



MI VIDA
MY HOME, MY LIFE

MI VIDA

AUGUST 2024 NEWSLETTER

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THE IMPORTANCE OF SUSTAINABILITY

Mi Vida Leads in Sustainable Design & Development



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Mi Vida eyes CMA nod to raise Sh5bn for housing

KEZA SUSTAINABLE EXCELLENCE: A PROJECT THAT INVESTORS ARE BACKING WITH CONFIDENCE



**KEZA
RIRUTA'S
URBAN OASIS**

Spanning 7.5 Acres, KEZA, a visionary project in redefining affordable housing offers a unique blend of premium amenities designed to enhance the lifestyle of its residents while minimizing environmental impact. As Nairobi grapples with rapid urbanization and the pressing need for sustainable housing, KEZA emerges as a model of innovation and community - focused design. As Nairobi grapples with rapid urbanization and the pressing need for sustainable housing, KEZA emerges as a model of innovation and community - focused design.



**KEZA
RIRUTA'S
URBAN OASIS**

One of the standout features of KEZA, is our commitment to sustainability is met. The development has been meticulously planned to occupy only 45% of the total land available, allowing for ample green spaces that promote biodiversity and enhance residents' quality of life. This has also been seen in the project's purchase demand with investors quickly buying out studios in phases 1 and 2, seeing the unique investment value KEZA brings to the area where housing is in demand by young professional potential tenants looking to live within convenient proximity to the main employment centres of Westlands, Upper Hill and the CBD.

To book a viewing of KEZA Riruta Call or WhatsApp 0748 588 488.

CONSTRUCTION UPDATE —

At KEZA, our team's unwavering dedication to excellence has propelled us forward, with construction now advancing to the 7th and 8th floors.

In addition to the remarkable progress at KEZA, we're also celebrating major milestones in the development of the park for Mi Vida and Amaiya Garden City. These projects are moving ahead swiftly, and we're excited to see them come to life, enhancing the community spaces for all residents to enjoy.

Our focus remains firmly on quality and on-time delivery. We understand the importance of these projects to you and are working tirelessly to ensure that every aspect of our work meets the highest standards.

We invite you to visit our sites and witness the progress for yourself. Seeing the developments firsthand will give you a clear view of our commitment to excellence, quality, and punctual delivery. Your confidence in us is what drives our continued success, and we're eager to show you just how far we've come.

Thank you for your continued support and trust in our vision. We're excited about the future and look forward to sharing more updates with you as we move closer to completing these exceptional projects.

To track construction progress visit our website blog at www.mividahomes.com/blog



237 GARDEN CITY



237 GARDEN CITY



KEZA RIRUTA



AMAIYA GARDEN CITY

Aug 28, 2024 04:53:28

CONSTRUCTION UPDATE

Amaiya Garden City			
August Activities	Planned	Achieved	Status
Formwork and steel fixing to the retaining wall next to the ramp, B1 - GF	100	100%	Complete
Reinforcement, formwork and concreting of the RC/Shear Walls and Columns, B1-GF	100%	100%	Complete
Formwork to GF slab & beams	100%	100%	Complete
Electrical & mechanical 1st fix 1st Fix at GF level	100%	100%	Complete
Re-bar fixing and concreting to slab & beams at GF	100%	100%	Complete
Waterproofing works at B1 Retaining Walls	100%	100%	Complete
Re-bar fixing, formwork and concreting of columns and shear walls, GF - 1st Floor	90%	100%	Complete
Formwork to 1st floor slab & beams	75%	100%	Complete
Rebar-fixing to 1st floor slab & beams	50%	100%	Complete
Concrete to 1st floor slab	0%	100%	Complete
Re-bar, formwork and concreting to columns and shear walls, 1st - 2nd Floor	0%	50%	Ahead of Schedule
Formwork to 2nd floor slab & beams	0%	30%	Ahead of Schedule
Waterproofing works at B2 Retaining Walls	100%	100%	Complete
External French drain works	100%	100%	Complete
August Activities	Planned	Achieved	Status
Re-bar, formwork and concreting to columns and shear walls, 1st - 2nd Floor	100%	-	-
Formwork to 2nd floor slab & beams	100%	-	-
Concrete to 2nd floor slab	100%	-	-
Re-bar, formwork and concreting to columns and shear walls, 2nd - 3rd Floor	100%	-	-
Formwork to 3rd floor slab & beams	100%	-	-
Concrete to 3rd floor slab	100%	-	-
Re-bar fixing, formwork and concreting of columns and shear walls, 3rd - 4th Floor	15%	-	-
External backfilling to the retaining walls	100%	-	-

CONSTRUCTION UPDATE —

237 Garden City			
July Activities	Planned	Achieved	Status
Formwork, reinforcement, and concrete to 4th floor slab.	100%	95%	Complete
MEP 1st fix to 4th floor slab	100%	95%	Ongoing
Formwork, reinforcement, and concrete to 5th floor slab	100%	100%	Complete
MEP 1st fix to 5th floor slab	100%	100%	Complete
Award of internal and main doors and ironmongery specialist	100%	100%	Complete
Confirmation of tiles PC sums, award, and samples selection.	100%	100%	Complete
Commencement of 6th floor formwork and reinforcement.	100%	100%	Complete
1st floor walling sample approval.	80%	100%	Complete
Commencement of lifts production and shipment	100%	30%	Ongoing
August Activities			
Planned	Achieved	Status	
Formwork, reinforcement, and concrete to 7th floor slab	100%		
MEP 1st fix to 7th floor slab	100%	-	-
Formwork, reinforcement, and concrete to 8th floor slab.	100%	-	-
MEP 1st fix to 8th floor slab	100%		
Masonry works to 3rd & 4th floors	100%		
Internal plaster to 1st, 2nd, 3rd & 4th floors	100%		
Installation of finishes samples for the mock-up units	50%		
Completion of surface bed works	100%		
Approval of MEP 3rd fixes samples	50%		

CONSTRUCTION UPDATE —

KEZA Riruta			
August Activities	Planned	Achieved	Status
Concrete casting to 7th Floor suspended slab, beams, and staircase	100%	100%	Complete
Mechanical, Electrical, and Plumbing 1st Fix to 7th Floor	100%	100%	Complete
Steel fixing to 7th-8th Floor Columns and Shear Walls	100%	100%	Complete
Formwork to 7th-8th Floor Columns and Shear Walls	100%	100%	Complete
Concrete Casting to 7th-8th Floor Columns and Shear Walls	100%	100%	Complete
Third Floor Masonry Wall	100%	100%	Complete
Fourth Floor Masonry Wall	100%	100%	Complete
First Floor Steel Casement Windows Installation	100%	100%	Complete
Concrete casting to 8th Floor suspended slab, beams, and staircase	30%	90%	Ahead of Schedule

August Activities	Planned	Achieved	Status
Mechanical, Electrical, and Plumbing 1st Fix to 8th Floor	100%		
Steel fixing to 8th-9th Floor Columns and Shear Walls	100%		
Formwork to 8th-9th Floor Columns and Shear Walls	100%		
Concrete Casting to 8th-9th Floor Columns and Shear Walls	100%		
Formwork to 9th Floor suspended slab, beams, and staircase	100%		
Concrete casting to 7th Floor suspended slab, beams, and staircase	100%		
Fifth Floor Masonry Wall	100%		
Sixth Floor Masonry Wall	100%		
Second Floor Steel Casement Windows Installation	100%		

CMA APPROVES MI VIDA HOMES AS REITS MANAGER



PRESS RELEASE

CMA approves three new firms as license holders

Nairobi, 1 August, 2024...The Capital Markets Authority (CMA) has granted a license to Mi Vida Homes Limited to operate as a REIT Manager in a bid to deepen and develop the capital markets.

'The newly licensed REIT Manager joins other licensees to facilitate the development of real estate infrastructure and thus support the national government agenda for affordable housing', CMA CEO Wyckliffe Shamiah noted. As a REIT Manager, the company will provide real estate management services in respect of a real estate investment trusts (REITs).

The Authority has also licensed Kingsland Court Trustee Services Limited as a corporate trustee and Mirova Sunfunder East Africa Limited as an investment adviser.

Simultaneously, Securities Africa Kenya Limited has been upgraded from a licensed stockbroker to an investment bank.

The licenses will remain in force unless otherwise suspended or revoked following the necessary due process.

ENDS

Early this month, the CMA granted us a permit to operate as a Reit Manager in a bid to deepen and develop the capital markets. Our CEO Samuel Kariuki expressed the current fundamentals and outlook for residential real estate present a compelling investment case for REITS as an alternative asset class through which institutional and retail investors can tax-efficiently access this asset class.

WHAT IS A D-REIT?



Why he sees huge potential in floating development Reit

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Real estate investment trusts (REITs) provide an innovative way to unlock capital, offering investors the potential to participate in the growth of real estate development with lower risk and higher liquidity.

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The Benefits of Investing in Real Estate Investment Trusts (REITs) have emerged as a compelling investment vehicle for retail investors in Kenya, offering a range of benefits that make them an attractive option for those looking to diversify their portfolios and participate in the country's growing real estate sector.

As the REIT market continues to evolve and attract more players in Kenya, it is important for retail investors to understand the advantages of investing in these instruments. One of the primary benefits of REITs is the accessibility they provide to high-value real estate assets. Traditionally, investing in real estate required significant capital outlay, often placing such investments out of reach for the average retail investor.

REITs democratize real estate investment by allowing individuals to purchase shares in a portfolio of properties. This means that with a relatively small investment, retail investors can gain exposure to a diversified range of high-quality properties, including residential, commercial, and industrial real estate.

I AM A FINALIST

19 - 20 SEPTEMBER 2024
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8TH
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AFRICA
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AFRICA PROPERTY
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MI VIDA NAMED API AWARDS FINALIST



We're thrilled to announce that we have been selected as a finalist at the Africa Property Investment (API) Summit in two award categories:

- Best High-End Residential Development - Amaiya Garden City
- Most Innovative Real Estate Award

To enquire about Mi Vida Garden City, call 0722 123 000 or visit our experience center at Garden City, Nairobi.

MI CLUB

Welcome to Mi Club - The Club That Gives You More

Mi Club is the gateway to the Exclusive Investor Circle in residential real estate.

At Mi Club, we redefine the experience of real estate investment by offering more than just a loyalty program.

We have curated a private members club designed exclusively for individual investors, providing access to a realm of exclusive benefits, insider insights, and unparalleled networking opportunities.

Beyond discounts and rewards, Mi Club serves as a dynamic platform where like-minded investors convene, share expertise, and explore new avenues of growth.

As a buyer the more you invest with us the more you are rewarded.

We value your investment with us and want to give back to you for being a loyal member of the Mi Vida Community.

Call your Sales Executive today for more information.



ARE YOU A MEMBER OF
MI CLUB?

MI CLUB

Purchase another unit with us

GET DISCOUNTS OFF
YOUR LEGAL & SERVICE
CHARGE FEES

MI CLUB - THE CLUB THAT GIVES YOU MORE



MI VIDA

MY HOME, MY LIFE

We Build with You and Your Future in Mind

MI VIDA
MY HOME, MY LIFE

Introducing The Mi Vida App

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Call: +254 722 123 000; +254 722 200 032; +254 748 588 488

Email: info@mividahomes.com

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