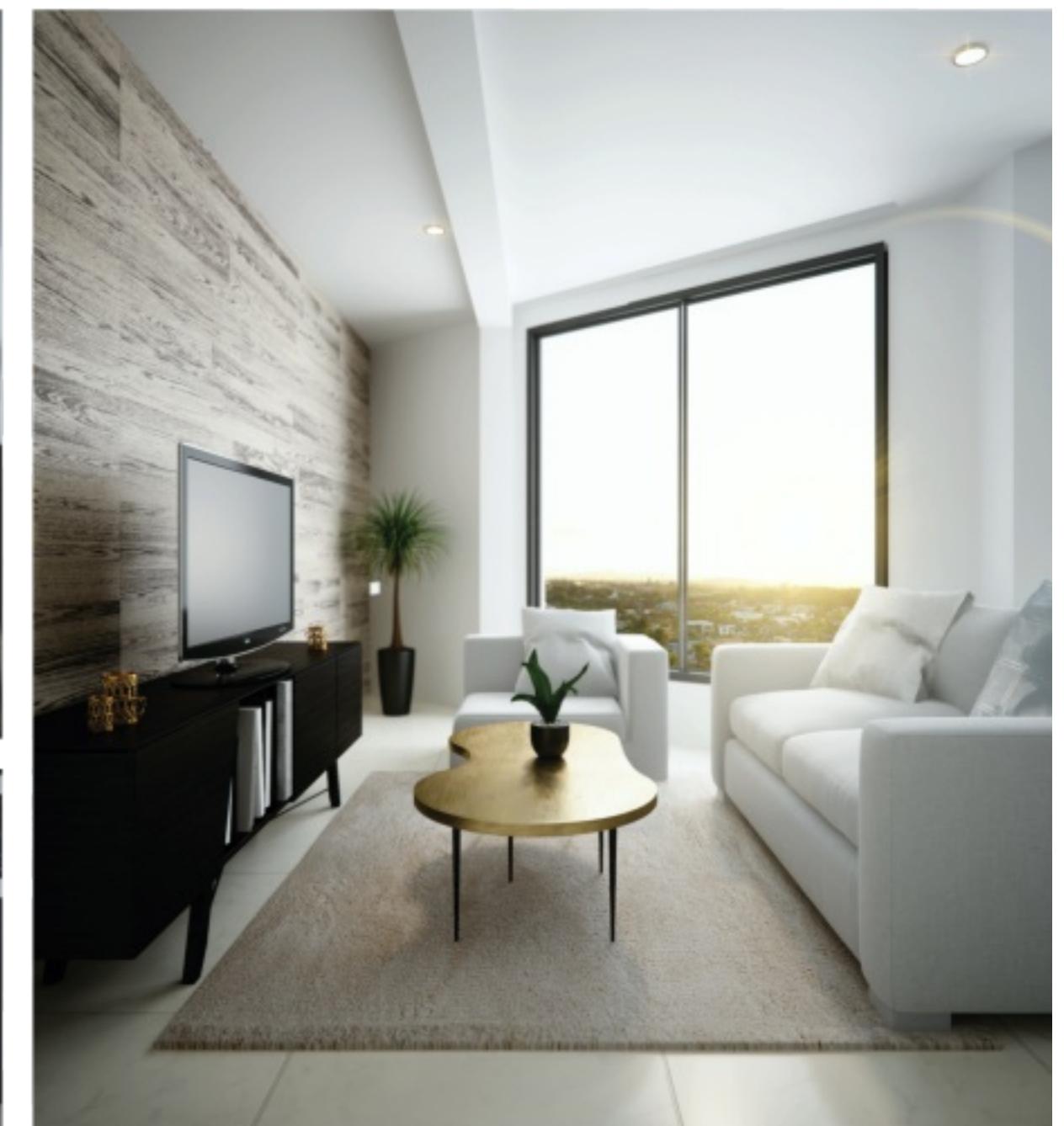
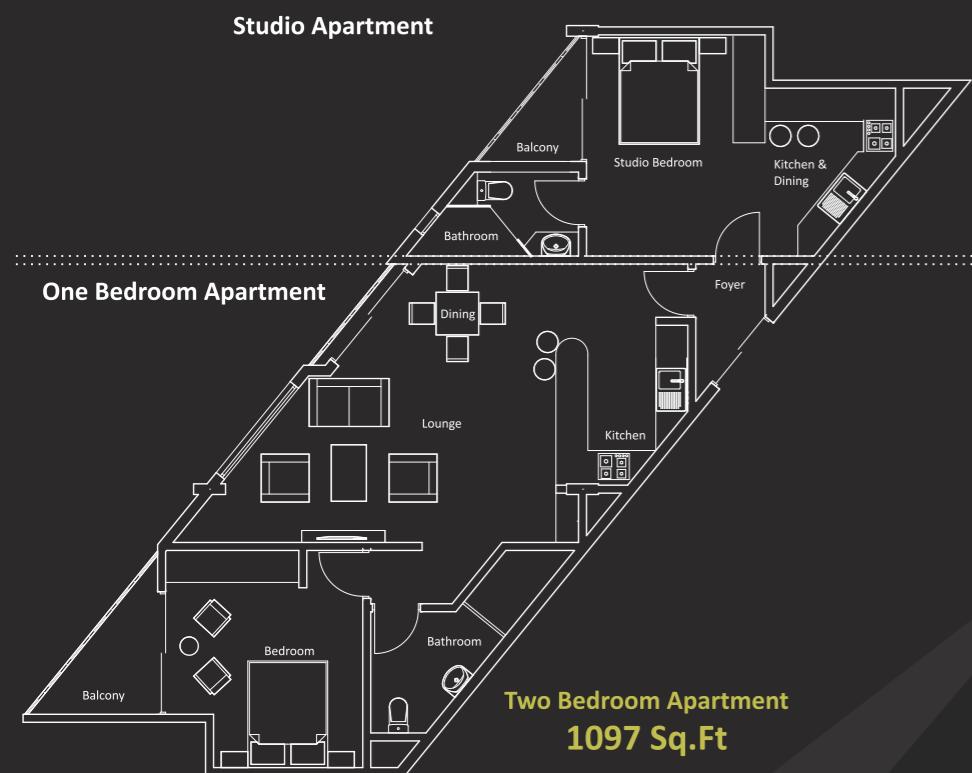
One Bed Studio Apartment
355 Sq.Ft



THE REVOLUTIONARY MODULAR APARTMENT

A real estate first, this flexible apartment allows double occupancy as a one bedroom apartment and studio apartment or doubles up as a two bedroom apartment

A private entry foyer allows separate access to primary apartment and studio annex. The primary apartment features an open plan arrangement of sizeable kitchen with built in breakfast area, lounge and dining. The spacious bedroom is decked with a mini seating area and private balcony. The studio annex boasts a master suite with kitchenette, dining bar, mini lounge and a private balcony.



LOCATED AT THE EPICENTRE OF PRETTY MUCH EVERYTHING

Urban Greene is located on Kirichwa Creek within Kileleshwa off the newly completed dual lane bypass with easy access to the Central Business District, Westlands, shopping facilities, schools and hospitals.

- 2 minute drive from Yaya Centre
- 2 minute drive from Valley Arcade Shopping Centre
- 5 minute drive from Strathmore School
- 5 minute drive from Lavington Mall
- 5 minute drive from Gertrude's Children's Hospital
- 8 minute drive from Westlands
- 10 minute drive from The Nairobi Hospital
- 12 minute drive from Royal Golf and Country Club



INVESTORS, IT DOESN'T GET BETTER THAN THIS

Kileleshwa Market Data

Apartment Size	Average Sales Price	Average Rental
One Bed	KES 9,521,964	KES 52,367
Two Bed	KES 15,404,082	KES 88,574

Published Hass Index 31st December 2016

One Bed Studio Apartment

With limited representation in the market of only 1%, one bedroom apartments are the least supplied in the market with the highest per square meter rental prices. This apartment is likely to achieve rental returns much higher than the market average.

Modular Apartment

This revolutionary apartment offers an investor the rental returns of two apartments with the purchase price of just one. Moreover, the modular nature of the apartment allows the owner to adapt the apartment to market demand and offer the apartment as a 2 bed unit or two 1 bed units.



Developer:
Craal Group Limited

Development Consultants:
HassConsult Limited

Architect:
Cave

Lawyers:
S.O Owino and Associates Advocates

Sole Selling Agent



HassConsult Limited ABC Place Waiyaki Way P.O. Box 14090 - 00800 Nairobi Kenya
T: +254 20 444 6914 M: 0709 479 000, 0709 479 479 E: info@hassconsult.co.ke
www.hassconsult.co.ke

Property Reference No. 2120

HassConsult for themselves and for the vendors of this property whose agents they are, give notice that these particulars do not constitute any part of an offer or a contract nor are these guaranteed to be accurate under any circumstances