



MI VIDA
MY HOME, MY LIFE



MI VIDA

NOVEMBER 2024 NEWSLETTER

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AMAIYA GARDEN CITY

Delivering On Our Promise



237, AMAIYA & KEZA CONSTRUCTION UPDATE

*237 Phase 1 Has Topped Out
We Are Real Estate Partners Can Trust*

NOVEMBER HIGHLIGHTS

*Mi Vida CFO Amongst Winners In This
Year's Business Daily Top 40 under 40*



AMAIYA GARDEN CITY: DELIVERING ON OUR PROMISE THE SPIRIT OF URBAN GREEN LIVING



At Amaiya Garden City, the park is more than just an aesthetic additional: it is a thoughtfully designed space that prioritizes the well-being of its residents. The park features a dedicated Kid's Play Area where children can explore their creativity and socialize with peers in a safe environment. Beautifully landscaped botanical gardens provide serene spots for relaxation, inviting residents to unwind amidst nature's beauty. Sports enthusiasts will appreciate the versatile multi-sports court that encourages physical activity for all ages while the scenic jogging track offers a refreshing path for runners and cyclists alike.

Investing in urban green spaces is beneficial for residents and offers significant economic benefits. Developments like Mi Vida Garden City, the 1st phase, have shown impressive returns on investment, with gains of over 9% on unfurnished rentals and up to 15% on dollar-denominated rentals. This highlights how green amenities can boost property values.



The commitment to Urban Green Living at Amaiya Garden City extends beyond immediate resident benefits; it also addresses broader environmental concerns. By incorporating sustainable practices into the development of green spaces, Mi Vida Homes is taking proactive steps towards creating a healthier planet. Urban Parks play a crucial role in conserving local biodiversity.

As cities continue to grow, the integration of green spaces will be vital in shaping sustainable urban living. Amaiya Garden City stands as a testament to this vision: a place where nature meets modernity in perfect harmony. The success of Amaiya Garden City can serve as a model for future developments across Nairobi and beyond.

CONSTRUCTION UPDATE —



AMAIYA GARDEN CITY

At Mi Vida, we are excited to share key milestones achieved across our projects, demonstrating our commitment to on-time delivery, quality construction, and urban green living:

Amaiya Garden City

The much-anticipated Mi Vida & Amaiya Garden City Park is now complete and ready for use!

KEZA

The KEZA Show House has been relocated to the building, giving you the opportunity to explore and experience various apartment typologies firsthand.

237 Garden City Phase 1

We are thrilled to announce that 237 Phase 1 has topped out, marking a significant construction milestone.

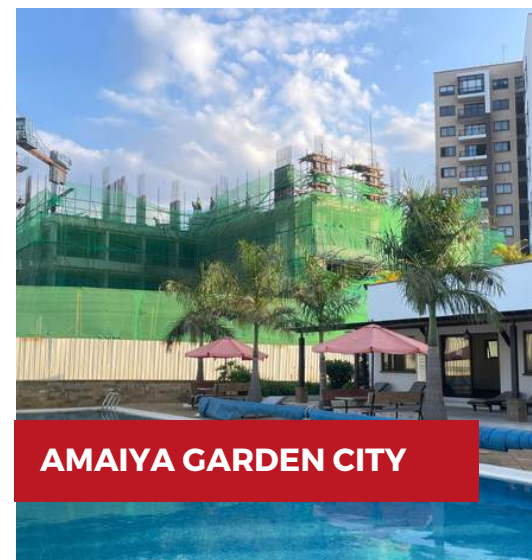
At every step, we remain focused on creating sustainable, vibrant communities that align with our promise of quality, timeliness, and innovative urban living. Stay tuned for more updates as we bring these exceptional projects closer to completion!



237 GARDEN CITY



KEZA



AMAIYA GARDEN CITY

CONSTRUCTION UPDATE —

237 PHASE 1 TOPS OUT

237 Garden City has achieved a significant milestone by topping out the building structure, marking the completion of the primary construction phase. With the structure now fully erected, the focus has shifted to internal works, including plumbing, plastering, tiling, and internal paintwork. This progress brings us one step closer to delivering a high-quality, well-crafted space tailored to meet modern living standards.



CONSTRUCTION UPDATE

Amaiya Garden City			
November Activities	Planned	Achieved	Status
Re-bar fixing, formwork and concreting of columns and shear walls, 4th – 5th Floor	100%	100%	Complete
Formwork to 5th floor slab & beams	100%	100%	Complete
Re-bar fixing to 5th floor slab and beams	100%	100%	Complete
1st Floor Level external and Internal walling to Show Houses	100%	100%	Complete
MEP 2nd fix at 1st floor level	100%	90%	In Progress
MEP 1st fix at 5th floor level	100%	100%	Complete
Casting of 5th Floor slab	100%	100%	Complete
Re-bar fixing, formwork and concreting of columns and shear walls, 5th – 6th Floor	100%	100%	Complete
Formwork to 6th floor slab & beams	75%	100%	Complete
Re-bar fixing to 6th floor slab and beams	50%	95%	In Progress
MEP 1st fix at 6th floor level slab/beams	0%	50%	Ahead of Schedule
December Activities			
Planned	Achieved	Status	
MEP Second fix at 1st floor level	100%	-	-
Re-bar fixing to 6th floor slab and beams	100%	-	-
MEP 1st fix at 6th floor level slab/beams	100%	-	-
Casting of 6th Floor slab and beams	100%	-	-
Re-bar fixing, formwork and concreting of columns, RC & shear walls, 6th – 7th Floor	100%	-	-
Formwork to 7th floor slab & beams	100%	-	-
Re-bar fixing to 7th floor slab and beams	100%	-	-
MEP 1st fix to 7th floor level slab/beams	100%	-	-
Internal and external walling at 3rd floor level	75%	-	-
MEP 2nd fix at 2nd floor level	50%	-	-

CONSTRUCTION UPDATE —

237 Garden City			
November Activities	Planned	Achieved	Status
Internal paint works	32%	20%	In Progress
Waterproofing to bathrooms	30%	30%	In Progress
Internal and external walling to 7th & 8th floor	70%	90%	Ahead of Schedule
Installation of windows to 6th, 7th & 8th floors	70%	70%	In Progress
Screed to 2nd, 3rd & 4th floors	100%	70%	In Progress
External plaster works	20%	20%	In Progress
10th floor & roof terrace RC & MEP works	100%	100%	Complete
Commencement of mock-up units tiling works	100%	100%	Complete
Commencement of installations of fittings to mock-up units	70%	10%	In Progress
December Activities			
December Activities	Planned	Achieved	Status
External plaster	30%		
Internal wall & ceiling plaster up to 7th floor	100%	-	-
Installation of doors on 2nd, 3rd, and 4th floors	100%	-	-
Installation of windows to 7th and 8th floors	100%		
2nd MEP fixes up to 5th floors	100%		
Commencement of storm & sewer lines works	10%		
Floor screed up to 5th floor	50%		
Waterproofing to bathrooms up to 5th floor	100%		
Receipt of borehole permit and rigging works	70%		

CONSTRUCTION UPDATE —

KEZA Riruta			
November Activities	Planned	Achieved	Status
Ninth Floor Masonry walling	100%	100%	Complete
Sixth Floor Steel Casement Windows Installation.	100%	100%	Complete
Seventh Floor Steel Casement Windows Installation.	100%	100%	Complete
Plaster, Screed and Waterproofing First Floor	100%	100%	Complete
Plaster, Screed and Waterproofing Second Floor	100%	100%	Complete
Tiling to first floor and bathroom walls	100%	100%	Complete
Tiling to second floor and bathroom walls	100%	100%	Complete
Installation of Timber Door Frames in first floor	100%	100%	Complete
Fixing of Doors and ironmongery in first floor units	100%	100%	Complete
Installation of gypsum in first floor wet areas	100%	100%	Complete
December Activities			
December Activities	Planned	Achieved	Status
Casting of tank columns and slab	100%		
Eighth Floor Steel Casement Windows Installation.	100%		
Fixing of timber door frames to second floor	100%		
Plaster, Screed and Waterproofing fourth Floor	100%		
Skimming and sanding to fourth floor units	100%		
MEP first fix to eighth floor masonry walling	100%		
Tenth Floor Masonry walling	100%		
Plaster to eighth floor internal walls	100%		
Installation of kitchen cabinets and wardrobes to all first-floor units	100%		
Tiling to fourth floor and bathroom walls	100%		

**MI VIDA CFO
NAMED 2024 TOP
40 UNDER 40
MEN IN KENYA**

We are proud to announce that our Chief Financial Officer, Solomon Nzomo, has been named one of Business Daily's Top 40 Under 40 Men in Kenya for 2024. This prestigious recognition highlights his exceptional leadership, strategic vision, and unwavering commitment to excellence, which have been instrumental in driving our success. Congratulations, Solomon, on this well-deserved achievement!



Solomon Nzomo, 34
Chief Financial Officer, Mi Vida Homes

Born and raised in Nairobi's Eastlands, a neighbourhood where dreams often seemed confined within the boundaries of Jogoo Road, he defied the odds to carve out a career in business and finance. Solomon is the Chief Financial Officer (CFO) of Mi Vida Homes, a real estate developer, and doubles as its human capital head. As

a firstborn, he traversed the uncharted waters without a road map or role models. "Growing up, you just did not think there was life past the highway. Everybody ahead of you was in the hood. There were no role models at that time for you to look up to," Solomon says.

"For me, my drive and ambition was to become the first person in my family to go to university through government sponsorship."

Despite his initial ambition to pursue IT, he found himself studying Economics and Mathematics at Kenyatta University after completing his Certified Public Secretary (CPS) course at Strathmore University.

Solomon was introduced to business through a high school mentorship programme called Junior Achievement, where professionals volunteered to guide students.

After graduating, he joined the corporate world, starting at PKF East Africa, a financial services firm, and later moving to PwC in Rwanda. These roles exposed him to various industries, from financial services to agriculture, but left him yearning for more.

One of his proudest achievements was spearheading the issuance of the first zero-coupon bond by a private company in Kenya during Covid-19. "That was a first of its kind. No one else in this market had ever dared or attempted to do such a transaction."

-Marion Sitawa

**KEZA RIRUTA
NEW VISION IN
AFFORDABLE
HOUSING**

KEZA is a bold new vision for affordable housing, combining modern living with affordability to deliver exceptional value. Designed to challenge traditional notions of low-cost housing, KEZA offers a premium lifestyle at a low entry price, making it accessible to a broader audience.

KEZA's unique proposition lies in its ability to marry affordability with luxury. It provides homebuyers with an unparalleled opportunity to invest in a quality home without compromising on design, comfort, or functionality.

This innovative approach represents a new standard in housing, making premium living attainable for many. With KEZA, we're not just building homes—we're creating communities and redefining the future of affordable housing.



**KEZA LAIKA
EXPERIENCE
CENTER
OPENING SOON**

KEZA Laika in Ruaka is a transformative real estate project redefining modern living in one of Nairobi's fastest-growing areas. As the Sales Experience Center prepares to open this holiday season, KEZA Laika invites you to explore an exceptional opportunity for high-yielding investment.

Set in a dense urban environment, KEZA Laika stands out as a green development, integrating eco-friendly features and thoughtfully designed spaces to promote sustainability and serenity. Its strategic location, coupled with premium amenities and stylish living spaces, ensures strong rental demand and excellent capital appreciation for investors.

Discover a new benchmark in smart, sustainable living with KEZA Laika—where urban vibrancy meets green tranquility.






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Celebrate the
winning *Club*

Enjoy exclusive offers, discounts on legal fees and
competitive rental guarantees with Mi Club

Call 0722 123 000 & Join Today!

 GET IT ON
Google play  DOWNLOAD ON THE
App Store





THE LOYALTY REWARDS

Purchase of a 2nd unit

- 10% off Legal Fees

Purchase of a 3rd unit

- 15% off Legal Fees

Purchase of a 4th unit

- 20% off Legal Fees
- 3-months Rental Guarantee

Purchase of a 5th unit

- 30% off legal Fees
- 6-months Rental Guarantee

Purchase of a 6th unit

- 30% off Legal Fees
- 9-month Rental Guarantee

Purchase of a 7th unit

- 30% off Legal Fees
- 1-year Rental Guarantee

Purchase of 8 Units above

- Bespoke Sales Discount
- Bespoke Legal Fee discount
- 1-year Rental Guarantee

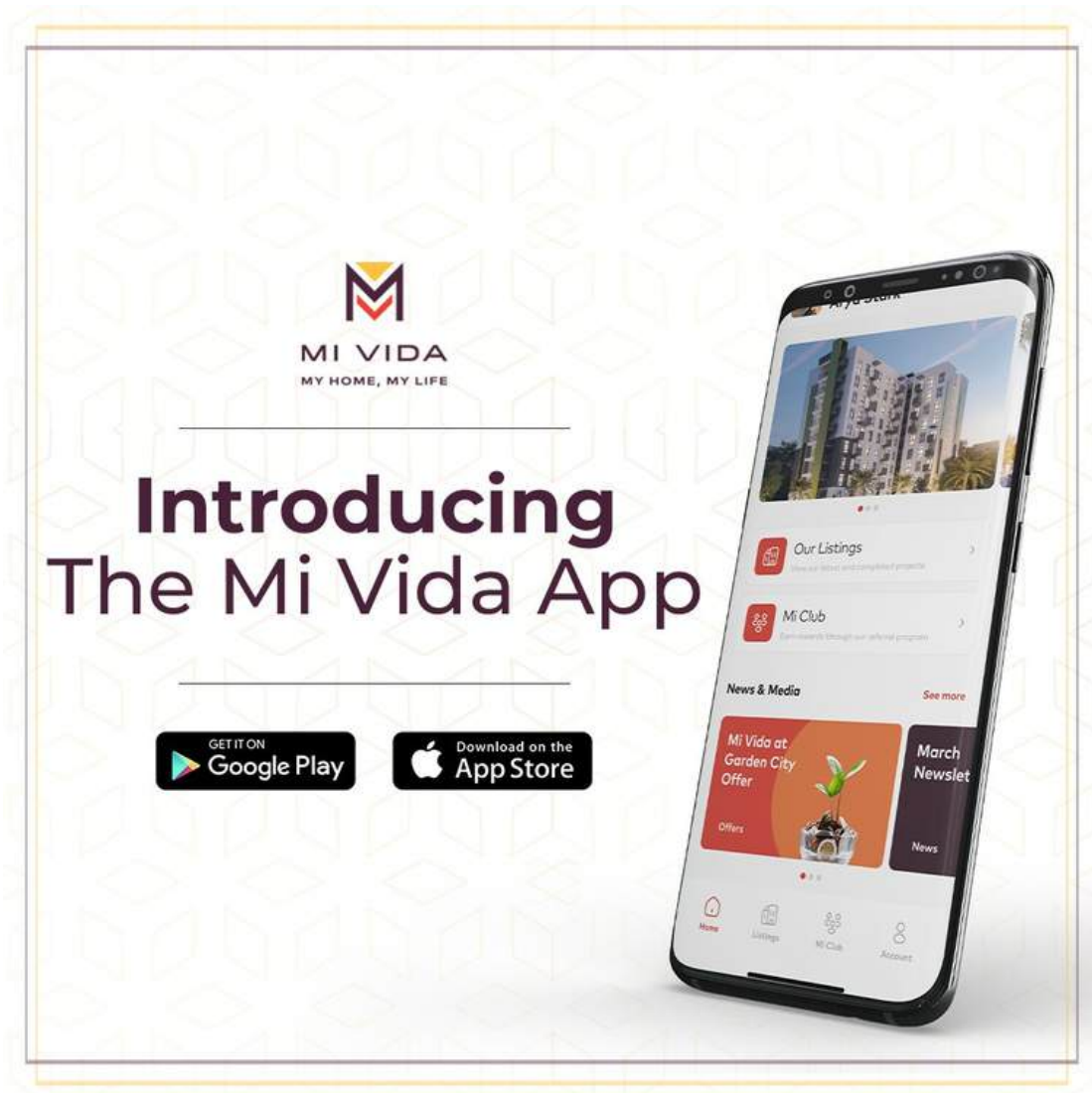
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More



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We Build with You and Your Future in Mind



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