





## HOTEL INSPIRED LIVING

Nine Oak sets the new standard in extraordinary, hotel-inspired living, where ownership perks are second to none. Leave your worries behind. Indulge yourself every day in convenience and luxury.

In the hierarchy of the most coveted locations, Nine Oak ranks at the apex. Located on Wood Avenue, which is accessible from Argwings Kodhek Road and Chania Avenue and right next to Adlife Plaza, Nine Oak offers a unique combination of studio, 1 bed and 2 bed apartments spread over a 0.375 acre plot. Nine Oak is replete with a host of amenities such as swimming pool, gym, sauna and restaurant amongst others to create a vibrant blend of quality living and unparalleled luxury.







# WHERE PERFECTION RESIDES

Your luxury apartment awaits. Pamper yourself with high quality furniture, fully equipped kitchen and a home entertainment system in every apartment. Get on with the business of enjoying your life and leave the little details behind.







# ALL INCLUSIVE LUXURY

All residences will have fully fitted interiors finished to hotel furnishing standards. not only providing hassle free living for those opting to live at Nine Oak but also boosting returns for all investor buyers looking to rent out their units.

#### Inclusions:

##### **Living Room**

3-1-1 Sofa Set. TV Unit. 42' TV & DVD Player. Coffee Table. Small Side Coffee Tables. Decorative Sofa Table. Carpet. Dustbin. Flower vases. Pendant Lamp. Curtain Sets. Wall Clock. Wall Artwork. IPTV Receiver and Headset.

##### **Kitchen**

Cooker. Oven & Hood Extractor. Fridge. Microwave. Dishwasher. Washer-Dryer Machine. Water Dispenser. Crockery & Cutlery. Kitchen Linens. Dustbin. Steam Iron & Board.

##### **Bedrooms**

Bed & Night stands. Mattress & Mattress Protectors. Bedroom Linen. Pendant Lamp. Headboard Lamp. Artwork. Safe Box. IP Phone Headset. Dressing Unit Cabinet. Easy Chair. Bedroom Rug. Dustbin. Wifi Router and Bedroom Accessories.

##### **Bathrooms**

Bathroom Linen. Bath Mat. Hair Dryer. Wooden Hangers. Shower Tray. Round Magnifying. dual sided fold-able mirror

##### **Outdoors**

Balcony Chairs & Tables. Flowerpots. Access Control & Security System. Main Door Key Card System & All Accessories. Room Numerator Signage with LED Light

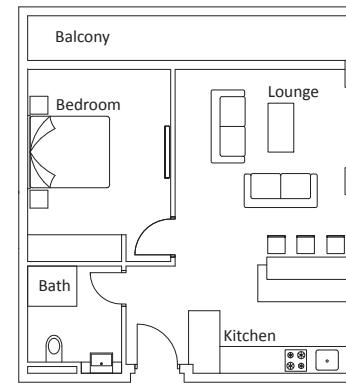


## RIVETING DESIGN DETAILS



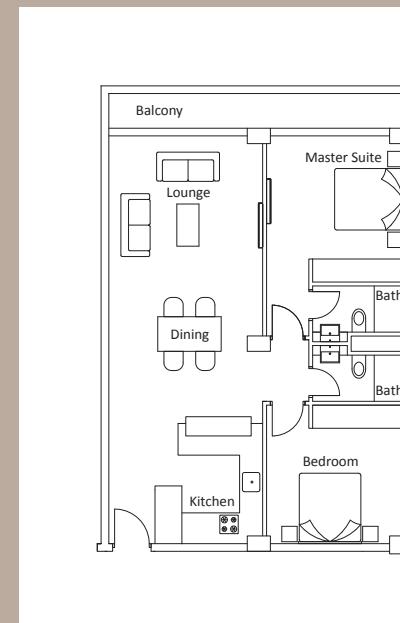
**Studio Apartment**  
**372 sq.ft**

- Expansive kitchen cum lounge and dining
- Ample storage and closet space
- Large windows to maximize flow of natural light
- Private balcony sweeping the radius of the entire apartment



**1 Bedroom Apartment**  
**619 sq.ft**

- Recessed entrance
- Entrance lobby
- Open concept kitchen, dining area and lounge
- Large windows to maximize flow of natural light
- Private balcony sweeping the radius of the entire apartment
- Bedroom with ample closet space
- Access to balcony from lounge and bedroom



**2 Bedroom Apartment**  
**971 sq.ft**

- Entered into open concept kitchen, dining area and lounge
- Large windows to maximize flow of natural light
- Private balcony sweeping the radius of the entire apartment
- Two bedrooms with ample closet space and large windows
- Access to balcony from lounge and master bedroom





# SURRENDER TO OPULENCE

Residents have full access to an unprecedented range of hotel services designed to exceed the most demanding expectations, and a staff dedicated to doing the impossible. Nine Oak presents an intricate mix of modern-day luxuries that are set to emanate elegance and invigorate your senses.

- Swimming Pool
- Resident's Lounge
- Fully Equipped Gym
- Sauna and Steam Rooms
- Restaurant café
- Landscaped Gardens
- Conference Room
- Roof Terrace
- On-site Management Office
- Power Backup For Entire Development
- Borehole Water Supply
- Laundry Facilities
- Water Storage Facilities
- Visitors Reception and Lobby
- Concierge
- Car Wash Facility In Parking
- Valet Parking
- Intercom
- Satellite TV and Fiber Optic Infrastructure
- Access Control Facility
- CCTV Surveillance
- Centralized Solar Hot Water
- Electric Fencing
- Secure Parking for Residents and Visitors
- Facilities for Management Staff







# SOARING WITH POTENTIAL

Furnished apartments can provide up to double the returns of regular apartments on the market. In this cosmopolitan location with multiple access to a network of roads. Wood Avenue positions itself at the heart of this prolific suburb. Its proximity to the City Centre as well as ongoing road upgrades mean that developments in this area will witness strong growth and sustained demand. Nine Oak has all the garnishes to prologue luxury living at the heart of this key development area.



# FASHIONABLY ON TIME

Hotel living strategically located in the heart of Kilimani on Wood Avenue. Whether for a business meeting or a glamorous party in town you will always be there fashionably on time.

- Next door to Adlife Plaza Shopping Mall
- 1 minute drive from Yaya Centre
- 2 minute drive from The French School
- 3 minute drive from Prestige Plaza
- 7 minute drive from Nairobi Hospital
- 7 minute drive from Daystar University
- 10 minute drive from University of Nairobi

## The Team

### Developer

Miftah Holdings Limited

### Architect

Bowman Associates

### Lawyers

Namasaka and Kariuki Advocates

### Development Consultants &

Sole Selling Agents



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