



CURATED

KITISURU

KIRAWA ROAD

Junior One Bed 35 sqm / One Bed 55 sqm

PRE-LAUNCH BROCHURE



A NEW ADDRESS

the art of

CURATED KITISURU LIVING

A refined compact residential
address taking shape along Kirawa
Road, Kitisuru.

Pre-launch release

PROJECT INTRODUCTION

CURATED KITISURU

Curated is developing its first residential project along Kirawa Road in Kitisuru. The launch is intentionally focused: efficient Junior One Bed homes at 35 sqm and larger One Bed homes at 55 sqm.

Sales terms are now clear: Junior One Bed homes are KES 3,000,000, One Bed homes are KES 4,500,000, and cash buyers save 20%. Final amenities, renders, timelines, and consultant details remain subject to approval.

UNIT FOCUS

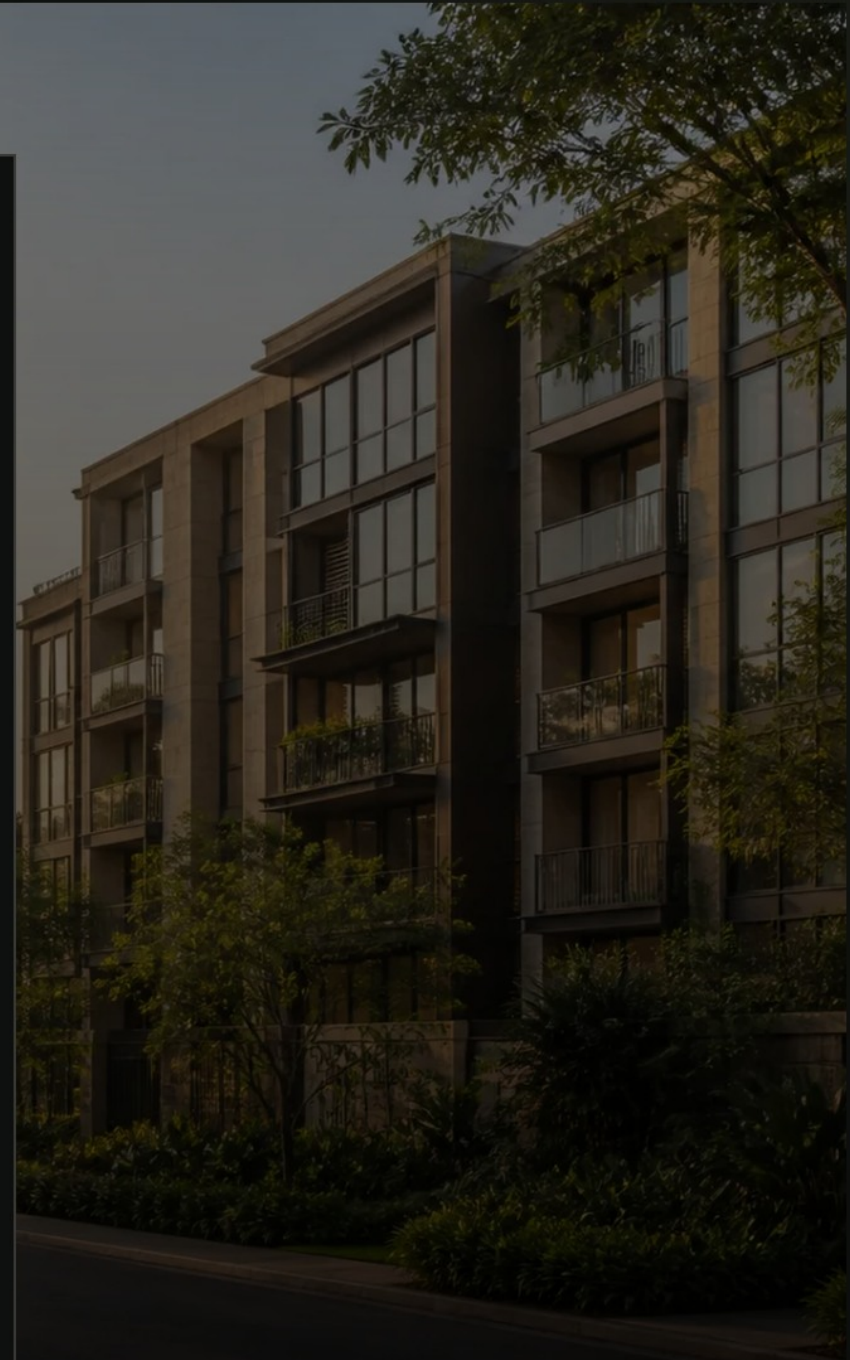
35 sqm / 55 sqm

A clear compact-living offer for early buyer education.

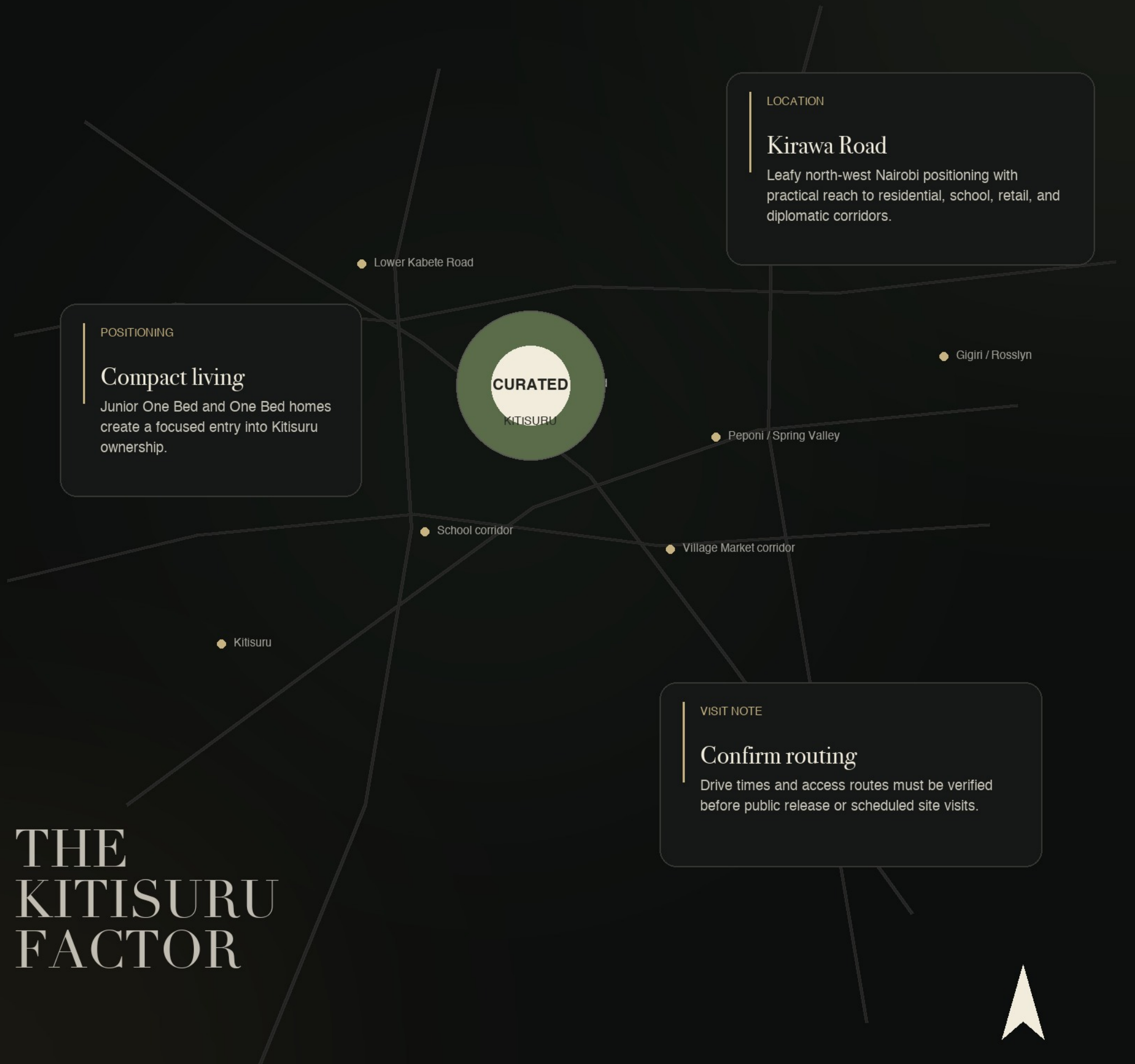
KNOWN FACT

Kirawa Road

Kitisuru location confirmed for the project positioning.



THE KITISURU FACTOR



ADDRESS

LEAFY KITISURU

The project is positioned for buyers who want a quieter Kitisuru setting without losing connection to everyday routes. The brochure should later be enriched with verified landmarks, drive-time checks, and local photography.

Green setting

Route-led

Low-density feel

RESIDENCES

Two efficient formats, one focused address. The unit mix is easy for buyers to understand and simple for the sales team to present.

01

Junior One Bed

Efficient entry-point living for first-time buyers, investors, and residents who want a compact Kitisuru address.

35 sqm

KES 3.0M

Cash: KES 2.4M

Brochure request

Site visit

02

One Bed

A larger one-bedroom option for stronger liveability, flexibility, and owner-occupier comfort.

55 sqm

KES 4.5M

Cash: KES 3.6M

Brochure request

Site visit

JUNIOR ONE BED

35 sqm

Efficient city-base living

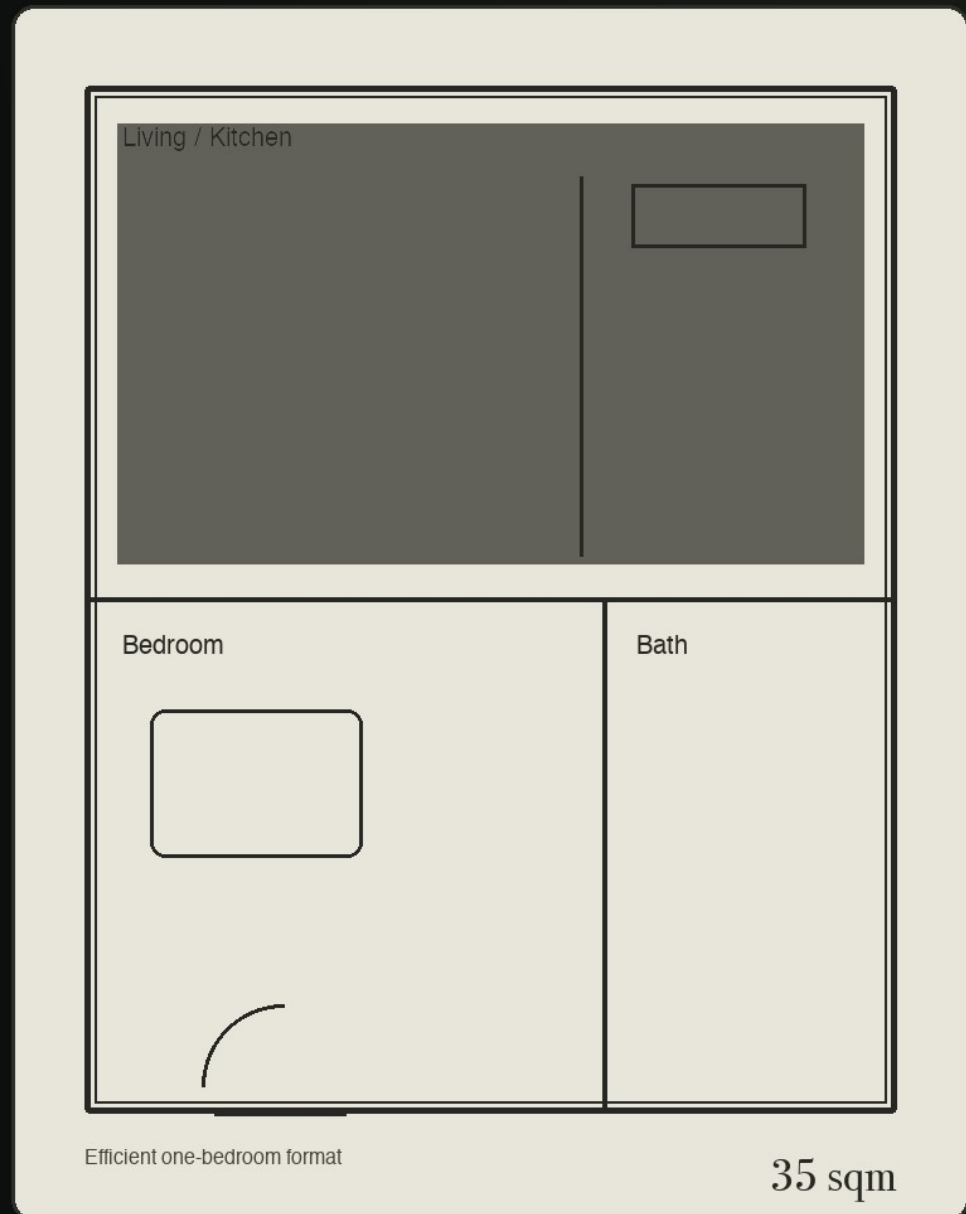
A compact one-bedroom format for buyers who value efficiency, privacy, and a clear Kitisuru entry point.

Private bedroom
separated rest zone

Open living
compact lounge and kitchen

Smart footprint
entry-level ownership

Approved details
to be inserted at launch



ONE BED

55 sqm

Larger everyday comfort

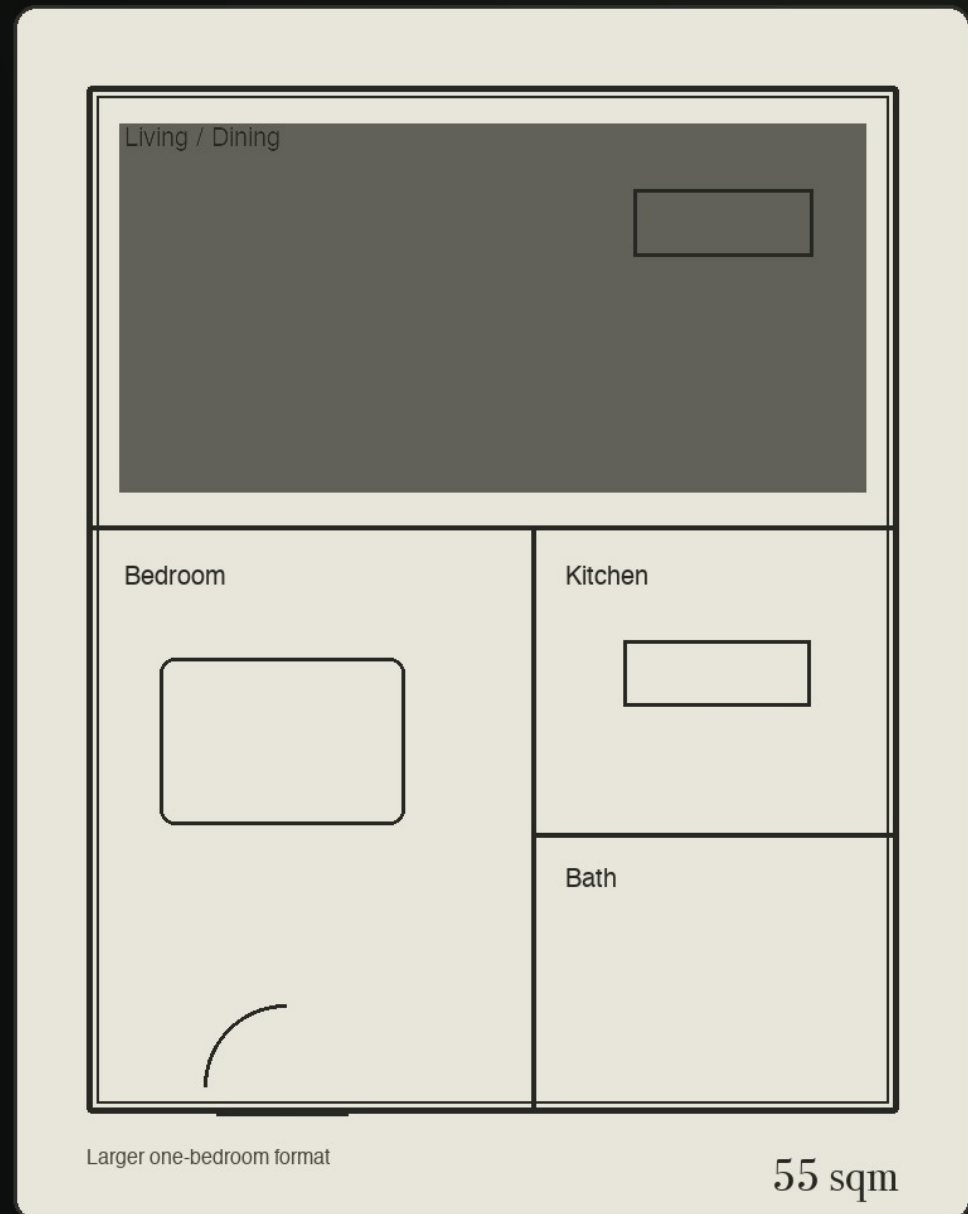
A more generous one-bedroom format for buyers who want added living area, better storage, and longer-term flexibility.

More living area
stronger daily comfort

Separate kitchen zone
better use of space

Storage potential
longer-term flexibility

Approved details
to be inserted at launch



INDICATIVE PLAN

SITE PLANNING

Directional planning sheet only. Replace with approved architectural drawings before public release.

KITISURU DIRECTIONAL PLANNING SHEET

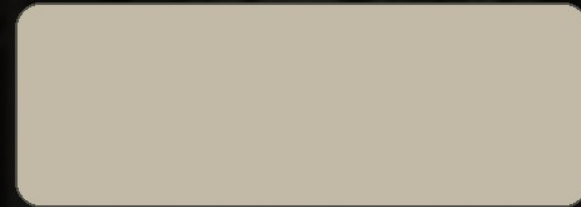


DESIGN DIRECTION

QUIET REFINEMENT

The final finish palette is pending release. The current direction should feel calm, warm, efficient, and appropriate for compact Kitisuru living.

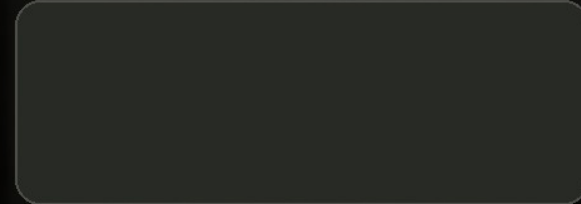
Replace these swatches with approved material references once the specification schedule is ready.



01 Stone



02 Sage



03 Charcoal



04 Warm metal

BUILDING FEATURES

A launch-ready feature framework. Final specifications should be inserted after project approval so the brochure remains polished and compliant.



Security

Access control and CCTV details to be confirmed.



Parking

Parking allocation and visitor provision pending release.



Lifts

Lift provision to be confirmed in the final schedule.



Power

Backup power assumptions pending consultant approval.



Water

Storage, pressure, and supply details pending release.



Connectivity

Fiber readiness and service routing to be confirmed.

BUILDING

ARRIVAL EXPERIENCE

The arrival experience should be defined around a calm threshold: clear access, safe parking movement, practical security, and a residential sense of privacy. Final gate, lobby, parking, and services details should be inserted from the approved specification schedule.

Access

Parking

Security

SALES MATERIALS

REQUEST PACK

A clean document library helps every enquiry move from interest to decision without using unapproved claims.

01

Brochure

Current release

02

Price list

KES 3.0M / 4.5M

03

Floor plans

Approval pending

04

Payment plan

50K / 20% / 18 mo

05

Location guide

Verify routing

06

Factsheet

Launch copy

REQUEST DOCUMENTS

BUYER PATHWAYS

Different buyers need different proof. Curated now leads with clear pricing, a defined payment path, and the lifestyle value of a thoughtfully managed future address.

01

Owner-occupier

Compare liveability, storage, privacy, and long-term use.

02

Investor

Review KES 3.0M / 4.5M entry points, the 18-month payment path, and rental comparables once approved.

03

Diaspora buyer

Use remote document requests and scheduled site visits for early decision-making.

04

Agent

Route agent enquiries separately once official sales channels are confirmed.

BUYER CLARITY

INVESTMENT NOTE

Curated Kitisuru should be positioned around three defensible pillars: location context, compact unit sizing, and the lifestyle value of a leafy residential address.

- 01 Location
- 02 Efficiency
- 03 Liveability

PROJECT STATUS

A pre-launch brochure should be precise about what is known and elegant about what is still awaiting approval.

01

Known facts

Kirawa Road, Kitisuru; Junior One Bed 35 sqm; One Bed 55 sqm.

02

Confirmed terms

Junior One Bed KES 3.0M; One Bed KES 4.5M; KES 50K booking; 20% deposit; 18-month balance; 20% cash discount.

03

Sales readiness

Official contact channels, brochure PDF, enquiry integration, legal review.

04

Public launch

Release only after approved documents and compliance language are complete.

FAQS I

01 **Where is the project located?**

Along Kirawa Road in Kitisuru. Final visit routing should be confirmed before scheduled visits.

02 **What unit types are available?**

The known unit types are Junior One Bed and One Bed residences.

03 **What are the unit sizes?**

Junior One Bed units are 35 sqm. One Bed units are 55 sqm.

04 **Is pricing available?**

Yes. Junior One Bed homes are KES 3,000,000 and One Bed homes are KES 4,500,000, subject to availability and final sales documentation.

05 **What is the payment plan?**

Book with KES 50,000, pay a 20% deposit, then clear the balance during the 18-month construction period.

06 **Can I request the brochure?**

Yes. The enquiry path is prepared for brochure, price list, floor plan, and site visit requests.

07 **Are floor plans final?**

No. Plans in this draft remain indicative until approved architectural documents are released.

FAQS II

01 How do I book a site visit?

Use the enquiry form and request a scheduled visit once official sales channels are active.

02 What is the development timeline?

The launch timeline should be inserted only after the project team approves dates.

03 Who is the developer?

Curated is the developer of this first residential project.

04 Can agents enquire?

Yes. Agent enquiries can be routed once official sales contacts are confirmed.

05 Can diaspora buyers enquire?

Yes. Remote document requests and scheduled follow-up can support early decision-making.

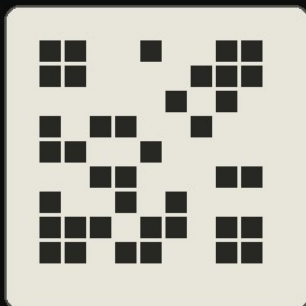
06 Is there a cash-buyer offer?

Yes. Cash buyers receive a 20% discount: KES 2,400,000 for a Junior One Bed and KES 3,600,000 for a One Bed, subject to final sales documentation.

ENQUIRE

REQUEST DETAILS

Use the website enquiry form to request the brochure, price list, floor plans, or a site visit. Production contact details should be inserted once confirmed.



Website QR

Replace this placeholder with the live Vercel URL before public circulation.

Name

Phone

Email

Interested unit

Buyer type

Preferred contact

Message

SEND ENQUIRY

Consent and privacy wording should match the final website form before launch.



CURATED

KITISURU

Kirawa Road, Kitisuru

[REQUEST BROCHURE](#) / [PRICE LIST](#) / [SITE VISIT](#)

Production contact channels pending approval

Indicative pre-launch brochure for stakeholder review. Published prices, the payment framework, availability, and the cash-buyer offer remain subject to final reservation and sale documentation. Amenities, renders, floor plans, timelines, contacts, and partner details remain subject to confirmation unless explicitly stated otherwise.